



AGENDA

VILLAGE OF LITTLE CHUTE PLAN COMMISSION MEETING

PLACE: Little Chute Village Hall – Village Board Room

DATE: Monday, April 16, 2018

TIME: 6:00 p.m.

- A. Call to order
- B. Roll Call
- C. Public Appearance for Items Not on the Agenda
 - 1. Approval of Minutes from the Plan Commission Meeting of March 12, 2018
 - 2. Public Hearing—Variance Request from the Chapter 44 Zoning Ordinance for Little Chute Area School District
 - 3. Action—Variance Request from the Chapter 44 Zoning Ordinance for Little Chute Area School District
 - 4. Recommendation—James Schuh Annexation
 - 5. Unfinished Business
 - 6. Items for Future Agenda
 - 7. Adjournment

Requests from persons with disabilities who need assistance to participate in this meeting or hearing should be made with as much advance notice as possible to the Clerk's Office at 108 West Main Street, (920) 423-3852 April 11, 2018

MINUTES OF THE PLAN COMMISSION MEETING MARCH 12, 2018

Call to Order

The Plan Commission meeting was called to order at 6:00 p.m. by President Vanden Berg

Roll Call

PRESENT: President Vanden Berg
Larry Van Lankvelt
Bill Van Berkel
Todd Verboomen

EXCUSED: Brian Huiting
Richard Schevers

ALSO PRESENT: Administrator Fenlon, Community Development Director Jim Moes

Public Appearance for Items Not on the Agenda

None

Approve Minutes from the Plan Commission Meeting of February 12, 2018

Moved by Commissioner Van Berkel, seconded by Commissioner Van Lankvelt to Approve the Minutes of February 12, 2018

All Ayes– Motion Carried

Review/Recommendation—Feller Annexation

Director Moes presented a signed petition along with a map for Annexation of 36.06 acres, some of which fronts on Freedom Road. Staff is recommending approval by the Commission and also recommending the Plan Commission zone this property as industrial.

Moved by Commissioner Van Lankvelt, seconded by Commissioner Van Berkel to Approve the Recommendation for the Feller Annexation and Approve Zoning Property as Industrial.

Review/Recommendation—Altergott CSM

Director Moes presented the updated map for the Altergott CSM that took off the West Triangle called Lot 13 that they have decided not to include in the survey.

Moved by Commissioner Verboomen, seconded by Commissioner Van Lankvelt to Approve the Recommendation for the Altergott CSM

All Ayes – Motion Carried

Recommendation—Intergovernmental Agreement with the Town of Grand Chute

Administrator Fenlon presented the current draft for the Intergovernmental Agreement between the Village of Little Chute and the Town of Grand Chute. The Village Board adopted an amendment to the CIP to include construction of Evergreen Drive from French Road to Holland, excluding Holland to Highway N. Staff is recommending the Plan Commission approve this recommendation that will be presented to the Village Board once the Town of Grand Chute has formally adopted this agreement.

Moved by Commissioner Van Lankvelt, seconded by Commissioner Verboomen to Approve the Recommendation for The Intergovernmental Agreement with the Town of Grand Chute.

All Ayes – Motion Carried

Unfinished Business

Director Moes advised the Plan Commission that the Board has approved the Ordinance Annexing the roughly 35 acres owned by the Van Grolls and did receive the approval recommendation by the State for the other 140 acres with the plan for the Ordinance to be presented at the next Board Meeting.

Items for Future Agenda

Administrator Fenlon advised that the next Plan Commission Meeting scheduled for April 9th will be moved to April 16th.

Adjournment

Moved by Commissioner Van Berkel, seconded by Commissioner Van Lankvelt to Adjourn the Plan Commission Meeting at 6:14 p.m.

All Ayes– Motion Carried

VILLAGE OF LITTLE CHUTE

By: Michael Vanden Berg, Village President

Attest: Laurie Decker, Village Clerk

VILLAGE OF LITTLE CHUTE
Notice of Public Hearing

Notice is hereby given that a Public Hearing will be held by the Plan Commission to consider request for variance from the Chapter 44-Zoning Ordinance, in the Village of Little Chute, Outagamie County, Wisconsin.

