

DATE: 08/18/20

R E S O L U T I O N

No. 008

To The Board of Supervisors of Winnebago County, Wisconsin:

AMENDATORY ORDINANCE 08/08/20

WHEREAS, it is desirable to amend the Zoning Map of the TOWN OF CLAYTON in accordance with the petition of Ryan Pheifer et al and

WHEREAS, said request is in compliance with the adopted Winnebago County Land Use Plan.

NOW, THEREFORE, the County Board of Supervisors of Winnebago County do ordain that the Zoning Ordinance and the Zoning Map of the TOWN OF CLAYTON, be and the same, are amended to provide that the attached described property be changed from the classification of **A-2 (General Agricultural District)** of said ordinance, which it now and heretofore had, to the zoned district of **R-1 (Rural Residential District)**.

AND BE IT FURTHER RESOLVED, by the Winnebago County Board of Supervisors, that the enclosed Ordinance is hereby ☐ **ADOPTED** OR ☐ **DENIED**.

County Board Supervisor
(Town of Clayton)

PARCEL NO: **06-0015-03**; FROM **A-2** TO **R-1**

COUNTY DISCLAIMER:

County Board approval does not include any responsibility for County liability for the legality or effectiveness of the Town Zoning Amendment or the Town Zoning Ordinance.

APPROVED BY WINNEBAGO COUNTY EXECUTIVE THIS _____ DAY OF _____, 2020.

Mark Harris

County Board Supervisory district **29 - Youngquist**



Winnebago County

Zoning Department

The Wave of the Future

MEMO FOR P & Z MEETING AGENDA OF August 7, 2020

TO: Planning & Zoning Committee

FM: Zoning Administrator *CAR*

RE: Review of Town Zoning Changes

1. Town of Clayton - Town Zoning Change (Tax ID Nos: 006-0535-03-01 and part of 006-0535-06-04) – Town of Clayton.

The town zoning change for Town of Clayton is consistent with Winnebago County's Future Land Use Plan. The Town of Clayton approved the zoning changes from R-1 (Rural Residential District) to P-1 (Public/Institutional) and from R-1 (Rural Residential District) to R-3 (Two-Family Residential) and Winnebago County's land use plan shows future land use as Public/Institutional and Residential respectively.

RECOMMENDATION: Approve a motion to forward zone change to County Board for action. *BD, BT₂ 4-0*

2. Robbin Parker - Town Zoning Change (Tax ID No: 006-0817-05) – Town of Clayton.

The town zoning change for Robbin Parker is consistent with Winnebago County's Land Use Plan. The Town of Clayton approved the zoning change from A-2 (General Agricultural District) to R-1 (Rural Residential District) and Winnebago County's land use plan shows future land use as Non-Residential (Abandoned Landfill Sites).

RECOMMENDATION: Approve a motion to forward zone change to County Board for action. *BD, RK₂ 4-0*

3. Ryan and Amber Pheifer - Town Zoning Change (Tax ID No: 006-0015-03) – Town of Clayton.

The town zoning change for Ryan and Amber Pheifer is consistent with Winnebago County's Land Use Plan. The Town of Clayton approved the zoning change from

A-2 (General Agricultural District) to R-1 (Rural Residential District) and Winnebago County's land use plan shows future land use as Agricultural and Residential.

RECOMMENDATION: Approve a motion to forward zone change to County Board for action.

BD, BJ₂ 4-0



Winnebago County

Zoning Department

The Wave of the Future

MEMO FOR P & Z MEETING AGENDA OF August 7, 2020

TO: Planning & Zoning Committee

FM: Zoning Administrator 

RE: Review of Town Zoning Changes

1. Town of Clayton - Town Zoning Change (Tax ID Nos: 006-0535-03-01 and part of 006-0535-06-04) – Town of Clayton.

The town zoning change for Town of Clayton is consistent with Winnebago County's Future Land Use Plan. The Town of Clayton approved the zoning changes from R-1 (Rural Residential District) to P-1 (Public/Institutional) and from R-1 (Rural Residential District) to R-3 (Two-Family Residential) and Winnebago County's land use plan shows future land use as Public/Institutional and Residential respectively.

