

Minutes St. Ignace Planning Commission 9/13/22 City Hall and on zoom

(1) Call to Order - 7:00 PM

(2) Roll Call - Connie has had to resign. Absent today.

(3) Approval of Minutes - Jim moves, Cindy seconds. Unanimous.

(4) Approval of Agenda

(5) Public Comments (limited to 2 minutes per person) and Communications Concerning Items
Not on the Agenda

(6) Scheduled Public Hearings none

(7) Unfinished Business

Redevelopment Ready Community Progress- rezoning- update/rewrite zoning code, plan adopted by Council, grant application (MEDC) in progress, plan to start meeting with Beckett/Raeder in November as per advice by Pablo Majano (MEDC Senior Planner for our region).

Reports from August Public Outreach - information gathered

- Rachel- parking and loading

A lot of push back. Confusion about what will become paid parking. We're wondering how much it costs to support our tourist community parking matters.

Should we go to DPW/Bill Fraiser to try to get us an estimate of parking related costs?

Look into paid parking at Little Bear and add a couple loading zones. How much would it cost to add a Parking Enforcement officer.

- Cindy - beautification
Trees were a large point of contention. Maybe adding raised beds where trees have failed?
How to sustain maintenance?

- Betsy- housing / acceptable housing types

Much agreement that we are in need. Adding sidewalks to residential areas.

Complete Streets ordinance requires us to create handicapped accessible pedestrian walkways.

Can we get more of a specific description of the need within the community, from schools, hospitals, other businesses?

Steering committee for Mackinac Island/Mackinaw City/St. Ignace workforce housing coalition - one preliminary meeting so far, formation of stakeholder group is in progress.

To help look for additional funds to bridge the gap between development and financing.

PC to write up an addition to our zoning code to add the use of bungalow court.

(8) New Business- Change to STR ordinance requested by Council - remove the need of a variance for a category 2. We need to add STR as use by right.

Betsy moves to make the change, Rachel seconds. Unanimous, recusal by Rick and Mike.

Jim moves to retain 3 licenses per owner, Cindy seconds. Unanimous, recusal by Rick and Mike.

(9) Robin & Tommy Pavia; Asking for a variance to build a green house that is 4000 sq ft.

- 480 sq ft is largest allowed for accessory dwellings or no more than 35% per parcel which is well within limitation.
- No accessory dwellings shall be built on a parcel that the main living unit is not on.

Jim moves to support the concept to be presented to seek a variance for a larger than allowed green house, Betsy seconds. Unanimous.

(10) Other Matters to be Reviewed by the Commission

(11) Administrative Items

training attended

(12) Next meeting - October 11

12) Public Comments limited to 2 minutes per person

(13) Adjournment - 9:25PM