

Town of Green Bay  
Board of Appeals

MINUTES

September 29, 2022

Present: David DePeau, Jon Jadin, Toni Mertens, Jacob Deterville, Gary Jonet, Kyle Alsteen and 4 others.

Meeting was posted at: Sweet Seasons, 54 Mini Mart and the Town of Green Bay Bulletin Board.

Meeting was called to order at 7:01 PM by chairperson, Jon Jadin

Jacob Deterville made a motion to accept the minutes from previous meeting as printed 2<sup>nd</sup> by Kyle Alsteen. Vote taken all in favor, motion carried.

New Business: Ray Terrien is looking for a variance to put in a property line less than the required ten foot side yard setback. The property is "The Red Rocket".

Chairperson, Jon Jadin, asked Ray Terrien to explain what it is that he is looking for in this variance. Ray introduced his daughter, Tina Adams, his son Tommy and Joel from the surveyor's office. Tina Adams passed out a paper that she had typed and started explaining how they are struggling to obtain Insurance on the three different businesses on the same property, with the same address. She went on to explain that the insurance companies would be more apt to insure the individual businesses if they had three different addresses, so then the insurance companies would have clear lines as to which insurance would be affected by an occurrence, if one should happen. They are looking to divide the property at 5138 Sunset Bluff Drive, Green Bay, WI into three lots. One for each different business. This is where the variance is needed. One corner of one of the storage buildings is too close to the gift shop. There was never any intention to divide these properties. It is because of the change in the insurance industry policies that the need to change the property is necessary in order to get the businesses insured. A business can not operate without insurance. Tina further explained that this variance would not create issues with the public or cause injury to surrounding properties. The operation would remain the same. The only difference would be that each business would have its own address. Then the insurance companies would know exactly what they are insuring. There was some discussion about driveways, CSM and to have one property out of compliance which would probably make the lot line roughly four feet from the storage building. It was noted that the same person would own the three lots. Jon asked if anyone had any other questions.

Jacob made a motion to have a public hearing and it was 2<sup>nd</sup> by Kyle Alsteen. Vote was taken all in favor. Public hearing set for October 20, 2022 at 7PM at Town of Green Bay, Town Hall.

Kyle made a motion to adjourn and Jacob Deterville 2<sup>nd</sup> it. Vote taken, all in favor. Meeting adjourned At 8:00 PM.

Respectfully submitted by:

Toni Mertens, Secretary  
Board of Appeals, Town of Green Bay