



AGENDA OF THE GREEN BAY PLAN COMMISSION

MONDAY, MARCH 8, 2021, 6:00 PM
Virtual Meeting. Public may join via Zoom.

A. Zoom Meeting Information.

- I. This item contains documents which provide call in information and instructions for the Zoom Meeting.

B. Roll Call.

- I. Members: Lisa Hanson - Chair, Jacob Miller – Vice-Chair, Ald. Veronica Corpus-Dax, Sidney Bremer, Derius Daniels and Autumn Linsmeier.

C. Approval of the Agenda.

- I. Approval of the agenda for the March 8, 2021, meeting of the Green Bay Plan Commission.

D. Approval of Minutes.

- I. Approval of the minutes from the February 22, 2021, meeting of the Green Bay Plan Commission.

E. Regular Business.

- I. (TA 20-04) Public Hearing on the request to amend Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through facility, Chapter 13-1714, Figure 2, Off-Street parking regarding requirements for drive-through facilities.
2. (TA 20-04) Consideration with possible action on a request to amend Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through facility, Chapter 13-1714, Figure 2, Off-Street parking regarding requirements for drive-through facilities.
3. (TA 21-01) Public Hearing on a request to amend Chapter 13-714, Table 7-3 Permitted accessory use regarding solar energy systems, submitted by the Zoning Administrator.

4. (TA 21-01) Discussion and consideration on a request to amend Chapter 13-714, Table 7-3 Permitted accessory use regarding solar energy systems, submitted by the Zoning Administrator.

F. Informational.

1. Director's Report.
2. Date of next meeting: March 22, 2021

G. Adjournment.

- 1) THIS MEETING IS RECORDED: THE VIDEO OF THIS MEETING AND MINUTES ARE AVAILABLE ONLINE AT www.greenbaywi.gov
- 2) ACCESSIBILITY: Any person wishing to attend who requires special accommodation because of a disability, should contact the City Safety Manager at 920-448-3125 at least 48 hours before the scheduled meeting time so that arrangements can be made.
- 3) QUORUM: Please take notice that a majority or quorum of the Common Council will attend this Plan Commission meeting and will constitute a meeting of the Common Council for purposes of discussion and information gathering relative to this agenda.
- 4) REPRESENTATION: The party requesting the communication, or their representative, should be present at this meeting.

