



ORD12112

RECEIVED

08/06/2026

Municipal Boundary Review
Wisconsin Dept. of Admin.

CERTIFICATE OF CITY CLERK

STATE OF WISCONSIN)
COUNTY OF WINNEBAGO)
CITY OF OSHKOSH)

I, Darla M. Salinas, hereby certify that I am the duly appointed, qualified and acting CITY CLERK of the CITY OF OSHKOSH, Winnebago County, State of Wisconsin, and as such have charge of the official records of the City:

I further certify that this is a true and correct copy of Ordinance No. 26-36 and the original is on file in the City Clerk's office. The population of the territory being attached is zero (0) persons. The **MBR number is 14860.**

IN WITNESS WHEREOF, I have hereunto set my hand and the seal of the City of Oshkosh, this 6th day of August, 2026.

Darla M. Salinas, CMC, WCMC
City Clerk



08/04/2026

26-36

ORDINANCE

CARRIED

7-0

PURPOSE: APPROVE REQUEST TO ANNEX XIONG ENTERPRISES ANNEXATION TO THE CITY FROM THE TOWN OF OSHKOSH - LOCATED AT 2875 JACKSON STREET, PARCEL 01801420102

INITIATED BY: XIONG ENTERPRISES, LLC

PLAN COMMISSION RECOMMENDATION: Approved

A GENERAL ORDINANCE OF THE CITY ANNEXING CERTAIN TERRITORY FROM THE TOWN OF OSHKOSH TO THE CITY OF OSHKOSH.

The Common Council of the City of Oshkosh ordains as follows:

WHEREAS, an annexation petition duly circulated has heretofore been signed by the owners of all the real property subject to this annexation and all of the electors residing in the proposed annexation territory; and

WHEREAS, Section 66.0217(2) of the Wisconsin Statutes allows for petition to be filed without a notice of intention to circulate in an annexation by unanimous approval; and

WHEREAS, the annexation petition together with a description of the territory to be annexed and a scale map showing the boundaries of such territory and its relation to the municipalities involved, have been filed with the City Clerk of the City of Oshkosh and the Town Clerk for the Town of Oshkosh; and

WHEREAS, a copy of said annexation petition together with a description of the territory to be annexed and a scale map having been mailed to the Oshkosh Area School District Clerk and the Division of Municipal Boundary Review of the State of Wisconsin Department of Administration within five (5) days of the filing of said petition; and

WHEREAS, not more than one hundred twenty (120) days have lapsed since the filing of the annexation petition; and

WHEREAS, the Division of Municipal Boundary Review of the State of Wisconsin Department of Administration has issued opinion that the annexation is in the public interest; and

WHEREAS, the petitioners have requested that the annexation ordinance temporarily and permanently designate the classification of the annexed area for zoning purposes; and

WHEREAS, the Plan Commission of the City of Oshkosh is recommending that said property be temporarily and permanently zoned as follows: Suburban Mixed-Use District (SMU)

NOW, THEREFORE, BE IT ORDAINED by the Common Council of the City of Oshkosh as follows:

SECTION 1 A petition by unanimous approval pursuant to Section 66.0217(2), Wis. Stats has been filed with the Clerk of the City of Oshkosh requesting the annexation of the hereinafter described territory located in the Town of Oshkosh, Winnebago County, Wisconsin to the City of Oshkosh, Winnebago County, Wisconsin:

Tax Parcel No.: 01801420102

Attached hereto, and identified as Exhibit A, is a legal description of the territory annexed herein.

The current population of this territory is 0.

SECTION 2 The Common Council adopts said Petition for Annexation, thereby ordaining that the above-described territory presently in the Town of Oshkosh, Winnebago County, Wisconsin, is hereby annexed to and made part of the City of Oshkosh, Winnebago County, Wisconsin pursuant to Section 66.0217(2) of the Wisconsin Statutes.

SECTION 3. All such annexed territory shall be a part of the City of Oshkosh for any and all purposes provided by law and shall be subject to the laws, ordinances, rules and regulations of the City of Oshkosh applicable thereto.

SECTION 4. That the above-described annexed property is hereby temporarily and permanently zoned as follows: Suburban Mixed-Use District (SMU).

