



# City of Appleton

100 North Appleton Street  
Appleton, WI 54911-4799  
www.appleton.org

## Meeting Minutes - Final City Plan Commission

*Any questions about items on this meeting are to be directed  
to the Community and Economic Development Department,  
920-832-6468.*

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Tuesday, May 23, 2017

4:00 PM

Council Chambers, 6th Floor

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1. Call meeting to order

**Meeting called to order at 4:03 p.m.**

2. Roll call of membership

**Present:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

*Others present:*

*Jim Scandin, 9 Lawrence Court*

*Lucy Lonadier, Tempest Coffee*

*Stephan Witchell, Tempest Coffee*

*Chester & Linda Kamark, 418 N. Camellia Lane*

*Jared & Jennifer Trickey, 424 N. Camellia Lane*

*Genevieve Rabec, 821 N. Division Street*

*London Rabec, 821 N. Division Street*

*Brian Tomaszewski, M.T. Pockets, 2906 E. Newberry Street*

*Katie Forman, Board & Brush Creative Studio*

*Nate Jochman, 2828 E. Newberry Street*

3. Approval of minutes from previous meeting

[17-749](#)

City Plan Minutes from 5-8-17

**Attachments:** [City Plan Minutes 5-8-17.pdf](#)

**Uslabar moved, seconded by Buetow, that the Minutes be approved. Roll Call.**

**Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

4. Public Hearings/Appearances

[17-750](#) Special Use Permit #4-17 to allow alcohol sales and service in conjunction with a woodworking studio located at 109 North Durkee Street (Tax Id #31-2-0325-00), as shown on the attached maps and per attached plan of operation, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (Associated with Action Item #17-751)

**This public hearing was held, and no one spoke on the item.**

[17-752](#) Special Use Permit #5-17 to allow alcohol sales and service in conjunction with an existing restaurant and outdoor patio located at 181 South Riverheath Way (Tax Id #31-4-0828-06), as shown on the attached maps and per attached plan of operation, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (Associated with Action Item #17-753)

**This public hearing was held, and no one spoke on the item.**

[17-754](#) Rezoning #2-17 to rezone 301 West Lawrence Street (Jones Park) (Tax Id #31-2-0119-00), including to the centerline of the adjacent right-of-way, as shown on the attached maps, from P-I Public Institutional District to CBD Central Business District (Associated with Action Item #17-755)

**This public hearing was held, and one person spoke on the item.**

## 5. Action Items

[17-751](#) Request to approve Special Use Permit #4-17 to allow alcohol sales and service in conjunction with a woodworking studio located at 109 North Durkee Street (Tax Id #31-2-0325-00), as shown on the attached maps and per attached plan of operation, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (2/3 vote required)

**Attachments:** [StaffReport\\_SpecialUsePermit #4-17\\_Board&Brush.pdf](#)

**Martin moved, seconded by Uslabar, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

[17-753](#)

Request to approve Special Use Permit #5-17 to allow alcohol sales and service in conjunction with an existing restaurant and outdoor patio located at 181 South Riverheath Way (Tax Id #31-4-0828-06), as shown on the attached maps and per attached plan of operation, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (2/3 vote required)

**Attachments:** [StaffReport\\_TempestCoffeeCollective\\_SUP\\_For05-23-17.pdf](#)

**Martin moved, seconded by Buetow, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

[17-643](#)

Request to approve Special Use Permit #3-17 to conform an existing bar and restaurant and add a new outdoor patio with alcohol sales and consumption located at 2906 East Newberry Street (Tax Id #31-4-4317-00), as shown on the attached maps and per attached plan of operation, to run with the land subject to the conditions in the attached staff report and approve attached Resolution (2/3 vote required)

**Attachments:** [StaffReport\\_SpecialUsePermit #3-17\\_MT Pockets\\_For 5-23-17.pdf](#)  
[PublicCommentLetter#1\\_MTPockets\\_SUP.pdf](#)  
[PublicCommentLetter#2\\_MTPockets\\_SUP.pdf](#)

**Buetow moved, seconded by Martin, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

[17-756](#)

Request to approve the dedication of land for public right-of-way for N. Wayne Street as shown on the attached maps

**Attachments:** [StaffReport\\_WayneSt\\_StreetDedication\\_For05-23-17.pdf](#)

**Buetow moved, seconded by Martin, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

## 6. Information Items

[17-755](#)

Request to approve Rezoning #2-17 to rezone 301 West Lawrence Street (Jones Park) (Tax Id #31-2-0119-00), including to the centerline of the adjacent right-of-way, as shown on the attached maps, from P-I Public Institutional District to CBD Central Business District

**Attachments:** [StaffReport Rezoning #2-17 JonesPark.pdf](#)

*Proceeds to Council on June 21, 2017.*

**Martin moved, seconded by Uslabar, that the Report Action Item be recommended for approval. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna

[17-791](#)

Appointment of Adrienne Palm to City Plan Commission

**Attachments:** [APPT TO PLAN COMM ADRIENNE PALM BIO VACATED TERM 051717.pdf](#)

**This Presentation was presented.**

## 7. Adjournment

**Uslabar moved, seconded by Martin, that the meeting be adjourned at 4:36 p.m. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Buetow, Uslabar, Rabec, Martin and Palm

**Excused:** 1 - Mayor Hanna