RECOMMENDATION: Approve a motion to forward zone change to County Board for action.

2. Robbin Parker - Town Zoning Change (Tax ID No: 006-0817-05) – Town of Clayton.

The town zoning change for Robbin Parker is consistent with Winnebago County's Land Use Plan. The Town of Clayton approved the zoning change from A-2 (General Agricultural District) to R-1 (Rural Residential District) and Winnebago County's land use plan shows future land use as Non-Residential (Abandoned Landfill Sites).

RECOMMENDATION: Approve a motion to forward zone change to County Board for action.

3. Ryan and Amber Pheifer - Town Zoning Change (Tax ID No: 006-0015-03) – Town of Clayton.

The town zoning change for Ryan and Amber Pheifer is consistent with Winnebago County's Land Use Plan. The Town of Clayton approved the zoning change from

A-2 (General Agricultural District) to R-1 (Rural Residential District) and Winnebago County's land use plan shows future land use as Agricultural and Residential.

RECOMMENDATION: Approve a motion to forward zone change to County Board for action.

A-2 to R-1 Ag & Rural

TOWN OF CLAYTON

ORDINANCE 2020-Z008

**AN ORDINANCE TO AMEND THE OFFICIAL TOWN OF CLAYTON ZONING
ORDINANCE MAP**

WHEREAS, one or more applications for amendments to the Map of the Town of Clayton Zoning Code of Ordinances have been filed with the Town Clerk as described herein; and

WHEREAS, following the requisite Notices and Public Hearings the proposed amendments have been reviewed and recommended to the Town Board by the Town's Plan Commission; and

WHEREAS, the applications for amendments to the Map of the Town of Clayton Zoning Code of Ordinances does comply with both the Town's existing land use and future land use elements of the CY 2015/16 update to the Town's Comprehensive Plan; and

WHEREAS, all other procedural requirements have been met for purposes of consideration of the amendment(s) as provided in Section 7 of the Town of Clayton Zoning Code of Ordinances; and

NOW, THEREFORE BE IT ORDAINED THAT, the Town Board of the Town of Clayton, County of Winnebago, State of Wisconsin, pursuant to Article 7 of the Town of Clayton Zoning Code of Ordinances, hereby adopts the following Amendment(s) to the Map of the Town's Zoning Code of Ordinances:

Section 1: The Official Zoning Map of the Town of Clayton is amended as follows:

Property Owner:

Ryan and Amber Pheifer, 9336 Timber Ridge Road, Neenah, WI 54956

Legal description of property:

For property located on Timber Ridge Road specifically described as part of Tax ID# 006-0015-03 located in part of the Southeast ¼ of the Southwest 1/4 of Section 1, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

The above described property is hereby rezoned from:

The application is to re-zone the property from A-2 (General Agricultural District) to R-1 (Rural Residential District).

Section 2: This Ordinance shall be submitted to the Winnebago County Board for approval. This amendment to the Town of Clayton Zoning Code of Ordinances shall be effective upon approval by the Winnebago County Board.


Adopted this 15th, day of July 2020

Vote: Yes: 5 No: 0 Abstain: 0 Absent: 0



Russell D. Geise, Chair

ATTEST:



Holly Stevens, Town Clerk

Town of Clayton

RE-ZONING APPLICATION

Mail: 8348 County Road T – Larsen, WI 54947
Phone – 920-836-2007 Fax – 920-836-2026 Email – tocadmin@new.rr.com

Property Owner(s): Ryan and Amber Pheifer

Address/Zip: 9336 Timber Ridge Rd. Neenah, WI

Phone: 920 378-1715 Fax: _____ E-Mail: ryan.pheifer@pheifer.com

Applicant: Randy Oettinger-Mach IV Engineering & Surveying

Check: Architect _____ Engineer _____ Surveyor X Attorney _____ Agent _____ Owner _____

