


CERTIFICATION OF CLERK

I, **KAMI LYNCH**, the duly qualified City Clerk of the City of Appleton, Wisconsin, do hereby certify that the attached is a true and compared copy of *Ordinance 68-25, Chris J. Hartwig Rev. Trust – E. Northland Ave/441 Annexation* adopted by the Mayor and Common Council of the City of Appleton, Outagamie/Calumet/Winnebago Counties, at a regular meeting held on June 4, 2025.

Dated this 5th day of June, 2025, City of Appleton, Wisconsin.





Kami Lynch
City Clerk

ORD11951

RECEIVED

06/12/2025

Municipal Boundary Review
WI Dept. of Administration

ADOPTED: June 4, 2025
PUBLISHED: June 9, 2025
Office of the City Clerk

68-25

**AN ORDINANCE ANNEXING TERRITORY
TO THE CITY OF APPLETON, WISCONSIN.**

Chris J. Hartwig Rev. Trust – E. Northland Ave/441 Annexation
MBR Number: 14758

The Common Council of the City of Appleton does ordain as follows:

Section 1. Territory Annexed. In accordance with §66.0217(2) of the Wisconsin Statutes for 2023 – 2024 and the *Unanimous Petition for Direct Annexation* filed with the City Clerk on April 8, 2025, the following described territory in the Town of Grand Chute, Outagamie County, Wisconsin, lying contiguous to the City of Appleton, is hereby annexed to the City of Appleton, Wisconsin:

BEING PART OF THE OF THE SOUTHEAST 1/4 AND SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 18 AND PART OF THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 21 NORTH, RANGE 18 EAST, IN THE TOWN OF GRAND CHUTE, OUTAGAMIE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHEAST 1/4; THENCE N 00°15'48" W ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 10.02 FEET TO A POINT OF INTERSECTION WITH THE REFERENCE LINE OF COUNTY TRUNK HIGHWAY "OO"; THENCE S 88°32'26" E ALONG SAID REFERENCE LINE 330.04 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N 00°16'15" W 414.96 FEET; THENCE S 89°24'21" E 70.08 FEET TO A POINT ON THE WEST LINE OF LOT 1, BLOCK 12, NORTHEAST INDUSTRIAL PARK PLAT NO. 2; THENCE S 00°16'15" E ALONG SAID WEST LINE 204.92 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE S 89°24'21" E ALONG THE SOUTH LINE OF SAID LOT 70.00 FEET; THENCE S 00°16'15" E 5.00 FEET; THENCE S 89°24'21" E ALONG SAID SOUTH LINE 139.49 FEET; THENCE S 00°16'15" E 209.27 FEET TO A POINT ON SAID REFERENCE LINE, BEING POINT 'A'; THENCE N 88°32'26" W ALONG SAID REFERENCE LINE 279.67 FEET TO THE POINT OF BEGINNING. CONTAINING 72,968 SQUARE FEET OR 1.6751 ACRES

ALSO:

COMMENCING AT AFORESAID POINT 'A'; THENCE S 88°32'26" E ALONG THE REFERENCE LINE OF COUNTY TRUNK HIGHWAY "OO" 60.71 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N 00°16'15" W 210.19 FEET TO A POINT ON THE SOUTH LINE OF LOT 1, BLOCK 12, NORTHEAST INDUSTRIAL PARK PLAT NO. 2; THENCE S 89°24'21" E ALONG SAID LINE AND THE SOUTH LINE OF LOT 2 OF SAID BLOCK 359.82 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S 00°16'15" E ALONG THE WEST LINE OF LOT 3 OF SAID BLOCK 120.58 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, BEING 95.00 FEET AS MEASURED NORMAL TO THE SAID REFERENCE LINE; THENCE S 88°32'26" E AND PARALLEL WITH SAID REFERENCE LINE 419.53 FEET TO THE SOUTH CORNER OF LOT 1 OF CERTIFIED SURVEY MAP NO. 2358; THENCE S 00°35'39" W 95.01 FEET TO A POINT ON SAID REFERENCE LINE; THENCE S 88°32'26" E ALONG SAID REFERENCE LINE 4.11 FEET; THENCE S 21°11'31" E ALONG THE EASTERLY LINE OF CERTIFIED SURVEY MAP NO. 2457 AND ITS EXTENSION 428.79 FEET TO THE SOUTHEASTERLY CORNER OF LOT 1 OF SAID MAP; THENCE S 74°10'39" W ALONG THE SOUTHERLY LINE OF SAID LOT 1 640.97 FEET TO THE SOUTHWEST CORNER OF SAID LOT; THENCE N 00°03'24" W ALONG THE WEST LINE OF SAID LOT AND ITS EXTENSION, BEING THE EAST LINE OF LOT 5 OF ROWE'S, A SUBDIVISION, 286.35 FEET; THENCE N 88°28'59" W 86.02 FEET; THENCE N 00°34'34" E ALONG THE EAST LINE OF HIETPAS STREET AND ITS EXTENSION 299.83 FEET TO A POINT ON SAID REFERENCE LINE; THENCE N 88°32'26" W ALONG SAID REFERENCE LINE 237.02 FEET TO THE POINT OF BEGINNING. CONTAINING 414,015 SQUARE FEET OR 9.5045 ACRES

The current population of such territory is 0 people.