The request is for property located at: 1402 FREEDOM RD
Owner/Applicants: LITTLE CHUTE AREA SCHOOL DISTRICT

Described as: COM 314FT N OF SW COR SEC15 T21N R18E N423.29FT E700FT S570.11FT W530.10FT NW240.84FT TO BEG LESS HY AND COM 737.29FT N SW COR SEC15 T21N R18E N440FT E234.5FT N140 FT TO N/L SW SW E1085.5FT TO NE COR SW SW S TO PT 120FT N OF HY SW & PAR TO HY TO PT 700 FT E OF W/L SEC N570.11FT W700 FT TO BEG PRT SW SW SEC15 T21N R18E

Applicant requests a variance to construct an attached sign upon the North face of the building. The sign as proposed does not comply with the following:

Sec. 44-217. - Prohibited signs.

- (a) Signs in residential district. No sign in a residential district shall exceed eight feet in height or produce artificial light from within.

Sec. 44-46. - RC conventional single-family district:

- (f) *Permitted accessory signs.*

- (3) In connection with any public or semipublic institution, the following signs are permitted:
a. One identification sign limited to 40 square feet;

The property is located in area zoned RC – Residential Conventional Single-family District.

Notice is further given that the said meeting is open to the public and that the applicants and any other persons interested may appear and be heard for or against the granting of variance by this Commission.

If you have any questions, please contact the Zoning Administrator at (920)423-3870.

DATE OF HEARING: April 16th, 2018

TIME OF HEARING: 6:00 P.M.

PLACE OF HEARING: Village Hall Board Room

108 West Main Street Little Chute, WI 54140

Laurie Decker, Village Clerk

Run: March 28th & April 4th, 2018

Any person wishing to attend who, because of a disability, requires special accommodations, should contact the Village Clerk, 108 W. Main St., Little Chute, (920) 423-3851, at least 48 hours prior to the meeting so that arrangements may be made.



Little Chute

ESTABLISHED 1848

APPLICATION FOR HEARING REQUEST FOR VARIANCE OF THE ZONING CODE

PROPERTY APPEAL SITE ADDRESS 1402 FREEDOM RD, LITTLE CHUTE, WI 54140

APPLICANT JOSH TURKOW - APPLETON SIGN ON BEHALF OF DAVID BOTZ - LITTLE CHUTE AREA SCHOOL DISTRICT

ADDRESS/ZIP 2400 HOLLY RD - NEENAH, WI 54956 TELEPHONE 920.378.3990

CITY/ZIP _____ FAX _____

Email address joshkt@appletonsign.com

Appellant named above, files herewith this application for variance from regulations of the zoning code.

Description of variance requested and reasons for appeal: INTERNALLY ILLUMINATED BUILDING LETTERS IN RES.

- PROPER IDENTIFICATION OF ENTRANCE TO A MULTI-PURPOSE EDUCATIONAL FACILITY DURING NIGHT TIME ACTIVITIES - SPORTING EVENTS/THEATER/FUNDRAISERS ETC.
- ENHANCE SAFETY w/ LIGHTING DURING "APPROPRIATE" NIGHT-TIME HRS
- ESTABLISH PROFESSIONAL EXTERIOR APPEARANCE FOR NEWLY RENOVATED FACILITY w/OUT DISTURBING RESIDENTIAL BASED ORIENTATION OF ENTRANCE

Attach any and all documentation to this application which applicant wishes to be reviewed at hearing. SIGNAGE
FACING
PARKING
LOT
SPORTS
FIELDS

Scale drawings of proposed and existing paving and structures showing all heights and setbacks from property lines as well as percentage of lot coverage MUST be included with application for variance.

Applicant or their representative **should** attend hearing to answer questions of the review board or commission.

Appellant herewith requests to fix a time for public hearing within as short a reasonable time as possible to give proper notice of such hearing as well as due notice to parties of interest.

