



## Winnebago County

Zoning Department

*The Wave of the Future*

MEMO FOR P & Z MEETING AGENDA OF JULY 10, 2020

TO: Planning & Zoning Committee

FM: Zoning Administrator 

RE: Review of Town Zoning Changes

1. Daniel Schneider - Town Zoning Change (Tax ID No: 028-0178) – Town of Winchester.

The town zoning change for Town of Winchester is consistent with Winnebago County's Future Land Use Plan. The Town of Winchester 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.**

2. Primitive Gatherings, Anchor Point Properties, LLC Lisa Bongean - Town Zoning Change (Tax ID No: 028-0433-01) – Town of Winchester.

The town zoning change for Primitive Gatherings, Anchor Point Properties and LLC Lisa Bongean is consistent with Winnebago County's Land Use Plan. The Town of Winchester approved the zoning change from A-2 (General Agricultural District) to B-3 (General Business District) and Winnebago County's land use plan shows future land use as Non-Residential.

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

3. Richard and Judy Christianson - Town Zoning Change (Tax ID No: 006-0519-03) – Town of Clayton.

The town zoning change for Richard and Judy Christianson 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.**

4. Big Ring Property LLC - Town Zoning Change (Tax ID No: 006-0006-10) – Town of Clayton.

The town zoning change for Big Ring Property LLC is consistent with Winnebago County's Land Use Plan. The Town of Clayton approved the zoning change from A-2 (General Agricultural District) to B-1 (Local Service District) and the Town of Clayton's land use plan (Winnebago County adopts town plans) shows future land use as Planned Business Unit Development.

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

*A-2 (General Agricultural) to R-1 (Rural Residential)*  
**Town of Winchester**

*FLU: Ag & Rural*

*Rural Residential*

**Ordinance 2020-01-Zoning**

**Ordinance to Amend the Official Town of Winchester Zoning Ordinance Map**

- WHEREAS,** One or more applications for amendments to the Map of the Town of Winchester 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 amendment(s) have been reviewed and recommended to the Town Board by the Town’s Plan Commission; and
- WHEREAS,** the application(s) for amendment(s) to the Map of the Town of Winchester Zoning Code of Ordinances does comply with both the Town’s existing land use and future land use elements of the CY 2016 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 17.59 of the Town of Winchester Zoning Code of Ordinances:

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

**A. Property Owner:** Daniel Schneider, 6750 Spiegelberg Rd, Fremont, WI 54940

**Legal description of property:** The property located 6750 Spiegelberg Road in the Town of Winchester and being specifically described as Tax ID 028-0178, Section 6, Town 20 North, Range 15 East, Town of Winchester, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to R-1 (Rural Residential District).

**Findings of Fact:**

1. The Town of Winchester has an adopted Land Use Plan
2. The Adopted 20-year Future Land Use Map in the Land Use Plan shows parcels 028-0178 as Single Family Residential and Natural Area
3. R-1 (Rural Residential District) zoning is consistent with the aforementioned land use districts.
4. Therefore, a zoning change from A-2 to R-1 is consistent with the adopted Land Use Plan.
5. The zoning change is compatible with adjacent land uses.

**The above described property is hereby rezoned 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. The amendment to the Town of Winchester Zoning Code of Ordinances shall be effective upon approval by the Winnebago County Board.

Adopted this 15<sup>th</sup> day of June 2020

Vote: Yes: 3 No: 0 Absent: 0 Abstain: 0

Matthew J. Olson  
Matthew J Olson, Chairman

Attest: Holly Stevens  
Holly Stevens, Clerk

# Town of Winchester

8522 Park Way, Larsen, WI 54947  
920.836.2948



June 16, 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.

Dear Mr. Rowe,

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

Re-zoning submitted by Daniel Schneider, 6750 Spiegelberg Rd, Fremont, WI 54940 in the Town of Winchester and being specifically described as Tax ID 028-0178, Section 6, Town 20 North, Range 15 East, Town of Winchester, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to R-1 (Rural Residential District).

Should you have any questions relative to this request, please feel free to call or email me.

Sincerely,

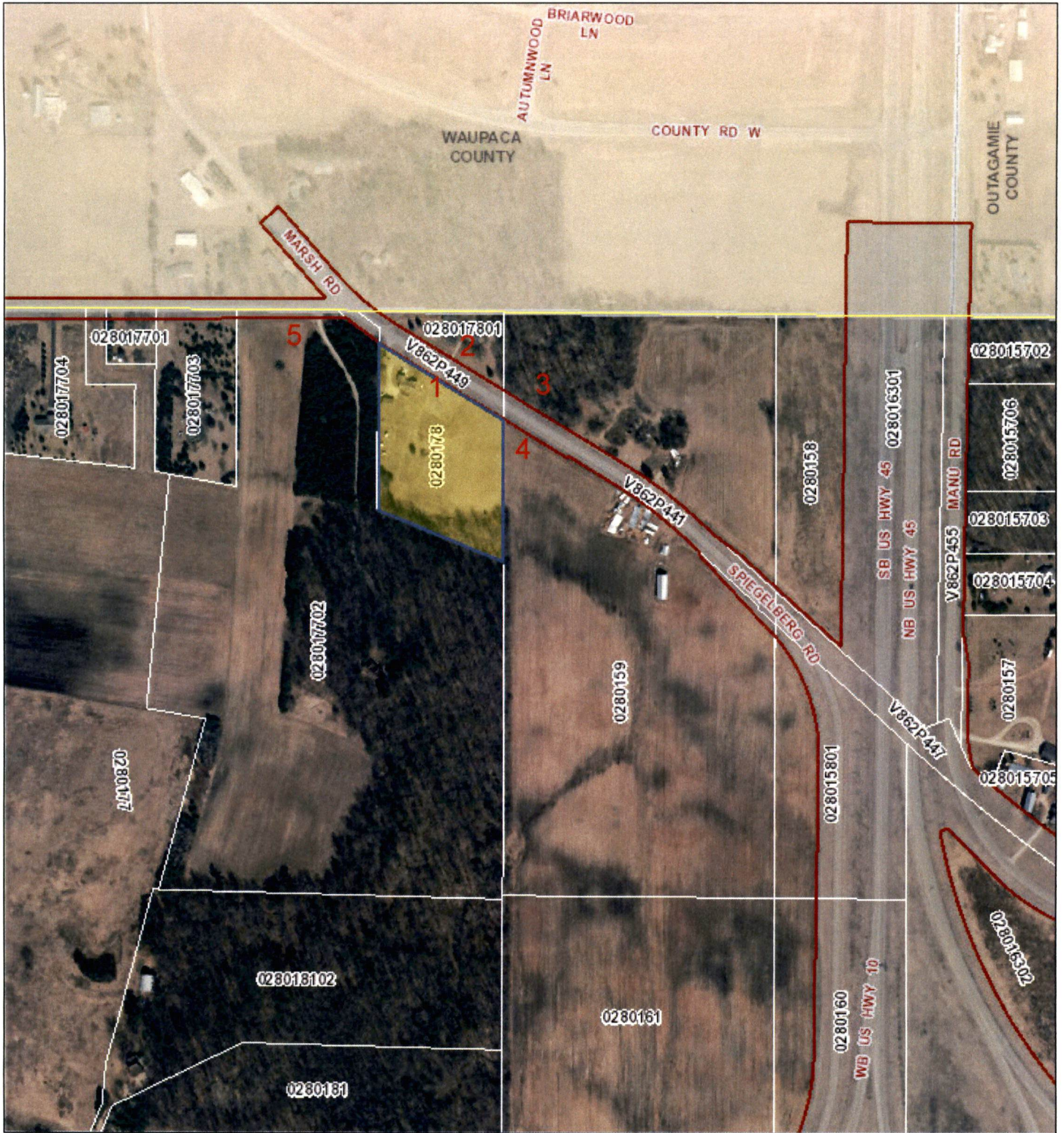
A handwritten signature in cursive script that reads "Holly Stevens".