SECTION 5. That the above-described annexed property prior to annexation was part of the Oshkosh Area School District and such territory shall remain part of the Oshkosh Area School District.

SECTION 6. The territory is hereby made part of Assessor's Ward 12, District 3, Voting Ward 33 of the City of Oshkosh.

SECTION 7. That upon adoption of this Ordinance, the Clerk shall file a certified copy of this Ordinance, a Certificate of Annexation and a scale map of the property annexed with the Secretary of Administration, with any utility company currently providing services to such area, with the Winnebago County Register of Deeds and with the Oshkosh Area School District in accordance with Section 66.0217(9), Wis., Stats., and further, said Clerk shall give written notice of acceptance of such Petition for Annexation to the Town of Oshkosh.

SECTION 8. Section 1-28 and 1-29 of the Oshkosh Municipal Code pertaining to City Boundaries and Benchmarks are hereby amended as to reflect the provision of this Ordinance and the proper City officials are hereby directed to make such changes.

SECTION 9. Severability. If any provision of this Ordinance is invalid or unconstitutional, or if the application of this Ordinance to any person or circumstance is invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the other provisions or applications of this Ordinance which can be given effect without the invalid or unconstitutional provision or application.

SECTION 10. Pursuant to Wis. Stats. Section 66.0217 (14)(a)(1), the City of Oshkosh agrees to pay annually to the Town of Oshkosh, for five (5) years, an amount equal to the amount of property taxes that the Town of Oshkosh levied on the annexed territory, as shown by the tax roll under Wis. Stats. Section 70.65, in the year which the annexation is final.

SECTION 11. This Ordinance shall take effect upon passage and publication as provided by law.

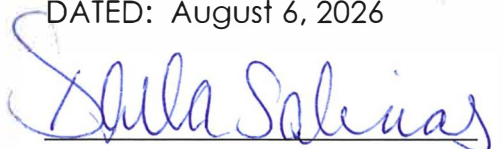
SECTION 12. Publication Notice. Please take notice that the City of Oshkosh enacted Ordinance #26-36 Approve request to annex XIONG ENTERPRISES Annexation to the City from the Town of Oshkosh – located at 2875 Jackson Street, PARCEL 01801420102 on August 4, 2026. This ordinance annexes the Xiong Enterprises Annexation located at 2875 Jackson Street into the City of Oshkosh from the town of Oshkosh, parcel 01801420102. The full text of the Ordinance may be obtained at the Office of the City Clerk, 215 Church Avenue and on the City's website at www.oshkoshwi.gov. Clerk's phone: (920) 236-5011.

STATE OF WISCONSIN)
COUNTY OF WINNEBAGO) SS
CITY OF OSHKOSH)

I, Darla M. Salinas, City Clerk for the City of Oshkosh, Winnebago County, Wisconsin, do hereby certify that this Ordinance (26-36) is a true and correct copy of the original on file in my office, adopted by the Common Council of the City of Oshkosh, Wisconsin at the meeting held on August 4, 2026.

Witness my hand and the Corporation seal of the City of Oshkosh, Wisconsin.

DATED: August 6, 2026


Darla M. Salinas, CMC, WCMC
City Clerk, City of Oshkosh
Winnebago County, Wisconsin



SE ¼, SE ¼
SECTION 2-18-16

RECEIVED

JUN 23 2026

CITY CLERK'S OFFICE

SW ¼, SW ¼
SECTION 1-18-16

NORTHEAST CORNER
SECTION 11-18-16
(BERNTSEN MONUMENT)

City of Oshkosh
Town of Oshkosh

S89°14'02"W
38.50'

JACKSON ST - (STH-76)

CSM 3923
LOT 1 ID: 01801420101

POINT
OF
BEGINNING

N89°12'18"E 617.91'

S01°11'04"E
165.44'

ID: 91219970200

LOT 1

CSM 3923
LOT 2 ID: 01801420102

S01°11'04"E
165.44'

N01°04'28"W
165.75'

