



Meeting Date: 11/26/12
 Agenda Item: #4g

**VILLAGE BOARD
 STAFF REPORT**

REPORT TO: Burt McIntyre, President
 Village Board of Trustees

REPORT FROM: Dave Wiese, Director of Community Development

REPORT WRITTEN: November 20, 2012

REPORT SUBJECT: Approve the request for a conditional use permit to allow the outdoor sale and service of food at Gilligan's, 1985 Velp Avenue, with the Plan Commission recommendations

BACKGROUND

BASIC INFORMATION	
Project Name	Gilligans CUP
Applicant Name/Contact No.	Jess Senn 920-544-5922
Consulting Planner and/or Engineer	N/A
Size of Parcel	24,133 square feet, 0.55 acres
Existing Zoning	B-2
Requested Zoning	N/A
Abbreviated Legal	VH-630
Comp. Land Map Designation	Neighborhood Commercial

ADJACENT LAND USE/ZONING MATRIX		
<i>Direction</i>	<i>Land Use</i>	<i>Zoning</i>
North	Local Business	B-2
South	Single Family Residential	R-1
East	Residential	B-2
West	Duck Creek River & Cemetery	B-1 & B-2

ZONING CONSISTENCY MATRIX		
	<i>Required</i>	<i>Provided</i>
Zoning Requested:		
Minimum Development Area	7500 square feet	24,133 square feet
Minimum Lot Width	100 feet	>145 feet
Minimum Street Building Setback	35 feet	<20 feet
Minimum Side Yard Setback	10 feet	>40 feet
Minimum Rear Yard Setback	15 feet	>60 feet
Maximum Height	65	<20 feet

BACKGROUND

This is a request for a conditional use permit to allow the outdoor sale and consumption of alcoholic beverages and food at the referenced address. A conditional use permit is required per Section 17.11(2)(d) of the Zoning Ordinance which requires that *"Except for permitted off-street parking and loading, and except for services provided to and for motor vehicles, and except as specifically allowed as a conditional use in accordance with Section 17.20(10) of this ordinance, all business, servicing, processing, sales and storage shall be conducted within completely enclosed buildings."*

This is the second time this request is before the Village Board. The Plan Commission at its Oct. 15, 2012 meeting initially and unanimously recommended denial of the conditional use permit. The Village Board at its Oct. 22, 2012 meeting pulled the item from the consent agenda and voted 6-3 (No: J. Lemorande, C. Hughes, B. McIntyre) to send the matter back to Plan Commission for further review.

At the Nov. 19, 2012 Plan Commission meeting, the commission and applicant discussed several matters of concern. The Plan Commission then unanimously voted to recommend board approval of the conditional use permit with the following conditions:

1. The hours of operation for the outdoor service area shall be limited to the time when food is served, which currently is until 10 p.m.
2. The number of patrons permitted outdoors at any one time shall not cause the entire building to exceed its stated capacity.
3. The sale and consumption of alcoholic beverages shall be confined to the fenced area.
4. Access to the outdoor service area shall be through the tavern only.
5. The outdoor service area shall be monitored and supervised by staff personnel at all times.
6. The existing music system shall not emit outside speaker sound past 10 p.m.
7. No additional lighting or other electrical devices shall be permitted outdoors.
8. Outdoor activities shall be limited to beverage and food consumption only.
9. All recycling and garbage dumpsters shall be screened from public view with a fenced area within the next 24 months.
10. The stairs to the existing deck shall be removed so that the deck is self-contained with no access to the parking lot.
11. The existing non-complying structure shall be removed.
12. The building owner shall dedicate the 30 feet of right of way currently shown within the lot line.

EXECUTIVE ANALYSIS

Zoning

The property is presently zoned B-2. Taverns are permitted in the B-2 zone but Section 17.11(2)(d) of the Zoning Ordinance requires a conditional use permit for any outdoor business, service or sales. The outdoor sale and consumption of alcoholic beverages and consumption and sale of food is considered outdoor business, service or sales.

