



MINUTES OF THE GREEN BAY PLAN COMMISSION

MONDAY, APRIL 25, 2022, 6:00 PM
Virtual Meeting. Public may join via Zoom.

A. ZOOM MEETING INFORMATION.

I. This item contains Zoom information, instructions, and a link to the Virtual Comment Form.

B. ROLL CALL.

I. Members: Lisa Hanson - Chair, Jacob Miller - Vice-Chair, Ald. Jim Hutchison, Sidney Bremer, Derius Daniels, and Ken Rovinski.

Present: Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Jim Hutchison, Ken Rovinski,
Excused:

C. APPROVAL OF THE AGENDA.

I. Approval of the Agenda for the April 25, 2022, meeting of the Green Bay Plan Commission.

Wendy Townsend asked that a correction be made to Agenda Item #6. The item should state Business Improvement District Board and not OBI, Inc.

Moved by Sidney Bremer, seconded by Jacob Miller to amend and approve the agenda. Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Jim Hutchison, No- None, Abstain- None.

D. APPROVAL OF MINUTES.

I. Approval of the minutes from the April 11, 2022, Meeting of the Green Bay Plan Commission.

Moved by Jacob Miller, seconded by Derius Daniels to approve the minutes. Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Jim Hutchison, No- None, Abstain-

None.

E. REGULAR BUSINESS.

1. (ZP 18-31) Public Hearing on request to authorize a Conditional Use Permit (CUP) for an expanded shelter facility use in an Office/Residential (OR) District located at 1120 University Avenue, submitted by the Maicheeia Lo, Golden House, Family Violence Center, Inc. (Ald. Scannell, District, 7).

Ken Rovinski arrived at 6:05 PM.

Chair Lisa Hanson read into record the rules and procedures for all public hearings tonight. All public hearings have been properly posted.

Chair Lisa Hanson opened the Public Hearing on request to authorize a Conditional Use Permit (CUP) for an expanded shelter facility use in an Office/Residential (OR) District located at 1120 University Avenue, submitted by the Maicheeia Lo, Golden House, Family Violence Center, Inc. (Ald. R. Scannell, District, 7).

After hearing from the staff and comments from the public, Chair Lisa Hanson asked three (3) times if there was anyone else present from the public who wished to speak. Hearing/seeing no one, the Public Hearing was closed.

2. (ZP 18-31) Consideration with possible action on request to authorize a Conditional Use Permit (CUP) for an expanded shelter facility use in an Office/Residential (OR) District located at 1120 University Avenue, submitted by the Maicheeia Lo, Golden House, Family Violence Center, Inc. (Ald. R. Scannell, District 7).

Moved by Sidney Bremer, seconded by Ken Rovinski to open the floor. Motion Passed.
Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No-None, Abstain- None.

Moved by Jacob Miller, seconded by Sidney Bremer to close the floor. Motion Passed.
Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No-None, Abstain- None.

Moved by Ken Rovinski, seconded by Sidney Bremer to authorize a Conditional Use Permit (CUP) for an expanded shelter facility use in an Office/Residential (OR) District located at 1120 University Avenue, subject to the following conditions:

- a. Any expansion of this use requires a new Conditional Use Permit.
- b. Fence shall be composed of wood, vinyl, masonry, or as approved by the Zoning Administrator.
- c. Compliance with all other regulations of the Green Bay Municipal Code.

Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No-None, Abstain- None.

3. (ZP 22-12) Public Hearing on request to authorize to rezone 1555 West Mason Street from General Commercial (C1) to Community Center Commercial (C3), submitted by JJ Alaily, ICAP Development (Ald. Melinda Eck, District, 11).

Chair Lisa Hanson opened the Public Hearing on request to authorize to rezone 1555 West Mason Street from General Commercial (C1) to Community Center Commercial (C3), submitted by JJ Alaily, ICAP Development (Ald. M. Eck, District, 11).

After hearing from the staff and no comments from the public, Chair Lisa Hanson asked three (3) times if there was anyone present who wished to speak. Hearing/seeing no one, the Public Hearing was closed.

4. (ZP 22-12) Consideration with possible action on request to rezone 1555 West Mason Street from General Commercial (C1) to Community Center Commercial (C3), submitted by JJ Alaily, ICAP Development (Ald. Melinda Eck, District, 11).

Moved by Jacob Miller, seconded by Derius Daniels to rezone 1555 West Mason Street from General Commercial (C1) to Community Center Commercial (C3). Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No- None, Abstain- None.

5. (SP 22-01) Consideration with possible action on request to declare a portion of city-owned property as City Surplus, located along the 1100 Block of University Avenue (parcel 7-706-1) and at 601 St. George Street (parcel 7-709), submitted by the Community & Economic Development and Parks, Recreation, and Forestry Departments (Ald. Scannell, District 7).

Moved by Ken Rovinski, seconded by Sidney Bremer to declare a portion of city-owned property as City Surplus, located along the 1100 Block of University Avenue (parcel 7-706-1) and at 601 St. George Street (parcel 7-709), subject to the following conditions:

- a. Proposed Lot 1 and Proposed Lot 2 shall be transferred to the Redevelopment Authority of the City of Green Bay for disposition and development.
- b. An easement shall be required for WPS as part of the proposed Certified Survey Map as detailed in Exhibit I.

Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No- None, Abstain- None.

6. Consideration with possible action on request made by On Broadway Inc. (OBI), to add Linda Bova as a Business Improvement District (BID) Board Member.

Moved by Ken Rovinski, seconded by Jacob Miller to approve Linda Bova as an On Broadway Business Improvement District (BID) Board Member. Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No- None, Abstain- None.

F. INFORMATIONAL.

1. Green infrastructure code changes update.

Madison Smith presented the Green Infrastructure Code Changes update.

2. Plan Commissioner Training.

Stephanie Hummel informed commissioners of some upcoming training that would be available.

3. Director's Report.

Neil Stechschulte presented the Director's Report.

4. Date of the next meeting: May 9, 2022

G. ADJOURNMENT.

Moved by Jacob Miller, seconded by Sidney Bremer to adjourn. Motion Passed.

Yes- Jacob Miller, Lisa Hanson, Sidney Bremer, Derius Daniels, Ken Rovinski, Jim Hutchison, No- None, Abstain- None.