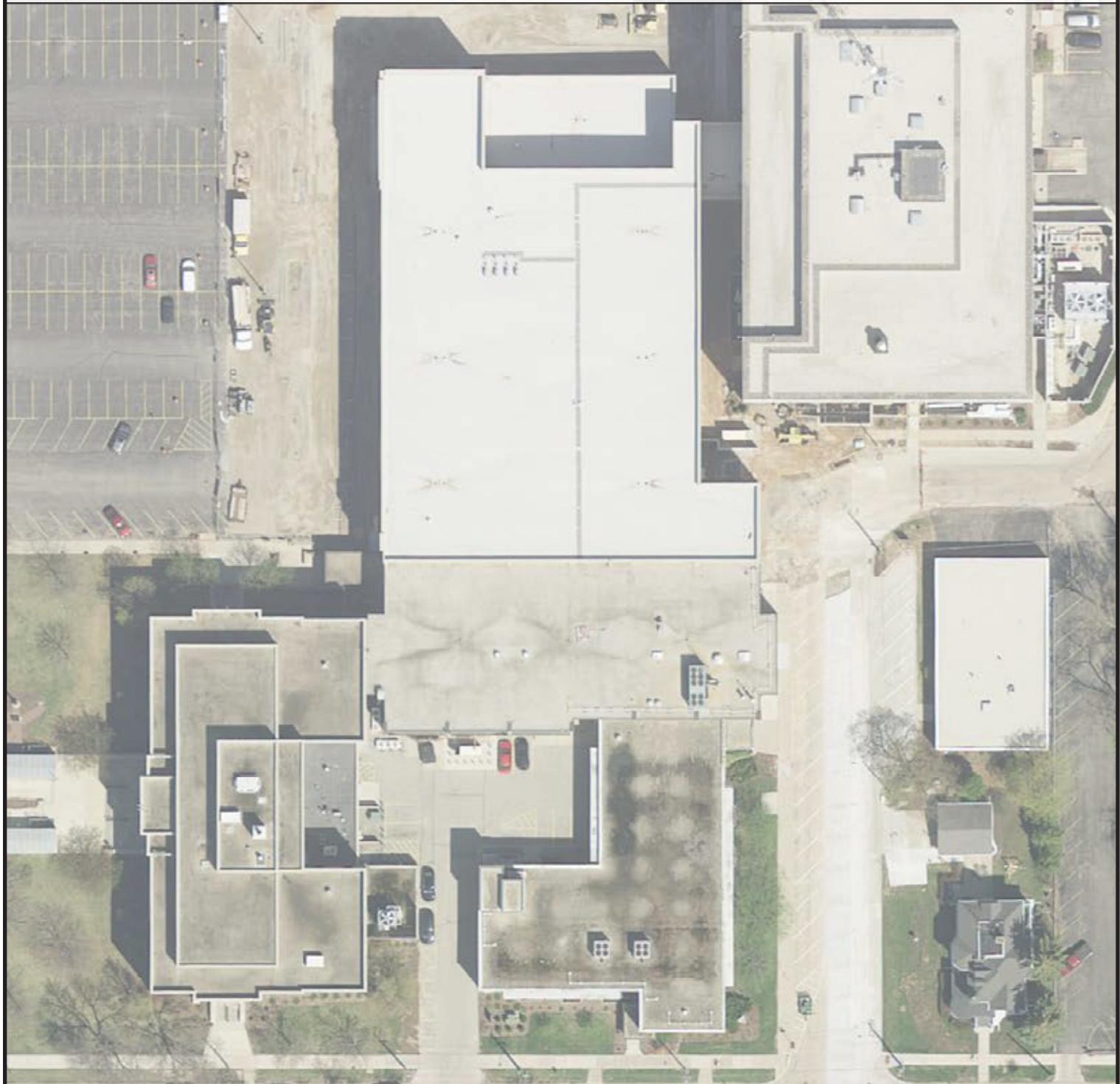


Outagamie County Vacant Property Recommendations



June 2020

Vacant Property Recommendations Index

CITY OF APPLETON

 Apple Creek Road - Highway 1

CITY OF KAUKAUNA

 Industrial Facility 2

CITY OF NEW LONDON

 In Rem Spurr Rd 3

TOWN OF CICERO

 Excess State Highway ROW 4

TOWN OF GRAND CHUTE

 Tri-Park Outlots 5

 Remnant Lynndale Property (South) 6

 Remnant Lynndale Property (North) 7

 Highway 15/Casaloma Property 8

 Brewster Campus 9

TOWN OF MAPLE CREEK

 In Rem Buboltz Rd 10

VILLAGE OF LITTLE CHUTE

 Highway/Solid Waste Site 11

 Excess State ROW/Historic Site 12

VILLAGE OF SHILOCTON

 Shiocton Highway Garage 13

CITY OF APPLETON

Apple Creek Road - Highway

N



| | |
|------------------------|--|
| 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