Section 2. Effect of Annexation. From and after the date of this ordinance, the territory described in Section 1 shall be a part of the City of Appleton for any and all purposes provided by law and all persons coming or residing within such territory shall be subject to all ordinances, rules and regulations governing the City of Appleton.

Section 3. Ward Designation. The territory described in Section 1 of this ordinance is hereby made a part of the Forty-first (41st) Ward, attached to the Thirteenth (13th) Aldermanic District of the City of Appleton, Outagamie County, subject to the ordinances, rules and regulations of the City governing wards.

Section 4. Zoning Classification. The territory described in Section 1 is hereby zoned as follows, pursuant to §66.0217(7)(a), Stats., and §23-65(h), Appleton Municipal Code:

AG (Agricultural District)

Section 5. Severability. If any provision of this ordinance is invalid or unconstitutional, or if the application of this ordinance to any person or circumstances is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this ordinance, which can be given without the invalid or unconstitutional provision or application.

Section 6. Effective Date. This ordinance shall take effect upon passage and publication.

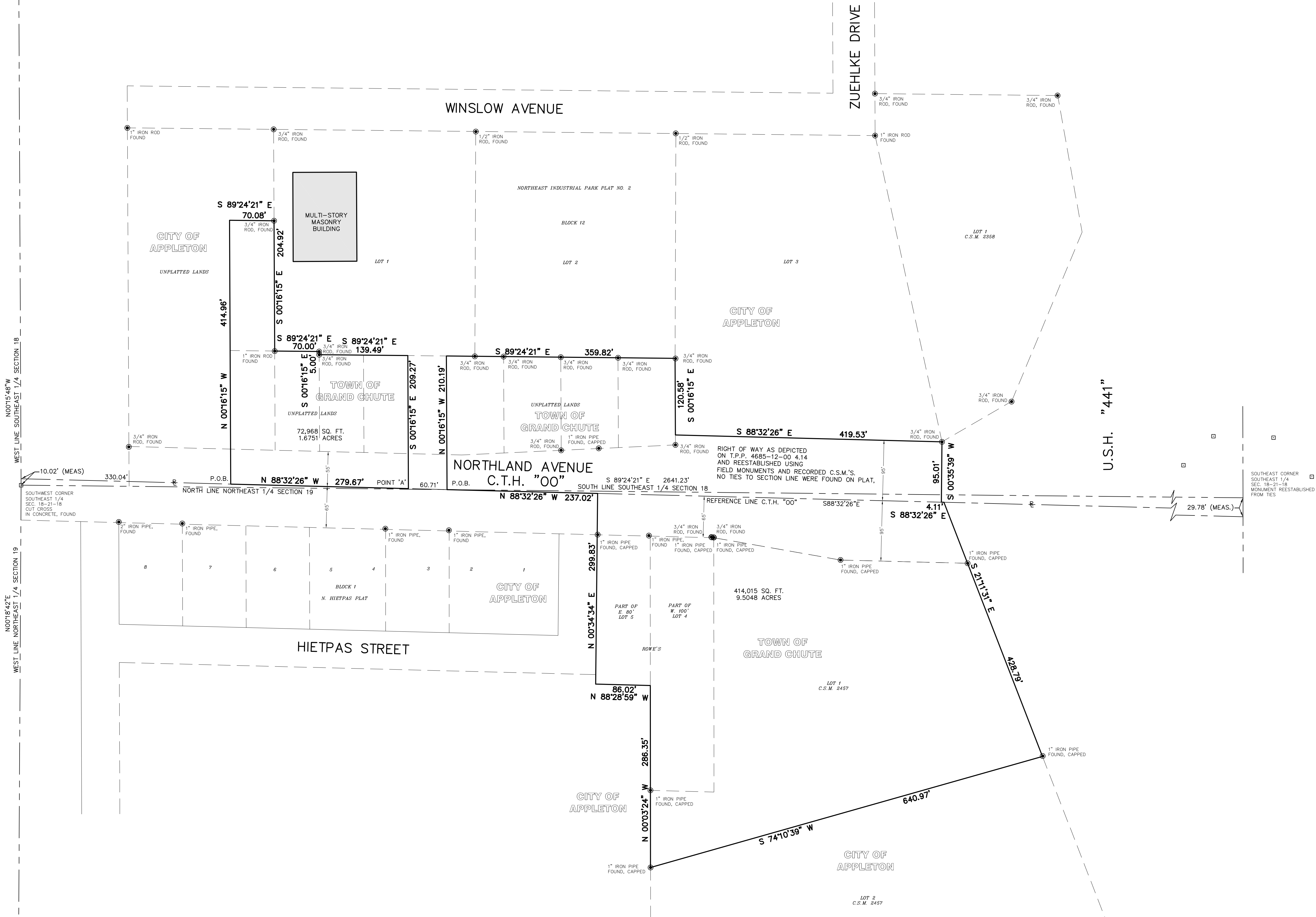
Dated: June 4, 2025

A stylized, handwritten signature in black ink, consisting of a large, sweeping loop followed by a horizontal line.

