



## AGENDA

### VILLAGE OF LITTLE CHUTE PLAN COMMISSION MEETING

PLACE: Little Chute Village Hall – Village Board Room

DATE: Monday, July 11, 2022

TIME: 6:00 p.m.

**Virtually attend the July 11 Plan Commission meeting at 6 PM by following the link here:**

Join Zoom Meeting: <https://us06web.zoom.us/j/87658809980>

Meeting ID: 876 5880 9980

Dial by your location: +1 312 626 6799 US (Chicago)

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 June 13, 2022
2. Recommendation—CSM Lot 20 Little Chute North Estates
3. Unfinished Business
4. Items for Future Agenda
5. 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 July 7, 2022

## MINUTES OF THE PLAN COMMISSION MEETING JUNE 13, 2022

### Call to Order

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

### Roll Call

PRESENT:           Larry Van Lankvelt  
                      President Vanden Berg  
                      Jim Moes  
                      Kent Taylor  
                      Bill Van Berkel  
                      Todd Verboomen

STAFF PRESENT:   Administrator Bernhoft, Community Development Director Dave Kittel

### Public Appearance for Items Not on the Agenda

None

### Approval of Minutes from the Plan Commission Meeting of May 9, 2022

*Moved by Commissioner Moes, seconded by Commissioner Van Berkel to approve the Plan Commission Meeting Minutes of May 9, 2022.*

All Ayes—Motion Carried

### Recommendation—CSM Ceil Street

*Moved by Commissioner Moes, seconded by Commissioner Van Berkel to approve the CSM as presented with note of covenants to be done as per Village Ordinance.*

All Ayes—Motion Carried

### Recommendation—Site Plan for Spirit Court

*Moved by Commissioner Van Lankvelt, seconded by Commissioner Van Berkel to recommend approval of the site plan to the Village Board in a phased plan as presented with all staff comments being addressed.*

All Ayes—Motion Carried

### Unfinished Business

None

### Items for Future Agenda

None

### Adjournment

*Moved by Commissioner Van Berkel, seconded by Commissioner Moes to Adjourn the Plan Commission Meeting at 6:07 p.m.*

All Ayes—Motion Carried

## VILLAGE OF LITTLE CHUTE

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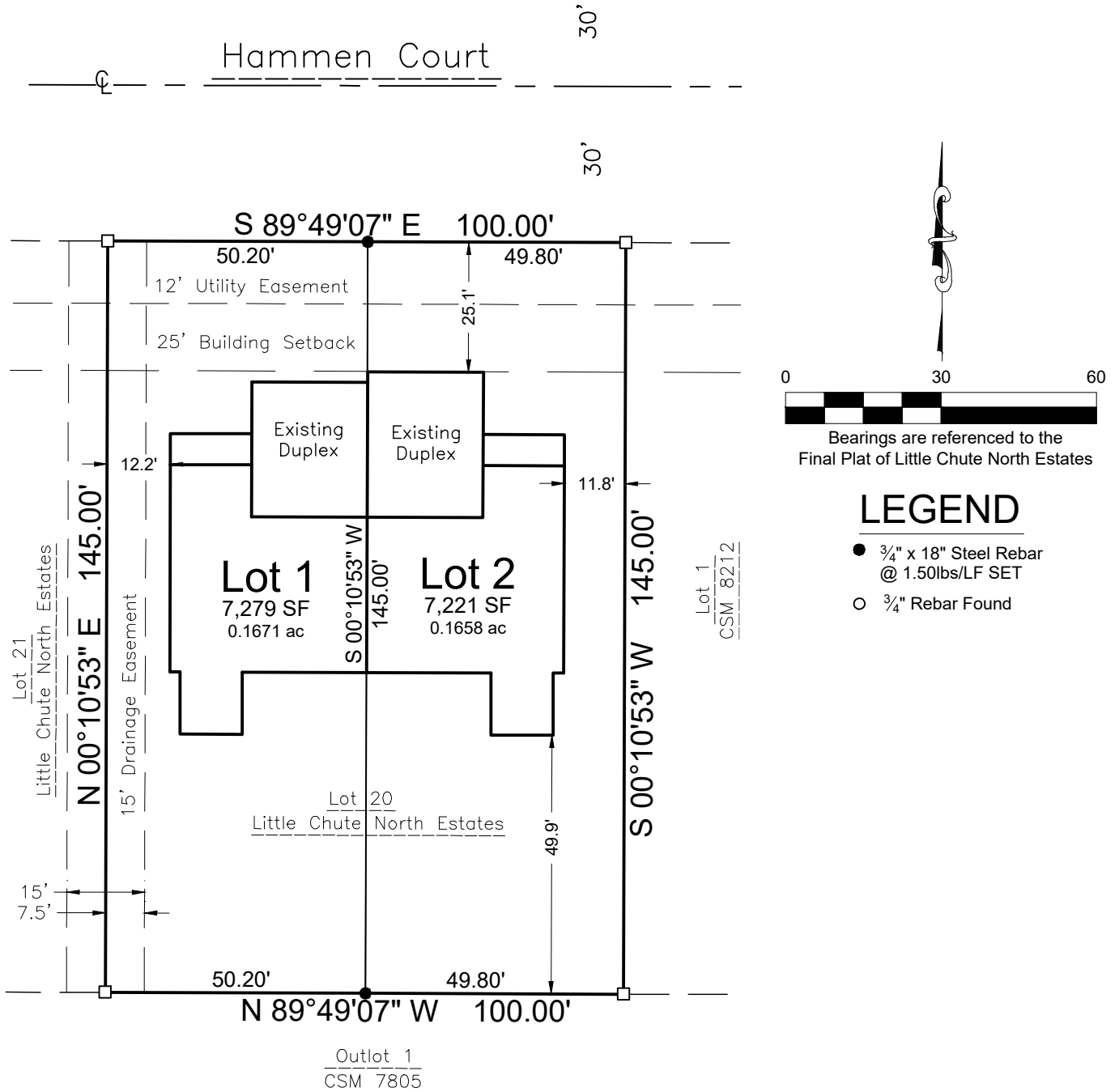
By: Michael Vanden Berg, Village President