Virtual Meeting Instructions



Plan Commission

Zoom Meeting Information

Join Zoom Meeting

<https://us02web.zoom.us/j/84137675822?pwd=L2EyVlpDSlZGZ1FjcmlpWnZlOEVnUT09>

Meeting ID: 841 3767 5822

Password: 483400

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Additional Information

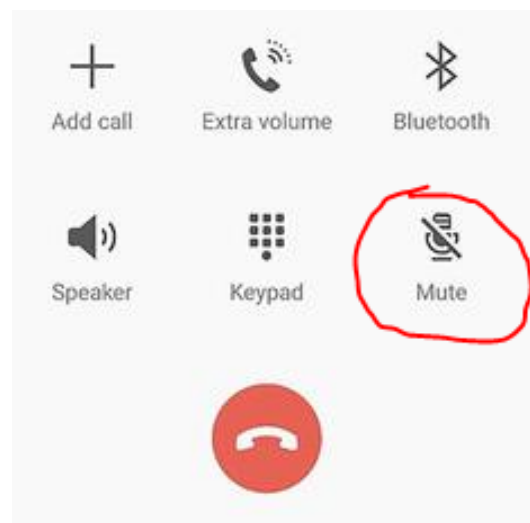
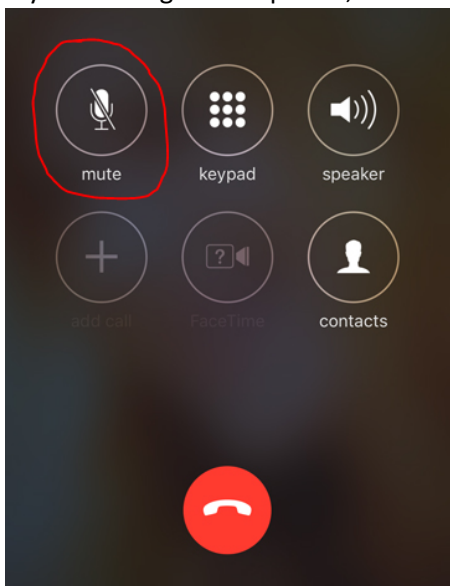
1. Wisconsin Open Meetings Law still applies
 - a. Persons interested in speaking to an item must give their name and address
 - b. Committee/Commission/Board members will still follow *Roberts Rules of Order*
2. All zoom meetings will have a password in the instructions. Please enter when prompted.
3. Please log into the Zoom meeting 10 minutes before the meeting starts to ensure proper technology is working.
 - a. If you are a Board Member, please log into [CivicClerk](#) with a computer, laptop, or tablet device.
4. Once you are in the meeting please mute yourselves.
 - a. You may unmute yourself when you are called upon to speak.
5. Waiting room
 - a. When you call in, all callers/participants will be placed in a “waiting room.”
 - b. Persons on the agenda will be admitted to the meeting, and then once the item is concluded, the host will permanently mute you from the meeting (you can still hear the meeting).
6. Using Zoom with a tablet or computer
 - a. Tablet—you will be asked to sign in. Download the app either with the Apple Store or the Play Store
 - b. Computer—you will be asked to sign in. You may download the app or click on the link to open Zoom in your browser.
7. Registering
 - a. The host may ask you to register for the meeting. A registration link will be sent to you along with the invite. You’ll receive another email confirming that you’re registered for the meeting.
 - b. If you’re using a phone, your registration will still be tied to an email.
8. Raising your hand
 - a. Committee members—you can either use CivicClerk and request to speak or you can “raise your hand” in the zoom meeting (you’d need to use a computer or tablet) to let the host know you’d like to speak. You can also un-mute yourselves and start speaking.
 - b. Persons on the agenda—you can “raise your hand” but you’d need to use a computer. You will be allowed to speak, per Wisconsin Open Meetings Rules, once the committee has “opened the floor for interested parties to speak.” Once the committee is finished with your agenda item, the host will mute you permanently, unless the committee opens the floor again.
9. What devices should I use?
 - a. Smart phone (please see more detailed instructions on page 3)
 - b. Land line
 - c. Tablet—well in advance of the meeting, please download the Zoom Meeting app before you join a meeting by using either the Apple Store or the Play Store. You will be asked to input your name, thus identifying you for the meeting. You’ll also be asked to verify your email.
 - d. Computer—well in advance of the meeting, please download the Zoom Meeting app, but you can also click on a link to open the Zoom Meeting in your browser. You will be asked to input your name, thus identifying you for the meeting.
 - e. For tablet and computer users—if you download the app you will be asked to verify your email.
10. Zoom etiquette
 - a. Muting yourselves when you’re not talking will prevent your background noise from interfering with others’ ability to listen to and participate in the meeting.
 - b. If you’re using a telephone, please identify yourself with your phone number and name before you speak. Zoom meeting hosts can see only your telephone number and will ask you to identify yourselves.
11. Closed session
 - a. Persons in the Zoom meeting will be put into a waiting room while the committee meets in Closed Session. Participants will be admitted back into the Zoom meeting once the committee reconvenes in Open Session.
 - b. Persons watching live on YouTube will see a gray screen with the City logo during closed session.
12. Persons interested in listening to the meeting can go to www.youtube.com/CityofGreenBay

Calling into the Zoom meeting using a smartphone

1. Dial the phone number listed at the beginning of this document.
2. When prompted, enter the Meeting ID number followed by #
 - a. If you're using a smartphone, you can access the keypad by clicking "Keypad" on your screen



3. Once you are in the meeting, notify the meeting host that you are in and state your name.
4. If you do not need to talk, please make sure your phone is on **Mute**
 - a. If you're using a smartphone, look at your screen and click the Mute button



- b. If you're using a computer, you should see a Mute button in the Zoom application





MINUTES OF THE GREEN BAY PLAN COMMISSION

MONDAY, FEBRUARY 22, 2021, 6:00 PM
Virtual Meeting. Public may join via Zoom.

A. ZOOM MEETING INFORMATION.

I. This item contains documents which provide call in information and instructions for the Zoom Meeting.

Chair Lisa Hanson called the meeting to order.