Address/City/Zip: 2260 Salscheider Ct. Green Bay, WI 54313

Phone: 920 615-1914 Fax: _____ E-Mail: roettinger@mach-iv.com

Describe the reason for the Re-Zoning: Rezone to Rural Residential to have the proper zoning
to split the property with a CSM. (R-1)

Re-Zoning Specifics:

No. of Lots: 1 Total Acreage: 5.42 Tax Key No.: 006001503

Legal Description: Lot 4 of CSM #5136 (part of the SE-SW of Sec. 1, T20N-R16E)

Current Zoning: A-2 General Agriculture


I certify that the attached drawings are to the best of my knowledge complete and drawn in accordance with all Town of Clayton codes.

Applicant Signature:  Date: April 29, 2020

For Town Use Only

Fee (see Fee Schedule)

Fee: 250.00 Check # REC 7458 Receipt _____ Date 5/4/2020

Date Received Complete MAY 04 2020 By  App. No. _____

Review Meetings – Plan Comm JUNE 10 Town Board JUNE 17

Newspaper Publication Dates MAY 27 & JUNE 3 Posting Date MAY 27

300' Neighborhood Notice Distribution MAY 27

Re-Zoning is: Approved _____ Denied _____

Comments _____

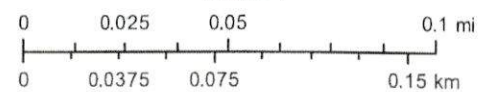
Notes: 1. Please notify utility companies regarding your proposed development. 2. A Re-Zoning approval does not constitute approval of a building permit or any required approval of a highway connection permit. 3. A Re-Zoning Application & Fee must be submitted 20 working days prior to meeting.

006-0015-03 ReZoning



May 4, 2020

1:2,901



Winnebago County GIS
Imagery Date: March, 2015

Winnebago County GIS

Town of Clayton
CERTIFIED SURVEY MAP REVIEW APPLICATION

Mail: 8348 CTR "T" – Larsen, WI 54947
Phone – 920-836-2007 Fax – 920-836-2026
Email – administrator@townofclayton.net Web Page – www.townofclayton.net

Property Owner (s): Ryan and Amber Pheifer

Address/Zip: 9336 Timber Ridge Rd. Neenah, WI 54956

Phone: 920 378-1715 Fax: _____ E-Mail: ryan.pheifer@pheifer.com

Applicant: Randall Oettinger

Check: Architect _____ Engineer _____ Surveyor X Attorney _____ Agent _____ Owner _____

Address/City/Zip: 2260 Salscheider Ct. Green Bay, WI 54313

Phone: 920 615-1914 Fax: _____ E-Mail: roettinger@mach-iv.com

Describe the reason for the Certified Survey Map: To create an additional residential lot

Survey Specifics:

No. of Lots: 2 Total Acreage: 5.42 Tax Key No.: 006001503

Legal Description: Lot 4 of CSM 5136 (Part of the SE-SW Sec. 1 T20N-R16E)

Zoning: _____

Surveyor: Randall Oettinger Registration No.: S-2349

Address/City/Zip: 2260 Salscheider Ct. Green Bay WI 54313

Phone: 920 615-1914 Fax: _____ E-Mail: roettinger@mach-iv.com

I certify that the attached drawings are to the best of my knowledge complete and drawn in accordance with all Town of Clayton codes.

Applicant Signature: Randall Oettinger Date: April 29, 2020

For Town Use Only
(See Fee Schedule)

Review Fee: 250.00 Map Deposit Fee*: 250.00 Check #: 7458 Date: 5/4/2020

*Map Deposit fee is fully refundable if a recorded copy of the approved document is submitted to the Town within 90 days of the Town Board approval.

