

**CITY OF WAUPACA
CITY PLAN COMMISSION**

**PUBLIC HEARING
COUNCIL CHAMBERS, CITY HALL**

**WEDNESDAY, SEPTEMBER 1, 2021
5:15 P.M.**

CLERK’S NOTE: The meeting was not recorded or videotaped. The minutes are transcribed off the motion sheets provided by Justin Berrens, Public Works Director.

Present: Commissioners Mayor Brian Smith, Chairperson, Pat Phair, Ivan Wayne, Angela LeSage, Ald. Eric Olson, Ald. Alan Kjelland and Justin Berrens

Absent: none

Others Present: City Administrator Aaron Jenson, Jeff Sanders, Zoning Administrator, Andrew Dane, Senior Economic Development Specialist, Jim McCarthy and Todd Petersen

PUBLIC NOTICE

**REZONING AND HOMELESS SHELTER OVERLAY
DISTRICT BOUNDARY DESIGNATION**

CITY OF WAUPACA

Foundations for Living, Inc., owners, have made application for a Zoning Change from “I-1 Light Industrial District and RC Resource Conservation District” to “B-3 General Commercial District with a Homeless Shelter Overlay District boundary designation” and “RC Resource Conservation District” for a parcel of land located on Churchill Street (Parcel No. 34-32-12-5, 1421 Churchill Street) more fully described as follows, to wit:

DESCRIPTION OF LOT 1 TO BE REZONED B-3 GENERAL COMMERCIAL DISTRICT WITH A HOMELESS SHELTER OVERLAY DISTRICT BOUNDARY DESIGNATION:

Being part of Lot 1, Certified Survey Map No. 2106, recorded as Document No. 431935, being a part of and located in the Northwest Quarter of the Northeast Quarter of Section 32, Township 22 North, Range 12 East, City of Waupaca, Waupaca County, Wisconsin, bounded and described as follows: Commencing at the Northeast Corner of Section 32; Thence South 00 degrees 08 minutes 12 seconds West, 675.23 feet along the East line of the Northeast Quarter of Section 32 to the Northeasterly extension of the South line of Lot 1 of Certified Survey Map No. 2106; Thence South 76 degrees 02 minutes 49 seconds West, 1439.85 feet along said Northeasterly extension and the South line of Said Lot 1 to the Point of Beginning; Thence continuing South 76 degrees 02 minutes 49 seconds West (recorded as South 75 degrees 11 minutes 15 seconds West), 322.73 feet along the South line of said Lot 1 to the Northeasterly right-of-way line of Churchill Street; Thence North 29 degrees 56 minutes 21 seconds West (recorded as North 30 degrees 38 minutes 50 seconds West), 83.59 feet along said Northeasterly right-of-way line to the North line of said Lot 1; Thence North 72 degrees 37 minutes 03 seconds East (recorded as North 71 degrees 44 minutes 05 seconds East), 342.98 feet along said North line; Thence South 15 degrees 52 minutes 22 seconds East, 100.93 feet to the South line of said Lot 1 and the Point of Beginning. Said parcel contains 0.6949 acres of land. Subject to all easements and restrictions of record.

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DESCRIPTION OF LOT 2 TO BE REZONED RC RESOURCE CONSERVATION DISTRICT:

Being part of Lot 1, Certified Survey Map No. 2106, recorded as Document No. 431935, being a part of and located in the Northwest Quarter of the Northeast Quarter of Section 32, Township 22 North, Range 12 East, City of Waupaca, Waupaca County, Wisconsin, bounded and described as follows: Commencing at the Northeast Corner of Section 32; Thence South 00 degrees 08 minutes 12 seconds West, 675.23 feet along the East line of the Northeast Quarter of Section 32 to the Northeasterly extension of the South line of Lot 1 of Certified Survey Map No. 2106; Thence South 76 degrees 02 minutes 49 seconds West, 1365.03 feet along said Northeasterly extension to the Southeast Corner of Lot 1 of Certified Survey Map No. 2106 and the Point of Beginning; Thence continuing South 76 degrees 02 minutes 49 seconds West (recorded as South 75 degrees 11 minutes 15 seconds West), 74.82 feet along said South line; Thence North 15 degrees 52 minutes 22 seconds West, 100.93 feet to the North line of said Lot 1; Thence North 72 degrees 37 minutes 03 seconds East (recorded as North 71 degrees 44 minutes 05 seconds East), 106.89 feet along said North line to the East line of said Lot 1; Thence South 00 degrees 55 minutes 26 seconds West, 110.99 feet (recorded as South 01 degrees 21 minutes 15 seconds West, 112.36 feet) along said East line to the Point of Beginning. Said parcel contains 0.2159 acres of land. Subject to all easements and restrictions of record.

YOU ARE HEREBY NOTIFIED the Public Hearing for the rezoning request and Homeless Shelter Overlay District boundary designation is scheduled for Wednesday, September 1, 2021 at 5:15 p.m. in the Council Chambers of the City Hall, 111 S. Main Street, Waupaca. The hearing will be for the purpose of giving an opportunity for any person interested, their attorneys or agents, to be heard.

A map of the property may be obtained from the Community and Economic Development Department.

Sandy M. Stiebs
City Clerk

PUBLISH: August 12 and 19, 2021

Mayor Smith called for testimony in favor of the subject and limited the time to 3 minutes or less.

Jim McCarthy representing Foundations for Living, 1421 Churchill Street spoke in favor of changing the Rezoning to Homeless Shelter Overlay District.

Hearing no further testimony in favor of the subject, Mayor Smith asked for testimony in opposition of the subject, hearing none he declared this Public Hearing closed at 5:26 p.m.

Mayor Brian Smith, Chairperson

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