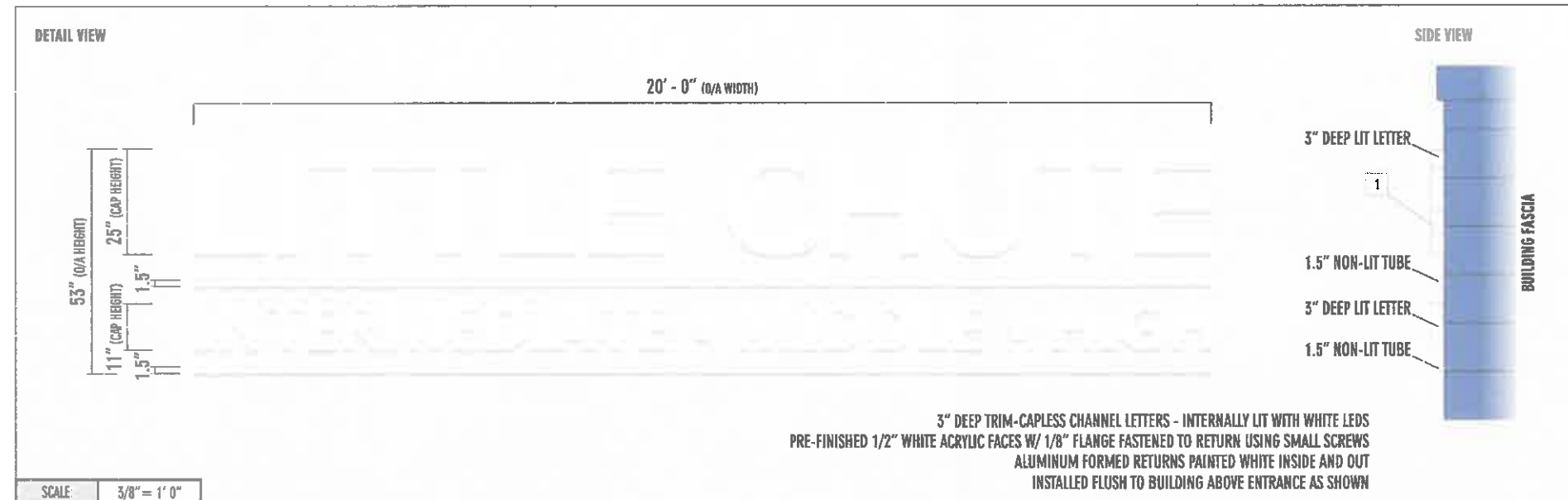
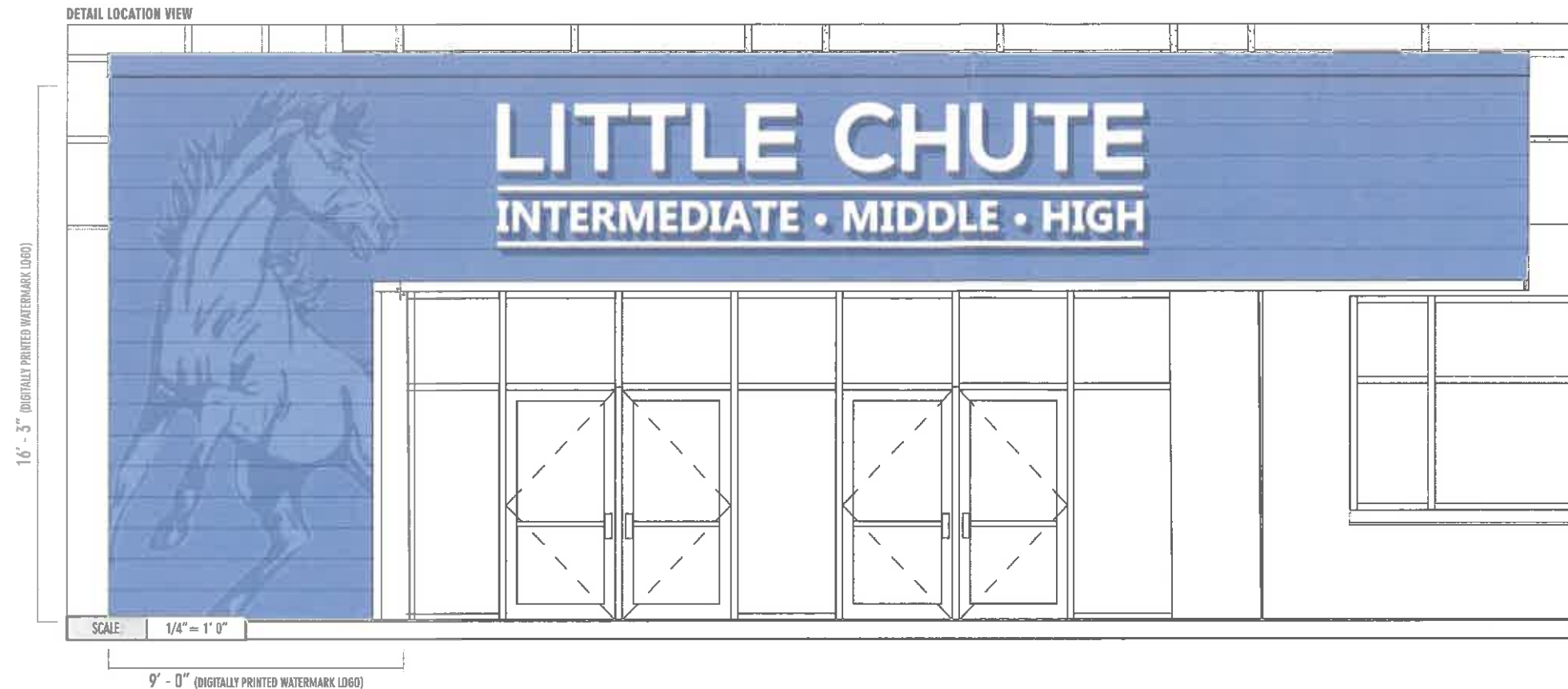
I CERTIFY THAT THIS APPLICATION AND ANY ATTACHMENTS ARE, TO THE BEST OF MY KNOWLEDGE, COMPLETE AND ACCURATE IN ACCORDANCE WITH ALL APPLICABLE CODES.

