

**Meeting of
December 21, 2015**

Record of the proceedings of the Boyne City Planning Commission regular meeting held at Boyne City Hall, 319 North Lake Street, on Monday, December 21, 2015 at 5:00 pm.

Call to Order

Chair MacKenzie called the meeting to order at 5:00 p.m.

Roll Call

Present: Ken Allen, Jason Biskner, Chris Frasz, Jane MacKenzie, Tom Neidhamer, Aaron Place (arrived at 5:02 pm) and Joe St. Dennis
Absent: George Ellwanger and Jim Kozłowski

Excused Absence(s)

****MOTION**

2015-12-21-02

Neidhamer moved, St. Dennis seconded, PASSED UNANIMOUSLY, a motion to excuse the absence of George Ellwanger

Meeting Attendance

City Officials/Staff: Planning and Zoning Administrator Scott McPherson and Recording Secretary Pat Haver
Public Present: 1

Consent Agenda

****MOTION**

2015-12-21-03

St. Dennis moved, Place seconded, PASSED UNANIMOUSLY, a motion to approve the consent agenda; approval of the Planning Commission minutes from October 22, 2015 as corrected.

**Citizen comments on
Non-Agenda Items**

None

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

The board reviewed the newly created Avalanche Management Plan (received and filed); found it to be a very useful and beneficial tool and were surprised with the variety of growth in the park.

Unfinished Business

None

New Business

**Recommendation on
Planning Commission
appointment for Lynn
Murray**

****MOTION**

Planning Director McPherson requested item 7C moved up on the agenda. An application for the Planning Commission was received by Lynn Murray. At this point it is not clear if Tom Neidhamer will need to step down from the board because of his election as Mayor and the possible perception of impropriety. He is willing to remain on the board or stay as long as it may take to find a replacement whether it be another City Commissioner or an outside applicant. The board felt that having a City Commissioner sitting on this commission very useful and would like to see that remain. After board discussion, **motion by Place, seconded by Allen, PASSED UNANIMOUSLY** to recommend that Mayor Neidhamer maintain his seat on the Planning Commission or have another City Commissioner take his place to fill this position.

Applicant Lynn Murray spoke to the Commission about his background, and his desire to serve on the Planning Commission. He currently sits on the Zoning Board of Appeals and does not feel that it would be a conflict. Director McPherson reviewed with the board the history of cross memberships and the benefits of having a member of the ZBA on the Planning Commission, the change in state statues and what would need to happen if a Planning Commission decision were requested to be reviewed by the ZBA; Murray would need to abstain from voting on

****MOTION**

Review proposed ordinance amendment to Article I General Provision and definitions to implement ZBA interpretation of Building Height

****MOTION**

Review Boyne on the Water Zoning Recommendations

Adoption of the 2016 meeting calendar

****MOTION**

Staff Report

Good of the Order

Adjournment

****MOTION**

that particular item. If an applicant were found, there is a Planning Commission member that has expressed an interest in stepping down from the board. After board discussion, **motion by Frasz, seconded by St. Dennis, PASSED UNANIMOUSLY**, to recommend to the City Commission to accept/appoint Lynn Murray for the next available vacancy on the Planning Commission. This board did not have any concerns with cross membership to the Zoning Board of Appeals.

The commission reviewed the proposed amendment with a **motion by Place, seconded by Allen, PASSED UNANIMOUSLY**, to have staff call for a public hearing at the January meeting to advertise the proposed building height language amendment of 2002 as interpreted by the Zoning Board of Appeals.

Planning Director McPherson reviewed the Boyne on the Water zoning recommendation draft that was included in the agenda packet with the drawings available on the city's website. There were a couple of items recommended by the study for Planning & Zoning such as adopt a complete streets plan, incorporate LEED – ND qualifications into local ordinances, assess and maintain parking needs and encourage year round activities on the waterfront. Some of these items are already being done and staff asked the board to review the document and bring back any comments or suggestions to the January meeting. One overwhelming comment was to page number the document for ease in referencing items and to have the City Commission review the part of the plan in dealing with their parking recommendations versus what our current parking standards are.

Included in the agenda packet is the 2016 meeting calendar for your review and consideration. **Motion by MacKenzie, seconded by St. Dennis, PASSED UNANIMOUSLY**, to adopt the 2016 calendar as presented, meetings to be held the 3rd Monday of each month at 5:00 pm.

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- The RRC certification event was held on December 7th with many dignitaries in attendance. The city is the 5th community in the State to achieve this award.
 - The city facilities are continuing to move forward. The construction plans are about 70% complete and the city looks to put it out to bid in late January or early February. The final plans will come to the Planning Commission for review and input. The board looked over the plans in relationship to parking, public & staff entrances, rain garden placement and the connections to Veteran Park uses and emergency services only vehicle parking.
 - The city has signed a lease with Honeywell for the use of one of their vacant buildings for short term housing during construction. There is a large enough room for all city meetings, elections and events to be held.

The next regular meeting of the Boyne City Planning Commission is scheduled for Monday, January 18, 2016 at 5:00 pm in the Auditorium.

2015-12-21-10

St. Dennis moved, Place seconded, PASSED UNANIMOUSLY a motion to adjourn the December 21, 2015 meeting at 6:32 p.m.


Chair Jane MacKenzie


Pat Haver, Recording Secretary