Setbacks

The current building and deck comply with all required setbacks except the for the front yard setback. The building and deck are set back from Velp Avenue less than 20 feet while the Zoning Ordinance requires a minimum front yard setback of 35 feet.

Parking

The current facility has limited parking.

Floodplain, Shoreland Zoning & Stormwater Management

The current building and deck are located in a 100-year floodplain district.

Land Division

No land division is being proposed in this request.

Lighting

No additional exterior lighting is being proposed with this request.

Fire Protection

This property is currently served by the municipal water system and is located approximately 0.65 miles from the nearest fire station.

CONDITIONAL USE STANDARDS

Section 17.20(10)(g) of the Zoning Ordinance requires that “The Plan Commission shall not recommend and the Village Board shall not approve a conditional use unless findings are first made, based on evidence presented, that the following standards are met:”

1. The conditional use shall not be detrimental to or endanger the health, safety, morals, comfort or general welfare of the public.
2. The conditional use shall not be injurious to the use and enjoyment of other property in the immediate vicinity for purposes already permitted, nor shall it substantially diminish or impair property values within the neighborhood.
3. The conditional use shall not impede the normal and orderly development and improvement of surrounding property for uses permitted in the zoning district.
4. The exterior architectural appeal and functional plan of proposed buildings and structures shall not be so at variance with existing buildings and structures, or buildings and structures under construction in the immediate area, or the character of the zoning district, as to cause a substantial depreciation in property values within the neighborhood.
5. Adequate utilities, access roads, drainage and necessary facilities are in place or will be provided.
6. Adequate measures have been or will be taken to provide ingress and egress so designed as to minimize traffic congestion in the public streets.
7. The conditional use shall, in all other respects, conform to applicable regulations of the zoning district in which it is located, except as such regulations may be modified by the Village Board pursuant to Plan Commission recommendations.

RECOMMENDED ACTION

The Plan Commission unanimously recommends approval of the conditional use permit with the following conditions:

1. The hours of operation for the outdoor service area shall be limited to the time when food is served, which currently is until 10 p.m.
2. The number of patrons permitted outdoors at any one time shall not cause the entire building to exceed its stated capacity.
3. The sale and consumption of alcoholic beverages shall be confined to the fenced area.
4. Access to the outdoor service area shall be through the tavern only.
5. The outdoor service area shall be monitored and supervised by staff personnel at all times.
6. The existing music system shall not emit outside speaker sound past 10 p.m.
7. No additional lighting or other electrical devices shall be permitted outdoors.
8. Outdoor activities shall be limited to beverage and food consumption only.
9. All recycling and garbage dumpsters shall be screened from public view with a fenced area within the next 24 months.
10. The stairs to the existing deck shall be removed so that the deck is self-contained with no access to the parking lot.
11. The existing non-complying structure shall be removed.
12. The building owner shall dedicate the 30 feet of right of way currently shown within the lot line.

ATTACHMENTS

- | | |
|------------|---|
| I | Plat map showing location of subject property |
| II | Completed Conditional Use Permit Application |
| III | Photos of the existing property |

ATTACHMENT I





2456 Glendale Ave
Green Bay, WI 54313

**CONDITIONAL USE PERMIT
APPLICATION**

See Following Pages
for Materials to be
submitted with this
application

Application Fee: \$250.00

Date: 9-10-12

Initials: JS

Application #: _____

Applicant

Name: Jess Senn +
Address: 1985 Velp Ave
Phone: (920)-544-5223 Email: Jess@Galligansgs.com
Business Name: Galligans Rev & Grill
Conditional Use Site Address: same
Landowner of Record: Sheani Strickland
Address: N9955 Meadowlark Ln Kauai WI 54114
Phone: (215)-927-1368 Email: _____

Consultant(s)

Architect

Name: _____
Address: _____
Phone: () - - - - - Email: _____

Contractor/Engineer

Name: _____
Address: _____
Phone: () - - - - - Email: _____

Parcel/Building Information

Lot Size: _____ Acres/Sq. Ft Current Zoning: _____ Parcel Number: VII - 630
Lot Dimensions: _____ Does Current Zoning Permit Intended Use: yes
Bldg. Sq. Footage: _____ Street Frontage: _____