B. ROLL CALL.

I. Members: Lisa Hanson - Chair, Jacob Miller – Vice-Chair, Ald. Veronica Corpus-Dax, Sidney Bremer, Derius Daniels and Autumn Linsmeier.

Present: Lisa Hanson, Ald. Veronica Corpus-Dax (arrived at 6:06 p.m.), Jacob Miller, Sidney Bremer, Derius Daniels, Autumn Linsmeier, Excused:

Others Present: Ald. Barb Dorff, Ald. Lynn Gerlach, Ald. Mark Steuer, Ald. Brian Johnson

C. APPROVAL OF THE AGENDA.

I. Approval of the agenda for the February 22, 2021, meeting of the Green Bay Plan Commission.

Moved by Jacob Miller, seconded by Sidney Bremer to approve the agenda. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Autumn Linsmeier, No- None,
Abstain- None

D. APPROVAL OF MINUTES.

I. Approval of the minutes from the February 8, 2021, meeting of the Green Bay Plan Commission.

Moved by Sidney Bremer, seconded by Autumn Linsmeier to approve the minutes. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Autumn Linsmeier, No- None,
Abstain- None

E. REGULAR BUSINESS.

I. Consideration with possible action on the request from Ald. Chris Wery, District 8, that the property at 1022 Ridge Road, operating as Darjune Recovery House, be required to apply for a conditional use permit. This would be in accordance with Green Bay Municipal Code § 13.602 and 13.1603.

Moved by Jacob Miller, seconded by Sidney Bremer to refer to staff the request from Ald. Chris Wery, District 8, that the property at 1022 Ridge Road, operating as Darjune Recovery House, be required to apply for a conditional use permit. This would be in accordance with Green Bay Municipal Code § 13.602 and 13.1603. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Autumn Linsmeier, No- None,
Abstain- None

2. (OMA 21-01) Consideration with possible action on the request to amend the Official Map for Greenway uses along Erie Road (Parcel 21-40-6), the property known as The Woods, submitted by Joel Ehrfurth, Mach IV Engineering (Ald. B. Dorff, District 1).

Moved by Jacob Miller, seconded by Sidney Bremer to open the floor for discussion. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

Moved by Sid Bremer, seconded by Derius Daniels to close the floor for discussion and return to regular order of business. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

Moved by Ald. Corpus-Dax, seconded by Jacob Miller to approve the request to amend the Official Map for Greenway uses along Erie Road (Parcel 21-40-6), the property known as The Woods. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

3. (PP 21-01) Consideration with possible action on the Downtown Green Bay Inc. (DGBI) Business Improvement District's (BID) year end reporting for 2019 and 2020.

Moved by Jacob Miller, seconded by Autumn Linsmeier to approve the Downtown Green Bay Inc. (DGBI) Business Improvement District's (BID) year end reporting for 2019 and 2020. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

4. (PP 21-02) Consideration with possible action on the Military Avenue Business Improvement District's (BID) year end reporting for 2019 and 2020.

Moved by Derius Daniels, seconded by Sidney Bremer to approve the Military Avenue Business Improvement District's (BID) year end reporting for 2019 and 2020. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

5. (PP 21-03) Consideration with possible action on the Olde Main Street Business Improvement District's (BID) year end reporting for 2019 and 2020.

Moved by Ald. Veronica Corpus-Dax, seconded by Jacob Miller to approve the Olde Main Street Business Improvement District's (BID) year end reporting for 2019 and 2020. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

6. (PP 21-04) Consideration with possible action on the On Broadway, Inc. (OBI) Business Improvement District's (BID) year end reporting for 2019 and 2020.

Moved by Sidney Bremer, seconded by Jacob Miller to approve the On Broadway, Inc. (OBI) Business Improvement District's (BID) year end reporting for 2019 and 2020. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None

F. INFORMATIONAL.

I. Director's Report.

Director Neil Stechschulte presented the Director's Report.

2. Date of next meeting: March 8, 2021

G. ADJOURNMENT.

Moved by Bremer, seconded by Autumn Linsmeier to adjourn. Motion carried.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Veronica Corpus-Dax, Derius Daniels, Autumn Linsmeier, No- None, Abstain- None



Report to the Green Bay Plan Commission

MEETING DATE

March 8, 2021

PREPARED BY

AGENDA ITEM # E.1

(TA 20-04) Public Hearing on the request to amend Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through facility, Chapter 13-1714, Figure 2, Off-Street parking regarding requirements for drive-through facilities.