Holly Stevens  
Town of Winchester Clerk

CC County Clerk, Sue Ertmer



# 028-0178 300' Neighbors Map

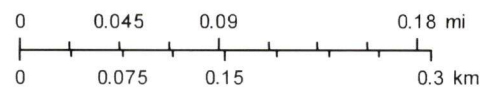


May 17, 2020

1:5,498

- Municipal Boundary
- Street Centerline
- Road ROW
- Tax Parcel Boundary (white)
- Tax Parcel Boundary
- Road ROW area

- Navigable Waterways**
- Navigable - Permanent (unchecked)
  - Navigable - Intermittent (unchecked)
  - Navigable - Stream (unchecked)
  - Navigable - Permanent (checked)
  - Navigable - Intermittent (checked)
  - Navigable - Stream (checked)



Winneshago County GIS  
Imagery Date: March, 2015

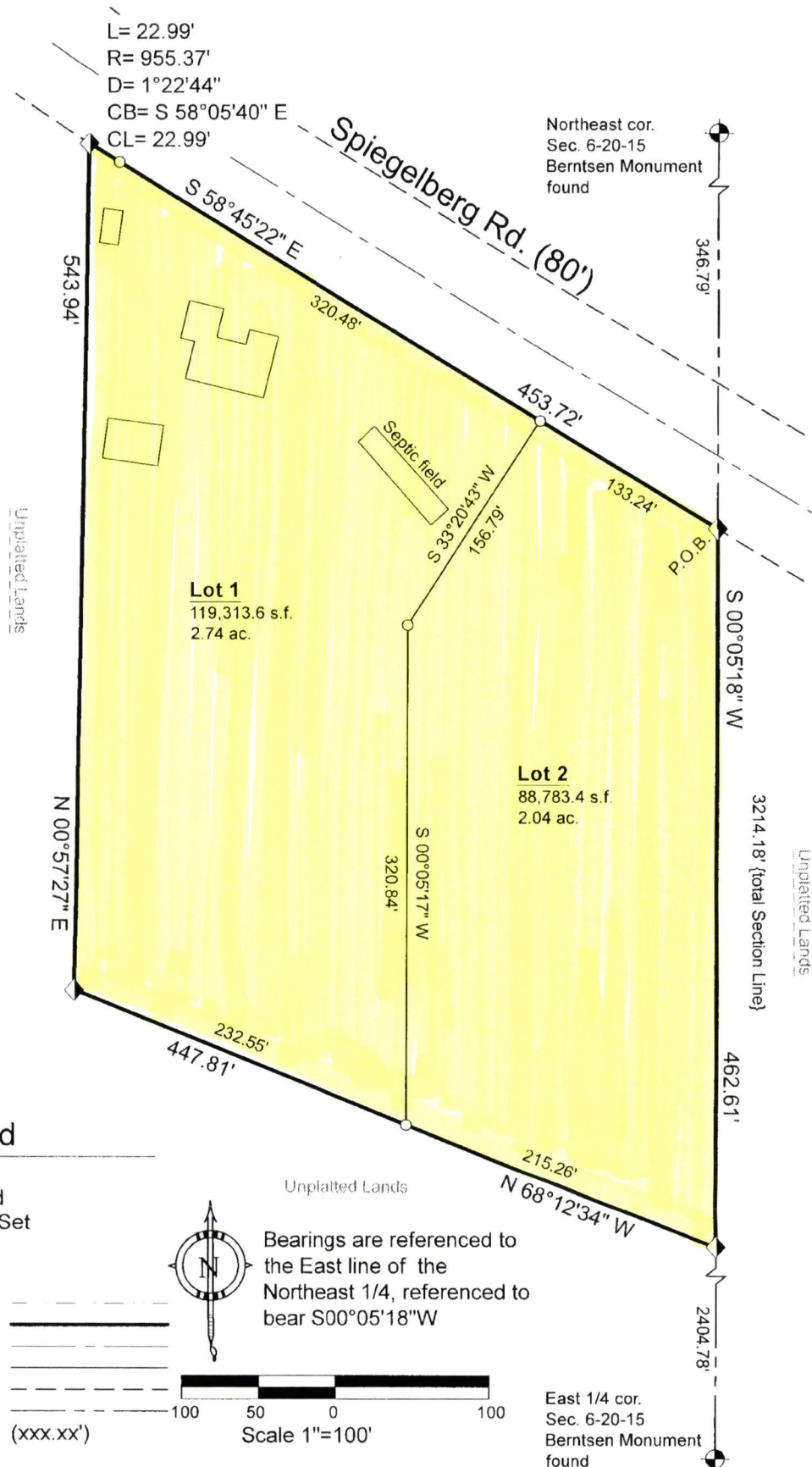


Drawing: 20-1757-CSM	Sheet: 1 of 3
Project: 20-1757-Sc	Date: 03/20/2020



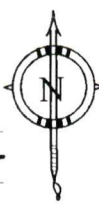
**Winnebago County Certified Survey Map # \_\_\_\_\_**

