

Document Number

FIRST AMENDMENT TO IMPLEMENTATION
PLAN FOR PLANNED UNIT DEVELOPMENT
(PUD) – CINEMA SQUARE PUD

Recording Area

Name and Return Address:
Mackenzie Reed-Kadow, City Clerk
City of Manitowoc
900 Quay Street
Manitowoc, WI 54220

**FIRST AMENDMENT TO IMPLEMENTATION PLAN FOR PLANNED UNIT
DEVELOPMENT (PUD) – CINEMA SQUARE PUD**

WHEREAS, an Implementation Plan for Planned Unit Development (PUD) – Cinema Square PUD (“PUD”) was executed by Manitowoc Cinema, LLC (MC) and the City of Manitowoc (“City”) on August 20, 2013, which document was recorded in the Office of the Register of Deeds for Manitowoc County on August 20, 2013 in Volume 2834, Page 393, as Document No. 1134906; and

WHEREAS, the parties desire to amend the PUD as set forth herein.

NOW, THEREFORE, the parties hereto agree that:

1. Article A, Section 2. f. Shall be amended to allow a building to be built to a height not to exceed sixty (60) feet for Lots 1.1, 1.2 and 1.3, measured from the finished grade to the average highest point of the building or structure, with the exception of a single building feature such as a tower, a parapet wall used to shield roof top mechanical equipment and vents, and other communication structures.
2. In all other respects, the PUD remains unchanged. Capitalized terms not defined in this amendment shall have the same meaning as defined in the PUD.

Dated the _____ day of July, 2021

CINEMA SQUARE OWNERS ASSOCIATION, INC.

BY: _____ DATE: _____

Printed Name and Title

STATE OF _____)
)SS
_____ COUNTY)

Personally came before me this _____ day of July, 2021, the above-named _____, _____ for Cinema Square Owners Association, Inc. to me known to be the person who executed the foregoing instrument and acknowledged the same.

My Commission: _____

MC OUTLOTS, LLC

BY: _____
Peter C. Allie, Managing Member

DATE: _____

STATE OF WISCONSIN)
)SS
MANITOWOC COUNTY)

Personally came before me this ____ day of July, 2021, the above-named Peter C. Allie, Managing Member for MC Outlots, LLC to me known to be the person who executed the foregoing instrument and acknowledged the same.

My Commission: _____

AGREE LIMITED PARTNERSHIP

BY: _____

DATE: _____

Printed Name and Title

BY: _____

DATE: _____

Printed Name and Title

STATE OF _____)
)SS
_____ COUNTY)

Personally came before me this ____ day of July, 2021, the above-named _____ and _____ for Agree Limited Partnership, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

My Commission: _____

CITY OF MANITOWOC

BY: _____
Justin M. Nickels, Mayor

DATE: _____

BY: _____
Mackenzie Reed-Kadow, City Clerk

DATE: _____

STATE OF WISCONSIN)
)SS
MANITOWOC COUNTY)

Personally came before me this _____ day of July, 2021, the above-named Justin M. Nickels, Mayor and Mackenzie Reed-Kadow, City Clerk, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

My Commission: _____

DRAFTED BY:
Attorney Brian R. Zimmerman
Hurtado Zimmerman S.C.
1011 N. Mayfair Road, Suite 204
Wauwatosa, WI 53226
414-727-6250

Revised by Kathleen M. McDaniel, Manitowoc City Attorney and Attorney Trent R. Nelson