BACKGROUND

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

- I. TA 20-04 Class 2 Pub PC Mtg

For Official Notice:

**Public Notification
Proposed Text Amendments
Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through Facility,
Chapter 13-1714, Figure 2, Off-Street Parking, Green Bay Municipal Code
(TA 20-04)**

The Green Bay Plan Commission will hold a public hearing on **Monday, March 8, 2021**, at 6:00 p.m. If you wish to participate in a Public Hearing, you may access the meeting by the internet or telephone, using the access code below.

<https://us02web.zoom.us/j/84137675822?pwd=L2EyVlpDSlZGZ1FjcmlpWnZlOEVnUT09>

Meeting ID: 841 3767 5822

Password: 483400

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Meeting ID: 841 3767 5822

Password: 483400

Find your local number: <https://us02web.zoom.us/j/84137675822?pwd=L2EyVlpDSlZGZ1FjcmlpWnZlOEVnUT09>

The hearing is regarding the following:

A request to amend Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through facility, Chapter 13-1714, Figure 2, Off-Street parking regarding requirements for drive-through facilities.

Public comments will be invited at the public hearing or can be sent in writing to:

City of Green Bay
Department of Community and Economic Development
Attn: Paul Neumeyer
100 N. Jefferson St., Rm. 608
Green Bay, WI 54301

For additional information, contact Paul Neumeyer at (920) 448-3405 or paul.neumeyer@greenbaywi.gov.

Publication Date: February 22, 2021 and March 1, 2021



Report to the Green Bay Plan Commission

MEETING DATE

March 8, 2021

PREPARED BY

Paul Neumeyer, Staff

AGENDA ITEM # E.2

(TA 20-04) Consideration with possible action on a request to amend Chapter 13-303, Land Use Definitions, Chapter 13-1606(j), Drive-through facility, Chapter 13-1714, Figure 2, Off-Street parking regarding requirements for drive-through facilities.

BACKGROUND

Aldersperson/District: All

Reason for Request: To review current drive-through requirements.

Report: A summary of proposed changes to the requirements for drive-through facilities:

The Zoning Code currently defines a drive-through as:

A facility consisting of a driveway and window, opening, canopy, or other facilities used for serving patrons seated in an automobile. Drive-through facilities may be associated with principal uses, such as restaurants, banks, or drugstores, or may be free-standing, such as coffee kiosks, ATMs, etc.

The following proposed definition was revised to better define a drive-through:

Drive-through facility: A facility consisting of a dedicated drive aisle that leads to and from a service area for the sale and dispensing of food, beverage, consumer items and transactions for patrons in a motor vehicle. Such facilities may include but are not limited to restaurants, pharmacies and financial institutions.

The following are the current development standards for drive-through facilities, per Chapter 13-1606(l), Commercial Uses:

- (1) Drive-through elements shall not be located between the front façade of the principal building and the street.
- (2) Plans for onsite circulation and driveway locations shall be reviewed as part of the conditional use review process. Site design shall accommodate a logical and safe vehicle and pedestrian circulation pattern. Adequate queuing lane space shall be provided without interfering with onsite parking/circulation.
- (3) Alley access to drive-through lanes is prohibited on any block containing a residential or office-residence district, except for commercial deliveries when approved by the city engineer.
- (4) Drive-through canopies and other structures, where present, shall be constructed from the same materials as the primary building and with a similar level of architectural quality and detailing.
- (5) Sound from any speakers used on the premises shall not be audible at the boundary of any surrounding residential district or on any residential property.
- (6) An emergency exit lane shall be provided for users queuing through the drive-through lane(s) without interfering with onsite parking/circulation

The development standards were revised to include the elimination of the emergency by-pass lane and specifications for minimum aisle widths. Additionally, requirements for clearly delineating the drive-through with pavement markings/signs, need for Traffic Impact Analysis (TIA) and queuing standards for vehicles were additions to the development standards further detailed in the draft ordinance attached within this agenda.

There are no proposed changes to the use of a drive-through facility at they currently exist in the table of uses.

RECOMMENDATION

Staff is recommending approval of the draft ordinance amendment as proposed.