Located in part of the fractional Northeast 1/4 of the Northeast 1/4 of Section 6, Township 20 North, Range 15 East, Town of Winchester, Winnebago County, Wisconsin

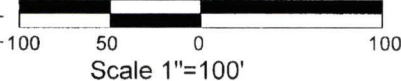


**Boundary Legend**

- 1" Iron Pipe Found
- ◆ 3/4" Iron Rod Found
- 3/4" x 18" Iron Rod Set (Wt. 1.50 lbs/ft)
- ⊕ Section Corner
- Adjacent Property Boundary Line
- Centerline
- Lotline
- Right-of-Way Line
- Section Line
- Recorded As (xxx.xx')



Bearings are referenced to the East line of the Northeast 1/4, referenced to bear S00°05'18"W



# Winnebago County Certified Survey Map No. \_\_\_\_\_

**Surveyor's Certificate:**

I, R. Michael Haynes, Professional Land Surveyor hereby certify that I have surveyed and mapped this Certified Survey Map located in part of the fractional Northeast 1/4 of the Northeast 1/4 of Section 6, Township 20 North, Range 15 East, Town of Winchester, Winnebago County, Wisconsin and is bounded by a line described as follows:  
commencing at the Northeast corner of said Section 6 thence S 00°05'18" W along the East line of the fractional Northeast 1/4 of the Northeast 1/4 of said Section 6, a distance of 346.79 feet; thence continuing along said East line, S 00°05'18" W, a distance of 462.61 feet; thence N 68°12'34" W, a distance of 447.81 feet; thence N 00°57'27" E, a distance of 543.94 feet to the South Right-of-Way of Spiegelberg Road; thence along said South Right-of-Way along the arc of a curve turning to the left with an arc length of 22.99 feet, with a radius of 955.37 feet, with a chord bearing of S 58°05'40" E, with a chord length of 22.99 feet; thence continuing along said South Right-of-Way S 58°45'22" E, a distance of 453.72 feet to the Point of Beginning.  
to the point of beginning.

Said parcel is subject to all easements and rights-of-way of record. That I have complied with Chapter 236.34, Wisconsin Statutes, the Town of Winchester and Winnebago County Minor Subdivision Ordinances. That this survey was done under the direction of Daniel L. Schneider owner(s) of said lands and that this map is a correct representation of the exterior boundaries of land surveyed and the division made thereof;

Given under my hand this 20th day of March 2020.

\_\_\_\_\_  
R. Michael Haynes, Professional Land Surveyor #2735

This Certified Survey Map is contained wholly within the property described in the following recorded instruments:

<u>Owners of Record:</u>	<u>Recording Information:</u>	<u>Parcel Number:</u>
Daniel L. Schneider	Doc. #1472081	0280178

**Certificate of Planning & Zoning Committee:**

Pursuant to the Land Subdivision Regulation 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 dated

This \_\_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Chair, Planning and Zoning Committee

Drawing: 20-1757-CSM	Sheet: 2 of 3
Project: 20-1757-Sc	Date: 03/20/2020



# Winnebago County Certified Survey Map No. \_\_\_\_\_

**Town Board Approval:**

This Certified Survey Map has been reviewed and is hereby approved by the Town of Winchester

This \_\_\_\_\_ day of \_\_\_\_\_, 2020

\_\_\_\_\_  
Chair, Town of Winchester

\_\_\_\_\_  
Clerk, Winchester

**Treasurer's Certificate:**

I hereby certify that there are no unpaid taxes or unpaid special assessments on any of the lands shown hereon.

\_\_\_\_\_  
Town Treasurer

\_\_\_\_\_  
Date

\_\_\_\_\_  
County Treasurer

\_\_\_\_\_  
Date

**Owner's Certificate:**

As owners, we the undersigned, hereby certify that we caused the land above described to be surveyed, divided, mapped and dedicated all as shown and represented on this Certified Survey Map. We also certify that this Certified Survey Map is required to be submitted to the following for approval.  
Winnebago County Zoning and the Town of Winchester

\_\_\_\_\_  
Daniel L. Schneider

\_\_\_\_\_  
Date

STATE OF WISCONSIN    )  
  )SS  
COUNTY OF WINNEBAGO

Personally came before me this \_\_\_\_\_ day of \_\_\_\_\_ 2020, the above named persons to me known to be the persons who executed the foregoing instrument and acknowledged the same.

\_\_\_\_\_  
Notary Public

My commission expires \_\_\_\_\_

Drawing: 20-1757-CSM	Sheet: 3 of 3
Project: 20-1757-Sc	Date: 03/20/2020





A-2 (General Agricultural) to B-3 (General Business District)

Town of Winchester FLU: Non-Residential

Ordinance 2020-02-Zoning
Ordinance to Amend the Official Town of Winchester Zoning Ordinance Map

- WHEREAS, One or more applications for amendments to the Map of the Town of Winchester 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 amendment(s) have been reviewed and recommended to the Town Board by the Town's Plan Commission; and
WHEREAS, the application(s) for amendment(s) to the Map of the Town of Winchester Zoning Code of Ordinances does comply with both the Town's existing land use and future land use elements of the CY 2016 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 17.59 of the Town of Winchester Zoning Code of Ordinances;

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

A. Property Owner: Primitive Gatherings, Anchor Point Properties, LLC Lisa Bongean, PO Box 371, Butte des Morts, WI 54927

Legal description of property: The property located at the southwest corner of South Loop Road and Angoli Way in the Town of Winchester and being specifically described as Tax ID 028-0433-01, Section 14, Town 20 North, Range 15 East, Town of Winchester, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to B-3 (General Business District).

Findings of Fact:

- 1. The Town of Winchester has an adopted Land Use Plan
2. The Adopted 20-year Future Land Use Map in the Land Use Plan shows parcel 028-0433-01 as Highway Commercial
3. B-3 (General Business District) zoning is consistent with the aforementioned land use district.
4. Therefore, a zoning change from A-2 to B-3 is consistent with the adopted Land Use Plan.
5. The zoning change is compatible with adjacent land uses.

