



# City of Appleton

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

## Meeting Minutes - Final Board of Zoning Appeals

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Monday, May 15, 2023

7:00 PM

6th Floor Council Chambers

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1. Call meeting to order

*Meeting called to order by McCann at 7:00 pm.*

2. Pledge of Allegiance

3. Roll call of membership

**Present:** 6 - McCann, Engstrom, Sperl, Cain , Loosen and Babbitts

4. Approval of minutes from previous meeting

[23-0483](#)

Minutes from March 20, 2023

**Attachments:** [Minutes from March 20, 2023.pdf](#)

**Engstrom moved, seconded by Loosen, that the Minutes be approved. Roll Call. Motion carried by the following vote:**

**Aye:** 4 - Engstrom, Sperl, Loosen and Babbitts

**Abstained:** 2 - McCann and Cain

5. **Public Hearing/Appealances**

*Luke Chandonais  
Jerald Hernke*

6. **Action Items**

[23-0484](#)

**100 W. Wisconsin Ave. (31-6-0576-00)** Proposed project is to start using the property as an auto sale and display lot and not provide landscape buffering or meet setbacks. Section 23-66(h)(5)(b)(1)(ii) specifies that display lots shall have a five (5) foot wide buffer in the front yard.

**Attachments:** [100 W. Wisconsin Ave.pdf](#)

**Engstrom moved, seconded by Sperl, that the Report Action Item be approved. Roll Call. Motion failed by the following vote:**

**Nay:** 4 - Engstrom, Sperl, Loosen and Babbitts

**Abstained:** 2 - McCann and Cain

[23-0523](#)

**100 W. Wisconsin Ave. (31-6-0576-00)** Proposed project is to start using the property as an auto sale and display lot and not provide landscape buffering or meet setbacks Section 23-66(h)(5)(b)(2)(ii) of the Zoning Ordinance requires landscaping adjacent to the right of way.

**Attachments:** [100 W. Wisconsin Ave.pdf](#)

**Sperl moved, seconded by Engstrom, that the Report Action Item be approved. Roll Call. Motion failed by the following vote:**

**Nay:** 4 - Engstrom, Sperl, Cain and Loosen

**Abstained:** 2 - McCann and Babbitts

[23-0485](#)

**702 E. Wisconsin Ave. (31-6-0478-00)** The applicant proposes to add pavers that would increase lot coverage to 91%. Section 23-113(h)(2) of the Zoning Ordinance limits lot coverage in the C2 district to 75%.

**Attachments:** [702 E. Wisconsin Ave.pdf](#)

**Engstrom moved, seconded by Sperl, that the Report Action Item be approved. Roll Call. Motion carried by the following vote:**

**Aye:** 5 - Engstrom, Sperl, Cain, Loosen and Babbitts

**Abstained:** 1 - McCann

[23-0486](#)

**1619 E. Pauline St. (31-1-2375-00)** The applicant proposes to maintain a fence that is seven (7) feet tall. Section 23-44(a)(1)(a) of the Zoning Ordinance limits fence height to six (6) feet.

**Attachments:** [1619 E. Pauline St.pdf](#)

**Cain moved, seconded by Engstrom, that the Report Action Item be approved. Roll Call. Motion carried by the following vote:**

**Aye:** 4 - Engstrom, Sperl, Cain and Loosen

**Abstained:** 2 - McCann and Babbitts

**7. Information Items**

**8. Adjournment**

**A motion was made by Engstrom, seconded by Loosen, that this meeting be adjourned at 8:41pm. The motion carried by the following vote:**

**Aye:** 5 - Engstrom, Sperl, Cain , Loosen and Babbitts

**Abstained:** 1 - McCann