Received of: MACH IV ENGINEERING & SURVEYING LLC Refund to: SAME

Date Rec'd Complete: MAY 04 2020 By: H8

Review Meetings – Plan Comm JUNE 10 Town Board JUNE 17

C.S.M. is: Approved _____ Approved with Condition _____ Denied _____

Recorded Document Submittal Deadline (90 days from TB Approval): AUG 15, 2020

SEPT

Notes: 1. Please notify utility companies regarding your proposed development. 2. CSM approval does not constitute approval of a building permit or any required approval of a highway connection permit. 3. CSM & Fee must be submitted 20 working days prior to meeting.

Tori Straw, Town Administrator, Town of Clayton

From: Randy Oettinger <roettinger@mach-iv.com>
Sent: Wednesday, June 17, 2020 9:04 AM
To: Tori Straw, Town Administrator, Town of Clayton
Subject: FW: Airport Overlay Zone 2B-Town of Clayton CSM

Hello,

Here is the email from Steve



Randall J. Oettinger
Mach IV Engineering & Surveying, LLC
2260 Salscheider Court
Green Bay, WI 54313
Office: (920) 712-2324
Cell: (920) 615-1914
roettinger@mach-iv.com

From: Swanson, Steve P. <Steve.Swanson@outagamie.org>
Sent: Wednesday, June 10, 2020 3:45 PM
To: Randy Oettinger <roettinger@mach-iv.com>
Cc: VandenLangenberg, Chad <Chad.Vandenlangenberg@outagamie.org>; Pausma, Jason D. <Jason.Pausma@outagamie.org>
Subject: RE: Airport Overlay Zone 2B-Town of Clayton CSM

Randy,

I would concur with the township on this one. Each new lot needs to meet the density requirement of two acres. Per my voice message, if you are going to have more than one residence on a lot you can apply your rationale, but once you create new parcels you need to meet the density standard.

Sec. 10-608. Special uses of AOD2, airport overlay district zone 2 are as follows:

(1)Residential, provided it is the principal premises of a farm operation which exceeds 35 acres or if it is within zone 2B at a density of not more than one unit per two acres of land and occupying not more than 50 percent of the lot area.

For what it's worth, we apply the same standard in our zoning code. More than one residence can be located on a lot, but the structures need to be located in a fashion that they could be split and meet the frontage, setback standards. I hope this helps. Give me a call with any questions and have a great day.

sps

Steven P. Swanson
Zoning Administrator
Outagamie County

320 S Walnut Street
Appleton, WI 54911
920 832-5046

From: Randy Oettinger [<mailto:roettinger@mach-iv.com>]
Sent: Wednesday, June 10, 2020 12:13 PM
To: Swanson, Steve P. <Steve.Swanson@outagamie.org>
Subject: Airport Overlay Zone 2B-Town of Clayton CSM

** CAUTION: This is an external message. DO NOT click links, open attachments or reply unless you know the content is safe **

Hello,

The Town of Clayton is going to table our CSM tonight because Lot 2 is under 2 acres. I think the requirement is "1 unit per two acres."

Our map will have two units per 5.42 acres (Lots 1 & 2 combined acreage).

Am I interpreting this wrong?