APPLICANT SIGNATURE [Signature]

DATE 3/14/18

NON REFUNDABLE, HEARING APPLICATION FEE of \$175.00 must accompany application at time of submittal.

Date received and Village person receiving application 3-20-18



2400 Holly Road • Neenah, WI 54956
Tel: 920.734.1601 • Fax: 920.734.1622
www.AppletonSIGN.com

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|-----------------|--------------------------|
| CLIENT: | LITTLE CHUTE HIGH SCHOOL |
| STREET ADDRESS: | 1402 FREEDOM RD |
| CITY / STATE: | LITTLE CHUTE, WI |
| SCOPE: | 2017 - RENOVATION |
| DATE: | 11/29/17 |
| SALES: | JOSH TURKOW |
| DESIGNER: | MIKE FRASSETTO |

| GENERAL SPECIFICATIONS | |
|------------------------|----------------|
| VOLTAGE: | 120v / 277v |
| POWER DRAW: | 2 AMPS - TOTAL |
| SQUARE FOOTAGE: | 88.5 - APPROX. |

| COLOR SCHEDULE | |
|----------------|--------------------------------|
| 1 | PAINT SATIN WHITE |
| 2 | DIGITALLY PRINTED MUSTANG LOGO |

REQUIRED ITEMS

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| CLEAN ART? | |
| FIELD SURVEY? | |
| <input checked="" type="checkbox"/> COLORS? | COLORS ON THIS DOCUMENT WERE SELECTED BY DESIGNER FOR CLIENT REVIEW. COLORS MUST BE APPROVED BY CLIENT PRIOR TO PRODUCTION |
| MISC. ITEMS? | |