Describe Specifically the Nature of the Request:

To serve food + alcohol on patio
The purpose is mainly food. serve food on patio
with 10 smoking tables
~~_____~~

Please Note the Following

- Incomplete applications will not be accepted and/or processed.
- All applications and required materials must be submitted on or prior to the deadline on the schedule displayed on page three (3) of this application.
- Processing an application may take up to sixty (60) days due to legal notices mandated by State law
- The Plan Commission meets on the third Monday of every month at 6:30 p.m. at 2456 Glendale Avenue
- The Plan Commission will make a recommendation to the Village Board (often with conditions) to approve or deny the conditional use permit request. The Village Board will take action on the recommendation from the Plan Commission at the next scheduled Board meeting (typically the fourth Monday of the month).
- If approved, the permit must be signed by the Village Administrator and the applicant prior to any construction or business activity taking place.

Standards Used by Plan Commission When Ruling on a Conditional Use Permit Request

- Issuance of conditional use permit shall not be detrimental to or endanger the health, safety, morals, comfort or general welfare of the public.
- Shall not be injurious to the use and enjoyment of other property in the immediate vicinity for purposes already permitted.
- Shall not substantially diminish or impair property values within the neighborhood or impede the normal and orderly development and improvement of surrounding property for uses permitted in the zoning district.
- The exterior aesthetic appeal and functionality of proposed buildings must complement existing buildings and the character of the zoning district.
- Adequate utilities, access roads, drainage and other necessary utilities are provided.
- Adequate ingress/egress shall be designed to minimize traffic congestion.
- Must conform to applicable regulations of the zoning district in which it is located.

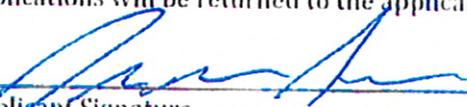
REQUIRED

(Check the Box to Signify Your Submittal of Listed Items Which Apply to Your Request)

- A plat of survey or the equivalent thereof depicting the location, dimensions, boundaries, uses and size of the site.
- A site plan including the following:
 - Density and floor area ratio
 - Building heights and setbacks
 - Size & location of lots
 - Screening and fencing
 - Location of sanitary and storm sewer lines
 - Location of water mains
 - Site drainage
 - Location of roads, driveways and walks
 - Existing and proposed structures, parking, loading areas, ingress/egress points
 - Location of recreational and open space areas reserved or dedicated for public uses
 - Percentage of green space & impervious surface
- Landscape plan including table depicting quantity, size and name of species.
- Lighting plan showing photometrics and a specification sheet of all fixtures to be used.
- Full-color rendering of building facades and large samples of colors and building materials that will be used on the project.
- An attachment stating the methods and hours of operation.
- Sign plan with dimensions of sign.

Submit 10 copies of all color documents. If possible, provide electronic versions (pdf, word, excel, etc) of plans.

With this signature, I certify that all required materials above have been submitted. Furthermore, I understand any required materials not submitted will result in an incomplete application. Incomplete applications will be returned to the applicant until all required materials are submitted.

X 
Applicant Signature

9/10/12
Date

Please direct all questions to Dave Wiese at 434-4640 or dwiese@villageofhoward.com



11a

DEPARTMENT OF CODE ADMINISTRATION
 2456 Glendale Avenue, Green Bay, WI 54313
 (Office) 920-434-4640 (Fax) 920-434-4643
 mailto:korotay@villageofhoward.com



**APPLICATION FOR
 PC PLAN APPROVAL**

IMPORTANT INFORMATION FOR APPLICANTS

(1) INCOMPLETE APPLICATIONS CANNOT BE ACCEPTED OR PROCESSED
 (2) YOU MAY USE YOUR COMPUTER KEYBOARD TO FILL OUT THIS APPLICATION FORM
 (3) PLEASE SUBMIT COMPLETED APPLICATIONS TO THE DEPARTMENT OF CODE ADMINISTRATION AT THE ABOVE ADDRESS