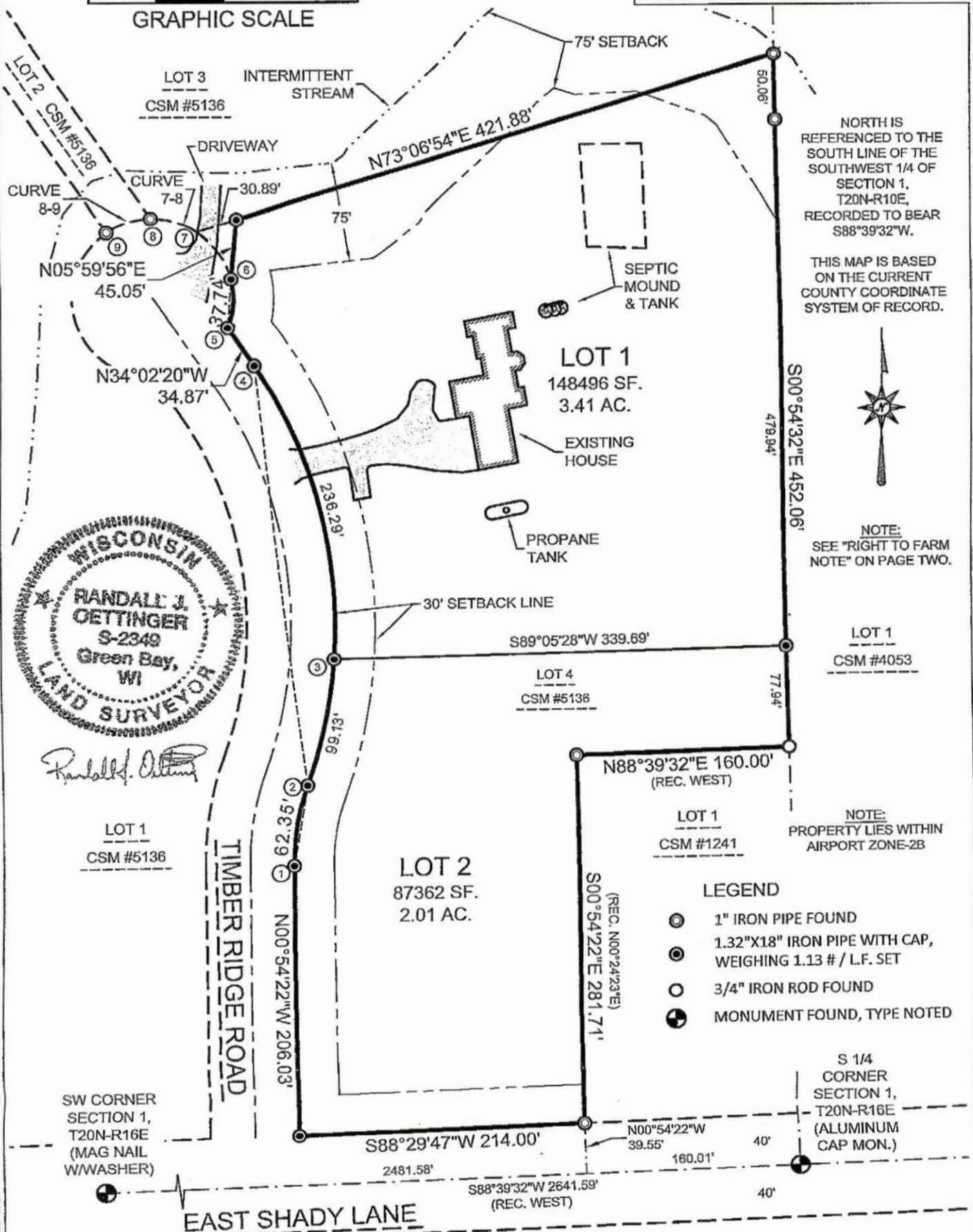
Randall J. Oettinger
Mach IV Engineering & Surveying, LLC
2260 Salscheider Court
Green Bay, WI 54313
Office: (920) 712-2324
Cell: (920) 615-1914
roettinger@mach-iv.com

CERTIFIED SURVEY MAP

PART OF LOT 4 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 5136, (DOCUMENT #1208535), WINNEBAGO COUNTY RECORDS, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, T20N-R16E, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN.

100 50 0 100

GRAPHIC SCALE



Randall J. Gettinger

MACH IV
ENGINEERING • SURVEYING • ENVIRONMENTAL

2260 Selchelder Court Green Bay, WI
54313 PH 920-585-5755; FAX 920-585-5757
www.mach-iv.com

CLIENT: RYAN PHEIFER

DRAFTED BY: RJO
TAX PARCEL NO.: 6001503

SCALE:

1"=100'

SHEET: 1 OF 3

PROJECT NO. 1736-01-20

DRAWING NO. 1535

CERTIFIED SURVEY MAP

PART OF LOT 4 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 5136, (DOCUMENT #1208535), WINNEBAGO COUNTY RECORDS, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, T20N-R16E, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN.

