

**Minutes of PUBLIC HEARING HELD ON:**

**Date: Tuesday December 13, 2016**

**Time: 6:30 p.m.**

Chairman Lee Dechamps, Supervisor Cary Dequaine, Supervisor Ryan DeBroux, Clerk Debbie Mercier, Treasurer Lori Geniesse. Also present Secretary of the Planning Commission, Dawn Goodman.

Chairman Dechamps opened the meeting at 6:30 pm.

This public hearing is in regard to the proposed amendment, #1019-J, which will amend the Town of Green Bay Code of Ordinances to include:

1. Addition of "Bed and Breakfast Establishment" and the following wording defining that term to the Town of Green Bay Code of Ordinances, Chapter 1: Zoning Ordinances, Section III. Definitions. B. Words Defined: #12. Bed and Breakfast Establishment means any place of lodging that provides 8 or fewer rooms for rent to no more than a total of 20 tourists or other transients for more than 10 nights in a 12-month period, is the owner's personal residence, is occupied by the owner at the time of rental, and in which the only meal served to guests is breakfast. Note that all numbering for definitions subsequent to #12 shall be amended to one number higher, due to the insertion of this new definition to that section.
2. Addition of "Bed and Breakfast Establishments" in the following, "Chapter 1: Zoning Ordinances, Districts", under "Conditional Uses":

Section VI:R-R Rural Residential, C. Conditional Uses #6. Bed and Breakfast Establishments.

Section VII:R-2 Residential, C. Conditional Uses #6. Bed and Breakfast Establishments.

Section VIII:E-R Estate Residential, C. Conditional Uses #11. Bed and Breakfast Establishments.

Section IX: Multi-Family, C. Conditional Uses #7. Bed and Breakfast Establishments.

Section XI:A-2: General Agriculture, C. Conditional Uses #11. Bed and Breakfast Establishments.

3. When issuing a Conditional Use permit for a "Bed and Breakfast Establishment" in any of the above mentioned zones, the State of Wisconsin standards set forth in "Chapter ATCP 73 Bed and Breakfast Establishments" shall be utilized as a guide, in addition to the Town of Green Bay's standards and regulations.

Motion made by Supervisor Dequaine to open the floor. Second by Supervisor DeBroux. Voice vote 3-0 Motion Carried.

Tom Cherovsky, Old Country Circle. He stated there are obviously many people at this meeting for a reason. He questioned that by doing an amendment does it have to be in a Business District. Dawn Goodman stated a Bed & Breakfast does not have to be in a Business District and this is adding to the

ordinance. This is not specific to any property at this time. If it was specific to a property, a Public Hearing would be held and all of the residents in the area would be notified. Chairman Dechamps stated that what this amendment would do would be to define the town's ordinance. Supervisor DeBroux stated if a Bed & Breakfast would be allowed in a residential district and the owner ever sells how it would be handled? It was stated conditions could be made at the time the conditional use would be granted, if applicable.

Gene VandenPlas questioned if the new ruling is in effect for a Bed & Breakfast, would the person have to live there? The board stated that is correct.

Fran Jadin questioned, what is the scope in regard to the number of persons allowed on the property. He has a concern in regard to parking.

Sharon Depeau, stated she is looking at a property near Old Country Circle. She stated there is a 3 stall garage and she would not have more than 3 residents. She would live there when there would be people there.

Ryan Lindsley, stated the house is directly behind his house. He is wondering what type of data is out there for the resale of value as to how it would affect the value of his property.

Gene VandenPlas stated he had to move his business in regard to lawyers which was in regard to restrictive covenants.

Sue Ploof questioned the difference in a beauty shop business as to a proposed Bed & Breakfast. Chairman indicated a home business as a beauty shop is allowed.

Judy DeJardin feels different issues are being talked about, she stated a beauty shop is 8-4:30 where as a Bed & Breakfast may have people staying overnight.

Nancy VanDyke, has a question as to when the petition comes up how will they be notified. Dawn Goodman stated there is a legal notice to notify the people – adjacent property owners within 100'.

Sharon Depeau stated she feels opposition. She wondered what they would like to see and would like input.

Stan Dequaine questioned if she had land where she could build one in another area.

Bob Pavlik stated it is a nice quiet neighborhood and he doesn't want to see strangers coming in and out.

Motion made by Supervisor DeBroux to close the floor. Second by Supervisor Dequaine. Voice vote 3-0 Motion Carried.

Motion made by Supervisor Dequaine to accept the additions and corrections of the Bed & Breakfast ordinance presented by the Planning Commission. Second by Supervisor DeBroux. Voice vote 3-0 Motion Carried.

Motion made to adjourn the public hearing by Supervisor Dequaine. Second by Supervisor DeBroux. Voice vote 3-0 Motion Carried. Meeting adjourned at 6:55 pm.