

GENERAL ORDINANCE NO. 22-10

AN ORDINANCE
AMENDING SECTION 29.208,
GREEN BAY MUNICIPAL CODE,
RELATING TO PARKING REGULATIONS

THE COMMON COUNCIL OF THE CITY OF GREEN BAY DOES ORDAIN AS FOLLOWS:

SECTION 1. Section 29.208, Green Bay Municipal Code, is hereby amended from March 1, 2010, to September 1, 2010, by removing therefrom the following TWO-HOUR PARKING zone:

ADMIRAL COURT, both sides, from Fisk Street to the eastern terminus
of Admiral Court

SECTION 2. Effective September 1, 2010, Section 29.208, Green Bay Municipal Code, is hereby amended by adding thereto the following TWO-HOUR PARKING zone:

ADMIRAL COURT, both sides, from Fisk Street to the eastern terminus
of Admiral Court

SECTION 3. Section 29.208, Green Bay Municipal Code, is hereby amended by adding thereto the following NO STOPPING OR STANDING zones:

WEST POINT ROAD, south side, from a point 160 feet west of South
Point Road to South Point Road

SOUTH POINT ROAD, west side, from a point 35 feet south of West
Point Road to West Point Road

SECTION 4. All ordinances, or parts of ordinances, in conflict herewith are hereby repealed.

SECTION 5. This ordinance shall take effect on and after its passage and publication.

Dated at Green Bay, Wisconsin this 20th day of July, 2010.

APPROVED:

James J. Schmitt
Mayor

ATTEST:

Chad J. Weininger
Clerk

ZONING ORDINANCE NO. 10-10

AN ORDINANCE
ZONING CERTAIN LAND LOCATED AT
517 DOUSMAN STREET AS A
PLANNED UNIT DEVELOPMENT DISTRICT
(ZP 10-25)

THE COMMON COUNCIL OF THE CITY OF GREEN BAY DOES ORDAIN AS FOLLOWS:

SECTION 1. Section 13-108, Green Bay Municipal Code, together with the zoning map referred to therein, is hereby amended by establishing a Planned Unit Development (PUD) District on the following described property:

Dousmans Addition Lots 111 and 112 and the west 17 feet of Lot 113
(Tax Parcel No. 4-104)

Dousmans Addition the east 33 feet of Lot 113 (Tax Parcel No. 4-105)

SECTION 2. Pursuant to Section 13-1900, et seq., Green Bay Municipal Code, as they apply, the following conditions are imposed:

- A. Scope of Project. Exhibits A and B (conceptual site plan and building plan elevation) are to serve as the general guidance for the building design and the layout of the site. The intent of the PUD is to construct a Subway Restaurant. In addition, it is intended that the proposed structure and site be Leadership in Energy and Environmental Design (LEED) Certified.
- B. Permitted Use.
1. **Principal Uses.** The permitted principal uses, which may be established and or maintained on the subject property, shall be limited to:
 - a. All the permitted uses as allowed within the Neighborhood Center (NC) District and the Office Residential (OR) District.
 - b. One drive-through window is permitted with sufficient vehicle stacking at the pick-up window and the menu board.
 2. **Prohibited Uses.** Any use not identified by this ordinance as a permitted principal or accessory use, or any use not determined by the Zoning Administrator to be substantially similar to a use that is permitted, shall be prohibited.

C. Site Requirements.

1. Dimensional and area requirements. The setbacks shall apply to the site:
 - a. Front setback: 4 feet
 - b. Corner side yard setback: 4 feet
 - c. Interior side yard setback: 5 feet
 - d. Rear yard setback: 2 feet
2. Building architecture and materials and construction of the building shall be a LEED Certified Building and shall be in general compliance with Exhibits A and B.
3. Residential buffer yard. A six-foot high, cedar, board-on-board or vinyl fence, 90 percent impervious to sight is required along the southern property line.

D. Site Plan. A complete site plan shall be submitted and approved prior to any construction, change of use, or other activity that requires site plan approval under Sec. 13-1802, Green Bay Municipal Code.

E. Parking.

1. 17 shall be required on site.
2. If it is found that the site has insufficient parking, it will be the responsibility of the property owner to secure additional off-site parking to address the parking demand.
3. At least three parking stalls along the southern property line shall be designated as compact spaces and/or designated employee parking areas.
4. All maintenance and upkeep of building(s), landscaping, internal drives and parking areas within the PUD are the sole responsibility of the developer/owner.
5. All other standards of Ch. 13-1700, Green Bay Municipal Code, shall be met.
6. Service, loading, and trash collection. Areas for service, loading, or trash collection shall not be visible from public rights-of-way. These functions shall be incorporated into the overall design of the building and the landscaping or may be screened in compliance with Sec. 13-1813, Green Bay Municipal Code.

F. Landscaping.

1. A detailed landscape plan shall be submitted to and approved by Green Bay's Community Development Review Team (CDRT) as part of the site plan approval process.
 2. Planting beds shall be provided around the building elevations at the front elevation and around the outdoor seating area.
- G. Lighting. Lighting shall be regulated as specified in Secs. 13-524, 13-525, 13-527, Outdoor Lighting Regulations, Green Bay Municipal Code.
- H. Signs. Except as provided herein, all signage shall be designed and installed in compliance with Ch. 13-2008, Table 20-1, Office-Residential (OR) sign requirements, Green Bay Municipal Code. Signage shall be reviewed by On Broadway, Inc., and the CDRT prior to permitting.
- I. Additional Applicable Regulations.
1. Tax Parcel Nos. 4-104 and 4-105 shall be combined into one tax parcel.
 2. Unless stated above, the development must comply with all other regulations of the Green Bay Municipal Code.

SECTION 3. All ordinances, or parts of ordinances, in conflict herewith are hereby repealed.

SECTION 4. This ordinance shall not take effect until a public hearing is held thereon as provided by Section 13-204, Green Bay Municipal Code, the adoption and publication of this ordinance, and has no financial impact on the City.

Dated at Green Bay, Wisconsin, this 20th day of July, 2010.

APPROVED:

James J. Schmitt
Mayor

ATTEST:

Chad J. Weininger
Clerk