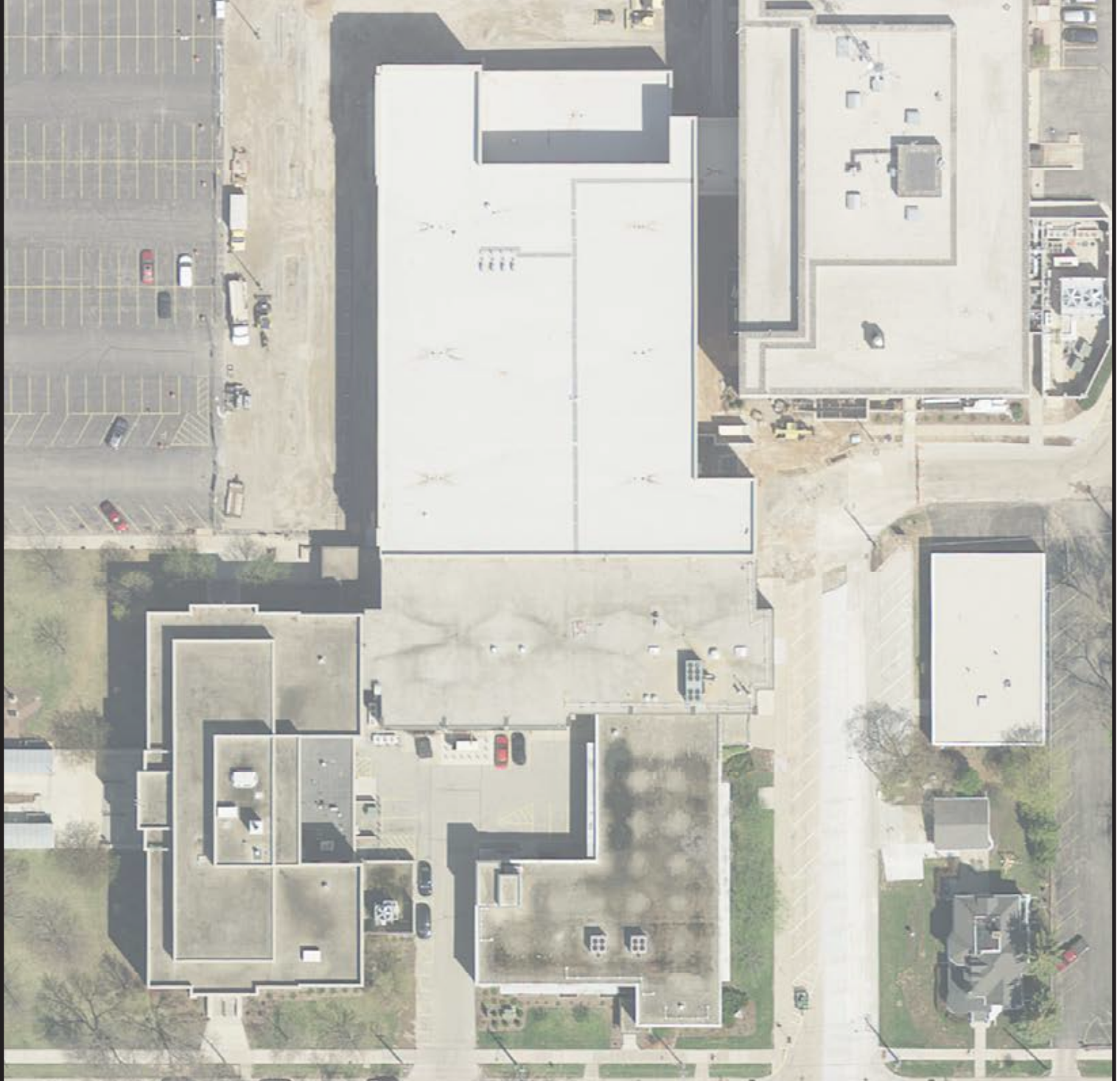


# *Outagamie County Vacant Property Recommendations*



*June 2020*

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# CITY OF APPLETON

Apple Creek Road - Highway



Parcels	311646600
Location	Corner of CTH JJ and Apple Creek Rd
Size (Acres)	1.26
Reason for Acquisition	Highway right-of-way
Responsible Department	County Highway Department
Appraisal	No
Survey	No
Recommendation	Hold
Detail	Future site for stormwater retention facility.



# CITY OF KAUKAUNA

## Industrial Facility



Parcels	322091400
Location	Kaukauna Industrial Park No. 1 - NEly 150' of Lot 7 & all of Lot 8
Size (Acres)	2.76
Reason for Acquisition	Clean up of contaminated site
Responsible Department	Maintenance
Appraisal	No
Survey	Yes - within platted subdivision
Recommendation	Hold
Detail	Site is being cleaned up through the cooperative efforts of the County and the DNR, and is leased out to a private business. Upon completion of remediation, work to transfer title to get property back on tax rolls.