N



| | |
|------------------------|--|
| 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

N



| | |
|------------------------|--|
| 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

N



| | |
|------------------------|--|
| 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

N

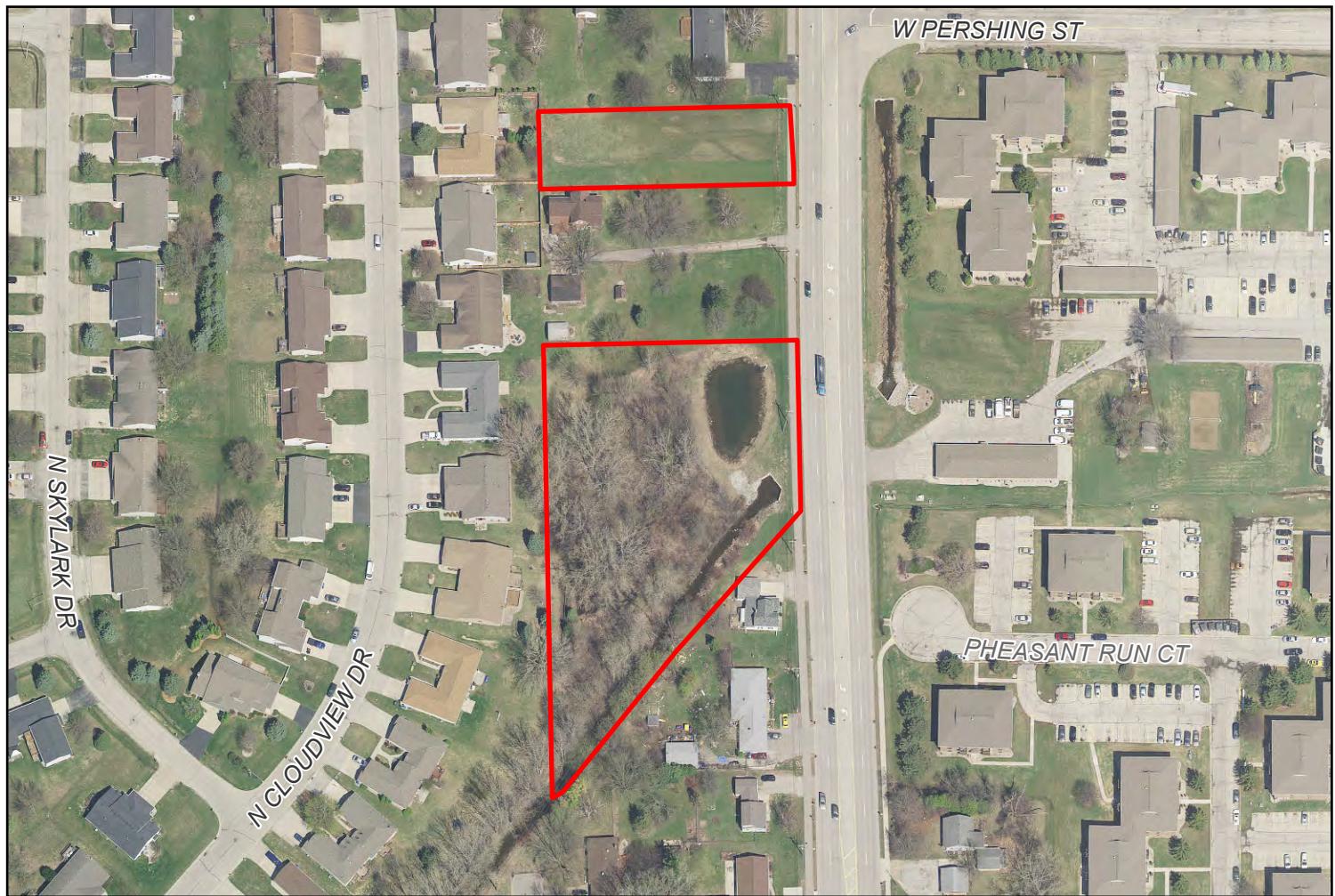


| | |
|------------------------|--|
| Parcels | 101096700 |
| Location | Lot 1 of CSM 6458, NW1/4, Sec. 21, T21N-R17E |
| Size (Acres) | 0.29 |
| Reason for Acquisition | Purchased as part of County Highway A project. |
| Responsible Department | County Highway Department |
| Appraisal | \$2,000 |
| 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