The above described property is hereby rezoned from:

A-2 (General Agricultural District) to B-3 (General Business District).

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

Adopted this 15TH day of June 2020

Vote: Yes: 3 No: 0 Absent: 0 Abstain: 0

Matthew J Olson, Chairman

Holly Stevens, Clerk

# Town of Winchester

8522 Park Way, Larsen, WI 54947  
920.836.2948

June 16, 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.

Dear Mr. Rowe,

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

Re-zoning submitted by Primitive Gatherings, Anchor Point Properties, LLC Lisa Bongean, PO Box 371, Butte des Morts, WI 54927 for property located at the southwest corner of South Loop Road and Angoli Way in the Town of Winchester and being specifically described as Tax ID 028-0433-01, Section 14, Town 20 North, Range 15 East, Town of Winchester, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agricultural District) to B-3 (General Business District).

Should you have any questions relative to this request, please feel free to call or email me.

Sincerely,

A handwritten signature in black ink, appearing to read "Holly Stevens".

Holly Stevens  
Town of Winchester Clerk

CC County Clerk, Sue Ertmer



# Primitive Gatherings Location Map

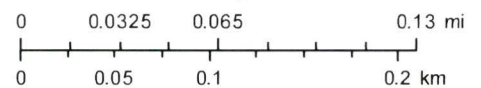


May 5, 2020

1:3,996

- Municipal Boundary
- Street Centerline
- Road ROW
- Tax Parcel Boundary (white)
- Tax Parcel Boundary
- Road ROW area

- Navigable Waterways**
- Navigable - Permanent (unchecked)
  - Navigable - Intermittent (unchecked)
  - Navigable - Stream (unchecked)
  - Navigable - Permanent (checked)
  - Navigable - Intermittent (checked)
  - Navigable - Stream (checked)



Winnebago County GIS  
Imagery Date: March, 2015



A-2 (General Agricultural) to R-1 (Rural Residential)  
FLU: Ag & Rural

TOWN OF CLAYTON

ORDINANCE 2020-Z002

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:**

Richard and Judy Christianson, PO Box 56, Larsen, WI 54947

**Legal description of property:**

For property located south of Grandview Road and specifically described as Part of Tax ID# 006-0519-03 being a part of Section 19, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

**The above described property is hereby rezoned from:**

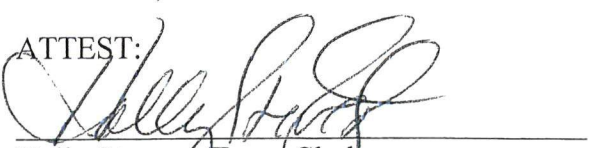
The application is to re-zone the property from A-2 (General Agricultural District) to R-1 (Rural Residential District)

**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 17<sup>th</sup>, day of June 2020

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

  
Russell D. Geise, Chair

ATTEST:  
  
Holly Stevens, Town Clerk





8 6 0 5 4 1 9  
Tx:4447203

# CERTIFIED SURVEY MAP NO. 7626

BEING ALL OF LOT 1 OF CERTIFIED SURVEY MAP NUMBER 2294 RECORDED AS DOCUMENT NUMBER 759580 AND PART OF LOT 2 OF CERTIFIED SURVEY MAP NUMBER 5965 RECORDED AS DOCUMENT NUMBER 1410604, ALL LOCATED IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 AND THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 19, TOWNSHIP 20 NORTH, RANGE 16 EAST, TOWN OF CLAYTON, WINNEBAGO COUNTY, WISCONSIN.

**DOC# 1819881**  
**NATALIE STROHMEYER**  
**REGISTER OF DEEDS**  
**WINNEBAGO COUNTY, WI**  
**RECORDED ON:**  
**06/18/2020 02:55 PM**  
**RECORDING FEE: 30.00**  
**PAGES: 4**

**NOTE:**

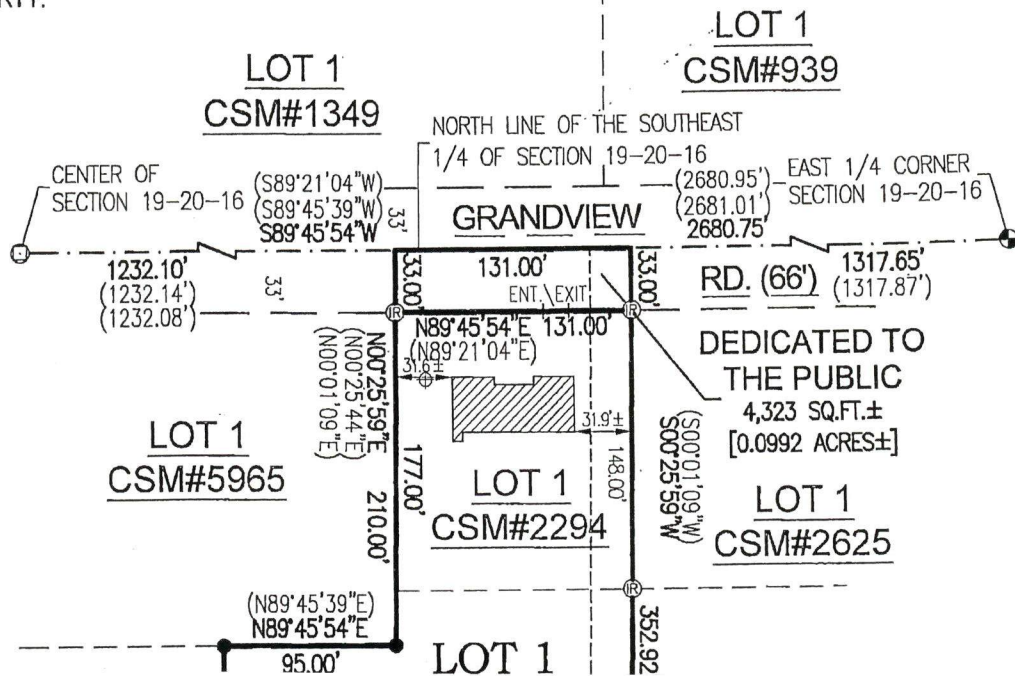
THE LOT(S) CREATED IN THIS CERTIFIED SURVEY MAP ARE ADJACENT TO PROPERTY THAT, AS OF THE DATE OF THIS DOCUMENT, ARE BEING USED FOR AGRICULTURAL PURPOSES. SOME INDIVIDUALS BELIEVE THAT THE ACTIVITIES ASSOCIATED WITH THE AGRICULTURAL USE CONSTITUTE A NUISANCE OR CONFLICT WITH THEIR QUIET ENJOYMENT OF THEIR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

