

City of Ishpeming Planning Commission
Meeting Minutes
April 4, 2022 at 7:00 p.m.

A. CALL TO ORDER

The regular meeting of the City of Ishpeming Planning Commission was called to order in the Council Chambers at City Hall by Chairperson Brooke Routhier at 7:01 pm

B. ROLL CALL

Present: Brooke Routhier, Lindsay Bean, Dave Lawler, Mike Elliot, and Mike Kinnunen (5). Absent: Kari Getschow, Bruce Houghton, and Harry Weikel (3). Also present was Al Pierce, Zoning Administrator.

C. PUBLIC COMMENT

Correspondence from Dunegrass dated March 30, 2022.

Brian Buchanan, 424 Oak Street, spoke to the letter from Dunegrass that was sent to the Planning Commission and City Council. The letter outlined some concerns but they were very much in support of Brice Sturmer and the PBnJJ development.

Steve Smith, TruNorth Federal Credit Union, 1419 N. Second Street, expressed some concern with TruNorth's proximity to the Fire Station. He questioned if any research was done with crime associated with marijuana establishments for retail sales.

D. APPROVAL OF AGENDA

Member Routhier suggested approval of minutes be struck from the agenda as there were no minutes to approve, she had some discussion points for the Malton Road Recreation and Development item, along with removal of the Old Landfill since no documents were available for that time.

A motion was made by Member Routhier, supported by Member Bean and carried unanimously to approve the agenda as amended and also include moving the meeting time back to 6:30 p.m.

E. MEETING MINUTES – No minutes to approve.

F. PRESENTATIONS – There were no presentations.

G. NEW BUSINESS

1. Update on Master Plan

Zoning Administrator Al Pierce advised he spoke with Ryan Soucy, CUPPAD, regarding the Master Plan and Mr. Soucy felt there was no need from him to attend this meeting; he advised notices have been posted per statutory requirements. Mr. Soucy would present at a future regular meeting.

2. CU 2022-01 – The Fire Station (MR/MPC 2022-01) Marihuana Retailer/Provisioning Center

3. CU 2022-02 PBnJJ (MR/MPC 2022-02) Marihuana Retailer/Provisioning Center

Zoning Administrator Al Pierce advised all notices were sent and posted for the public hearing for the Fire Station and PBnJJ LLC Melo. All the required documents have been received from both applicants.

He further advised this was a conditional use hearing and the action by the Planning Commission would be to approve, deny, or table the request for a conditional use permit. The permit tonight would include both recreational and medicinal marijuana.

The Fire Station

A motion was made by Member Routhier, supported by Member Bean and carried unanimously to grant a conditional use permit as requested by the Fire Station in the General Commercial Zoning District.

There was discussion related to the research on crime associated with the marijuana retail establishments; the main entrance to the establishment being off of U.S. 41; and the traffic congestion in that area.

PBnJJ LLC

A motion was made by Member Routhier supported by Member Bean and carried unanimously to grant a conditional use permit in the Central Business District to promote the Brice Sturmer Co LLC request as presented.

There was some discussion related to the number of bathrooms at the site; Brice Sturmer advised they would install a second bathroom if it was required from the Marquette County Building Codes Department.

4. Review of Proposed Revisions to the Sign Ordinance

There was discussion related to the proposed amendments to the sign ordinance, which included political signs, and with the U.S. Supreme Court decision as outlined by City Attorney Caroline Bridges. There was concerns expressed with some of the proposed language including the size of the signs, the content of signs, and real estate for sale signs.

It was the consensus of the Commission to take no action at this time and request the Attorney Bridges attend a Planning Commission meeting to review and discuss.

5. Malton Road Recreation and Development

Member Routhier presented some of the information related to the Malton Road Recreation and Development. There was discussion related to protecting and enhancing the existing recreational trails and preserve them for the community. This would be discussed at the May regular meeting.

H. OLD BUSINESS

1. Old Landfill – City Solar Farm Investigation Update – There was no update.

Member Bean provided an update on the progress of the Campground Committee.


I. CORRESPONDENCE

There was discussion related to correspondence received from Dunegrass related to the application process for marijuana establishments. There could be further discussion related to the number of establishments permitted and the possibility of looking at increasing that number in the future.

J. MEETING ADJOURNMENT

At 8:12 p.m., a motion was made by Member Elliot supported by Member Routhier and carried unanimously to adjourn.

Prepared by:


Cathy Smith, City Clerk

Alan K. Pierce, Assistant Secretary