# CITY OF NEW LONDON

In Rem Spurr Rd



Parcels	333066001
Location	LOT 1 CSM 3614
Size (Acres)	.66
Reason for Acquisition	In Rem
Responsible Department	Treasurer
Appraisal	No
Survey	Yes
Recommendation	Sell/Transfer
Detail	Continue to pursue sale to third party via the Treasurer's auction & property disposition process.



# TOWN OF CICERO

Excess State Highway ROW



Parcels	050037100
Location	NE-SE Sec. 20, T24N-R17E - East side of STH 47
Size (Acres)	1.21
Reason for Acquisition	Acquired by the County, with WisDOT funding, as part of Highway 47 Project.
Responsible Department	Wisconsin DOT
Appraisal	No
Survey	No
Recommendation	Sell/Transfer
Detail	Leave in current state unless interest in acquisition expressed by neighboring properties. Then refer to WisDOT real estate staff.



# TOWN OF GRAND CHUTE

## Tri-Park Outlots



Parcels	102320000, 102320100, 102320500, 102320600, 102320700,102320800
Location	TRI-Park Plat, outlots 1, 2, 6, 7, 8 and 9.
Size (Acres)	Various (.53 - 2.78)
Reason for Acquisition	Part of the former County Farm.
Responsible Department	Development and Land Services
Appraisal	No
Survey	Yes - within platted subdivision.
Recommendation	Hold
Detail	As time and resources allow, evaluate potential for regional stormwater management system or other alternative uses that serve the public good. If not feasible, work with Tri-Park Commerce Center, LLP or neighboring property owners to transfer ownership.



# TOWN OF GRAND CHUTE

Remnant Lynndale Property



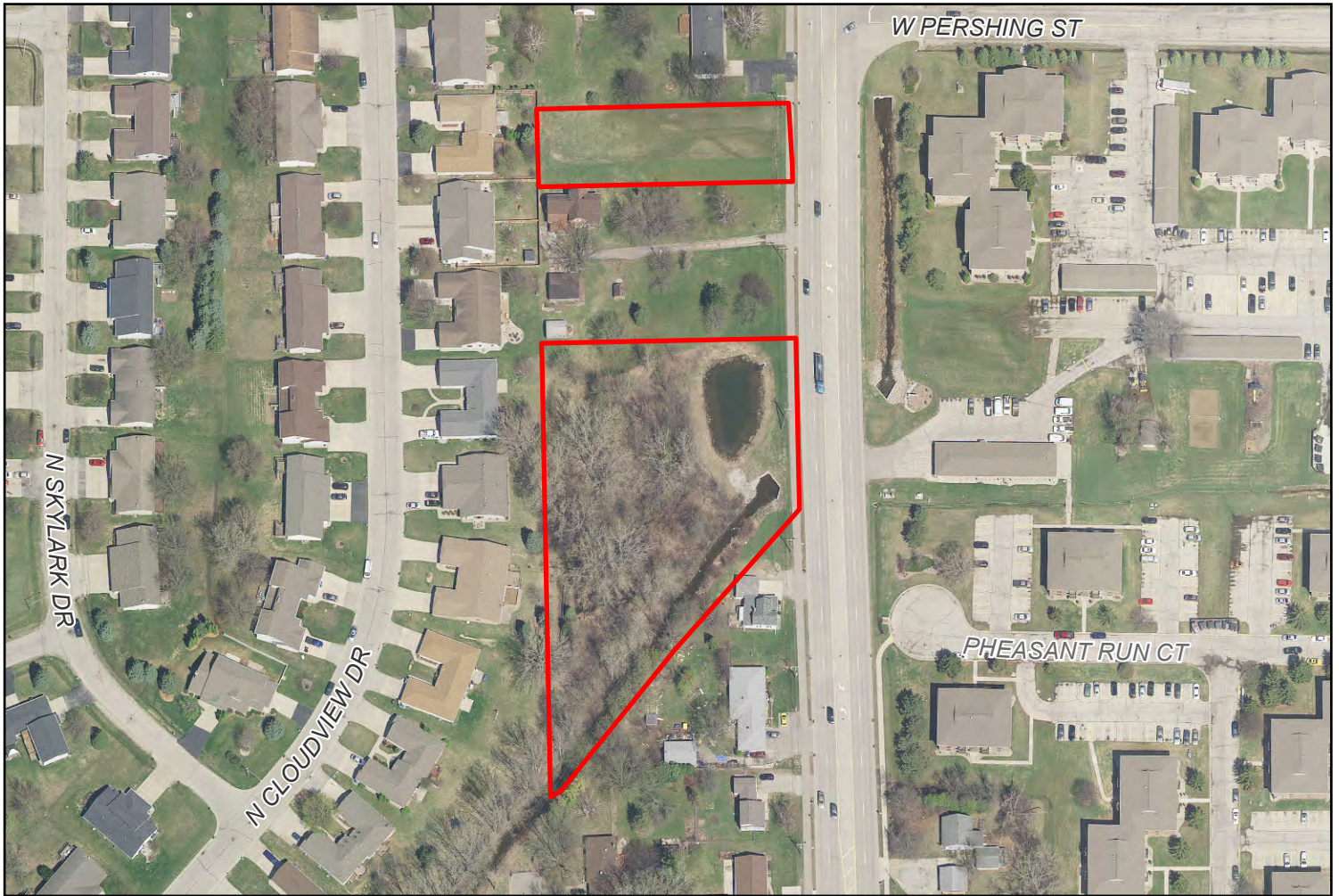
Parcels	101096700
Location	Lot 1 of CSM 6458, NW1/4, Sec. 21, T21N-R17E
Size (Acres)	0.29
Reason for Acquisition	Purchased as part of County Highway A project.
Responsible Department	County Highway Department
Appraisal	\$2,000
Survey	Yes - CSM 6458
Recommendation	Sell/Transfer
Detail	As time and resources allow, explore potential to transfer ownership, if neighbors express interest.



