



Zoning Board of Appeals Minutes
December 7, 2021 at 7:00 p.m.
City Hall Chambers &
Virtual Online – WebEx Meeting

Members Present: Boettcher, Nelson, Hay and Beardsley

Staff Present: Petrie, Allen

1. Call to Order
2. Roll Call – Chairperson Boettcher chaired the meeting at 7:01 p.m. Commissioner Hay, Nelson, and Boettcher were present in the Chambers. Commissioner Beardsley was present virtually online.
3. Boettcher presented a certificate of appreciation to Commissioners Beardsley and Brenholt for servicing on the Zoning Board of Appeals.
4. Commissioner Nelson moved to approve the November 2, 2021 Zoning Board of Appeals minutes. Commissioner Hay seconded and the motion carried.
5. Open public comment period for items that do not appear on this agenda noted as public hearings or public discussion – None.
6. #7-2021 – 2225 Fairfax Street
Mr. Petrie presented a request for a variance to allow a monument sign within the 10 feet setback, instead of the required 20 feet setback along Fairfax Street located at a multi-tenant building at 2225 Fairfax Street. The Redmond Company on behalf of their client, Prevail Bank is looking to replace the existing nonconforming ground sign with a monument sign that is approximately 23 feet tall and 122 square feet in size. The existing sign is approximately 50 feet tall and over 450 square feet in size. The site plan shows the proposed location of the proposed sign which is approximately 10 feet from the property line to the edge of the sign.

Brian Hutchinson, with Redmond Company, Milwaukee, WI noted the existing pole sign on the property is not meeting the needs of the new Prevail Bank and is consider non-conforming making it difficult to use the sign. The new monument sign will allow for better movement within the parking lot and easier for snow removal.

Commissioner Nelson asked about the LED message center as proposed in regard to illumination, he noted that some new signs are too bright and difficult to read.

Mr. Hutchinson noted that he will work with the sign company to turn down the brightness during the evening hours. In addition, added that Prevail Bank has done this type of sign company and would be able to see if the sign is too bright.

Commissioner Hay questioned about the other tenants would be okay with the new proposed monument sign and the location.

Mr. Hutchinson noted yes that his client, Prevail Bank has been working with the existing tenants about the new sign and noted that the new sign would be visible for pedestrians and vehicles coming down Fairfax Street.

Commissioner Hay noted the findings of facts for the proposed monument sign. Commissioner Nelson amended to approved is combatable to the and variance will not, and the sign permit along with brightness be reduced down along with a hold. Commissioner Beardsley seconded. Motion carried (4-0).

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6. Future Agenda Items and Announcements. None.
7. Chairperson Boettcher adjourned the meeting at 7:30 p.m.