N



| | |
|------------------------|--|
| 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

N

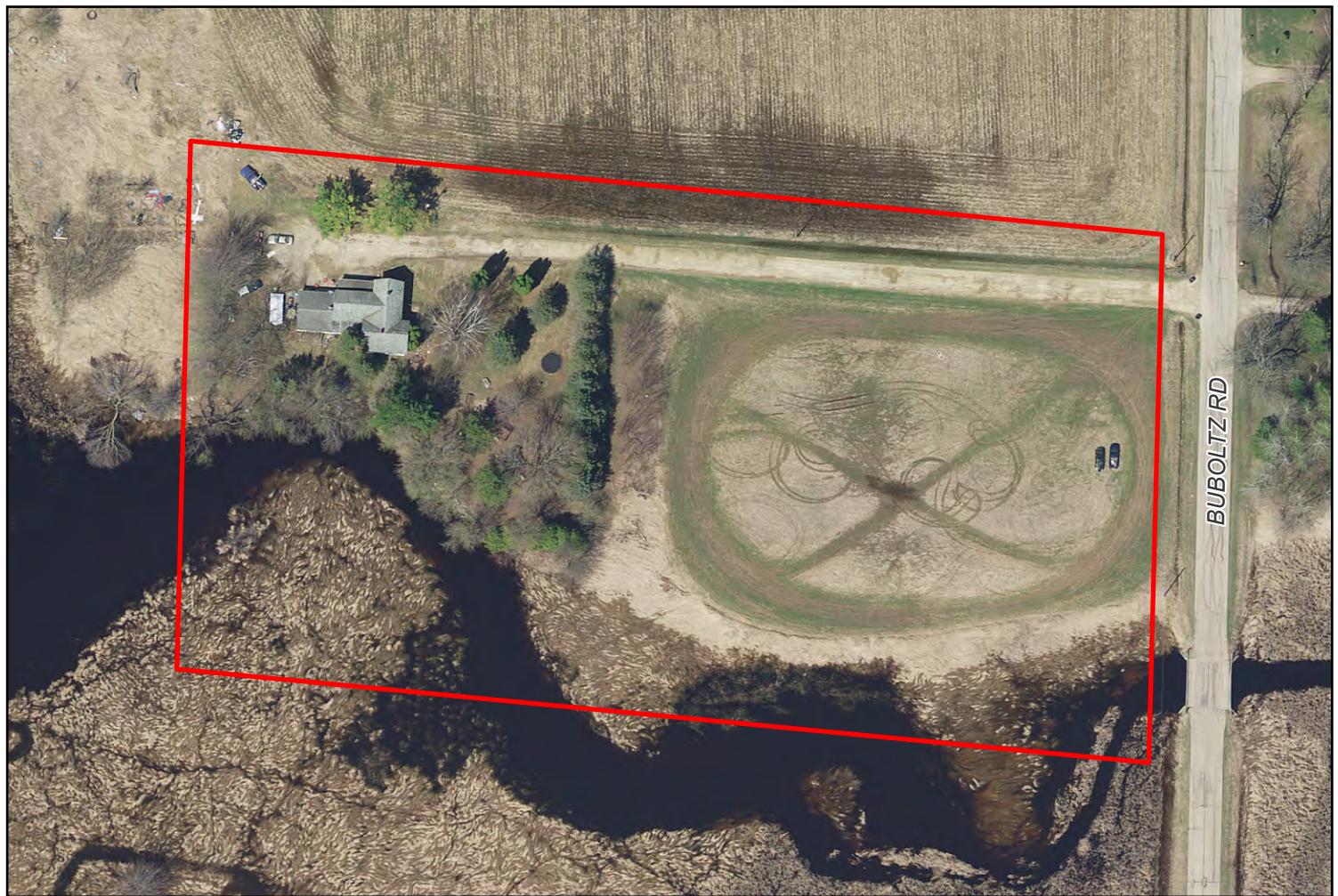


| | |
|------------------------|--|
| Parcels | 101091200, 101090900, 101091400 (part) |
| Location | SE1/4 Sec. 20, T21N-R17E - West of Bluemound Dr. & North of Wisconsin Ave. |
| Size (Acres) | 15 acres (un-/underutilized) |
| Reason for Acquisition | Part of the former County Farm. |
| Responsible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