CSM 7896

Town of Oshkosh

NE ¼, NE ¼
SECTION 11-18-16

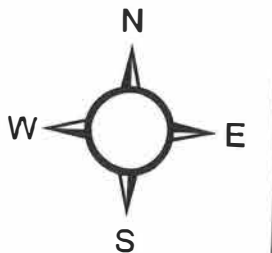
City of Oshkosh S89°10'34"W 618.22'

ID: 91219810100 CSM 3055
LOT 1

ID: 91219810000

NW ¼, NW ¼
SECTION 12-18-16

LOT 1
CSM 4728



ANNEXATION AREA:
102,346 SQUARE FEET/
2.350 ACRES

PARCEL #01801420102
(2875 JACKSON STREET)

TO BE ZONED:
SUBURBAN MIXED USE (SMU)

NORTH IS REFERENCED TO THE EAST LINE OF THE NORTHEAST ¼ OF SECTION 11,
TOWNSHIP 18 NORTH, RANGE 16 EAST, WHICH BEARS N01°13'01"W PER THE
WINNEBAGO COUNTY COORDINATE SYSTEM



CITY OF OSHKOSH
PLANNING SERVICES DIVISION

GRAPHIC SCALE: 0 25 50 100
SCALE: 1" = 100 FEET Feet

DATE
DRAWN: MAY 26, 2026

XIONG ENTERPRISES UNANIMOUS ANNEXATION FROM
THE TOWN OF OSHKOSH TO THE CITY OF OSHKOSH

BEING ALL OF LOT 2 OF CERTIFIED SURVEY MAP NUMBER
3923 RECORDED AS DOCUMENT NUMBER 998992,
WINNEBAGO COUNTY REGISTER OF DEEDS, LOCATED IN
THE NORTHEAST ¼ OF THE NORTHEAST ¼ OF SECTION 11,
TOWNSHIP 18 NORTH, RANGE 16 EAST, TOWN OF
OSHKOSH, WINNEBAGO COUNTY, WISCONSIN

File Name: H:\Jeffn\Arc_GIS_Pro_Projects\Annexations_and_Attachments\Xiong_Enterprises\Xiong_Enterprises_Annexation.aprx

EXHIBIT A

XIONG ENTERPRISES AMINATION FROM THE TOWN OF OSHKOSH

BEING ALL OF LOT 2 OF CERTIFIED SURVEY MAP NUMBER 3923 RECORDED AS DOCUMENT NUMBER 998992, WINNEBAGO COUNTY REGISTER OF DEEDS, LOCATED IN THE NORTHEAST $\frac{1}{4}$ OF THE NORTHEAST $\frac{1}{4}$ OF SECTION 11, TOWNSHIP 18 NORTH, RANGE 16 EAST, TOWN OF OSHKOSH, WINNEBAGO COUNTY, WISCONSIN, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING FROM THE NORTHEAST CORNER OF SECTION 11, TOWNSHIP 18 NORTH, RANGE 16 EAST; THENCE S89°14'02"W, 38.50 FEET ALONG THE NORTH LINE OF SAID SECTION 11 TO A POINT ON THE WEST LINE OF JACKSON STREET (STATE HIGHWAY 76); THENCE S01°11'04"E, 165.44 FEET ALONG SAID WEST LINE TO THE NORTHEAST CORNER OF LOT 2 OF CERTIFIED SURVEY MAP NUMBER 3923 AND POINT OF BEGINNING; THENCE CONTINUING S01°11'04"E, 165.44 FEET ALONG THE EAST LINE OF SAID LOT 2 TO THE SOUTHEAST CORNER OF SAID LOT 2; THENCE S89°10'34"W, 618.22 FEET ALONG THE SOUTH LINE OF SAID LOT 2 TO THE SOUTHWEST CORNER OF SAID LOT 2; THENCE N01°04'28"W, 165.75 FEET ALONG THE WEST LINE OF SAID LOT 2 TO THE NORTHWEST CORNER OF SAID LOT 2; THENCE N89°12'18"E, 617.91 FEET ALONG THE NORTH LINE OF SAID LOT 2 TO THE POINT OF BEGINNING; SAID AREA CONTAINS 102,346 SQUARE FEET OR 2.350 ACRES, MORE OR LESS.