REVISION SCHEDULE

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PLEASE SIGN BELOW STATING THAT THIS DESIGN IS APPROVED

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FABRICATE AND INSTALL ONE(1) SET OF FACE-LIT CHANNEL LETTERS AND NON-LIT LOGO WATERMARK DESIGN

OPT. #1

11162-1

1

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CONCEPTUAL DESIGN ONLY!
NOT TO BE USED FOR PRODUCTION



1. Will this sign require multiple connection points or will it come as one unit that will require one connection?
MULTIPLE - EACH LETTER WILL HAVE ITS OWN CONNECTION POINT
2. Can we get this sign to operate at 120/277 volt? I assume this sign will be LED and most LED fixture have at universal connection to accommodate multiple voltages.
YES - IT WILL BE UNIVERSAL 120/277V
3. Does a switch or disconnect come with the sign?
YES - THE SIGN WILL HAVE A DISCONNECT SWITCH
4. We can definitely connect the fixture to the exterior lighting circuit and I would assume this sign would be lit all night long?
YES - THE SIGN WILL BE LIT ALL NIGHT
5. What is the weight of the sign and the mounting requirements?
SIGN WILL WEIGH APPROXIMATELY 200 lbs AND WILL NEED A PLYWOOD BACKER FOR MOUNTING AND TWO POWER SUPPLIES TOTAL

SEE PAGE ONE FOR DESCRIPTION

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| MISC. ITEMS? | |

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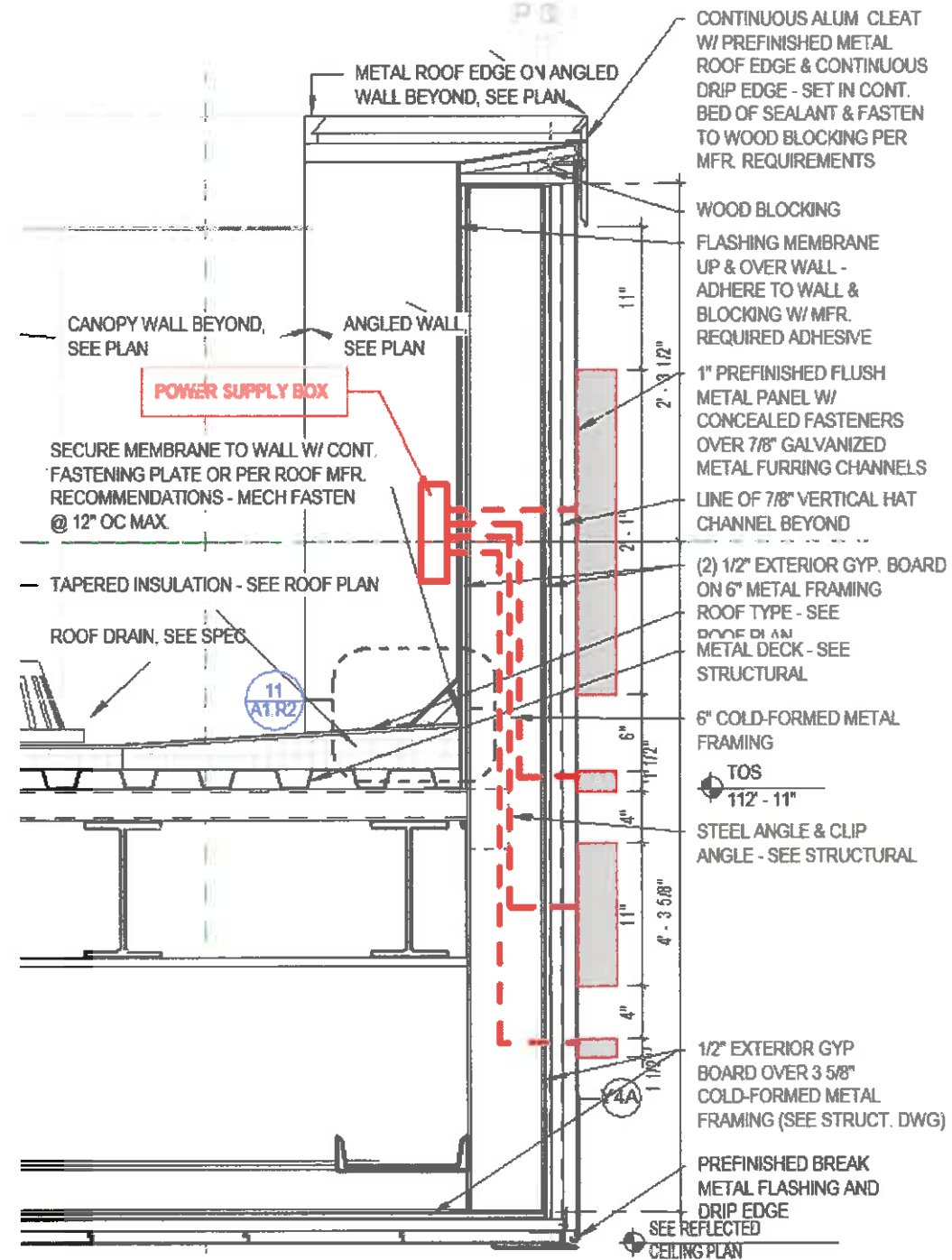
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OPT. #1

