



CITY OF MANITOWOC

WISCONSIN, USA

www.manitowoc.org

May 26, 2022

To: Mayor and Common Council

From: Paul Braun, City Planner

Subject: PC 17-2022: CORE Treatment Services, Inc.: Request for a Conditional Use Permit pursuant to 15.150(3)f located at 5005 Vista Road for the establishment of a 20 – bed Community Based Residential Facility.

At the May 25, 2022 meeting of the Manitowoc City Plan Commission, the Commission recommended to the Common Council the following action:

Approve the issuance of a Conditional Use Permit to CORE Treatment Services, Inc. for up to 20 individuals for the establishment of a Community Based Residential Facility located at 5005 Vista Road.

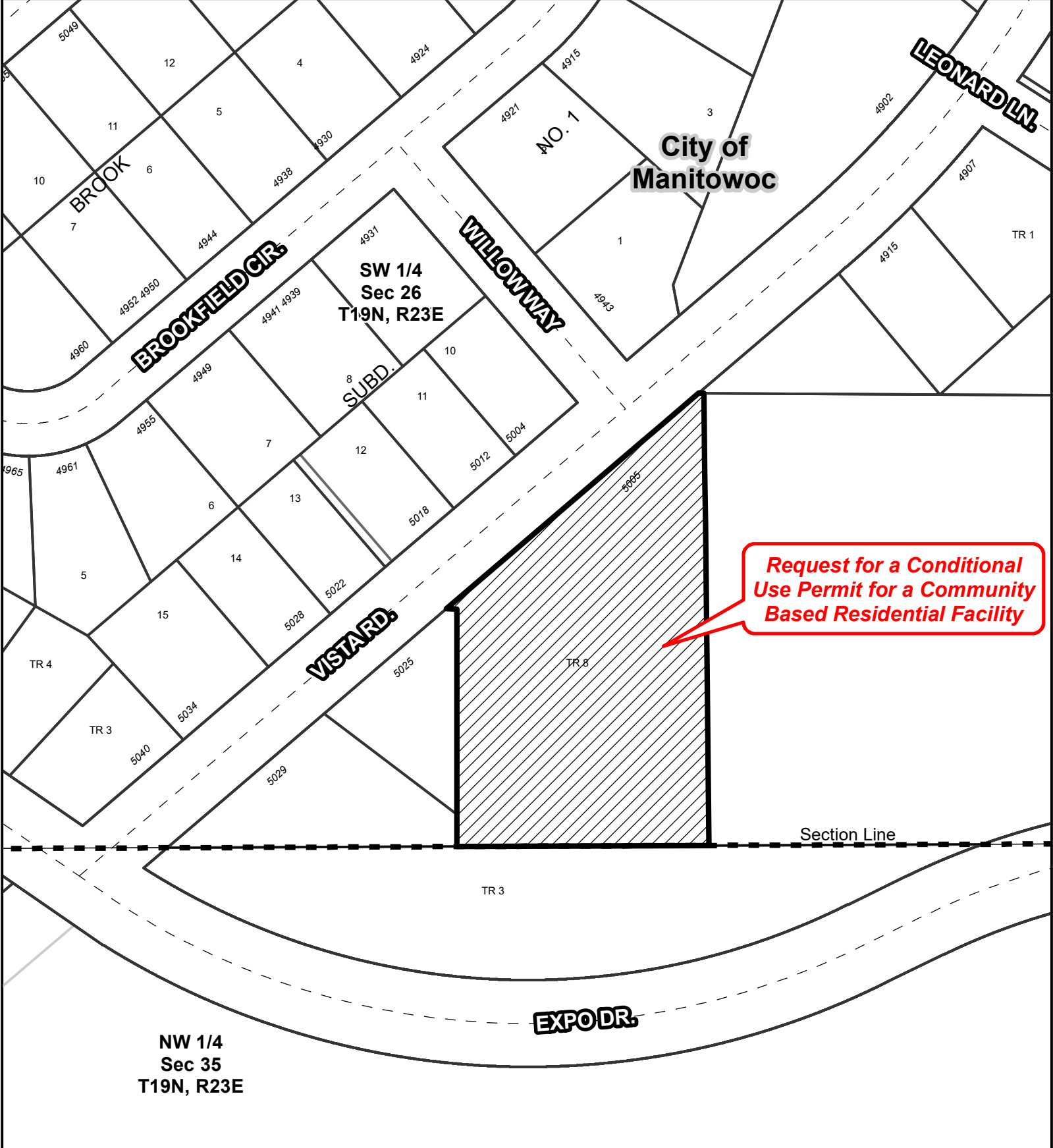
CORE Treatment Services, Inc.
3 Riverview Drive
Manitowoc, WI 54220