Jacob A. Woodford, Mayor
City Law A25-0137

A stylized, handwritten signature in black ink, featuring a large, flowing 'K' and 'L'.

Kami Lynch, City Clerk



LEGAL DESCRIPTION OF LANDS TO BE ANNEXED

BEING PART OF THE OF THE SOUTHEAST 1/4 AND SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 18 AND PART OF THE NORTHWEST 1/4 AND NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 21 NORTH, RANGE 18 EAST, IN THE TOWN OF GRAND CHUTE, OUTAGAMIE COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID SOUTHEAST 1/4; THENCE N 00°15'48" W ALONG THE WEST LINE OF SAID SOUTHEAST 1/4 10.02 FEET TO A POINT OF INTERSECTION WITH THE REFERENCE LINE OF COUNTY TRUNK HIGHWAY "00"; THENCE S 88°32'26" E ALONG SAID REFERENCE LINE 330.04 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N 00°16'15" W 414.96 FEET; THENCE S 89°24'21" E 70.08 FEET TO A POINT ON THE WEST LINE OF LOT 1, BLOCK 12, NORTHEAST INDUSTRIAL PARK PLAT NO. 2; THENCE S 00°16'15" E ALONG SAID WEST LINE 204.92 FEET TO THE SOUTHWEST CORNER OF SAID LOT 1; THENCE S 89°24'21" E ALONG THE SOUTH LINE OF SAID LOT 70.00 FEET; THENCE S 00°16'15" E 5.00 FEET; THENCE S 89°24'21" E ALONG SAID SOUTH LINE 139.49 FEET; THENCE S 00°16'15" E 209.27 FEET TO A POINT ON SAID REFERENCE LINE, BEING POINT 'A'; THENCE N 88°32'26" W ALONG SAID REFERENCE LINE 279.67 FEET TO THE POINT OF BEGINNING.

CONTAINING 72,968 SQUARE FEET OR 1.6751 ACRES

ALSO:

COMMENCING AT AFORESAID POINT 'A'; THENCE S 88°32'26" E ALONG THE REFERENCE LINE OF COUNTY TRUNK HIGHWAY "00" 60.71 FEET TO THE POINT OF BEGINNING OF LANDS TO BE DESCRIBED; THENCE N 00°16'15" W 210.19 FEET TO A POINT ON THE SOUTH LINE OF LOT 1, BLOCK 12, NORTHEAST INDUSTRIAL PARK PLAT NO. 2; THENCE S 89°24'21" E ALONG SAID LINE AND THE SOUTH LINE OF LOT 2 OF SAID BLOCK 359.82 FEET TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S 00°16'15" E ALONG THE WEST LINE OF LOT 3 OF SAID BLOCK 120.58 FEET TO THE SOUTHWEST CORNER OF SAID LOT 3, BEING 95.00 FEET AS MEASURED NORMAL TO THE SAID REFERENCE LINE; THENCE S 88°32'26" E AND PARALLEL WITH SAID REFERENCE LINE 419.53 FEET TO THE SOUTH CORNER OF LOT 1 OF CERTIFIED SURVEY MAP NO. 2358; THENCE S 00°35'39" W 95.01 FEET TO A POINT ON SAID REFERENCE LINE; THENCE S 88°32'26" E ALONG SAID REFERENCE LINE 4.11 FEET; THENCE S 21°11'31" E ALONG THE EASTERLY LINE OF CERTIFIED SURVEY MAP NO. 2457 AND ITS EXTENSION 428.79 FEET TO THE SOUTHEASTLY CORNER OF LOT 1 OF SAID MAP; THENCE S 74°10'39" W ALONG THE SOUTHERLY LINE OF SAID LOT 1 640.97 FEET TO THE SOUTHWEST CORNER OF SAID LOT; THENCE N 00°03'24" W ALONG THE WEST LINE OF SAID LOT AND ITS EXTENSION, BEING THE EAST LINE OF LOT 5 OF ROWE'S, A SUBDIVISION, 286.35 FEET; THENCE N 88°28'59" W 86.02 FEET; THENCE N 00°34'34" E ALONG THE EAST LINE OF HIEMPAS STREET AND ITS EXTENSION 299.83 FEET TO A POINT ON SAID REFERENCE LINE; THENCE N 88°32'26" W ALONG SAID REFERENCE LINE 237.02 FEET TO THE POINT OF BEGINNING.

CONTAINING 414,015 SQUARE FEET OR 9.5048 ACRES



**ANNEXATION EXHIBIT
FOR**

NORTHLAND DEVELOPMENT
E. NORTHLAND AVE.
GRAND CHUTE, WI

DRAWN BY:	DHS	DATE:	MARCH 27, 2025
CHECKED BY:	MJB	DRAWING NO.	EX - 0
CSE Job No.:	25-037	SHEET	1 OF 1

