

**CITY OF ISHPEMING PLANNING COMMISSION
MEETING MINUTES
Monday, December 2, 2024**

A. CALL TO ORDER

The regular meeting of the Ishpeming Planning Commission was called to order in the Council Chambers at City Hall by Member Mike Kinnunen at 6:35 p.m. on December 2, 2024.

B. ROLL CALL

Present: Mike Kinnunen, Cory Richards, Dax Richer, Phil Carter and Mike Elliott (5). Absent: Brooke Routhier, Renelle Halverson, Torrey Dupras and Lindsay Bean (4). Also present was Andrew Duerfeldt Zoning Administrator (ZA).

C. PUBLIC COMMENT

D. APPROVAL OF AGENDA

A motion was made by Member Kinnunen, seconded by Member Carter and carried unanimously to approve the agenda with H1 3C added for the joint meeting with the DDA to move the meeting to January 13th.

E. PREVIOUS MEETING MINUTES FROM

A motion was made by Member Richards, seconded by Member Elliott and carried unanimously to approve the Planning Commission meeting minutes from September 9, 2024.

A motion was made by Member Elliot, seconded by Member Richards and carried unanimously to approve the Planning Commission meeting minutes from November 11, 2024.

F. PRESENTATIONS - There were none.

G. PUBLIC HEARINGS – There were none.

H. NEW OR CONTINUING BUSINESS

1. Master Plan: 2024 Goals, Planning Commission Input and Review

a. Environmental Goals (reference Section 6) – ZA Duerfeldt spoke about the goals that he and Member Routhier had discussed. They talked about some basic concepts for defining where the green spaces would be and how to apply the concepts to those areas.

1 “Greenspace” for preservation and recreation zoning (e.g Lake Bacon) – Discussed maybe rezoning some preservation areas for greenspaces and for housing.

2. Recreation district overlay; low-impact recreation planning – Discussion on looking for different areas in the City for development and recreation. Would like to have maps of the City that would show buildable areas.

b. Economic Development (reference section 5)

1. Short term rentals and comparison to Marquette model- Discussion on short term rentals but have not made any decisions on them yet. There are concerns with them being in the residential areas with no records of them. There should be some way to track them to see how many are located in the City and maybe there should be a limited number of them. No one knows how many of them are actually located in the City, maybe have people register their property. Need to come up with a way to find the number of short term rentals within the City. There should be enough information to come up with the language for an ordinance with out knowing how many we have.

2. HB 557 (reference document)- Member Kinnunen explained the bill that Governor Whitmer signed and said that it is already been addressed under the Master Plan. It states that we have to have goals on how to improve housing for single and multi-family dwellings.

3. Grant Options (e.g. Third St) – Discussion on the Grants that are available on the website for 3rd Street for street lights and signing and streets that provide access to schools from 3rd Street to the High School.

c. Future DDA Communication Topics

1. Review zoning codes that promotes economic development and preserve recreational resources, character and heritage. Member Kinnunen explained that this goes along with the environmental goals.

2. Develop a plan to work with LSCP and SAIL to address economic development and recreation – There was discussion on how to make the downtown area more accessible friendly for citizens. Some ideas were to make the sidewalks more accessible, have angled parking to create more spaces and bring back the one-way streets.

There was discussion related to the above list and it was suggested that more information was needed to decide where to put the green spaces; allowing accessory residential buildings to the primary residence and tiny homes in the City was discussed including the advantages and disadvantage; and researching innovative housing options for the City which may include rezoning to allow housing on small parcels.

Discussion also took place on putting the short term rentals at the top of the list for future topics and finding grants for 3rd Street.

3. Planning Commission Subcommittees

a. 5-year capital plan process subcommittee – There was no report.

b. Options for other meeting attendance (e.g., DDA, Senior Center)

Discussion on having a member attend another meeting (e.g. DDA, Council Meeting, Parks & Rec and etc) and reporting back to the Commission.

The 2025 Planning Commission meeting schedule would be placed discussed at the January meeting, there are 10 meetings per year. The joint meeting with the DDA that was scheduled for January 6th will be moved to January 13th at 6:30 PM due to the holidays.

c. Training program options

Discussion followed pertaining to setting up a training program for new planning commission member; and, placing all planning and zoning documents (plans, ordinances) on one drive for everyone to access.

4. Lakeshore Dr. Lights

There was discussion about how bright the lights are along Lakeshore Drive. Member Elliott suggested possibly adding shades to the lights to make them dimmer. They also suggested talking to Bill Anderson, DPW Foreman, about any options and if there is an ordinance on how bright the lumens have to be. They will discuss it at the joint meeting with the DDA.

I. Old Business – There was none –Member Kinnunen brought up the meeting schedule for 2025. There are 10 meetings per year and the January one will be on January 13th with the DDA, the meeting in July is usually cancelled and the November meeting gets moved to a later date because of elections. ZA Duerfeldt will get a schedule of the meetings for the next meeting.

J. Correspondence – There was none.

K. Meeting Adjournment

At 8:00 p.m., a motion was made by Member Elliott seconded by Member Carter and carried unanimously to adjourn.

Prepared by:



Kathy Hakala, Deputy Clerk



Torrey Dupras, Secretary



Andrew Duerfeldt, Zoning Administrator