# TOWN OF GRAND CHUTE

Remnant Lynndale Property

N



Parcels	101096503
Location	NW1/4, Sec. 21, T21N-R17E
Size (Acres)	2.48
Reason for Acquisition	Purchased as part of County Highway A project.
Responsible Department	County Highway Department
Appraisal	No
Survey	No
Recommendation	Hold (South Property), Sell/Transfer (North Property)
Detail	The two properties are currently part of one legal description - a survey would be required prior to sale. Retain the south portion, where the county's stormwater detention basin is. Proceed with Land division and sale to interested neighbor(s) in accordance with county ordinances, policies and procedures.



# TOWN OF GRAND CHUTE

Highway 15/Casaloma



Parcels	101087500
Location	N1/2 Sec 20, T21N-R17E - West of USH 41/South of STH 15
Size (Acres)	18.22
Reason for Acquisition	Part of the former County Farm.
Responsible Department	Development and Land Services/Maintenance
Appraisal	\$100,000 per usable acre
Survey	Yes - CSM 5655
Recommendation	Hold (SE Portion); Sell/Transfer (NW Portion).
Detail	Continue to market property for sale. Upon receipt of federal wetland determination (Army Corps of Engineers determination pending) assess whether remaining buildable footprint is conducive for private development given site constraints; if so, reevaluate sale price and marketing strategy. Any portions of the site less suitable for commercial development should be retained for potential county recreational use (county parkland is adjacent to the east, and trail to the south) and/or wetland mitigation bank (ATW airport mitigation bank is adjacent to the south).