TOWN OF MAPLE CREEK

In Rem Buboltz Rd

N
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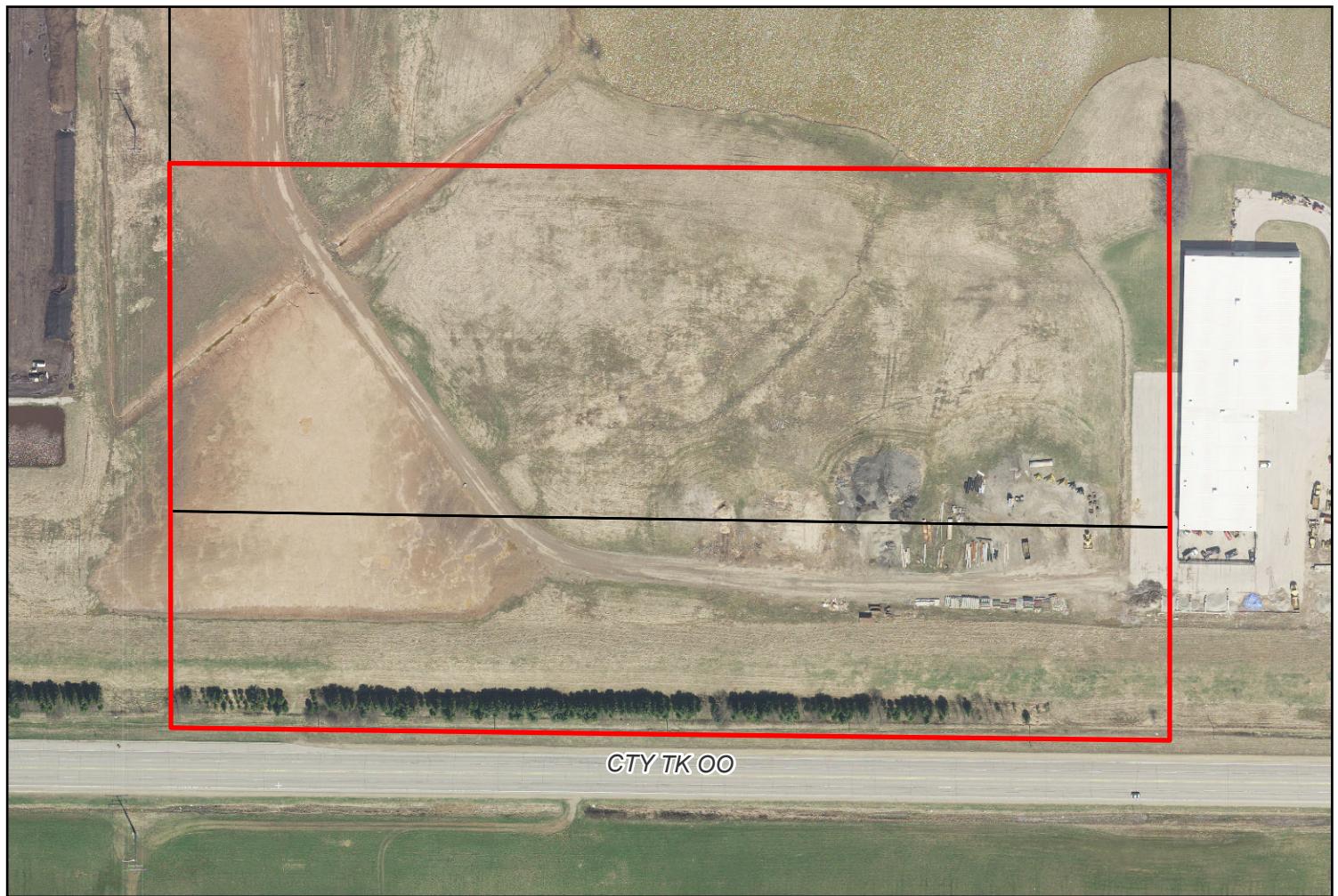


| | |
|------------------------|---|
| Parcels | 160026200 |
| Location | LOT 1 CSM 2133 |
| Size (Acres) | 5 |
| Reason for Acquisition | In Rem |
| Responsible Department | Treasurer / Corporation Counsel |
| Appraisal | No |
| Survey | Yes |
| Recommendation | Hold |
| Detail | Hold for potential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

VILLAGE OF LITTLE CHUTE

Highway/Solid Waste Site

N



| | |
|------------------------|---|
| 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 accommodated. |

VILLAGE OF LITTLE CHUTE

Excess State ROW/Historic

N



| | |
|------------------------|--|
| 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 SHIOTON

Shiocton Highway Garage

N
▲



| | |
|------------------------|---|
| 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. |