FISCAL IMPACT

ATTACHMENTS

- I. DRAFT GO xx-21 - Amend Drive-Through Requirements

GENERAL ORDINANCE NO. xx-21

AN ORDINANCE
AMENDING SECTION 13-303, LAND USE DEFINITIONS
AMENDING SECTION 13-1606(j), DRIVE-THROUGH FACILITY
AMENDING SECTION 13-1714, FIGURE 2, OFF-STREET PARKING
GREEN BAY MUNICIPAL CODE

THE COMMON COUNCIL OF THE CITY OF GREEN BAY DOES ORDAIN AS FOLLOWS:

SECTION 1. Section 13-303 Definitions, Vehicle Services, Green Bay Municipal Code, is hereby amended as follows:

~~Drive-through facility: A facility consisting of a driveway and window, opening, canopy, or other facilities used for serving patrons seated in an automobile. Drive-through facilities may be associated with principal uses, such as restaurants, banks, or drugstores, or may be free-standing, such as coffee kiosks, ATMs, etc.~~

Drive-through facility: A facility consisting of a dedicated drive aisle that leads to and from a service area for the sale and dispensing of food, beverage, consumer items and transactions for patrons in a motor vehicle. Such facilities may include but are not limited to restaurants, pharmacies and financial institutions.

SECTION 2. Section 13-1606(j), Green Bay Municipal Code, is hereby amended as follows:

(l) Drive-through facility:

- (1) ~~A d~~Drive-through ~~window and menu board elements~~ shall not be located between the front façade of the principal building and the street.
- (2) ~~Plans for onsite circulation and driveway locations shall be reviewed as part of the conditional use review process.~~ Site design shall accommodate a logical, ~~and~~ safe vehicle and pedestrian circulation pattern and shall not interfere with circulation or visibility for traffic either on or off site.
- (3) Alley access to drive-through lanes is prohibited on any block containing a residential or office-residence district, except for commercial deliveries when approved by the city engineer.
- (4) Drive-through canopies and other structures, where present, shall be constructed from the same materials as the primary building and with a similar level of architectural quality and detailing.
- (5) Sound from any speakers used on the premises shall not be audible at the boundary of any surrounding residential district or on any residential property.
- ~~(6) An emergency exit lane shall be provided for users queuing through the drive-through lane(s) without interfering with onsite parking/circulation~~

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(6) Drive-through aisles shall have a minimum ten (10') foot interior radius on curves and a minimum fourteen (14') foot width. Multiple drive-throughs may reduce their aisle width to 10 feet.

(7) Each drive through facility shall clearly delineate the drive aisle and the direction of traffic flow by signs and pavement markings. Pedestrian crosswalks shall be clearly marked thru the drive aisle where necessary.

(8) Drive through facilities shall include a minimum queuing space for 3 vehicles in advance of a menu board and 3 vehicles between the menu board and service area.

(9) All drive-through facilities may be subject to a Traffic Impact Analysis (TIA) per the review of the City Traffic Engineer.

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SECTION 3. Section 13-1714, Figure 2, Notes, Green Bay Municipal Code, is hereby amended as follows:

~~Drive through facilities shall include queuing space for at least 3 vehicles in advance of the menu board and 3 vehicles between the menu board and pick-up window.~~

SECTION 4. All ordinances, or parts of ordinances, in conflict herewith are hereby repealed.

SECTION 5. This ordinance shall not take effect until a public hearing is held hereon as provided by Section 13-204, Green Bay Municipal Code, and the adoption and publication of this ordinance.

Dated at Green Bay, Wisconsin this _____ day of _____, 2021.

APPROVED:

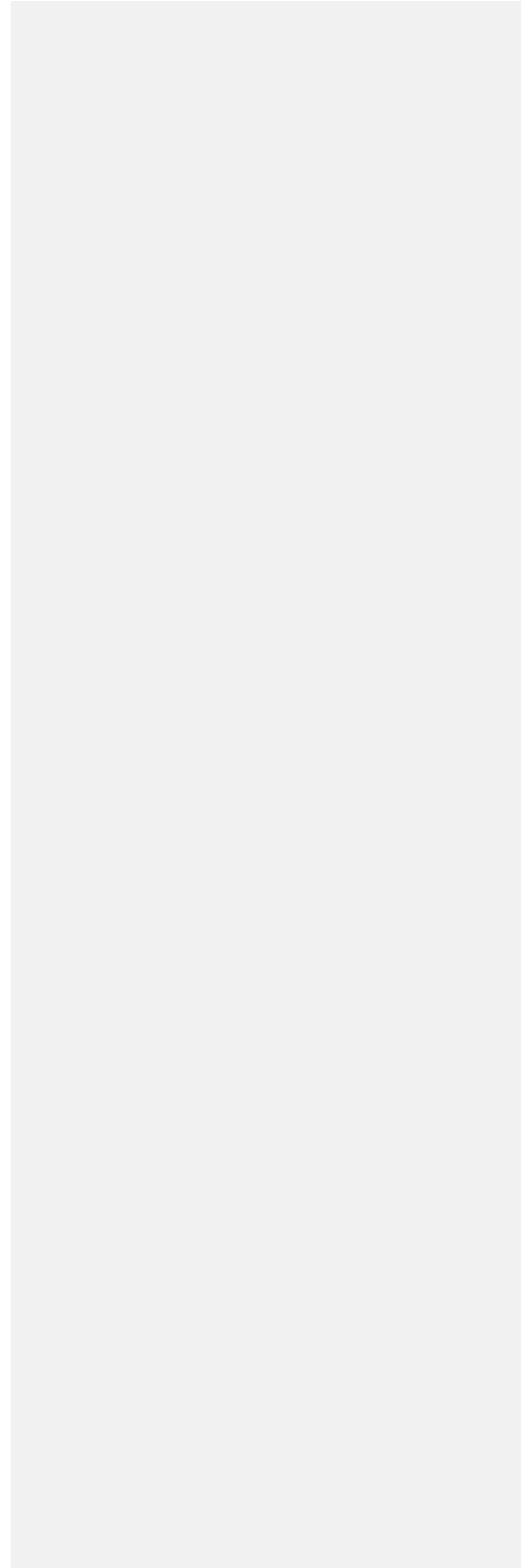
Mayor

ATTEST:

Clerk

pn

1/11/2021





Report to the Green Bay Plan Commission

MEETING DATE

March 8, 2021

PREPARED BY

AGENDA ITEM # E.3

(TA 21-01) Public Hearing on a request to amend Chapter 13-714, Table 7-3 Permitted accessory use regarding solar energy systems, submitted by the Zoning Administrator.

BACKGROUND

RECOMMENDATION

FISCAL IMPACT

ATTACHMENTS

- I. TA 21-01 Class 2 Pub PC Mtg

For Official Notice:

**Public Notification
Proposed Text Amendment
Amending Chapter 13-714, Table 7-3 Permitted Accessory Uses, Solar Energy
Systems Green Bay Municipal Code
(TA 21-01)**

The Green Bay Plan Commission will hold a public hearing on **Monday, March 8, 2021**, at 6:00 p.m. If you wish to participate in a Public Hearing, you may access the meeting by the internet or telephone, using the access code below.

<https://us02web.zoom.us/j/84137675822?pwd=L2EyVlpDSlZGZ1FjcmlpWnZlOEVnUT09>

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+1 346 248 7799 US (Houston)

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The hearing is regarding the following:

A request to amend Chapter 13-714, Table 7-3 Permitted accessory use regarding solar energy systems.

Public comments will be invited at the public hearing or can be sent in writing to:

City of Green Bay
Department of Community and Economic Development
Attn: Paul Neumeyer
100 N. Jefferson St., Rm. 608
Green Bay, WI 54301

For additional information, contact Paul Neumeyer at (920) 448-3405 or paul.neumeyer@greenbaywi.gov.

Publication Date: February 22, 2021 and March 1, 2021



Report to the Green Bay Plan Commission

MEETING DATE

March 8, 2021

PREPARED BY

Paul Neumeyer, Staff

AGENDA ITEM # E.4

(TA 21-01) Discussion and consideration on a request to amend Chapter 13-714, Table 7-3 Permitted accessory use regarding solar energy systems, submitted by the Zoning Administrator.

BACKGROUND

Aldersperson/District: All

Reason for Request: To permit roof-mounted solar equipment in the Office/Residential (OR) and Neighborhood Center (NC) districts.