LOCATION	ADDRESS OF SUBJECT PROPERTY (Street Name and Number)	LOT #	SUBDIVISION	TAX PARCEL #
PROPERTY OWNER	PROPERTY OWNERS FULL NAME			ALTERNATE PHONE #
APPLICANT/AGENT	APPLICANT/AGENT FULL NAME AND BUSINESS NAME			
USE	BRIEFLY DESCRIBE THE EXISTING AND PROPOSED USE OF THE PROPERTY			
SUBMITTALS	WHERE APPLICABLE, THE FOLLOWING SUBMITTALS ARE REQUIRED TO ACCOMPANY THIS APPLICATION FOR THE APPLICATION TO BE ACCEPTED AND REVIEWED BY THE PLAN COMMISSION. REQUIRED SUBMITTALS MAY CONSIST OF PLANS, DRAWINGS, ANNOTATED PHOTOGRAPHS, OR OTHER DOCUMENTATION THAT SUFFICIENTLY PROVIDES ALL REQUIRED INFORMATION.			

- Exterior Building Design** (required for all new buildings, additions and exterior alterations to existing buildings)
- Exterior elevations of all proposed new and existing buildings showing wall materials and exterior construction details (including colors)
 - Height of all proposed new buildings and structures and all existing buildings and structures
 - Specific roof types (gable, hip, flat, etc.) and roof pitches of all proposed new and existing buildings
 - Roofing materials to be used on proposed new buildings and existing roofing materials on existing buildings (including colors)

- Site Features** (required for all projects)
- Location of all proposed new and existing buildings & structures, including dimensions to property lines and to each other
 - Locations of all streets, property lines, wells, septic systems, power lines, easements, etc.
 - All proposed new and existing off-street parking drive and loading areas (location, number, size, access, etc.)
 - The total accumulated horizontal impervious surface area after development (surfaces impervious to the penetration of storm water)
 - The total accumulated greenspace on the property (non-impervious), including the percentage of lot area (post development)

- Landscaping** (required for all projects where landscaping will be installed or altered or where required by the Plan Commission)
- Number, size, species and location of all existing and proposed trees
 - Number, size, species and location of all existing and proposed shrubs and ground plantings
 - Description and location of any existing or proposed buffering (fences, berms, hedges, plantings, etc.)

- Exterior Lighting Features** (required where exterior lighting fixtures will be installed or altered)
- Number, fixture type, location and wattage of all existing and proposed building lighting
 - Number, fixture type, location, wattage and height of all existing and proposed parking lot and exterior grounds lighting
 - Number, fixture type, location, wattage and height of all existing and proposed other exterior lighting
 - Photometric plan prepared by a professional lighting designer (when required by the Plan Commission)

- Signage Details** (required for all projects where signage exists or where new signage will be installed)
- Building elevations showing the location, number, size and message of all existing and proposed building signs and building lettering
 - A site plan showing the location of all existing and proposed free-standing signs, including the distance of such signs to property lines
 - Elevations of all existing and proposed free-standing signs showing the height, width, depth, material composition, colors, illumination, sign area and message of all such signs

SIGNATURE ENTER YOUR INITIALS IN THIS BOX TO VERIFY THAT YOU HAVE READ AND AGREE TO THE TERMS AND CONDITIONS DETAILED BELOW (REQUIRED FOR APPLICATION TO BE PROCESSED) **APPLICATOR DATE** 9/27/12

BY INITIALING THE BOX ABOVE, THE APPLICANT DOES HEREBY CERTIFY THAT: (1) ALL INFORMATION PROVIDED ON THIS APPLICATION IS TRUE AND CORRECT; (2) THE APPLICANT UNDERSTANDS THAT APPROVAL OF THIS REQUEST CREATES NO LEGAL LIABILITY, EXPRESSED OR IMPLIED, ON THE VILLAGE OF HOWARD OR ON ANY OF ITS EMPLOYEES; (3) THE APPLICANT WILL BE BOUND BY AND SUBJECT TO ALL STATUTES OF THE STATE OF WISCONSIN, IN CONFORMITY TO ALL APPLICABLE CODES AND ORDINANCES OF THE VILLAGE OF HOWARD, AND AS DEBATED BY ALL RULES AND REGULATIONS PRESCRIBED BY THE DEPARTMENT OF CODE ADMINISTRATION.