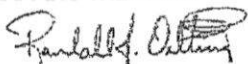
SURVEYOR'S CERTIFICATE

I, RANDALL J. OETTINGER, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED, DIVIDED AND MAPPED PART OF LOT 4 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 5136, (DOCUMENT #1208535), WINNEBAGO COUNTY RECORDS, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, T20N-R16E, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN, MORE FULLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTH 1/4 CORNER OF SECTION 1, T20N-R16E; THENCE S88°39'32"W, 160.01 FEET ALONG THE SOUTH LINE OF THE SOUTHWEST 1/4 OF SAID SECTION; THENCE N00°54'22"W, 39.55 FEET TO THE NORTH RIGHT OF WAY OF EAST SHADY LANE AND THE POINT OF BEGINNING; THENCE S88°29'47"W, 214.00 FEET ALONG SAID RIGHT OF WAY; THENCE N00°54'22"W, 206.03 FEET ALONG THE EAST RIGHT OF WAY OF TIMBER RIDGE ROAD; THENCE 62.35 FEET ALONG SAID RIGHT OF WAY BEING THE ARC OF A 167.00 FOOT RADIUS CURVE TO THE RIGHT WHOSE LONG CHORD BEARS N09°47'23.5"E, 61.99 FEET; THENCE 335.41 FEET ALONG SAID RIGHT OF WAY BEING THE ARC OF A 352.46 FOOT RADIUS CURVE TO THE LEFT WHOSE LONG CHORD BEARS N06°46'35.5"W, 322.90 FEET; THENCE N34°02'20"W, 34.87 FEET ALONG SAID RIGHT OF WAY; THENCE 37.74 FEET ALONG SAID RIGHT OF WAY BEING THE ARC OF A 60.00 FOOT RADIUS CURVE TO THE LEFT WHOSE LONG CHORD BEARS N04°34'32"E, 37.12 FEET; THENCE N05°59'56"E, 45.05 FEET; THENCE N73°06'54"E, 421.88 FEET ALONG THE NORTH LINE OF LOT 4 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 5136, WINNEBAGO COUNTY RECORDS; THENCE S00°54'32"E, 530.00 FEET ALONG THE EAST LINE OF SAID LOT; THENCE S88°39'32"W, 160.00 FEET ALONG A SOUTH LINE OF SAID LOT, ALSO BEING THE NORTH LINE OF LOT 1 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 1241 (DOCUMENT #610026), WINNEBAGO COUNTY RECORDS; THENCE S00°54'22"E, 281.71 FEET ALONG SAID LOTS TO THE POINT OF BEGINNING.

BOUNDARY CONTAINS 235,859 SQUARE FEET/ 5.42 ACRES, MORE OR LESS.
SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

THAT SUCH PLAT IS A CORRECT REPRESENTATION OF ALL THE EXTERIOR BOUNDARIES OF THE LAND SURVEY AND THE DIVISION THEREOF. THAT I HAVE MADE SUCH A SURVEY, LAND DIVISION AND PLAT BY THE DIRECTION OF THE OWNERS LISTED HEREON. THAT I HAVE FULLY COMPLIED WITH THE PROVISIONS OF CHAPTER 236, SECTION 236.34 OF THE WISCONSIN STATUTES, THE TOWN OF CLAYTON, AND THE WINNEBAGO COUNTY PLANNING COMMISSION IN SURVEYING, DIVIDING AND MAPPING THE SAME.