# TOWN OF GRAND CHUTE

## Brewster Campus

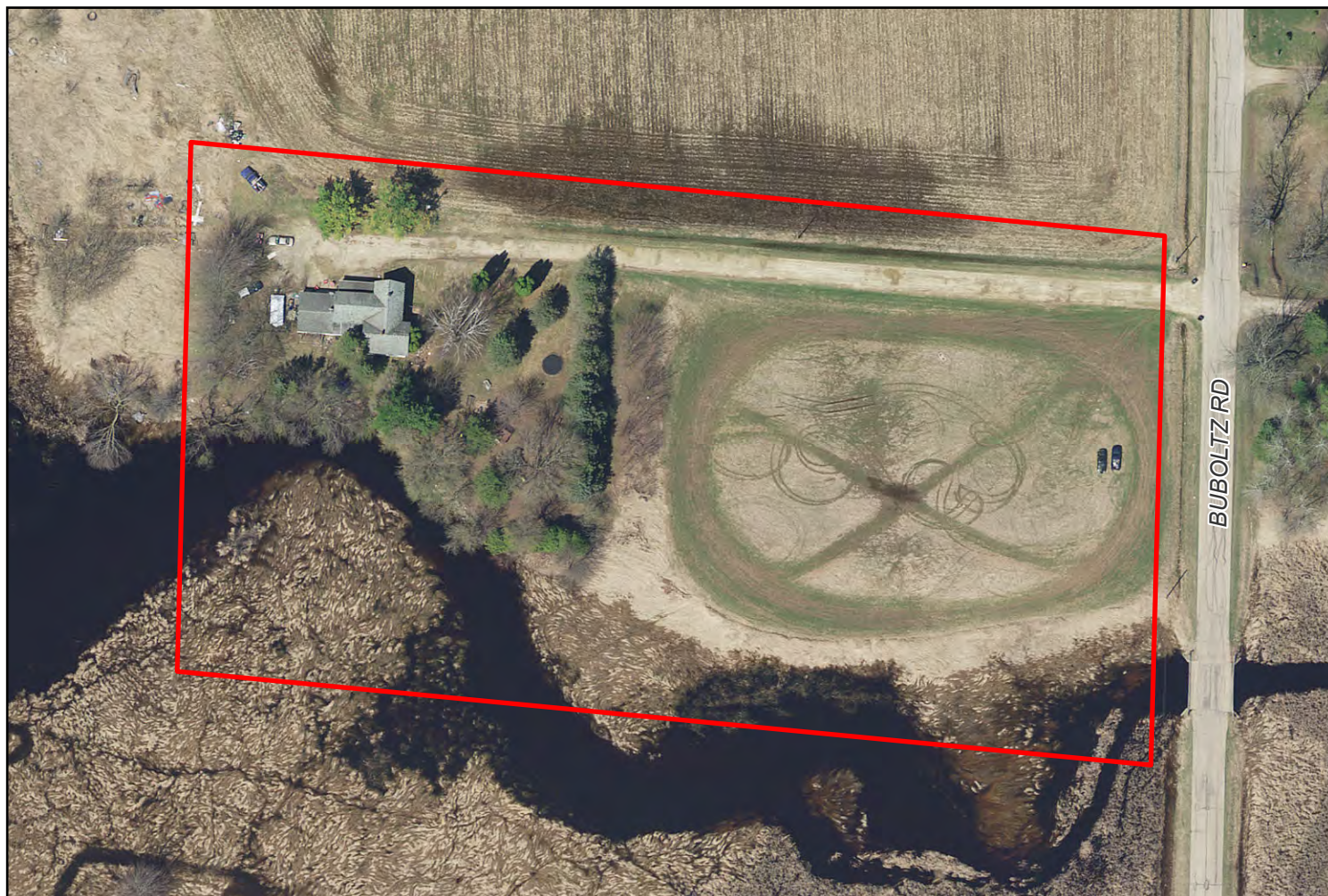


Parcels	101091200, 101090900, 101091400 (part)
Location	SE1/4 Sec. 20, T21N-R17E - West of Bluemound Dr. & North of Wisconsin Ave.
Size (Acres)	15 acres (un-/underutilized)
Reason for Acquisition	Part of the former County Farm.
Responsible Department	Development and Land Services
Appraisal	No
Survey	No
Recommendation	Hold
Detail	



# TOWN OF MAPLE CREEK

In Rem Buboltz Rd



Parcels	160026200
Location	LOT 1 CSM 2133
Size (Acres)	5
Reason for Acquisition	In Rem
Responsible Department	Treasurer / Corporation Counsel
Appraisal	No
Survey	Yes
Recommendation	Hold
Detail	Hold for potential use as housing for state-mandated Chapter 980 program, until such time it is determined by the Corporation Counsels office to not be in county's best interest to retain.



# VILLAGE OF LITTLE CHUTE

## Highway/Solid Waste Site



Parcels	260400600, 260448300 (Part)
Location	North OF CTH OO, west of Highway Garage
Size (Acres)	appx. 20
Reason for Acquisition	Solid Waste & Other County operations
Responsible Department	Solid Waste
Appraisal	No
Survey	No
Recommendation	Hold
Detail	Retain for Solid Waste Department soil storage needs related to future landfill expansion, as identified in their master plan. As future planning & design is contemplated, coordination and joint planning between the Highway & Solid Waste Departments will be required, to ensure the existing and future needs of both operations can be accomodated.



# VILLAGE OF LITTLE CHUTE

Excess State ROW/Historic



Parcels	260100700, 260100800
Location	Assessors Plat, Part of Lot 2, Block 58
Size (Acres)	2
Reason for Acquisition	Acquired by the State in the County's Name as part of the Highway 96 Project
Responsible Department	WisDOT
Appraisal	No
Survey	No
Recommendation	Hold
Detail	As time and budgets allow, transfer ownership of portions of this property from WisDOT to the Parks Department (e.g. portion with historical marker). Leave remaining parcels as is unless approached by neighboring property owners for acquisition. Refer to WisDOT real estate staff.



# VILLAGE OF SHIOCTON

## Shiocton Highway Garage



Parcels	280039200, 280039100; 280051500; 280038600 (part); 280038500; 280038400
Location	Between State Hwy 54 and Park Avenue
Size (Acres)	Various (.49 - 16.00)
Reason for Acquisition	Acquired for County Highway Facility
Responsible Department	County Highway Department
Appraisal	No
Survey	Portions in Smith's Addition Plat; Eastern Parcel Unplatted
Recommendation	Hold
Detail	Evaluate site for future government or other uses to determine whether property should be sold/transferred. In the interim, continue lease agreement with farmer.