

Report to the Manitowoc Plan Commission

Meeting Date: February 19, 2020

Request: PC 9-2020: Ertman: Request to Purchase City Owned Property located at Menasha Avenue and Waldo Blvd.

Existing Land Use for Subject Property: Residential & Former right-of-way land

Existing Zoning for Subject Property: R-3 Single Family Residential.
The surrounding zoning is R-3 or R-4 Single and Two Family Residential.

Report: Travis Ertman, 1104 N. 12th Street is requesting to acquire some former right-of-way property that was created when Menasha Avenue was relocated during the Waldo Blvd reconstruction project. Menasha Avenue was moved westerly approximately 70' to create a 90° intersection with Waldo Blvd.

There would still be some utilities located in the area that Mr. Ertman is interested in but all the utilities stated that they don't have any concerns if a utility easement is created.

The subject area was former Menasha Avenue right-of-way but a street vacation process does not have to occur.

Wis Statute 66.1003(5) states the following *"For the purpose of this section, the narrowing, widening, extending or other alteration of any road, street, lane or alley does not constitute a discontinuance of any part of the former road, street, lane or alley, including any right-of-way, which is included within the right-of-way for the new road, street, lane or alley."*

The Community Development Department confirmed with the City Attorney's Office that a street vacation process does not need to occur because the right-of-way was altered but it wasn't completely abandoned eliminating the public way.

The City Attorney's office will negotiate with Mr. Ertman and finalize the transaction.

Recommendation: Approve the request to sell a portion of the former Menasha Avenue right-of-way and instruct the City Attorney's Office to finalize any and all costs, documents and agreements necessary to complete the transaction. The transaction is also subject to a utility easement being recorded for the utilities in the subject property.

Dear, Mayor/city council,

My name is Travis Ertman I live at 1104 North 12th street in Manitowoc. The house is on the corner of 12th, Menasha Ave and Waldo Blvd. Over the summer of 2019 construction of Waldo Blvd and Menasha Ave intersection the city or state moved Menasha Ave more to the west towards St. Francis. So now there is a lot of land connected to my back yard. I was wondering how I could acquire/purchase it from the city or state. I have been told by a lot of people that I don't have to cut the grass or shovel the snow because the city owns it seeing they made the little piece of land. But I have been shoveling it because of the church and schools around the house and in summer time I'll cut the grass as well, I know the city is busy with other stuff and don't have the man power to cut all the grass so I been told. I was hoping if you sell the land I could make my garage bigger seeing I couldn't when Menasha Ave was closer to the house. The garage I have now is little small to work on any of my cars or store stuff in. I just need to add 4 to 5 feet to it if I can acquire the land. The land will be well taking care of. I look forward to hearing about acquiring it and thanks for reading the letter.

Sincerely,

Travis Ertman

086-0927

MANTOWOC

N. 12TH STREET

1108

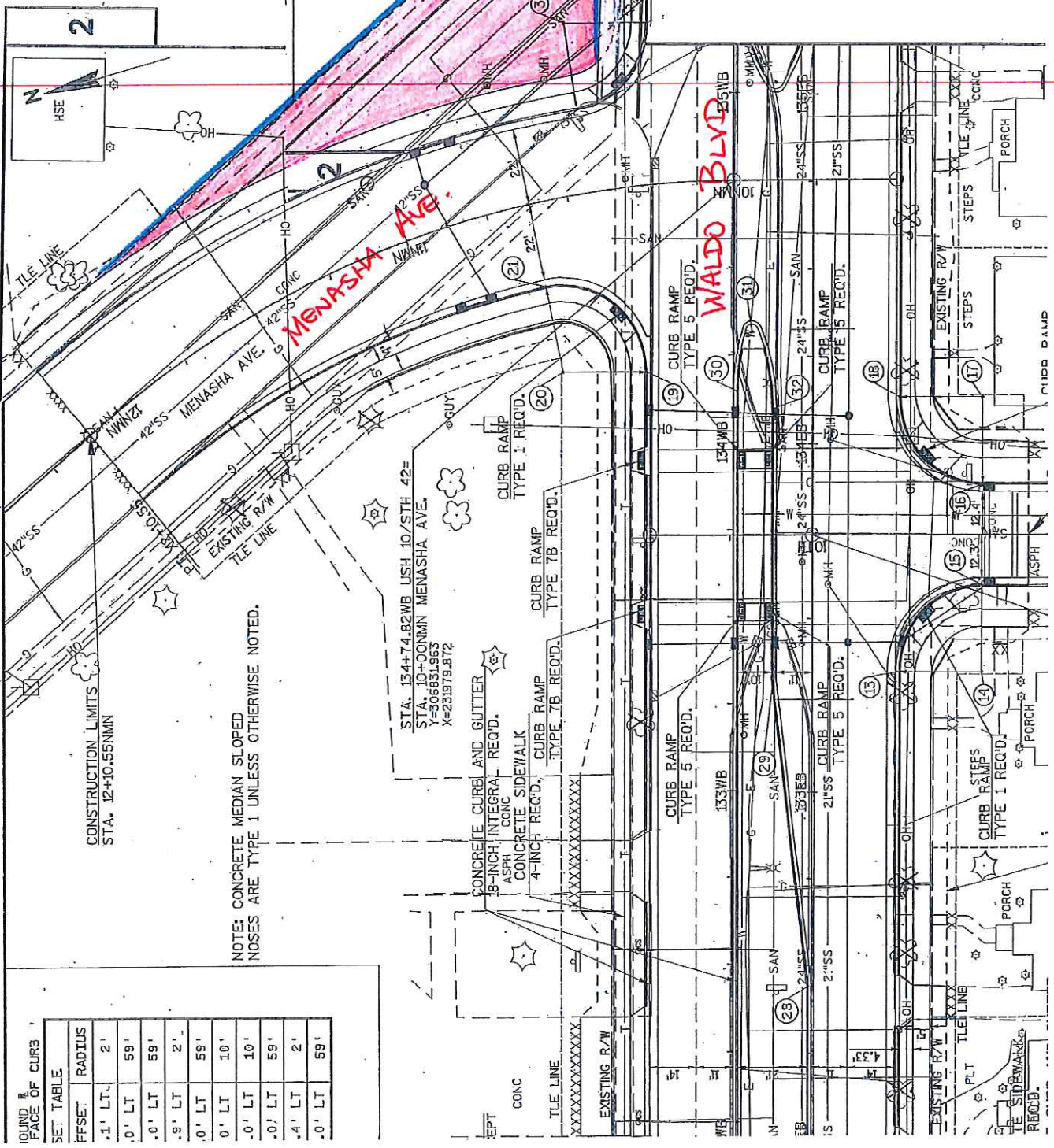
TRAVIS
ERTMAN

1104

GRS
PHONE
SANITARY

WALDO BLYD

Menasha Ave.



BOUND OF CURB
FACE OF CURB

FFSET	RADIUS
.1' LT.	2'
.0' LT	59'
.0' LT	59'
.9' LT	2'
.0' LT	59'
.0' LT	10'
.0' LT	10'
.0' LT	59'
.4' LT	2'
.0' LT	59'

Ertman Request



2/13/2020, 8:17:20 AM

- Lot Dimension Leaders
- ManitowocParcels.DBO.CorporateLimits
- <all other values>
- Corporate Limits City_of_Manitowoc.sid
- Water
- Red: Band_1
- Green: Band_2

