

PLANNING COMMISSION OF THE CITY OF MUNISING
AGENDA
Wednesday November 11th, 2020
4:00 PM

Virtual Meeting

Online at:

<https://us02web.zoom.us/j/89541354817?pwd=MlhjdjVZMytabDhGZS8rNjV6UEErUT09>

Or via phone:

Number: 1 (929) 205 6099

Meeting ID: 895 4135 4817

Passcode: 420138

A. CALL TO ORDER THE REGULAR PLANNING COMMISSION MEETING, PLEDGE OF ALLEGIANCE, ROLL CALL

B. PUBLIC COMMENT (non-agenda items)

C. APPROVE MEETING AGENDA

D. OPEN PUBLIC HEARING: For M-28 Properties at 231 W Munising Ave, M-28

Properties are applying for a Conditional Use Permit for a Short Term Rental.

This is Zoned T (Transitional)

1. Public Comments on a Conditional Use Permit for M-28 Properties for a Short Term Rental

2. Planning Commissioners comments on a Conditional Use Permit for M-28 Properties

3. Close the Public Hearing for M-28 Properties

4. Planning Commission Decision on the Public Hearing for M-28

Properties

E. OPEN PUBLIC HEARING: For Chad Cromell at E8973 E M-28, Munising MI, Chad

is applying for a Conditional Use Permit for a Marijuana Establishment. This

is zoned C (Commercial)

1. Public Comments on Conditional Use Permit for Chad Cromell

2. Planning Commissioners comments on Conditional Use Permit for Chad Cromell

3. Close the Public Hearing for Chad Cromell

4. Planning Commission Decision on the Public Hearing for Chad Cromell's Conditional Use Permit

F. OPEN PUBLIC HEARING: For Jody Irving (Munising Marijuana Microbusiness, LLC) at 408 Mill St., Munising MI, Jody is applying for a Conditional Use Permit for a Marijuana Establishment. This is zoned C (Commercial)

1. Public Comments on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

2. Planning Commissioners comments on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

3. Close the Public Hearing on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

4. Planning Commission Decision on Public Hearing on Munising Marijuana Microbusiness LLC

G. OPEN PUBLIC HEARING: For the Draft 2020 Munising Master Plan

1. Public Comments on the Draft 2020 Munising Master Plan

2. Planning Commissioners comments the Draft 2020 Munising Master Plan

3. Close the Public Hearing the Draft 2020 Munising Master Plan

4. Planning Commission Decision on the Draft 2020 Munising Master Plan

H. OLD BUSINESS

I. NEW BUSINESS

1. Approve Planning Commission Minutes of 10-6-2020

J. CITY MANAGERS REPORT

K. ZONING ADMINISTRATORS REPORT

L. ROUND TABLE

M. PUBLIC COMMENTS (non-agenda items)

N. ADJOURNMENT

MEETING HELD VIRTUALLY

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A. CALL TO ORDER THE REGULAR PLANNING COMMISSION MEETING, PLEDGE OF ALLEGIANCE, ROLL CALL

Planning Commission Members Present (Virtually)
Mike Nettleton, Mike Henricksen, John Herman, Bill Riordan, Wendy Irish, & Bob Kueber
Absent - Glenn Marshall

B. PUBLIC COMMENT (non-agenda items)

No public comments made

C. APPROVE MEETING AGENDA

Motion to approve the agenda by Bill Riordan
Supported by Mike Nettleton. Roll call conducted, all in favor motion passed

D. OPEN PUBLIC HEARING: For M-28 Properties at 231 W Munising Ave, M-28
Properties are applying for a Conditional Use Permit for a Short-Term Rental.
This is Zoned T (Transitional)

Motion to open the public hearing for M-28 Properties by Mike Nettleton
Supported by Bill Riordan, roll call conducted, all in favor motion passed

1. Public Comments on a Conditional Use Permit for M-28 Properties for a Short-Term Rental

Pat Dickenschied commented on his plans are for the property as a short-term rental.

2. Planning Commissioners comments on a Conditional Use Permit for M-28 Properties

2. Close the Public Hearing for M-28 Properties

Motion to close public hearing by Bill Riordan
Supported by Mike Nettleton, roll call conducted, all in favor motion passed

3. Planning Commission Decision on the Public Hearing for M-28 Properties

Motion to Approve the Conditional Use permit for a short term rental at 231 W Munising Ave. By Mike Nettleton
Supported by Bill Riordan, roll call conducted, all in favor motion passed

E. OPEN PUBLIC HEARING: For Chad Cromell at E8973 E M-28, Munising MI, Chad is applying for a Conditional Use Permit for a Marijuana Establishment. This is zoned C (Commercial)

Motion to open the public hearing for Chad Cromell by Rill Riordan
Supported by Bob Kueber, roll call conducted, all in favor motion passed

1. Public Comments on Conditional Use Permit for Chad Cromell

Chad Cromell commented he'd like to get a conditional use for all 5 of his adjoining parcels. He stated there will be no public traffic, the traffic with a grow is limited to a certified shipper. Wendy Irish commented on the site plan showing half the house being used as a grow, Chad Cromell commented if he is approved by the state he will need the entire house as a grow.