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Attest: Laurie Decker, Village Clerk

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

All of Lot 20 of Little Chute North Estates, being part Northwest 1/4 of the Southwest 1/4, Section 10, Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin.



**Note:**

1. Restrictive covenants shall be recorded at the Outagamie County Register of Deeds, providing declarations and/or by-laws similar to those typically recorded on a declaration of condominium. Said covenants shall provide for mediation of any and all disputes between owners of each unit and any third party with regard to construction, use, and maintenance of the real property. Furthermore, said covenants shall specifically state that the village of Little Chute and all approving authorities shall not be held responsible for the same, and that said covenants shall inure to all heirs and assigns.



**DAVEL ENGINEERING & ENVIRONMENTAL, INC.**  
Civil Engineers and Land Surveyors

1164 Province Terrace, Menasha, WI 54952  
Ph: 920-991-1866 Fax: 920-441-0804  
www.davel.pro

James R. Sehloff

Professional Land Surveyor No. S-2692  
jim@davel.pro

Date

Survey for:

Jeff Heiting Builder Inc.  
4448 N. Orion Lane  
Appleton, WI 54913

File: 7146CSM.dwg  
Date: 06/06/2022  
Drafted By: Jim  
Sheet: 1 of 3



**Certified Survey Map No. \_\_\_\_\_**

All of Lot 20 of Little Chute North Estates, being part Northwest 1/4 of the Southwest 1/4, Section 10,  
Township 21 North, Range 18 East, Village of Little Chute, Outagamie County, Wisconsin.

Village Board Approval Certificate

Resolved, that this certified survey map in the Village of Little Chute, Outagamie County, Jeff Heiting Builder Inc., the property owner, is hereby approved by the Village Board of the Village of Little Chute.

\_\_\_\_\_  
Chairman

\_\_\_\_\_  
Date

I hereby certify that the foregoing is a copy of a resolution adopted by the Village Board of the Village of Little Chute.

\_\_\_\_\_  
Clerk

\_\_\_\_\_  
Date

Treasurers' Certificate

We, being the duly elected, qualified and acting Treasurers' of the Village of Little Chute and Outagamie County, do hereby certify that in accordance with the records in our office, there are no unredeemed tax sales and unpaid taxes, or special assessments on and of the land included in this certified survey map.

\_\_\_\_\_  
Village Treasurer

\_\_\_\_\_  
Date

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

\_\_\_\_\_  
Date

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

the property owners of record:  
Jeff Heiting Builder Inc.

Recording Information:  
Doc. 2166866

Parcel Number:  
260451930

\_\_\_\_\_  
James R. Sehloff Professional Land Surveyor No. S-2692 Date