11162-1

3

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VILLAGE OF LITTLE CHUTE

DRAFT

JAMES SCHUH ANNEXATION ORDINANCE

DRAFT

ORDINANCE NO. 6 , SERIES OF 2018

AN ANNEXATION ORDINANCE ADOPTED BY THE VILLAGE BOARD OF TRUSTEES OF THE VILLAGE OF LITTLE CHUTE PURSUANT TO SECTION 66.0217 OF THE WISCONSIN STATUTES, ANNEXING TERRITORY FROM THE TOWN OF VANDENBROEK WHERE ELECTORS RESIDE IN THE TERRITORY.

WHEREAS, a Petition for Direct Annexation (Outagamie County) has been presented to the Village of Little Chute under statutory authority 66.0217(2), Wisconsin Statutes as amended; and,

WHEREAS, the petition was signed by all owners and all of the residents of the property within the proposed area for annexation; and,

WHEREAS, said Petition for Annexation contains a legal description of the territory proposed to be annexed sufficiently accurate to determine its location, designates the area to be annexed to the Village of Little Chute and designates the area as being proposed to be detached from the Town of Vandebroek as located in Outagamie County; and,

WHEREAS, the Village of Little Chute Plan Commission has reviewed and recommended in favor of the proposed annexation; and,

WHEREAS, the Village of Little Chute Board of Trustees has determined that the proposed annexation is in the best interests of the Village of Little Chute and the owners of real estate in the proposed annexation area; and,

WHEREAS, the Wisconsin Department of Administration has reviewed annexation petition #14108 and found it to be in the public interest; and,

WHEREAS, the Village Board has reviewed advice received from the Wisconsin Department of Administration; and,

WHEREAS, an Annexation Ordinance of the proposed territory by the Village of Little Chute requires a two-thirds vote of the governing body (Board of Trustees) of the Village of Little Chute;

NOW THEREFORE BE IT ORDAINED by the Village Board of Trustees of the Village of Little Chute as located in Outagamie County, State of Wisconsin as follows:

1. That the real estate described as: Commencing at the Southeast corner of the Southwest quarter Section 10 T21N R18E, North 33 feet to the North line of Evergreen Drive, Thence West 263.68 feet to the Point of Beginning, Thence South 66 feet to the South line of Evergreen Drive and the Northeast corner of Lot 3 Pine Manor Estates, Thence West 110 feet, Thence North 33 feet to the South line of said Section 10, Thence West 399.6 feet, Thence South 361.5 feet to the North line of Hartzheim Drive and the Southwest corner of lot 7 Cardinal Meadows, Thence West along the North line of Hartzheim Drive 361.5 feet, Thence North 394.5 feet to the North line of Evergreen Drive, Thence East 9.79 feet to the East line of Harvest Trail, thence East 861.22 feet to the Point of Beginning, Described area being part Southwest quarter Sections 10 and Northwest quarter Section 15 T21N R18E, Described area containing 3.766 Acres M/L, which is the same real estate as set forth in the Annexation Petition, be hereby annexed to the Village of Little Chute as located in Outagamie County, State of Wisconsin.