Granicus #: 22-0463
Attachments: Conditions & Map

REQUIREMENTS FOR
CONDITIONAL USE PERMIT (CUP) APPROVAL FOR
CORE TREATMENT SERVICES INCORPORATED (CORE)
LOCATED AT 5005 VISTA ROAD
TAX PARCEL # 826-304-085
6/20/2022

- A. The CUP shall require compliance with all applicable local and state regulations including issuance and maintenance of any license to CORE for the operation of a 20 individual Community Based Residential Facility. If CORE is not successful in receiving any of their licensing by June 30th, 2023 CORE shall be required to re-apply for a CUP, unless this deadline is requested for and extended, in writing, by the Plan Commission and Common Council.
- B. CORE shall be subject to a maximum of 20 individuals plus staff at the location. Administrative, office, business, support, counseling or similar uses are considered an accessory use and shall only be for individuals under CORE'S care and supervision.
- C. CORE shall not assign or transfer its interest in the CUP to any party without the written approval of the Plan Commission and Common Council. The CUP shall automatically terminate effective the date any license or certification granted to CORE by the State or other licensing entity is closed, denied, revoked, or terminated.
- D. Non-compliance with the terms of the CUP may result in the modification of the terms and conditions of the CUP, issuance of citations and financial penalties, or immediate revocation of the CUP.
- E. Prior to issuance of the CUP by the Common Council, CORE shall receive permission/approval from the Wisconsin Department of Safety & Professional Services (DSPS) regarding building, fire and life safety codes and requirements.