**OWNERS OF RECORD:**

DORIS E. & LYLE J. SCHWARTZ  
TAX PARCEL NO: 006051902

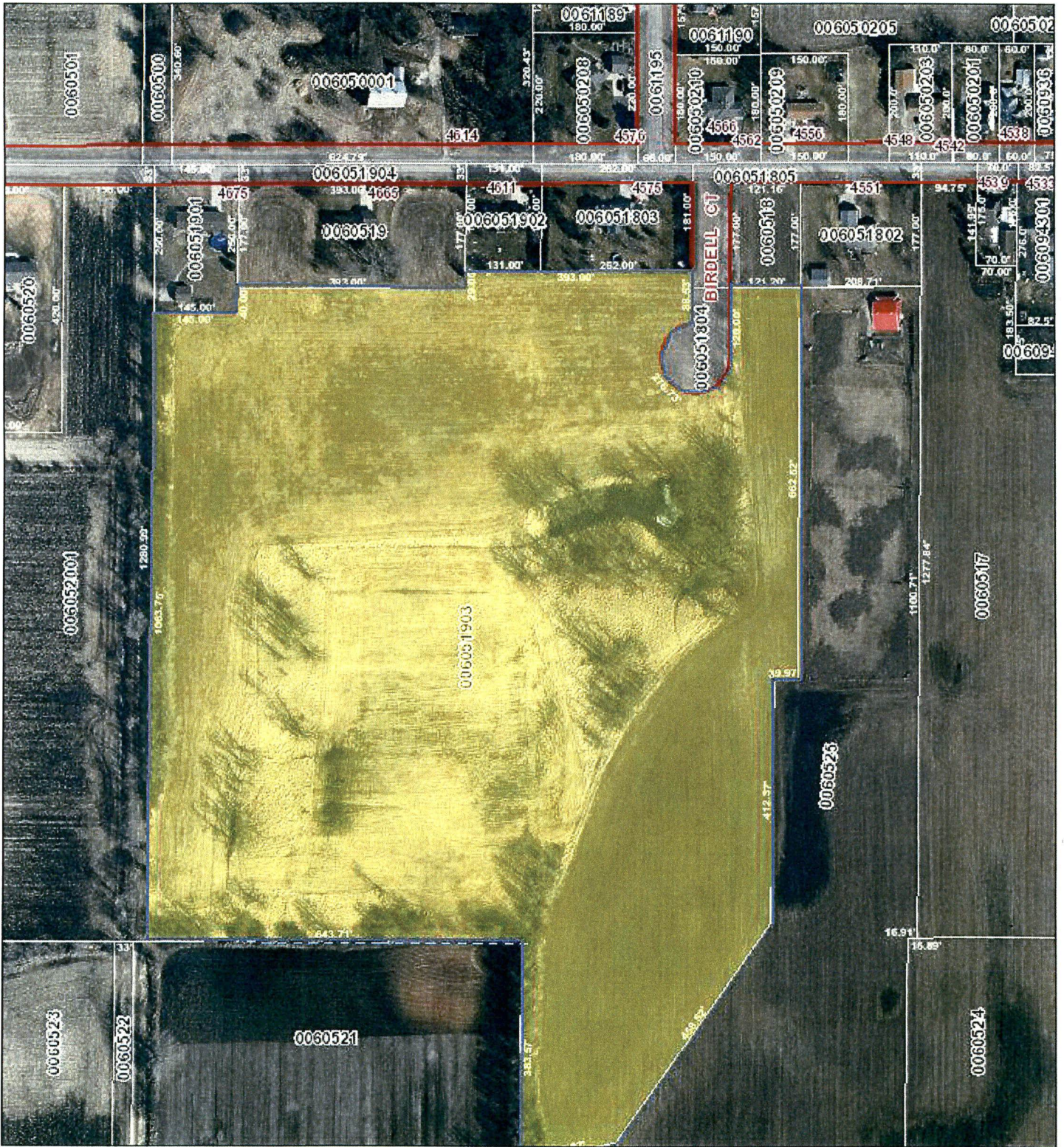
&

JUDY A. & RICHARD L. CHRISTIANSON  
TAX PARCEL NO: 006051903





# Christianson Site Map

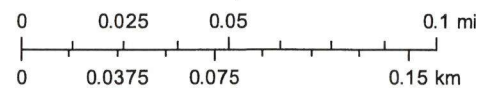


June 23, 2020

1:2,901

- Physical Addresses
- Municipal Boundary
- Street Centerline
- Road ROW
- Tax Parcel Boundary (white)
- Tax Parcel Boundary
- Road ROW area

