



AGENDA OF THE GREEN BAY PLAN COMMISSION

MONDAY, APRIL 28, 2025, 6:00 PM
City Hall, Room 604 - The Harry Maier Room.
Virtual attendance is also available via Zoom.

A. Zoom Meeting Information.

- I. Join Zoom Meeting Online:

<https://us02web.zoom.us/j/84137675822?pwd=L2EyVlpDSIZGZlFjcmlpWnZlOEVnUT09>

Or call in by phone: +1 312 626 6799

Meeting ID: 841 3767 5822

Passcode: 483400

If you wish to speak at this public meeting or leave a comment, please fill out the online [Comment Form](#) prior to the meeting. More detailed [Zoom Instructions](#) can be found online.

B. Roll Call.

- I. Members: Chair Lisa Hanson, Vice-Chair Jacob Miller, Ald. Jim Hutchison, Derius Daniels, Ken Rovinski, Emma Fulwilder and Kelsey Lutzow.

C. Approval of the Agenda.

- I. Approval of the agenda for the Monday, April 28, 2025, meeting of the Green Bay Plan Commission.

D. Approval of Minutes.

- I. Approval of the minutes from the April 7, 2025, meeting.

E. Regular Business.

- I. (AV 25-01) Consideration with possible action on the request to vacate an alley between N. Broadway and Alma Street, submitted by Community and Economic Development Department, NEW Community Shelter, Inc., Greg Krumholz, and Edwardo Martinez (Ald. Proffitt, District 7).

2. (ZP 25-11) Public Hearing on a request for a Planned Unit Development to permit Industrial and Commercial uses at 2735 University Avenue, submitted by Tonya Wagner of Vierbicher on behalf of property owner New Ideal Properties, LLC (Ald. J. Prestley, District 6).
3. (ZP 25-11) Consideration with possible action on a request for a Planned Unit Development to permit Industrial and Commercial uses at 2735 University Avenue, submitted by Tonya Wagner of Vierbicher on behalf of property owner New Ideal Properties, LLC (Ald. J. Prestley, District 6).
4. (ZP 25-12) Public Hearing on a request for a Conditional Use Permit (CUP) to allow an electric vehicle fuel service station at 1240 Radisson Street, submitted by Michael Wieber, on behalf of Wattslots Properties LLC, property owner (Ald. J. Prestley, District 6).
5. (ZP 25-12) Consideration with possible action on a request for a Conditional Use Permit (CUP) to allow an electric vehicle fuel service station at 1240 Radisson Street, submitted by Michael Wieber, on behalf of Wattslots Properties LLC, property owner (Ald. J. Prestley, District 6).
6. (ZP 25-07) Public hearing on a request for a Planned Unit Development to permit residential, agricultural, retail, greenhouse, assembly hall, limited production and processing, restaurant, outdoor recreational, educational, and renewable energy (solar, small wind) uses at 3026 Nicolet Drive, submitted by Mark Valentine, applicant and property owner (Ald. J. Grant, District 1).
7. (ZP 25-07) Consideration with possible action for a Planned Unit Development to permit residential, agricultural, retail, greenhouse, assembly hall, limited production and processing, restaurant, outdoor recreational, educational, and renewable energy (solar, small wind) uses at 3026 Nicolet Drive, submitted by Mark Valentine, applicant and property owner (Ald. J. Grant, District 1).

F. Informational.

1. Director's report.
2. Date of next meeting: May 12, 2025.

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.