

MANISTEE CITY PLANNING COMMISSION

70 Maple Street
P.O. Box 358
Manistee, Michigan 49660

MEETING MINUTES

OCTOBER 4, 1990

The regular meeting of the Manistee City Planning Commission was held on Thursday, October 4, 1990 at 7:15 P.M. in the City Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

The meeting was called to order at 7:02 P.M. by Chairman Roger Yoder.

MEMBERS PRESENT: D. Johnson, J. Lakos, A. Slawinski, D. Sullivan, K. Thompson, R. Yoder
MEMBERS ABSENT: J. Faher, L. Laskey, J. Schimke
OTHERS PRESENT: Kevin Braciszkeski (Manistee News Advocate), Dale Picardat, William Nankee, and Max Keiling.

PUBLIC HEARING: 1. Proposed Amendments to Zoning Ordinance- called to order at 7:02 p.m. and adjourned at 7:06 p.m.
2. Special Use Permit for a Bed and Breakfast at 202 Maple Street- Cancelled at request of applicant.

SITE PLAN REVIEWS: None

QUESTIONS & CONCERNS: None

MINUTES It moved by Lakos, supported by Slawinski, that the minutes of the September 6th meeting be approved. MOTION CARRIED.

SIGN ORDINANCE

A brief report was given by Johnson advising that progress has been delayed due to Schindler's clerical staff quit her job with only short notice. Work will proceed as soon as a replacement can be hired.

MASTER PLAN AMENDMENTS

Johnson reported that no work has been done to date, but will require help from the members. Yoder indicated that he will help.

SUPERCZYNSKI REPLACEMENT

At last meeting, the commission was advised of Superczynski's upcoming retirement and the city's plans in regards to filling the vacancy. At that time were offered the opportunity to appoint one of the commission members to the committee reviewing applications. Yoder indicated that he would represent the commission on the committee.

CITY UPDATE

Picardat advised on the following:

1. RIVERWALK PHASE II: Grant will be officially announced at an official ground breaking scheduled for October 16th at 1:30 p.m.
2. RIVERWALK WEST: Interim final copy has been received from the architect and has been approved by the DNR. Development hopefully occur by seeking grant monies using lease money for matching or seed.
3. NORTHSHORE DEVELOPMENT: Project underway. The roadway is within one foot of grade and they are currently putting in leads to the water and sewage lines in the dunes area in preparation for final roadway grading. Corp permit is basically released, providing that the city agrees to construct bulkhead according to federal guidelines.

EXPIRING TERMS

Johnson advised that the following terms were expiring in October:
John Faher, Roger Yoder and Denis Johnson.

D.D.A.

No report.

**ZONING BOARD
OF APPEALS**

No report.

**SITE PLAN REVIEW &
HISTORICAL
OVERLAY
COMMITTEE**

No report.

CONSIDERATION OF PROPOSED ZONING

AMENDMENT Discussion was held concerning the proposed zoning amendments. It was noted that in addition to the changes noted, the provisionary clause of section 5502 should be made more clear. Official action on the amendments were tabled until the November meeting.

SLAWINSKI - EXCUSED

ABSENCE Slawinski advised that he would be going to Florida in the later part of the month and asked that he be excused for 150 days, which was granted.

PLANNER EXCHANGE

DAY Yoder read a letter from M.S.P.O. in regards to starting a planner exchange program in state which would be similar to the current mayor exchange program, and asked if any of the members were interested. No one showed any interest at that time.

THOMPSON- RE: DNR PERMIT FOR OLISZEWSKI'S VOYAGERS

COVE Thompson asked about a copy of a letter that she received from Superczynski to the DNR in regards to an application for a permit to construct a tire sea wall and other modifications to Oliszewski's facility on Arthur Street. She was advised that this was normal procedures for such permits applications.