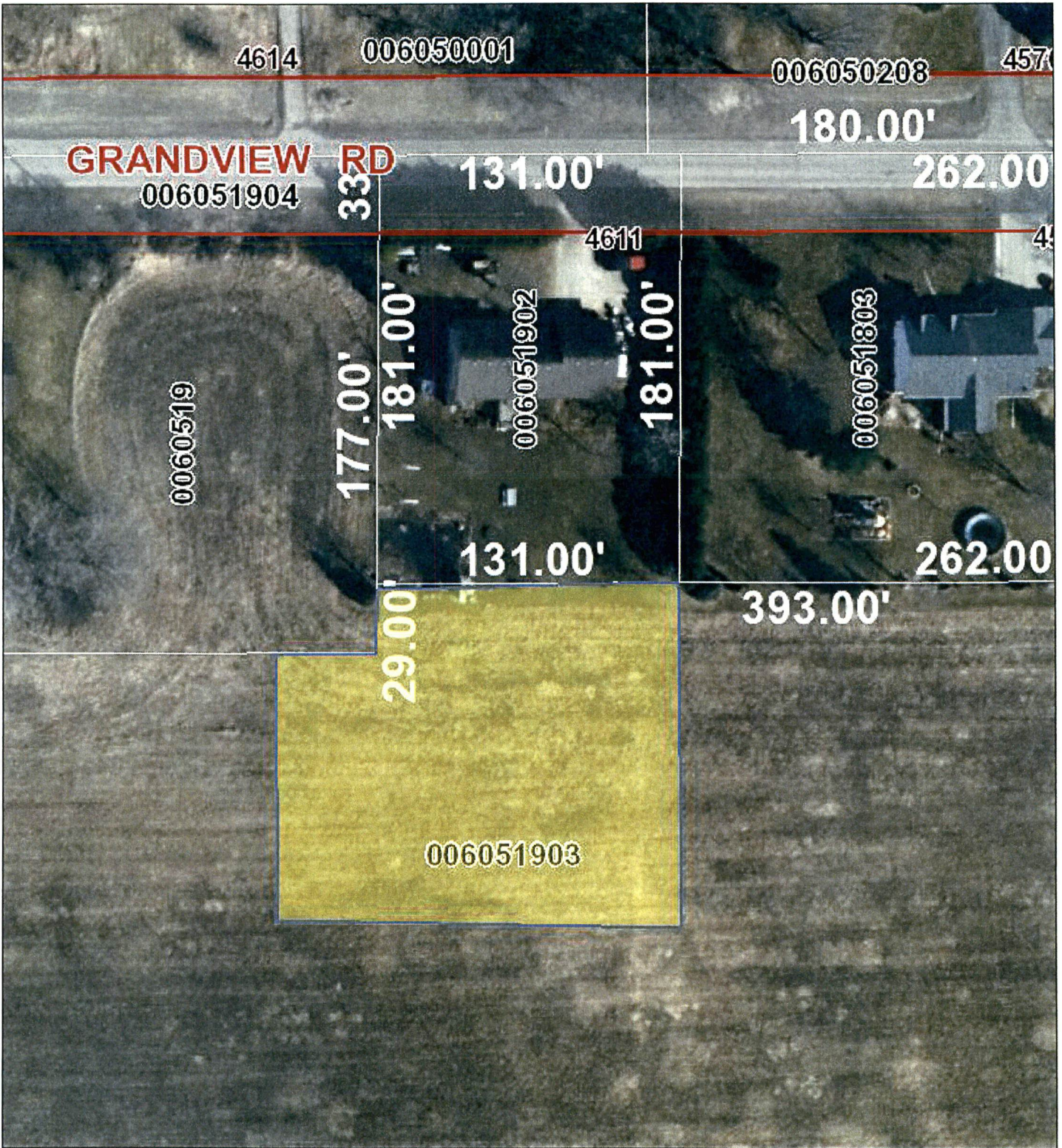
- Navigable Waterways**
- Navigable - Permanent (unchecked)
  - - - Navigable - Intermittent (unchecked)
  - - - Navigable - Stream (unchecked)
  - Navigable - Permanent (checked)
  - - - Navigable - Intermittent (checked)
  - - - Navigable - Stream (checked)



Winnebago County GIS  
Imagery Date: March, 2015

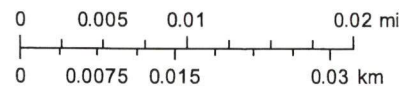


# Christianson Rezoning Map



June 23, 2020

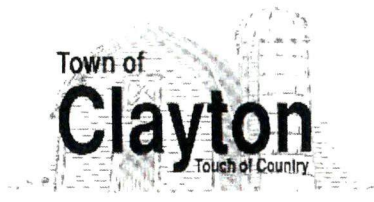
1:725



- |                             |  |
|-----------------------------|--|
| Physical Addresses          | <b>Navigable Waterways</b>             |
| Street Centerline           | — Navigable - Permanent (unchecked)    |
| Road ROW                    | — Navigable - Intermittent (unchecked) |
| Tax Parcel Boundary (white) | — Navigable - Stream (unchecked)       |
| Tax Parcel Boundary         | — Navigable - Permanent (checked)      |
| Road ROW area               | — Navigable - Intermittent (checked)   |
|                             | — Navigable - Stream (checked)         |

Winnebago County GIS  
Imagery Date: March, 2015





Wednesday, June 24, 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 Richard and Judy Christianson, PO Box 56, Larsen, WI 54947 for property located south of Grandview Road and specifically described as part of Tax ID # 006-0519-03 located in the Northeast ¼ of the Southeast ¼ and the Northwest ¼ of the Southeast ¼ of Section 19, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

The Application is to re-zone the property from A-2 (general Agricultural District) 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



A-2 (General Agricultural) To B-1 (Local Service Business  
FLU: Planned Business Unit Development

TOWN OF CLAYTON

ORDINANCE 2020-Z003

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:**

Big Ring Property LLC, N1108 Whitney Street, Hortonville, WI 54944

**Legal description of property:**

For property is located on Lind Lane specifically described as part of Tax ID #006-0006-10 located in part of the fractional Northwest 1/4 of the Northwest 1/4 and part of the Southwest 1/4 of the fractional Northwest 1/4 of Section 1, Township 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

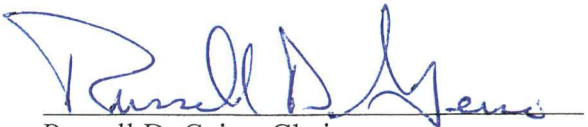
**The above described property is hereby rezoned from:**

The application is to re-zone the property from A-2 (General Agricultural District) to B-1 (Local Service Business).