DEPARTMENT OF CODE ADMINISTRATION
 2450 Glendale Avenue, Green Bay, WI 54313
 (Office) 920-434-4640 (Fax) 920-434-4643
 (Email) jkorotev@villageofhoward.com



PERMIT APPLICATION

PLEASE COMPLETE ALL APPLICABLE SECTIONS

INCOMPLETE APPLICATIONS CANNOT BE ACCEPTED

LOCATION	JOB SITE ADDRESS (Street, P.O. Box and Name) 1985 Velp Ave	LOT # VA-630	SUBSECTION
PROPERTY OWNER	PROPERTY OWNER'S FULL NAME Sherri Stechko	DAYTIME PHONE # 715-927-1368	
	PROPERTY OWNER'S MAILING ADDRESS (Include Zip Code) N9955 Meadowlark Ln Chilton WI 54114		
PERMIT APPLICANT	PERMIT APPLICANT'S COMPANY NAME Gilligan's Bar & Grill	PERMIT APPLICANT'S FULL NAME (Print, Middle Initial, Last) Jess D. Scott	DAYTIME PHONE # 265-7900
	PERMIT APPLICANT'S MAILING ADDRESS (Include Zip Code) 3492 Ridgewood Ct Green Bay WI 54313	FAX #	ALTERNATE OR CELL PHONE #
BUILDING CONTRACTOR	BUILDING CONTRACTOR'S COMPANY NAME TS construction	BUILDING CONTRACTOR'S FULL NAME (Print, Middle Initial, Last) Tim J. Pollack	DAYTIME PHONE # 920-822-1020
	BUILDING CONTRACTOR'S MAILING ADDRESS (Include Zip Code) 6812 Conys Subieski WI 54721	WI LICENSE/REGISTRATION #	WI LICENSE CONTRACTOR # 681577
ELECTRICAL CONTRACTOR	ELECTRICAL CONTRACTOR'S COMPANY NAME Retky	ELECTRICAL CONTRACTOR'S FULL NAME (Print, Middle Initial, Last) Jeff Retky	DAYTIME PHONE # 846-358
	ELECTRICAL CONTRACTOR'S MAILING ADDRESS (Include Zip Code) 427 Madison St Searsville WI 54148	WI LICENSE/REGISTRATION #	WI ELECTRICAL CREDENTIAL # 846358
PLUMBING CONTRACTOR	PLUMBING CONTRACTOR'S COMPANY NAME NA	PLUMBING CONTRACTOR'S FULL NAME (Print, Middle Initial, Last)	DAYTIME PHONE #
	PLUMBING CONTRACTOR'S MAILING ADDRESS (Include Zip Code)	WI LICENSE/REGISTRATION #	WI PLUMBING CREDENTIAL #
HVAC CONTRACTOR	HVAC CONTRACTOR'S COMPANY NAME NA	HVAC CONTRACTOR'S FULL NAME (Print, Middle Initial, Last)	DAYTIME PHONE #
	HVAC CONTRACTOR'S MAILING ADDRESS (Include Zip Code)	WI LICENSE/REGISTRATION #	WI HVAC CREDENTIAL #
SEWER CONTRACTOR	SEWER CONTRACTOR'S COMPANY NAME NA	SEWER CONTRACTOR'S FULL NAME (Print, Middle Initial, Last)	DAYTIME PHONE #
	SEWER CONTRACTOR'S MAILING ADDRESS (Include Zip Code)	WI LICENSE/REGISTRATION #	WI SEWER CREDENTIAL #
PROJECT (CHECK ONE)	<input type="checkbox"/> NEW BUILDING <input type="checkbox"/> ADDITION <input checked="" type="checkbox"/> ALTERATION/REMODELING <input type="checkbox"/> REPAIR <input type="checkbox"/> RENOVATION <input type="checkbox"/> DEMOLITION <input type="checkbox"/> OTHER _____		