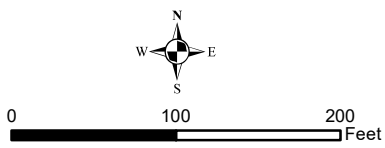
City of
Manitowoc




**Request for a Conditional
Use Permit for a Community
Based Residential Facility**

CONDITIONAL USE PERMIT

City of Manitowoc, WI

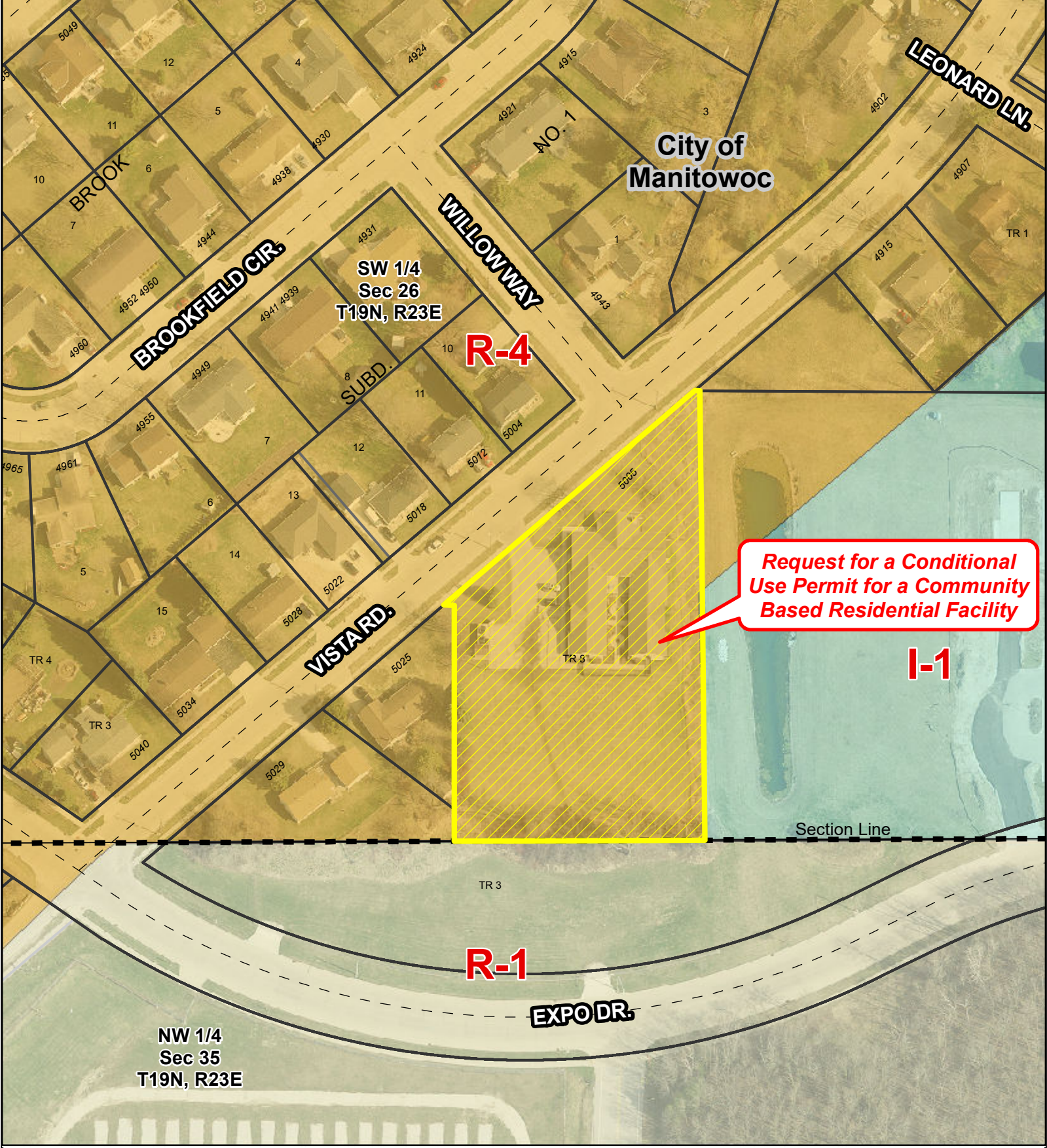


 Conditional Use Permit Area
for a Community Based
Residential Facility

DISCLAIMER: Maps and associated data are believed to be accurate, but are not warranted. This information is not intended for legal, survey, or other related uses. Please obtain the original recorded documents for legal or survey information.

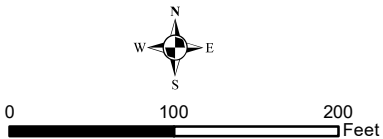
Prepared by City of Manitowoc
Community Development Department
www.manitowoc.org
Map Plotted: 5/17/2022
O:\Planning\PC Plan Commission\PC_CUP\2022\PC 17-2022 Core Treatment 5005 Vista Road CBRF\Maps\PC 17-2022 CUP B&W.mxd

PC 17-2022
5005 Vista Rd.



CONDITIONAL USE PERMIT

City of Manitowoc, WI



Conditional Use Permit Area
for a Community Based
Residential Facility

DISCLAIMER: Maps and associated data are believed to be accurate, but are not warranted. This information is not intended for legal, survey, or other related uses. Please obtain the original recorded documents for legal or survey information.

Prepared by City of Manitowoc
Community Development Department
www.manitowoc.org
Map Plotted: 5/17/2022

O:\Planning\PC Plan Commission\PC_CUP\2022\PC 17-2022 Core Treatment 5005 Vista Road CBRF\Maps\PC 17-2022 CUP Zoning.mxd

PC 17-2022
5005 Vista Rd.

Manitowoc City Plan Commission



City of
Manitowoc

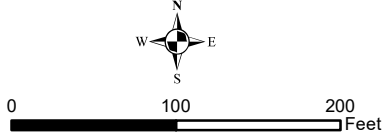
SW 1/4
Sec 26
T19N, R23E

NW 1/4
Sec 35
T19N, R23E

**Request for a Conditional
Use Permit for a Community
Based Residential Facility**

CONDITIONAL USE PERMIT

City of Manitowoc, WI



Conditional Use Permit Area
for a Community Based
Residential Facility

DISCLAIMER: Maps and associated data are believed to be accurate, but are not warranted. This information is not intended for legal, survey, or other related uses. Please obtain the original recorded documents for legal or survey information.

Prepared by City of Manitowoc
Community Development Department
www.manitowoc.org
Map Plotted: 5/17/2022

O:\Planning\PC Plan Commission\PC_CUP\2022\PC 17-2022 Core Treatment 5005 Vista Road CBRF\Maps\PC 17-2022 CUP.mxd

PC 17-2022
5005 Vista Rd.

Manitowoc City Plan Commission