

**Meeting of
October 20, 2014**

Record of the proceedings of the Boyne City Planning Commission meeting held at Boyne City Hall, 319 North Lake Street, on Monday, October 20, 2014 at 5:00 pm.

Call to Order

Acting Chair Place called the meeting to order at 5:02 p.m.

Roll Call

Present: Jason Biskner, George Ellwanger, Jim Kozlowski, Lori Meeder, Tom Neidhamer, Aaron Place and Joe St. Dennis
Absent: Chris Frasz and Jane MacKenzie

Excused Absence(s)

****MOTION**

2014-10-20-02

Neidhamer moved, St. Dennis seconded, PASSED UNANIMOUSLY, a motion to excuse the absence of Chris Frasz and Jane MacKenzie

Meeting Attendance

City Officials/Staff: Planning Director Scott McPherson and Recording Secretary Pat Haver
Public Present: One, a member of the press

Consent Agenda

2014-10-20-03

Meeder moved, Ellwanger seconded, PASSED UNANIMOUSLY, a motion to approve the consent agenda; approval of the Planning Commission minutes from September 15, 2014 as presented.

**Citizen comments on
Non-Agenda Items**

None

**Reports of Officers, Boards
and Standing Committees**

None

Unfinished Business

None

New Business

Planning Director McPherson reviewed his report included in the agenda packet. Last month the board directed staff to put together amendment language for drive thru uses as a conditional use in the Central Business District. That language is before the board tonight. Even with this amendment, any conditional use still has to go through the review process.

**Public Hearing - Zoning
Ordinance Amendment for
section 10.30 Drive Thru
uses in Central Business
District**

Public Hearing opened at 5:05 pm
With no public comments, closed at 5:05 pm

Board Discussion

Kozlowski - Has anyone been denied a drive thru in the central business district?
McPherson - Over the years no one has made an application, the department has had some inquires, so no; no one has been denied.
Kozlowski - What about the position of crosswalks and sidewalks for pedestrians with this proposal and the design of the drive thru?
McPherson - All of that can be determined with the review of the site plan. That process must still continue.
The board had concerns about the space above the drive thru lanes. They would like to see additional language added to reflect that the space above the first must be finished and occupiable.

****MOTION**

After board review and discussion, **motion by Ellwanger, seconded by St. Dennis** to make a recommendation to the City Commission the zoning ordinance amendment language to section 10.30, the addition of (M)(1) as proposed, meeting criteria 3, 4, 6, & 7 under section 2.50; also adding language that the space above the first must be finished and occupiable.

2014-10-20-7A

Roll Call:

Aye: Biskner, Ellwanger, Kozlowski, Meeder, Neidhamer, Place, and St. Dennis

Nay: None

Absent: Frasz and MacKenzie

Motion Carries

Smart Growth America Grant Application

Planning Director McPherson reviewed the memo in the agenda packet from Annie Doyle, Assistant Planner. The City Commission approved the submission of a grant application for technical assistance from Smart Growth America. A total of 14 communities nationwide, will be awarded this grant. The board reviewed the 12 technical assistant tools that were available, and supported the recommendation the complete streets component was the preference.

2014 Goals

In the agenda packet was the list of the 2014 adopted goals by the City Commission. The goals listed were developed and prioritized based on public input from the goal setting session held earlier this year and from an online survey. The board reviewed the goals and felt that it was a great working document and a great tool.

Staff Report

There are some upcoming meetings, public forums and training sessions available

- October 21, 2014 at 6 pm City Facilities work session
- October 23, 2014 at 7 pm Master Plan public input session
- October 30, 2014 5 to 9 pm Charlevoix County Planners Forum at the Charlevoix Public Library

Good of the Order

- What is the status on the fishing dock that was to be installed by Catt Development at One Water? Believe that after (4) units were built, the dock would be installed.
- What is the status on the Devlon property? Nothing new
- Lori Meeder will not be attending the November meeting

Adjournment

****MOTION**

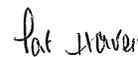
The next meeting of the Boyne City Planning Commission is scheduled for November 17, 2014 at 5:00 pm in the Auditorium.

2014-10-20-10

Meeder moved, St. Dennis seconded, PASSED UNANIMOUSLY a motion to adjourn October 20, 2014 meeting at 5:44 p.m.



Acting Chair Aaron Place



Pat Haver, Recording Secretary