

**TOWN OF CLAYTON**  
**Plan Commission**  
**Meeting Agenda**  
**7:00 P.M. on Wednesday, January 12, 2022**  
**Town Hall Meeting Room, 8348 County Road T, Larsen, WI 54947**

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I. Call to Order:

- A. Pledge of Allegiance
- B. Verification of Notice
- C. Verification of Meeting Roll

II. Public Hearings:

- A. Plan Commission Public Hearing on a Re-zoning application submitted by Black Diamond Holdings, LLC 501 S Nicolet Road, Appleton, WI 54914, for property owned by Town of Clayton, 8348 County Road T, Larsen, WI 54947 located north of State Hwy 10 on Clayton Ave, specifically described as Lot 3 of Certified Survey Map 7862 being part of the Northeast ¼ of the Southeast ¼ of Section 12, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agriculture) to B-2 (Community Business).

III. Approval of Minutes:

- A. Approval of the minutes of the Wednesday, December 08, 2021 Plan Commission Meeting.

IV. Open Forum - Public comments addressed to the Plan Commission.

**Individuals properly signed in may speak directly to the Plan Commission on non-repetitive Planning and Zoning matters whether on or not on the agenda.** Commenters must wait to be called, must speak from the podium, directing their comments to the Commission. Comments must be orderly, and will be limited to a maximum of **2 minutes** per person. **Public comment is not permitted outside of this public comment period.** *Note:* The Commission's ability to act on or respond to public comments is limited by Chapter 19, Wis. Stats. Please complete the "Request to Speak at Meeting" form located on the agenda/sign-in table and submit the form to the Town Clerk for in-person attendance.

V. Correspondence:

- A. Distribution of the December 2021 Building Inspector's Report.

VI. Business:

- A. Discussion/Recommendation: Plan Commission review and recommendation on a Re-zoning application submitted by Black Diamond Holdings,

LLC 501 S Nicolet Road, Appleton, WI 54914, for property owned by Town of Clayton, 8348 County Road T, Larsen, WI 54947 located north of State Hwy 10 on Clayton Ave, specifically described as Lot 3 of Certified Survey Map 7862 being part of the Northeast ¼ of the Southeast ¼ of Section 12, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin. The application is to re-zone the property from A-2 (General Agriculture) to B-2 (Community Business).

B. Discussion/Recommendation: Plan Commission review and recommendation on an Airport Overlay District Special Exemption request submitted by Mark Van Stappen, 1508 Hoover Ave, Little Chute, WI 54140 for property located on E Shady Lane specifically described as Tax ID #006-0331-01 being part of the Northeast ¼ of the Northwest ¼ of Section 12, Town 20 North, Range 16 East, Town of Clayton, County of Winnebago, State of Wisconsin.

C. Discussion/Recommendation: Plan Commission review and recommendation on a schedule and process for the Town of Clayton Comprehensive Plan update in CY 2022.

## VII. Upcoming Meeting Attendance

A. Town of Clayton Annual Christmas Social, Saturday, January 22, 2022 at 6:00 p.m. at Willie Beamons.

## VIII. Adjournment

Respectfully submitted,  
Dick Knapinski, Plan Commission Chair

Pursuant to Wisconsin Statute 19.84 (2) and (3) notice is hereby given to the public and the media that two or more members of any or all Boards, Commissions, and Committees of the Town of Clayton, may attend the meeting of the Plan Commission in order to gather information. For purposes of the Open Meetings Law only; attendance at a meeting by a quorum of members of the Town Boards, Commissions, and Committees constitutes a meeting of the Board, Commission, or Committee, pursuant to *Badke Vs. Village Board of Village of Greendale*, 173 Wis2d 553, 494 NW2d 408 (1993), and must be noticed as such, although it is not contemplated that any formal action by those bodies will be taken. The only business to be conducted is for Plan Commission action.

Upon reasonable notice, efforts will be made to accommodate the needs of disabled individuals through appropriate aids and services. For additional information or to request this service, please call the Town Office at 920.836.2007 during regular office hours.

**This agenda has been posted at the following locations in the Town of Clayton:**

1. **The Town Hall Posting Board – 8348 CTR “T” Larsen WI 54947**
2. **The Town’s Web Page – [www.claytonwi.govoffice3.com](http://www.claytonwi.govoffice3.com)**