Report: The solar energy system ordinance was adopted in 2012, as part of General Ordinance 9-12. The ordinance was adopted in anticipation of solar energy becoming more affordable and utilized by property owners as a means to reduce their energy consumption. Changes were made in 2013, that limited some of the City's ability to regulate solar energy systems under State Statute 66.0401 related to aesthetics and screening.

An amendment was made in 2014, to address additional changes to the ordinance regarding Low Density Residential (R1) and Medium Density Residential (R2) districts, in particular, allowing roof-mounted systems and only requiring ground-mounted systems to obtain a Conditional Use Permit (CUP). The current request would impact the Office-Residential (OR) and Neighborhood Commercial (NC) districts and allow for the same change that was made in 2014, related to roof-mounted equipment.

A draft copy of the ordinance is attached within this agenda.

RECOMMENDATION

Staff is recommending approval of the draft ordinance.

FISCAL IMPACT

ATTACHMENTS

- I. Draft GO xx-21 - Amend Ch 13 Regulation of Solar Energy Systems

GENERAL ORDINANCE NO. XX-21

AN ORDINANCE
AMENDING CHAPTER 13-714,
GREEN BAY MUNICIPAL CODE,
REGARDING THE REGULATION OF
SOLAR ENERGY SYSTEMS
(TA 21-01)

THE COMMON COUNCIL OF THE CITY OF GREEN BAY DOES ORDAIN AS FOLLOWS:

SECTION 1. Sections 13-714, Permitted Accessory uses, Green Bay Municipal Code, is hereby amended as follows:

Table 7-3. Permitted Accessory Uses in the Mixed-Use Districts

	OR	NC	D	Dev. Std.
Uses Accessory to Dwellings				
Antennas, satellite dishes, and similar equipment as regulated by subchapter 13.1600	P	P	P	
Boarding or renting of rooms to not more than two persons	P	P	P	
Fences	P	P	P	X
Gardening and other horticultural uses	P	P	-	
Home-based occupations	P	P	P	X
Outdoor kennel or exercise run	P	P	-	X
Private garages, carports, and parking spaces	P	P	P	
Private swimming pools, tennis courts, indoor exercise facilities, community meeting rooms, and other recreational facilities that are operated for the sole use and convenience of the residents of the principal use and their guests	P	P	C	
Small wind energy system	C	C	C	X
Solar energy systems <u>Flush Roof Mount</u>	<u>P</u>	<u>P</u>	P	X
<u>Solar Energy System Other Than Flush Roof Mount</u>	<u>C</u>	<u>C</u>	<u>P</u>	<u>X</u>
Tool houses, sheds, and similar buildings	P	P	P	-
Uses Accessory to Nonresidential Uses				
Antennas, satellite dishes and similar equipment	P	P	P	X
Carwash (automatic) when accessory to an auto service station in compliance with subchapter 13.1600 .	-	C	C	X
Music (outdoor live or amplified music)	-	-	C	X
Off-street loading docks	C	P	P	X
Outdoor display of vehicles			C	X
Outdoor commercial recreation	-	C	C	X
Outdoor sales, display, and storage	See section 13.705			X
Parking (surface)	P	P	P	

Parking (structured)		C	P	X
Parking and storage of vehicles licensed to a business	P	P	P	X
Signs, as regulated by subchapter 13.2000	P	P	P	
Small wind energy system	C	C	C	X
Solar energy System <u>Flush Roof Mount</u>	<u>P</u>	<u>P</u>	P	
<u>Solar Energy System Other Than Flush Roof Mount</u>	<u>C</u>	<u>C</u>	<u>P</u>	<u>X</u>
Telecommunication facilities	C	C	C	X
Warehousing, incidental repair, or processing necessary to conduct a permitted principal use, conducted within principal building, not exceeding 25% of total floor area	-	P	P	X
Waste and recycling storage	P	P	P	X

Note: P = Permitted Use; C = Conditional Use

SECTION 2. All ordinances, or parts of ordinances, in conflict herewith are hereby repealed.

SECTION 3. This ordinance shall not take effect until a public hearing is held thereon as provided by Section 13-204, Green Bay Municipal Code, and the adoption and publication of this ordinance.

Dated at Green Bay, Wisconsin this _____ day of _____, 2021.

APPROVED:

Mayor

ATTEST:

Clerk

pn

03/8/21