

Developer unveils proposal for Appleton riverfront housing

By **Steve Wideman**
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APPLETON – An upscale residential, retail and commercial development could occupy a former toxic waste site beneath the College Avenue bridge.

A Denver-based development firm unveiled plans Tuesday for an environmentally friendly development, including condominiums with vegetation-lined roofs, called “Riverheath” on the east side of the Fox River near the Banta Bowl.

“I think there is a market out there for people who want to live on the water,” said Mark Geall, a principal in Tanesay Development of Denver.

Geall and others involved in the project told more than 100 people at a public information session that the 15-acre site, where cleanup of industrial toxic waste continues, would be developed in phases.

The first phase of construction, to be timed with the reconstruction of the College Avenue bridge in 2008 and 2009, would involve building 75 residential condominium units, a restaurant, possibly some retail and remodeling of a hydroelectric plant owned by Kaukauna Utilities, which owns the land eyed for development.

Geall said plans should be ready for city consideration by year’s end.

The site is adjacent to a

recreational trail that runs between Telulah Park and Lawe Street. Public access to the river would be maintained with facilities eyed for kayak and canoe enthusiasts.

Geall said the hydroelectric plant would be used to generate power for the development.

He said Tanesay has signed an option to purchase the land from Kaukauna Utilities.

The housing units, ranging in size from 1,000 to 2,500 square feet, will sell for \$200,000 to more than \$400,000 and appeal to young professionals and older couples whose children are grown, Geall said.

“The idea of reintroducing hydroelectric power is very good from



Post-Crescent graphic by Jim Rosandick

my perspective,” said Lon Ponschock of Appleton, a member of the environmental group Energy Coalition for a Sustainable Fox Valley. Jackie Calhoun Smith and Diane Mandler of Appleton said they would like to see guaranteed public access to the river.

City Plan Commission member Joe Martin said that once the plans come before the city, he will seek to assure public access is available.

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