**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 17<sup>th</sup>, day of June 2020

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

  
Russell D. Geise, Chair

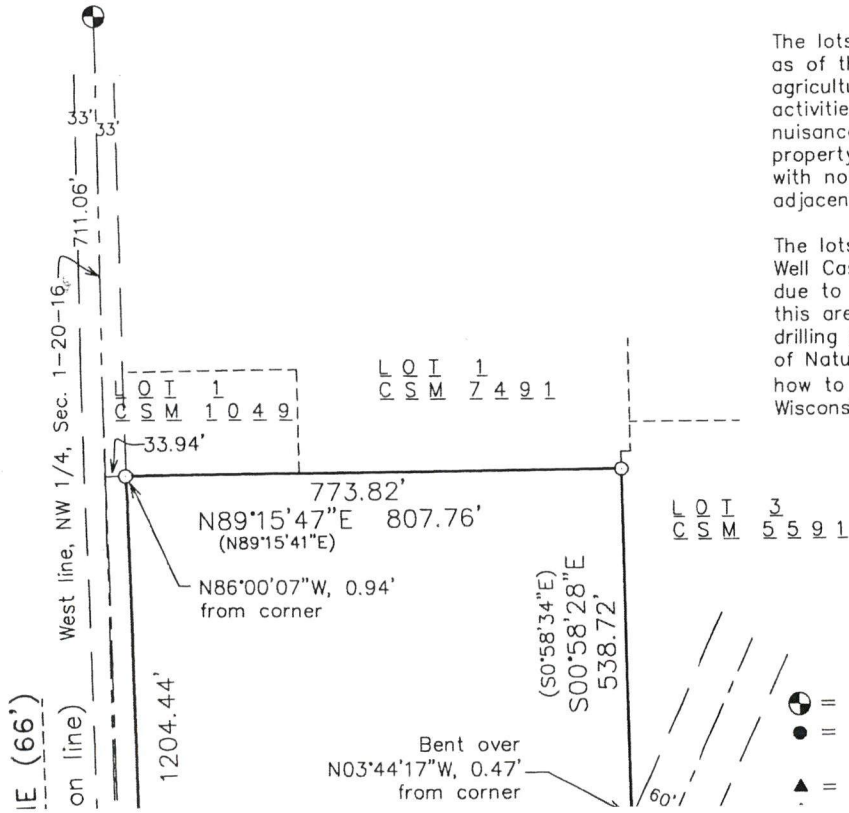
ATTEST:  
  
Holly Stevens, Town Clerk

# Certified Survey Map # \_\_\_\_\_

All of Lot 2 of Certified Survey Map 7491  
 being part of the fractional Northwest 1/4  
 of the Northwest 1/4 and part of the  
 Southwest 1/4 of the fractional Northwest  
 1/4, Section 1, T20N, R16E, Town of Clayton,  
 Winnebago County, Wisconsin

Northwest Corner  
 Section 1-20-16  
 Found Harrison monument  
 0.11' north of corner

CURVE	RADIUS	DELTA ANGLE	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	3879.72'	3°47'55"	257.23'	S23°07'07"W	257.18'



The lots created in this plat are adjacent to properties 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 the quiet enjoyment of their property. This statement is intended to provide third parties with notice that agricultural activities may exist on the adjacent properties.

The lots created in this document are located in the Special Well Casing Pipe Depth Area. The area has been established due to naturally occurring arsenic contamination problems in this area affecting many wells. Individuals who plan on drilling a well should consult with the Wisconsin Department of Natural Resources, or a drilling professional, to determine how to comply with the provisions of s. NR 812.12(3) of the Wisconsin Administrative Code.

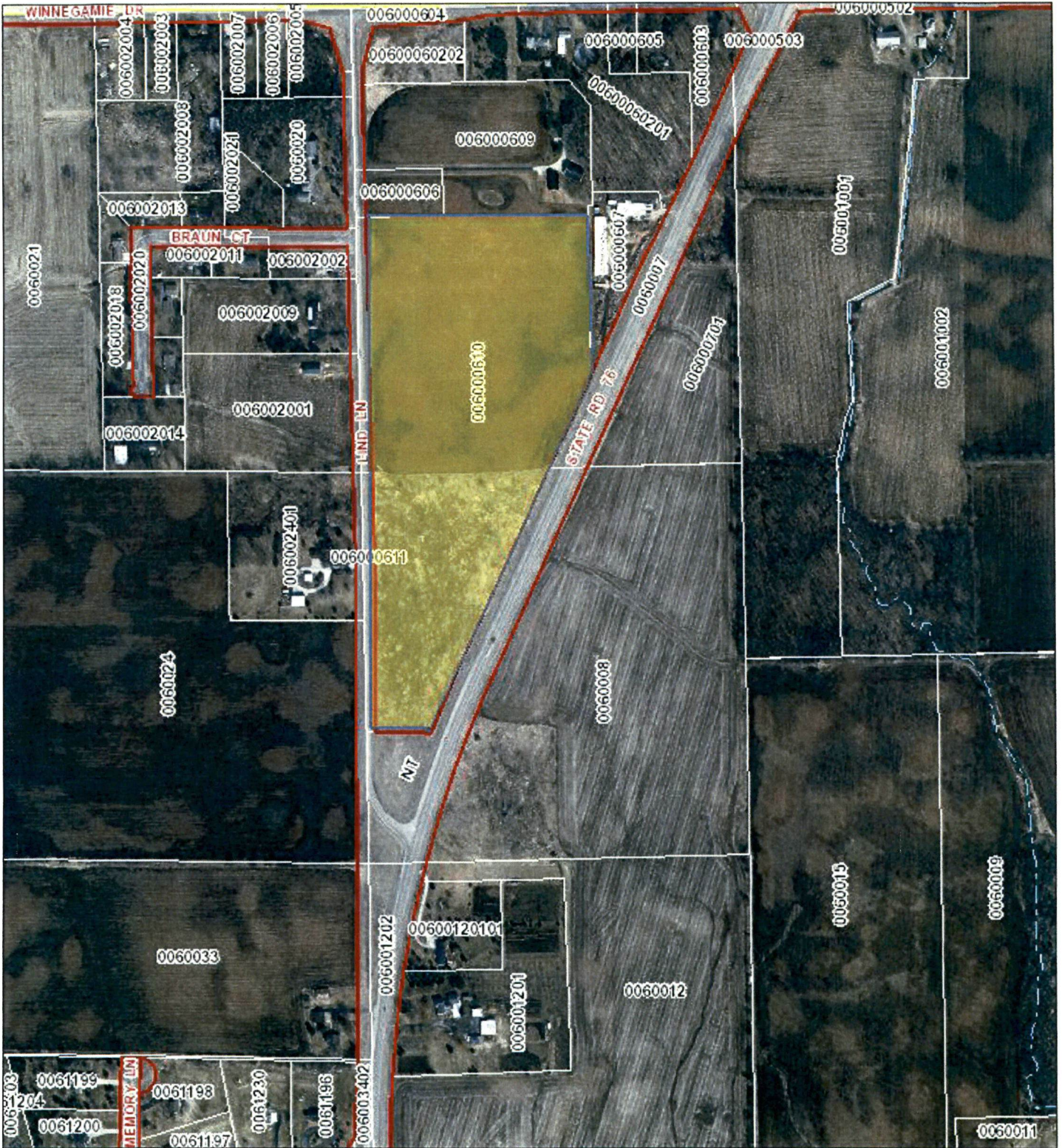
### LEGEND

- ⊙ = Government corner
- = Set 3/4" x 18" iron rebar  
Wt. = 1.502 lbs/lf
- ▲ = Set Mag nail

to the Wisconsin  
 system, Winnebago  
 33/97 datum)