RANDALL J. OETTINGER PLS-2349
APRIL 02, 2020
REVISED JUNE 10, 2020 (ADJUST LOT 2)

RIGHT OF FARM NOTE:

THE LOT(S) CREATED IN THIS CERTIFIED SURVEY MAP ARE ADJACENT TO PROPERTY THAT, AS OF THE DATE OF THIS DOCUMENT, ARE BEING USED FOR AGRICULTURAL PURPOSES. SOME INDIVIDUALS BELIEVE THAT THE ACTIVITIES ASSOCIATED WITH THE AGRICULTURAL USE CONSTITUTE A NUISANCE OR CONFLICT WITH THEIR QUIET ENJOYMENT OF THEIR PROPERTY. THIS STATEMENT IS INTENDED TO PROVIDE THIRD PARTIES WITH NOTICE THAT AGRICULTURAL ACTIVITIES MAY EXIST ON THE ADJACENT PROPERTY.



CERTIFICATE OF PLANNING COMMITTEE:

PURSUANT TO THE LAND SUBDIVISION REGULATIONS OF THE COUNTY OF WINNEBAGO, WISCONSIN, ALL THE REQUIREMENTS FOR APPROVAL HAVE BEEN FULFILLED. THIS MINOR SUBDIVISION WAS APPROVED BY THE WINNEBAGO COUNTY PLANNING AND ZONING COMMITTEE ON ____ DAY OF _____, 20__.

PLANNING AND ZONING COMMITTEE

TOWN BOARD APPROVAL:

THIS CERTIFIED SURVEY MAP IN THE TOWN OF CLAYTON, AS SURVEYED AND MAPPED, IS HEREBY APPROVED THIS ____ DAY OF _____, 20__.

CHAIRMAN, PLANNING & ZONING COMMITTEE

TREASURER'S CERTIFICATE:

AS DULY ELECTED TREASURER, WE HEREBY CERTIFY THAT THE RECORDS IN OUR OFFICE SHOW NO UNREDEEMED TAXES AND NO UNPAID OR SPECIAL ASSESSMENTS AFFECTING ANY OF THE LANDS INCLUDED IN THIS CERTIFIED SURVEY MAP AS OF THE DATE LISTED BELOW.

TOWN OF CLAYTON TREASURER

DATE

COUNTY TREASURER

DATE



2260 Salschelder Court Green Bay, WI
54313 PH 920-559-6785; Fax 920-559-6767
www.mach-iv.com

CLIENT: RYAN PHEIFER

DRAFTED BY: RJO
TAX PARCEL NO.: 6001503

SCALE:

SHEET: 2 OF 3
PROJECT NO. 1736-01-20
DRAWING NO. 1535

CERTIFIED SURVEY MAP

PART OF LOT 4 OF VOLUME 1, CERTIFIED SURVEY MAPS, PAGE 5136, (DOCUMENT #1208535), WINNEBAGO COUNTY RECORDS, LOCATED IN PART OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 1, T20N-R16E, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN.

CONSENT OF CORPORATE MORTGAGEE

_____, A CORPORATION DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF
(NAME OF BANK)
WISCONSIN, MORTGAGEE OF THE ABOVE DESCRIBED LAND, DOES HEREBY CONSENT TO THE SURVEYING, DIVIDING,
MAPPING AND DEDICATION OF THE LAND DESCRIBED ON THIS PLAT AND DOES HEREBY CONSENT TO THE ABOVE
CERTIFICATE OF _____, OWNER(S).

(NAME OF PROPERTY OWNER)

IN WITNESS WHEREOF, _____ HAS CAUSED THESE PRESENTS TO BE SIGNED BY
(NAME OF BANK)

_____, ITS _____ AND COUNTERSIGNED BY _____
(PRINT NAME #1 ABOVE) (PRINT TITLE #1 ABOVE) (PRINT NAME #2 ABOVE)

ITS _____ AT _____, THIS _____ DAY OF _____, (YEAR).
(PRINT TITLE #2 ABOVE) (CITY) (STATE) (DAY) (MONTH)

(SIGNATURE #1) _____ (SIGNATURE #2) _____

(PRINT NAME #1) _____ (PRINT NAME #2) _____

(PRINT TITLE #1) _____ (PRINT TITLE #2) _____

PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, _____, THE ABOVE NAMED OFFICERS OF SAID CORPORATION
(DAY) (MONTH) (YEAR)

TO ME KNOWN TO BE THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND TO ME KNOWN TO BE SUCH
OFFICERS OF SAID CORPORATION, AND ACKNOWLEDGED THAT THEY EXECUTED THE FOREGOING INSTRUMENT AS
SUCH OFFICERS AS THE DEED OF SAID CORPORATION, BY ITS AUTHORITY.

