



# MEMO

## PLANNING AND COMMUNITY DEVELOPMENT

To: Plan Commission  
From: Lily Paul, Associate Planner  
Date: April 28, 2023  
Re: Extraterritorial Review: Preliminary Plat – Legacy Acres

McMahon Associates, agent for owner, has submitted a Preliminary Plat for Extraterritorial Review. Legacy Acres is a residential development in the Town of Kaukauna, north of the City, off of State Highway 96. The developer has acquired Town of Kaukauna approval and State Plat Review Application confirmation. Wisconsin DOT Approval for Connection to State Trunk Highway has been submitted.

The plat shows a 27 Lot subdivision with one Outlot for storm water purposes. The average lot size is just over an acre. There will be private wells and septic systems. Farmland Drive will be extended and a connection from Fox Meadow Lane is made to provide adequate traffic flow. Fallen Star Drive shows a road dedication to the unplatted lands to the south, available for future expansion. Shadow Ridge Court shows an Additional Road Dedication and Creation of Three Lots by Proposed CSM – resulting in a bulb for a cul-de-sac.

**Recommendation:**

**Approval of the Legacy Acres Preliminary Plat, and recommend the same to the Common Council.**