# Big Ring LLC Site Map



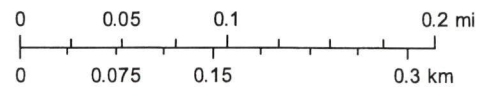
June 23, 2020

1:5,801

- Municipal Boundary
- Street Centerline
- Road ROW
- Tax Parcel Boundary (white)
- Tax Parcel Boundary
- Road ROW area

**Navigable Waterways**

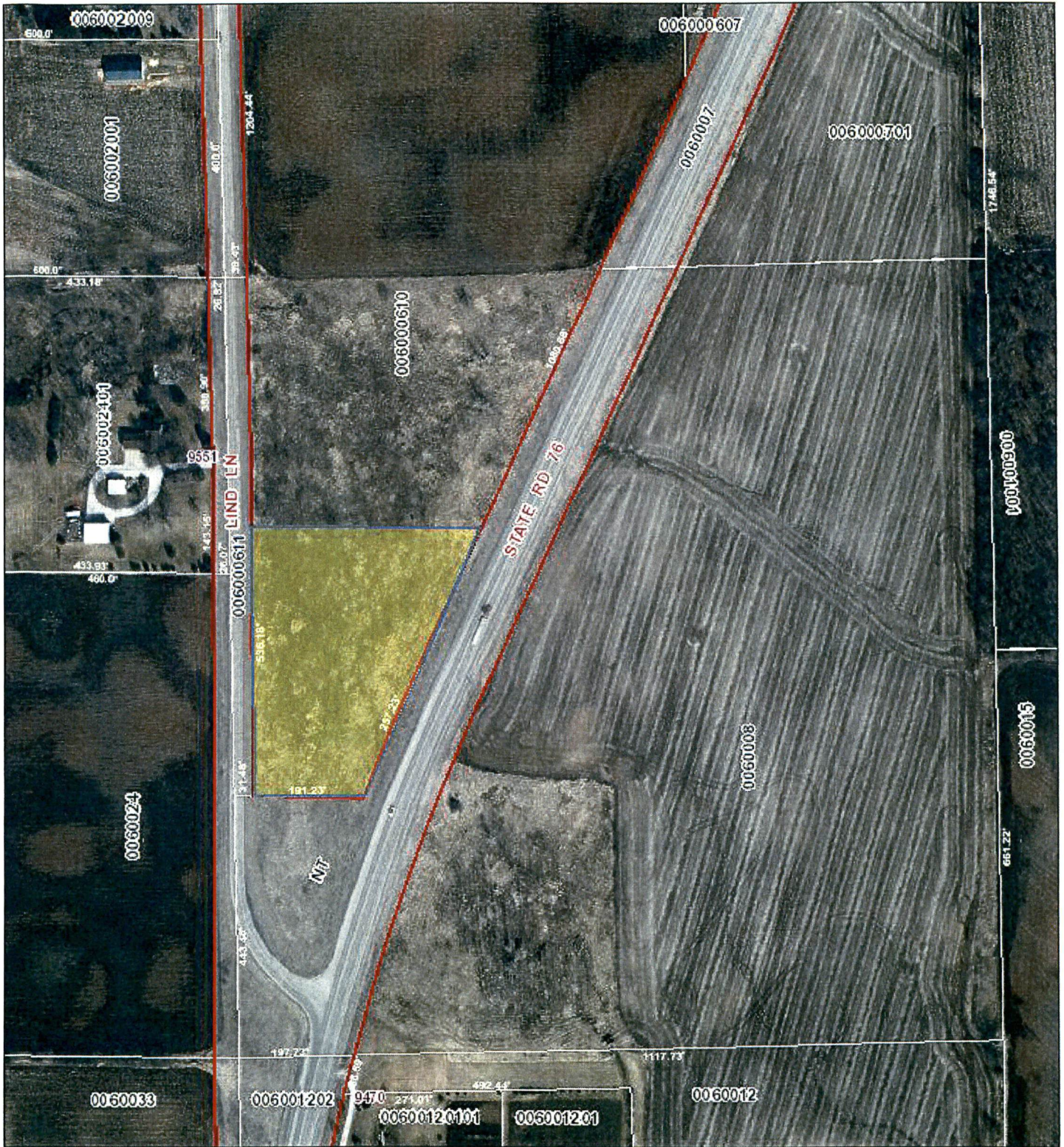
- Navigable - Permanent (unchecked)
- Navigable - Intermittent (unchecked)
- Navigable - Stream (unchecked)
- Navigable - Permanent (checked)
- Navigable - Intermittent (checked)
- Navigable - Stream (checked)



Winnegamie County GIS  
Imagery Date: March, 2015

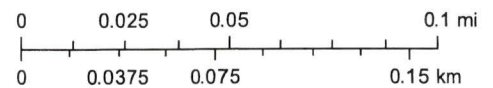


# Big Ring LLC Rezoning Map



June 23, 2020

1:2,901

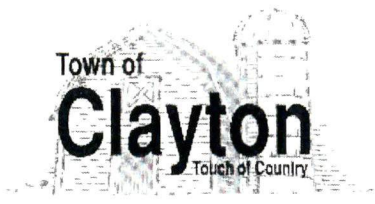


- Physical Addresses
- Municipal Boundary
- Street Centerline
- Road ROW
- Tax Parcel Boundary (white)
- Tax Parcel Boundary
- Road ROW area

- Navigable Waterways**
- Navigable - Permanent (unchecked)
  - - Navigable - Intermittent (unchecked)
  - - - Navigable - Stream (unchecked)
  - Navigable - Permanent (checked)
  - - Navigable - Intermittent (checked)
  - - - Navigable - Stream (checked)

Winnebago County GIS  
Imagery Date: March, 2015





Wednesday, June 24, 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 Big Ring Property LLC, et al, 14 Lawrence Court, Appleton, WI 54911, for property located on Lind Lane specifically described as part of Tax ID #006-0006-10 being part of the fractional Northwest ¼ of the Northwest ¼ and part of the Southwest ¼ of the fractional Northwest ¼ 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 property from A-2 (general Agricultural District) to B-1 (Local Service Business).

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