2. Planning Commissioners comments on Conditional Use Permit for Chad Cromell

2. Close the Public Hearing for Chad Cromell

Motion to close the public hearing by Bill Riordan
Supported by Mike Nettleton, roll call conducted, all in favor motion passed

3. Planning Commission Decision on the Public Hearing for Chad Cromell's Conditional Use Permit

Wendy Irish made a Motion to table this agenda item till next meeting to be able to get advice from the City Attorney regarding granting a conditional use for a marijuana establishment on vacant lots. Supported by Mike Nettleton, roll call conducted, all in favor motion passed

F. OPEN PUBLIC HEARING: For Jody Irving (Munising Marijuana Microbusiness, LLC) at 408 Mill St., Munising MI, Jody is applying for a Conditional Use Permit for a Marijuana Establishment. This is zoned C (Commercial)

Motion to open the public hearing for Munising Marijuana Microbusiness at 408 Mill St. by Mike Nettleton
Supported by Wendy Irish, roll call conducted, motion passed

1. Public Comments on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

Joe Constance & Donna Kolbus, partners, also representing Jodi Irving, Joe stated they are applying for a conditional use permit for this property, for a marijuana microbusiness. They are applying for a license with the state to grow, process and sell all on the same property.

2. Planning Commissioners comments on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

Wendy Irish asked how many employees will this employ. Joe stated around 10 in the summer months, less in the winter months. Wendy also asked how this will be tested, Joe stated, they will come to the location and be tested on site about 12 times a year. Joe stated they can only sell what they produce, along with eatables, such as brownies & gummies, Joe stated it has to be made out of their products and will be made on site. Bob Kueber asked if they had enough parking for 10 employees plus customers. Joe stated that will be step 2, to possibly get a variance for parking.

3. Close the Public Hearing on a Conditional Use Permit for Munising Marijuana Microbusiness LLC

Motion to close the public hearing by Bill Riordan
Supported by Mike Nettleton, roll call conducted, all in favor motion passed

4. Planning Commission Decision on Public Hearing on Munising Marijuana Microbusiness LLC

Motion to approve the conditional use permit as is with the condition of operational house of 9am - 9pm by Mike Nettleton
Supported by Mike Henricksen, roll call conducted, Mike Nettleton, Mike Henricksen, Bill Riordan, Wendy Irish & John Hermann all voted yes, Bob Kueber voted no, motion passed

G. OPEN PUBLIC HEARING: For the Draft 2020 Munising Master Plan

Motion to open the public hearing for the Draft 2020 Munising Master Plan by Wendy Irish

Supported by Mike Nettleton, roll call conducted, motion approved
Devin stated we have not received any public comments at our publiccomments@cityofmunising.org email address which had been advertised for over a week, he also stated we have not received any comments in writing or in person.

1. Public Comments on the Draft 2020 Munising Master Plan
2. Planning Commissioners comments the Draft 2020 Munising Master Plan
3. Close the Public Hearing the Draft 2020 Munising Master Plan

Motion to close the public hearing by Wendy Irish

Supported by Bill Riordan, roll call conducted, all in favor motion passed

5. Planning Commission Decision on the Draft 2020 Munising Master Plan

Motion to accept the Master Plan as written, with the exception of spelling, or grammar errors to be corrected by Bill Riordan

Supported by Wendy Irish, roll call conducted, all in favor, motion passed

H. OLD BUSINESS

No old business

I. NEW BUSINESS

1. Approve Planning Commission Minutes of 10-6-2020

Motion to approve the minutes dated 10-6-2020 by Bob Kueber

Supported by Bill Riordan, roll call conducted, all in favor motion passed

J. CITY MANAGERS REPORT

Devin stated that the M-28 Project is wrapping up, the street lights were delivered last week, and the majority should on by the end of this week. Devin stated Bacco, outside of a couple small items are done for the year.

Devin stated the biggest thing at this point for the city is that we are in the process of refunding and taking out a lot of bonds. Devin commented on some of the bonds.

K. ZONING ADMINISTRATORS REPORT

Lisa Grahovac stated no applications have been turned in at this time.

L. ROUND TABLE

The next Planning Commission meeting will be December 2, 2020 at 4:00.

Wendy Irish stated that, as a part of the class from MSU Extension she needs to give a presentation during the meeting, to be able to show a few slides.

Devin asked if the Planning Commission make a decision to re-establish the regular meetings, and set up the second and fourth Wednesdays as regular meetings.

Wendy Irish stated that instead of the meeting on December 23rd that it be moved up to December 16th. All in favor

M. PUBLIC COMMENTS (non-agenda items)

Mike Nettleton, stated That he would like thank everyone for attending the zoom meeting, and working well together.

N. ADJOURNMENT

Motion to adjourn by Wendy Irish

Supported by Mike Nettleton roll call conducted, all in favor motion passed

Meeting adjourned at 5:34

MEETING HELD VIRTUALLY