



MINUTES OF THE ZONING & PLANNING BOARD OF APPEALS

**MONDAY, APRIL 16, 2018, 5:30 PM
CITY HALL, ROOM 310**

A. ROLL CALL.

I. Members: Don Carlson - Chair, Greg Babcock - Vice-Chair, Thomas Hoy, Tommy Everman and Noel Halvorsen

Alternate: Vacant

Present: Don Carlson, Gregory Babcock, Thomas Hoy, Tommy Everman, Noel Halvorsen at 5:37 p.m.

B. APPROVAL OF THE AGENDA.

I. Approval of the agenda for the Board of Appeals for April 16, 2018.

Moved by Thomas Hoy, seconded by Gregory Babcock to approve the agenda. Motion carried.

Yes- Don Carlson, Gregory Babcock, Thomas Hoy, Tommy Everman, No- None, Abstain- None

C. APPROVAL OF MINUTES.

I. Approval of the March 19, 2018, minutes of the Board of Appeals meeting.

Moved by Gregory Babcock, seconded by Thomas Hoy to approve the minutes. Motion carried.

Yes- Don Carlson, Gregory Babcock, Thomas Hoy, Tommy Everman, No- None, Abstain- None

D. NEW BUSINESS.

1. Steven M. Bieda, Mau & Associates, on behalf of Joe Mirhashemi, Mirhashemi, Inc., property owner, proposes to redevelop a parcel for used car sales in a Highway Commercial (C2) District at 1589 Main Street. The applicant requests to deviate from the following requirements in Chapter 13, Green Bay Zoning Code, Section 13-810, Table 8-2, required front and corner side yard setback and Section 13-810, Table 8-2, maximum impervious surface, Section 13-1706, multiple two-way driveways. (Ald. D. Nennig, District 5)

Moved by Noel Halvorsen, seconded by Thomas Hoy to approve the variances as requested. Motion carried.

Yes- Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- Don Carlson, Abstain- None

2. Mason Tackmier, on behalf of Creative Edge Properties, LLC, property owner, proposes to construct an attached garage in an Office/Residential (OR) District at 159 N. Maple Avenue. The applicant requests to deviate from the following requirements in Chapter 13, Green Bay Zoning Code, Section 13-707, Table 7-2, rear yard setback and Section 13-707, Table 7-2, maximum impervious surface. (Ald. G. Zima, District 9)

Moved by Gregory Babcock, seconded by Thomas Hoy to approve the variances as requested with the condition of a 6 ft. rear yard setback. Motion carried.

Yes- Don Carlson, Gregory Babcock, Thomas Hoy, Tommy Everman, No- None, Abstain- Noel Halvorsen

3. Patrick & Debra Swiekatowski, property owners, propose to expand their front porch in a Low Density Residential (R1) District at 1653 Nancy Avenue. The applicant requests to deviate from the following requirement in Chapter 13, Green Bay Zoning Code, Section 13-604, Table 6-2, front yard setback. (Ald. M. Steuer, District 10)

Moved by Noel Halvorsen, seconded by Thomas Hoy to approve the variance as request. Motion carried.

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None

4. Jessy Geurts, on behalf of Green Bay East Kingdom Hall of Jehovah's Witnesses, property owner, proposes to modify their existing surface parking lot in a Varied Density Residential (R3) District at 2895 East Mason Street. The applicant requests to deviate from the following requirements in Chapter 13, Green Bay Zoning Code, Section 13-609, impervious coverage and Section 13-1821, interior lot landscaping. (Ald. T. De Wane, District 2)

Moved by Noel Halvorsen, seconded by Gregory Babcock to approve the variances as request. Motion carried.

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None

E. INFORMATIONAL.

1. Update on consideration by the Plan Commission and the Common Council in regards to parking in setbacks that fall in front of primary entrance to residential dwellings.

Moved by Noel Halvorsen, seconded by Don Carlson to receive and place on file. Motion carried.

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None

2. Civic Clerk Meeting Software Training Update.

Moved by Gregory Babcock, seconded by Noel Halvorsen to receive and place on file. Motion carried.

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None

F. NEXT MEETING DATE

1. Date of the next Board of Appeals meeting: May 21, 2018, in room 203 of City Hall.

G. ADJOURNMENT

Moved by Noel Halvorsen, seconded by Thomas Hoy to adjourn the meeting. Motion carried.

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None

Yes- Don Carlson, Gregory Babcock, Noel Halvorsen, Thomas Hoy, Tommy Everman, No- None, Abstain- None