2. The territory is annexed to the Village for zoning purposes as follows: RC – Residential Conventional

Single-family District excepting the Southern 160 feet which shall be zoned as RT – Residential Two-family District,

- 3. The territory is annexed to the Village for voting purposes is designated and attached to WARD 12,
- 4. That a scale map of the area, showing the boundaries of annexation territory and its relationship to the boundaries of the Village of Little Chute, is hereby adopted by reference.
- 5. The current population of the territory being annexed is one (1) persons, determined in accordance with the definition under Section 66.0217(3), Wisconsin Statutes.
- 6. This Annexation Ordinance shall be effective upon its enactment by a two-thirds vote of the Village Board of Trustees of the Village of Little Chute.
- 7. The Village Clerk of the Village of Little Chute shall file with the Wisconsin Secretary of State a certified copy of this Annexation Ordinance and with each company providing utility services in the area annexed. One original copy of this Annexation Ordinance shall be provided to the Outagamie County Register of Deeds for recording/filing purposes, and one certified copy shall be filed with the Clerk of each affected school district and township.
- 8. The Finance Director of the Village shall pay to the Town Clerk the amount of \$1,235.90 which represents total reimbursement of town portion of the property tax of the area annexed over a five year period.

Date introduced: April 18, 2018
 Approved and adopted: April 18, 2018

VILLAGE OF LITTLE CHUTE

By: _____
 Michael Vanden Berg, Village President

Attest: _____
 Laurie Decker, Village Clerk

NUMBER VOTED FOR: _____
 NUMBER VOTED AGAINST: _____

State of Wisconsin)
) ss
 Outagamie County)

Personally appeared before me on the _____ day of _____, 2018 the above named officers, to me known to be the persons who executed the foregoing instrument and acknowledge the same.

 Notary Public, State of Wisconsin

My Commission expires: _____



SCOTT WALKER
GOVERNOR
ELLEN NOWAK
SECRETARY

Municipal Boundary Review
PO Box 1645, Madison WI 53701
Voice (608) 264-6102 Fax (608) 264-6104
Email: wimunicipalboundaryreview@wi.gov
Web: <http://doa.wi.gov/municipalboundaryreview>

April 09, 2018

PETITION FILE NO. 14108

LAURIE DECKER, CLERK
VILLAGE OF LITTLE CHUTE
108 W MAIN ST
LITTLE CHUTE, WI 54140-1750

CORY SWEDBERG, CLERK
TOWN OF VANDENBROEK
PO BOX 947
KAUKAUNA, WI 54130

Subject: SCHUH ANNEXATION

The proposed annexation submitted to our office on March 19, 2018, has been reviewed and found to be in the public interest. In determining whether an annexation is in the public interest, s. 66.0217 (6), Wis. Stats. requires the Department to examine "[t]he shape of the proposed annexation and the homogeneity of the territory with the annexing village or city...." so as, to ensure the resulting boundaries are rational and compact. The statute also requires the Department to consider whether the annexing city or village can provide needed municipal services to the territory. The subject petition is for territory that is reasonably shaped and contiguous to the **VILLAGE OF LITTLE CHUTE**, which is able to provide needed municipal services.

The Department reminds clerks of annexing municipalities of the requirements of s. 66.0217 (9)(a), Wis. Stats., which states:

"The clerk of a city or village which has annexed shall file immediately with the secretary of administration a certified copy of the ordinance, certificate and plat, and shall send one copy to each company that provides any utility service in the area that is annexed. The clerk shall record the ordinance with the register of deeds and file a signed copy of the ordinance with the clerk of any affected school district..."