BILLBOARD SIGN ON US31 SOUTH BY

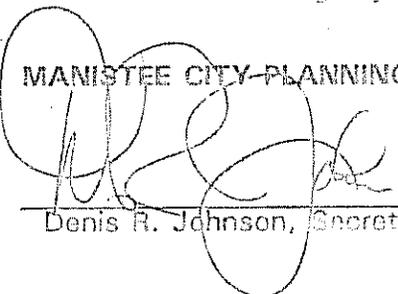
RADIO HILL Johnson advised that he had just received an application through Superczynski's office for a 12' x 25' billboard sign on US31 by radio hill. It was noted that the area is zoned C-1 Commercial, which has some restrictions on signs. It was moved by Lakos, supported by Sullivan, that a decision on the matter be tabled until the next meeting, so to allow closer study. **MOTION CARRIED.**

ADJOURNMENT

There being no further business, it was moved by Sullivan, supported by Lakos, that the meeting be adjourned. **MOTION CARRIED.**

The meeting adjourned at 8:00 p.m.

MANISTEE CITY PLANNING COMMISSION



Denis R. Johnson, Secretary

MANISTEE CITY PLANNING COMMISSION

70 Maple Street
P.O. Box 358
Manistee, Michigan 49660

-PUBLIC HEARING-

TO RECEIVE PUBLIC COMMENT CONCERNING THE FOLLOWING PROPOSED AMENDMENTS TO THE MANISTEE CITY ZONING ORDINANCE:

1. To delete a permitted use from Section 4602 (R-4 Permitted Uses), as follows, to wit: "E. Religious Organizations [866]"
2. To add another special use to Section 4603 (R-4 Special Uses), as follows, to wit: "O. Religious Organizations [866]"
3. To add another requirement to Section 4604 C(1) (R-4 Regulations and Standards) as follows, to wit: "d. Waterfront Yard: The minimum setback shall not be less than one hundred (100) feet from the normal high water line"
4. To delete a permitted use from Section 4802 (R-5 Permitted Uses), as follows, to wit: "E. Religious Organizations [866]"
5. To add another special use to Section 4803 (R-5 Special Uses), as follows, to wit: "K. Religious Organizations [866]"
6. To add clarity to opening sentence of Section 5502 Permitted Uses by adding the following, to wit: "and in accordance with the provisions outlined below:" and by separating and capitalizing the statement which immediately follows the permitted uses in Section 5502, to wit: "Provided they meet the following conditions".
7. - To add additional special uses to Section 5503 (C-3 Special Uses, as follows, to wit:
 - "K. Retail Trade [G: 52-5999]; EXCEPT
 1. Mobile Home Dealers [527]
 2. Automobile Dealers & Service Stations [55]
 3. Nonstore Retailers [596]
 4. Fuel Dealers [598]
 - L. Depository Institutions [60]
 - M. Real Estate [65]"
8. Amend official map to show R-5 designation in area from east of Century Terrace Apartments to west of Lake Ridge Landing Condominiums which was inadvertently omitted during the original adoption process.

The Manistee City Planning Commission met on Thursday, October 4th, 1990 at 7:15 p.m. in the City Council Chambers of City Hall, 70 Maple Street, Manistee, Michigan, pursuant to proper legal notice by publication.

Members Present: D. Johnson, J. Lakos, A. Slawinski, D. Sullivan, K. Thompson, R. Yoder
Members Absent: J. Faher, L. Laskey, J. Schimke
Others Present: Kevin Braciszewski, Manistee News Advocate; Dale Picardat; William Mankee and Max Kelling.

The hearing was called to order at 7:02 a.m. by Chairman Roger Yoder.

The hearing began with Secretary Johnson reading the proposed amendments.

MAX KEILING:

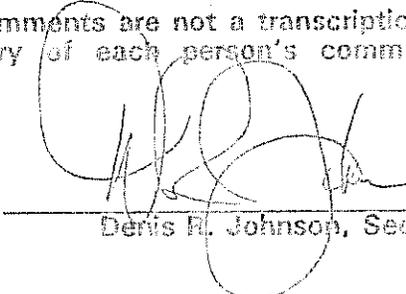
In regards to the religious organizations being changed, in as much as he has addressed the commission at a previous meeting, the commission should be aware of his support of the change. He felt that the change would not hurt the churches, but that it would help the city.

There being no further comment the public hearing was adjourned at 8:00 p.m.

SECRETARY'S CERTIFICATION

This is to certify that I am the duly elected secretary of the Manistee City Planning Commission, and that I was present at the above stated public hearing and recorded and took notes thereof.

I further certify that the above comments are not a transcription of the comments made, but rather an accurate summary of each person's comments, questions or statements.



Denis R. Johnson, Secretary