

ORDINANCE AMENDING ZONING MAP
(William Schisel and Niccole Holmes)

TO THE MANITOWOC COUNTY BOARD OF SUPERVISORS:

1 WHEREAS, the Planning and Park Commission, after providing the required notice, held
2 a public hearing on a petition for a zoning ordinance amendment on August 22, 2022; and
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4 WHEREAS, the Planning and Park Commission, after careful consideration of testimony
5 and an examination of the facts, recommends that the petition be approved for the reasons stated
6 in the attached report;
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8 NOW, THEREFORE, the county board of supervisors of the county of Manitowoc does
9 ordain as follows:
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11 A tract of land located in part of the Southwest Quarter (SW1/4) of the Southeast Quarter
12 (SE1/4) of Section Fifteen (15), Township Nineteen (19) North, Range Twenty-Three (23) East,
13 Town of Manitowoc Rapids, Manitowoc County, Wisconsin described as follows:
14

15 Commencing at the South Quarter Corner of said Section 19; thence N00°-42'-
16 54"W along the west line of the Southeast Quarter of said Section 19, a distance of
17 1314.24 feet to the north line of the SW1/4 of said SE1/4; thence N89°-24'-35"E
18 along said north line, a distance of 631.63 feet to the east right of way line of Neuser
19 Dr. and the point of real beginning; thence continue N89°-24'-35"E along said
20 north line, a distance of 680.65 feet to the east line of said SW1/4 of the SE1/4;
21 thence S01°-09'-20"E along said east line, a distance of 509.22 feet to the northerly
22 line of Tract 6 of Certified Survey Map recorded in Volume 28 of Certified Survey
23 Maps on Page 359 as Document No. 1079665 of Manitowoc County Records;
24 thence N80°-40'-50"W along said northerly line, a distance of 161.30 feet; thence
25 S88°-50'40"W along said northerly line, a distance 65.00 feet to the westerly line
26 of said Tract 6; thence S01°-09'-20"E along said westerly line, a distance of 72.20
27 feet to the northerly line of Tract 4 of Certified Survey Map recorded in Volume 27
28 of Certified Survey Maps on Page 307 as Document No. 1048179 of Manitowoc
29 County Records; thence S88°-46'-03"W along the northerly line of said Tract 4, a
30 distance of 11.73 feet; thence S88°-33'-40"W along said northerly line, a distance
31 of 335.35 feet to the east right of way line of Neuser Dr.; thence N52°-42'-57"W
32 along said easterly right of way line, a distance of 16.71 feet; thence Northwesterly
33 235.12 feet along the arc of curve to the right and said easterly right of way line,
34 having a radius of 260.00 feet and a chord which bears N26°-48'-34"W 227.19 feet;
35 thence N00°-54'-10"W along said east right of way line, a distance of 345.30 feet
36 to the point of real beginning, said parcel containing approximately 358,122 square
37 feet (8.221 acres) of land and is hereby rezoned from Rural Residential (RR)
38 District to Commercial Business (CB) District.