NOTARY PUBLIC

MY COMMISSION EXPIRES _____

STATE OF WISCONSIN] SS
COUNTY OF _____]

OWNER'S CERTIFICATE

AS OWNERS, WE HEREBY CERTIFY THAT I CAUSED THE LAND DESCRIBED AND EASEMENTS GRANTED ON THIS CERTIFIED
SURVEY MAP TO BE SURVEYED, DIVIDED, MAPPED AND DEDICATED AS REPRESENTED HEREON. I ALSO CERTIFY THAT THIS
CERTIFIED SURVEY MAP IS REQUIRED BY S.236.10 OR S.236.12 TO BE SUBMITTED TO THE FOLLOWING FOR APPROVAL OR
OBJECTION:

TOWN OF CLAYTON
WINNEBAGO COUNTY PLANNING DEPARTMENT

RYAN M. PHEIFER DATE

AMBER S. PHEIFER DATE

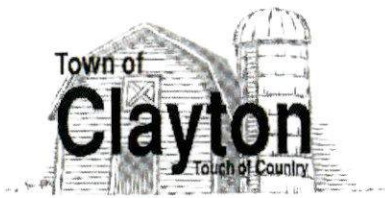
PERSONALLY CAME BEFORE ME THIS _____ DAY OF _____, 20____, THE ABOVE NAMED OWNERS, TO ME KNOWN TO BE
THE PERSONS WHO EXECUTED THE FOREGOING INSTRUMENT AND ACKNOWLEDGED THE SAME.

NOTARY PUBLIC MY COMMISSION EXPIRES _____
COUNTY, WISCONSIN

STATE OF WISCONSIN]
COUNTY OF _____] SS

Curve Data

Curve No.	Arc	Radius	Chord	Chord Bearing	Central Angle	Tangent Bearing
1-2	62.35'	167.00'	61.99'	N09°47'23.5"E	21°23'31"	N20°29'09"E
2-3	99.13'	352.46'	98.80'	N12°25'44"E	16°06'51"	
3-4	236.29'	352.46'	231.89'	N14°50'01"W	38°24'38"	
2-4	335.41'	352.46'	322.90'	N06°46'35.5"W	54°31'29"	S20°29'09"W
5-6	37.74'	60.00'	37.12'	N04°34'32"E	36°02'13"	S22°35'39"W/N13°26'34"W
6-7	44.63'	60.00'	43.61'	N34°45'05"W	42°37'02"	
7-8	36.24'	60.00'	35.69'	N73°21'44"W	34°36'17"	
8-9	34.98'	60.00'	34.49'	S72°38'04"W	33°24'09"	



Tuesday, July 21, 2020

County Zoning Office
Attn: Cary A. Rowe
112 Otter Avenue
Oshkosh, WI 54901



Re: Town Board approved amendment to the Town's Zoning Code of Ordinances Map.

Mr. Cary A. Rowe:

Enclosed please find the material relative to the following amendment(s) to the Zoning Code of Ordinances, Zoning Map in the Town of Clayton:

Re-zoning Application form submitted by Ryan and Amber Pheifer, 9336 Timber Ridge Road, Neenah, WI 54956 for property located on Timber Ridge Road specifically described as part of Tax ID# 006-0015-03 located in part of the Southeast 1/4 of the Southwest 1/4 of Section 1, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

The Application is to re-zone the properties from A-2 (General Agricultural) to R-1 (Rural Residential).

Should you have any questions relative to this request please feel free to call or E-mail me.

Sincerely,

Tori Straw
Town Administrator

CC County Clerk, Sue Ertmer