

**CITY OF IRON RIVER
PLANNING COMMISSION
REGULAR MEETING
Thursday, October 5, 2017
9 AM
Minutes**

Chairman Rick Commenator called the meeting to order at 9 a.m., in the Council Chambers of the Iron River City Hall. The Pledge of Allegiance was recited.

Roll Call: Pete Djupe, Jere Fritsche, Darren Mercier, Bob Byczek, Jr., Mary McCreary and Commenator.

Absent: None.

Also present: City Attorney Mark Tousignant, City Manager/Zoning Administrator David Thayer and City Clerk Rachel Andreski.

Public in attendance:

None.

PUBLIC COMMENT:

None.

APPROVE AGENDA

Fritsche moved, with support from Mercier, to approve the Agenda as written.

All in favor; Motion carried.

APPROVE MINUTES

Djupe moved, Mercier supported, to approve the September 14, 2017, Public Hearing and Regular Meeting Minutes with the addition of Darren Mercier under Roll Call and Betty Stromberg under Public in Attendance. All in favor; Motion carried.

REPORTS

Manager's Report: Thayer has taken the lead on a request from Aspirus, who would like to install a freestanding 6'x8' sign with 4' structure across from the car wash on Lalley Road. After discussions with MDOT and the State's amendments to the Billboard Act 12 years ago, a new sign may not be possible. Thayer will continue to work with Aspirus for a possible solution.

Thayer is also working on the installation of new welcome signs to the City. He would like to propose a City wide sign masterplan. This will take a few months to complete. He is also going to re-locate signage for the business district.

T-Mobile would like to move to Iron River and is seeking space on the Hunter Road Water Tank. The City owns an antenna next to the tank and Thayer is speaking with representatives about installing their equipment there. The main receiver will be installed in Bates Township, however, transmitting units will look to be installed in other locations.

Fritsche asked if he's stalling conversations with T-Mobile until the new ordinance is approved as there is language relating to this. Thayer stated he is already working with the new language and once the contract is signed, it will align with the new ordinance.

UNFINISHED BUSINESS

Discussion on Zoning Ordinance Rewrite: Thayer handed out two more revised proposed amendments at the meeting for review. The three included in the agenda packet deals with vehicles being stored on an off-street parking lot, on the street parking, and parking lots that exceed the minimum parking spaces may be constructed with a compatible surface approved by the Zoning Administrator (if the parking area is an acre, do you force them to blacktop the whole acre when they are required to provide 10 parking spaces). Tousignant suggested the group consider rather than using 30-day increments, use 28, as that is what the court system uses.

Thayer discussed adding Section 9.3.7 which deals with residential driveways and curb cuts being approved through a land use permit prior to construction. The City owns the right-of-way and should be aware of what's taking place in their right-of-way. By adding this language, it makes it clearer for residents. Thayer added it's not written for commercial as they are required to submit a site plan prior to any construction.

Thayer also wanted to add language to 4.3.2 (3) stating "except in the R1-A, AG/OS and I Districts" which discusses multiple or circle driveways.

Djupe moved, Byczek seconded, to approve the new proposed amendments as written. All in favor; Motion carried.

The group discussed items needing clarification on the Zoning Ordinance and typo's which will be corrected.

Mercier moved to approve the revised zoning ordinance draft recommending approval by Council. Djupe supported. All in favor; Motion carried.

Capital Improvement Plan – CY2018-2022: McCreary provided to Commenator a list of streets which she feels need improvement. Fritsche suggested writing notes on the most current plan. Thayer reminded the group that the Plan is based on calendar year.

NEW BUSINESS

Lindwall Car Rental Land Use Permit: Thayer explained that the potential approval has been pulled by the applicant, therefore, no discussion is required.

PUBLIC COMMENT

None.

COMMISSIONER COMMENTS:

Thayer added there are several irons in the fire for new businesses coming to town. He feels there is a housing crisis which needs to be addressed. Byczek reported a few offenders of the Zoning Ordinance. Thayer will look into them.

ADJOURNMENT

Chairman Commenator adjourned at 10:18 a.m.



Rachel Andreski, City Clerk