State and federal aids based on population and equalized value may be significantly affected through failure to file with the Department of Administration. Please file a copy of your annexing ordinance, including a statement certifying the population of the annexed territory. **Please include your MBR number 14108 with your ordinance.** Ordinance filing checklist available at <http://mds.wi.gov/>, click on "Help on How to Submit Municipal Records". Email scanned copy of required materials (color scan maps with color) to mds@wi.gov or mail to: Wisconsin Department of Administration, Municipal Boundary Review, PO Box 1645, Madison WI 53701-1645.

The petition file is available for viewing at: <http://mds.wi.gov/View/Petition?ID=2181>
Please call me at (608) 264-6102, should you have any questions concerning this annexation review.

Sincerely,

Erich Schmidtke, Municipal Boundary Review

cc: petitioner

JAMES SCHUH ANNEXATION

PETITION FOR DIRECT ANNEXATION BY UNANIMOUS APPROVAL PURSUANT TO SECTION 66.0217(2) WISCONSIN STATUTES WHERE ELECTORS RESIDE IN THE TERRITORY

We, the undersigned, constituting all of the residents and owners of real property in the following territory of the Town of Vandebroek, Outagamie County, Wisconsin, lying contiguous to the Village of Little Chute, petition the Village Board of the Village of Little Chute to annex the territory described below and shown on the attached scale map to the Village of Little Chute, Outagamie County, Wisconsin:

Described as: Commencing at the Southeast corner of the Southwest quarter Section 10 T21N R18E, North 33 feet to the North line of Evergreen Drive, Thence West 263.68 feet to the Point of Beginning, Thence South 66 feet to the South line of Evergreen Drive and the Northeast corner of Lot 3 Pine Manor Estates, Thence West 110 feet, Thence North 33 feet to the South line of said Section 10, Thence West 399.6 feet, Thence South 361.5 feet to the North line of Hartzheim Drive and the Southwest corner of lot 7 Cardinal Meadows, Thence West along the North line of Hartzheim Drive 361.5 feet, Thence North 394.5 feet to the North line of Evergreen Drive, Thence East 9.79 feet to the East line of Harvest Trail, thence East 861.22 feet to the Point of Beginning, Described area being part Southwest quarter Sections 10 and Northwest quarter Section 15 T21N R18E, Described area containing 3.766 Acres M/L

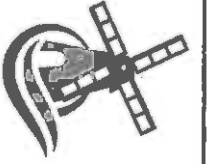
The current population of such territory is one.

We, the undersigned, elect that this annexation shall take effect to the full extent consistent with outstanding priorities of other annexation, incorporation or consolidation proceedings, if any.

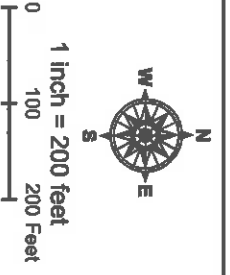
*Check each that applies.

| Signature of Petitioners | Date of Signing | <u>Owner*</u> | <u>Elector*</u> | Address or Description of Property |
|--------------------------|-----------------|-------------------------------------|-------------------------------------|---|
| <i>James S. Schuh</i> | <i>3-14-18</i> | <input checked="" type="checkbox"/> | <input checked="" type="checkbox"/> | <i>W2375 EVERGREEN DR. KAUKAUNA, WI 54130</i> |
| <i>James M Schuh</i> | <i>3-14-18</i> | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <i>112266 Maloney rd, Kau. WI. 54130</i> |
| _____ | _____ | <input checked="" type="checkbox"/> | <input type="checkbox"/> | _____ |
| _____ | _____ | <input checked="" type="checkbox"/> | <input type="checkbox"/> | _____ |
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| _____ | _____ | <input checked="" type="checkbox"/> | <input type="checkbox"/> | _____ |
| _____ | _____ | <input checked="" type="checkbox"/> | <input type="checkbox"/> | _____ |

MAP ON REVERSE SIDE OF PETITION



Village of Little Chute
JAMES SCHUH
Annexation
March 2018



- Proposed Annexation
- Parcel
- Municipal Boundary
- PLSS Section Boundary
- PLSS Quarter Section