BLDG TYPE (CHECK ONE)	<input type="checkbox"/> SINGLE FAMILY <input type="checkbox"/> DUPLEX <input type="checkbox"/> MULTI-FAMILY <input checked="" type="checkbox"/> COMMERCIAL/INDUSTRIAL <input type="checkbox"/> GARAGE/STORAGE <input type="checkbox"/> AGRICULTURAL <input type="checkbox"/> OTHER _____		
WORK TYPE (CHECK ALL PROPOSED WORK)	<input checked="" type="checkbox"/> BUILDING CONSTRUCTION <input checked="" type="checkbox"/> ELECTRICAL <input type="checkbox"/> PLUMBING <input type="checkbox"/> HEATING/VENTILATION/CONDITIONING <input type="checkbox"/> OTHER _____		
EST COST (LABOR AND MATERIALS)	BUILDING CONTRACTOR(S) 7900.00	ELECTRICAL(S) 0.00	TOTAL ESTIMATED COST (S) 7900.00
JOB DESCRIPTION (DESCRIBE ALL PROPOSED WORK)	Put Roof Over Deck Area.		
GO GREEN! (DESCRIBE ANY ENERGY OR RESOURCE SAVING TECHNOLOGY, MATERIALS OR CONSTRUCTION TECHNIQUES PROPOSED FOR THIS PROJECT)	NOTE: The Village of Howard is a partner with Wisconsin Energy and forwards all permit information to the organization to review for potential cost savings programs and programs.		
BUILDING FEATURES (COMPLETE THIS SECTION FOR ALL BUILDINGS AND ADDITIONS ONLY)	CONSTRUCTION TYPE (See Construction Standards) Constructed	BASEMENT (YES/NO) NO	# OF STORES (Above Basement) NA
	ELECTRICAL SERVICE TYPE (See Code) Standard	ELECTRICAL SERVICE LOCATION (Interior or Exterior) Interior	FOUNDATION TYPE (Reinforced Concrete, Masonry Block, Tilted Wall, Etc.) Masonry
	HVAC EQUIPMENT (Furnace, Radiant Heat Pump, Etc.) None	HVAC FUEL (Natural Gas, LP Gas, Fuel Oil, Electric, Solar, Fuel Cell, Etc.) None	WATER HEATING FUEL (Natural Gas, LP Gas, Fuel Oil, Electric, Etc.) None
	CENTRAL AIR CONDITIONING (YES/NO) None	SEWER TYPE (Municipal or Private)	WATER SUPPLY (Municipal Utility or Private Well)
SIGNATURE	ENTER YOUR INITIALS IN THIS BOX TO VERIFY THAT YOU HAVE READ AND AGREE TO THE TERMS AND CONDITIONS DETAILED BELOW (REQUIRED FOR APPLICATION TO BE PROCESSED)		APPROVAL DATE 9/27/12
			CONSTRUCTION START DATE 10-1-12
BY INITIATING THE BOX ABOVE, THE PERMIT APPLICANT DOES HEREBY CERTIFY THAT: (1) ALL INFORMATION PROVIDED ON THIS APPLICATION IS TRUE AND CORRECT; (2) THE PERMIT APPLICANT UNDERSTANDS THAT THE ISSUANCE OF A PERMIT CREATES NO LEGAL LIABILITY, EXPRESSED OR IMPLIED, ON THE VILLAGE OF HOWARD OR ON ANY OF ITS EMPLOYEES; (3) IN THE PERFORMANCE OF ALL WORK COVERED, THE PERMIT APPLICANT WILL BE BOUND BY AND SUBMIT TO ALL STATUTES OR THE STATE OF WISCONSIN, CONFORM TO ALL APPLICABLE CODES AND ORDINANCES OF THE VILLAGE OF HOWARD, AND ABIDE BY ALL RULES AND REGULATIONS PRESCRIBED BY THE DEPARTMENT OF CODE ADMINISTRATION.			

