



City of Appleton

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

Meeting Minutes - Final Board of Zoning Appeals

Monday, March 20, 2023

7:30 PM

6th Floor Council Chambers

1. Call meeting to order

Meeting called to order by Engstrom at 7:10 pm.

2. Roll call of membership

Present: 5 - Engstrom, Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

3. Approval of minutes from previous meeting

[23-0242](#)

Minutes from February 20, 2023

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

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

Aye: 4 - Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

Abstained: 1 - Engstrom

4. Public Hearings/Appealances

*Dan Frost
Cynthia Simon
Vered Meltzer- Dist. 2 Alderperson*

5. Action Items

[23-0238](#)

1000 W. Northland Ave. (31-5-9494-00) The applicant proposes to build a detached accessory structure (canopy) in the required front yard, eight (8) feet, seven (7) inches from the front property line. Section 23-43(f)(2)(e) of the Zoning Ordinance prohibits accessory structures in the front yard.

Attachments: [1000 W. Northland Ave.pdf](#)

Sperl moved, seconded by Babbitts, that the request regarding 23-43(f) be approved. Roll Call. Motion carried 4-0, McCann excused, Engstrom abstained. Cain moved, seconded by Sperl that the request regarding 23-47(a) be approved. Roll Call. Motion carried by the following vote:

Aye: 4 - Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

Abstained: 1 - Engstrom

[23-0239](#)

416 E. Haddonstone Dr. (31-6-5105-00) The applicant proposes to install a pool that would increase the lot coverage to 46.4%. Section 23-92(g)(2) of the Zoning Ordinance limits lot coverage to a maximum of 40% in the R1A Zoning District.

Attachments: [416 E. Haddonstone Dr.pdf](#)

Cain moved to approve at 50% lot coverage, seconded by Sperl, that the Report Action Item be approved. Roll Call. Motion carried by the following vote:

Aye: 4 - Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

Abstained: 1 - Engstrom

[23-0240](#)

2626 S. Oneida St. (31-9-4374-01) The applicant proposes to replace a large section of an existing sign. The total area of the proposed sign would be two hundred and seven (207) sq. ft. Section 23-523(a) of the Zoning Ordinance limits the area of a ground sign to one hundred and fifty (150) sq. ft.

Attachments: [2626 S. Oneida St.pdf](#)

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

Nay: 4 - Engstrom, Sperl, Cain and Loosen

Excused: 1 - McCann

Abstained: 1 - Babbitts

[23-0241](#)

602 N. Lawe St. (31-1-0256-00) The applicant proposes to change from residential to a commercial (tavern) with a maximum capacity of forty-nine (49). The proposed plan has three (3) parking spaces. Section 23-172(m) of the Zoning Ordinance requires tavern uses to provide one

(1) parking space for each three (3) persons allowed based on maximum capacity. Seventeen (17) parking spaces are required.

Attachments: [602 N. Lawe St.pdf](#)

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

Aye: 4 - Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

Abstained: 1 - Engstrom

6. Information Items

7. Adjournment

A motion was made by Sperl, seconded by Loosen, that the meeting be adjourned at 9:22 pm. The motion carried by the following vote:

Aye: 4 - Sperl, Cain , Loosen and Babbitts

Excused: 1 - McCann

Abstained: 1 - Engstrom