**NOTICE OF
FIRE SAFETY CODE VIOLATION
AND
RE-INSPECTION**

Village of
Howard Fire Department
2456 Glendale AVE
Green Bay, WI 54313

Wednesday October 10, 2012

GILLIGANS BAR & GRILL
1985 Velp AVE
Green Bay, WI 54303

HFD OccID:5695

A fire and life safety building inspection was conducted at the property listed above on: Tuesday August 14, 2012 and that inspection revealed the fire code violations listed below.

ORDER TO COMPLY: Since these conditions are contrary to law, you must correct them upon receipt of this notice. A Re-inspection to determine compliance with this Notice is scheduled to be conducted on or about: Monday August 27, 2012

***If you fail to comply with this notice before reinspection, you may be liable for the penalties of law provided for such violations.

Violation Code

11.1.5 Extension Cords

Extension cords shall not be used as a substitute for permanent wiring.

14.14.5.2.1 Exit Light not illuminated

Every sign required to be illuminated shall be continuously illuminated.

exit light not working on test button being depressed

5-6 Flameproofing

Furnishings, contents, decorations and treated finishes in buildings and structures shall meet the requirements of NFPA 101.

Nejedlo, Thomas J
Fire Inspector

10/10/2012 09:35

Howard Fire Department
Fire Inspector's Office: 920-434-5562

VILLAGE OF HOWARD
 Department of Code Administration
 2450 Glendale Avenue, Green Bay, WI 54313
 (Office) 920-434-4840 (Fax) 920-434-4843

**NONCOMPLIANCE NOTICE
 PROGRESS REPORT**

**RECORD #
 4,694**

RECORD DATA	STREET ADDRESS OF SUBJECT PARCEL	TAX PARCEL #	APPLICABLE PERMIT #	BUILDING/PROPERTY USE
	1985 Velp Avenue	630	N/A	Tavern/Restaurant
	OWNER/AGENT BUSINESS NAME		OWNER/AGENT FULL NAME	
	Gilligans Bar		Jess Senn	
	OWNER/AGENT MAILING ADDRESS	OWNER/AGENT CITY/STATE/ZIP		
	1985 Velp Avenue	Green Bay, WI 54303		
	INITIAL FIELD INSPECTION DATE	NONCOMPLIANCE NOTICE DATE	REQUIRED COMPLIANCE DATE	INTENDED/PLANNED ENFORCEMENT DATE
	9/5/2012	9/5/2012	10/15/2012	10/15/2012
				SATISFACTION DATE

VIOLATIONS

A RECENT INSPECTION OF THE PROPERTY AT THE ABOVE ADDRESS REVEALS SEVERAL VIOLATIONS OF THE HOWARD VILLAGE CODE.

- (1) HMC 50-528(4) The conditional use approval issued on 8/24/09 allowing outdoor alcohol and food consumption expired on 6/30/2010. All outdoor activities of this type shall cease immediately until the conditional use approval is renewed.
- (2) HMC 50-528-5 An enclosed structure has recently been erected on the exterior deck of the building. The Zoning Ordinance requires that "No building or any improvement shall be erected, placed, or altered on any building site in the highway commercial (B-2) zoning district until the plans for such building or improvement, including the site plan, landscape plan, building plan and specifications, have been submitted for review to the village plan commission. The village plan commission shall approve, conditionally approve or disapprove such plans with respect to conformity with this section and other applicable codes and ordinances of the village and with respect to harmony of external design and land use as it affects property within and adjacent to the highway commercial (B-2) zoning district." Plan Commission approval shall be applied for and received for this structure.
- (3) HMC 40-148 A building permit is required for the enclosed structure recently erected on the exterior deck of the building. Required documentation shall be submitted, proper fees paid and a permit obtained for the structure.
- (4) HMC 50-866 The Zoning Ordinance requires that "Accessory buildings and structures shall be located no closer than ten feet to any other accessory or principal building." The recently constructed enclosed structure on the deck of the building appears to be located substantially closer than 10 feet to the tavern. The structure shall be brought into compliance with the 10' separation rule.

THE ABOVE VIOLATIONS SHALL BE CORRECTED BY THE COMPLIANCE DATE SPECIFIED ABOVE.

INSPECTOR NOTES

JK 9/5/12 NC notice mailed.