



**Proceedings of the Ironwood Planning Commission  
Wednesday August 7, 2013**

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A Regular Meeting of the Planning Commission was held on Wednesday, August 7, 2013 in the Conference Room #1, Second Floor of the Municipal Memorial Building in the City of Ironwood, Michigan.

1. Call to Order:

Chair Bergman called the meeting to Order at 5:30 p.m.

2. Recording of the Roll:

MEMBER	PRESENT		EXCUSED	NOT EXCUSED
	YES	NO		
Bergman, Thomas	X			
Burchell, Bob * arrived 5:45p	X			
Cayer, Joseph Sr.	X			
Davey, Sam	X			
Geib, Courtland	X			
Lemke, Joseph		X	X	
Johnson, Leroy	X			
Semo, Rick, ex-officio, non-voting member		X	X	

Also present: Community Development Director Michael J.D. Brown. In the audience, Dawn Schultz Xcel, Mr. Hudacek, Aaron Somero.

3. Approval of Minutes:

Clarification of July 9, 2013's minutes were discussed for Item 7b, Consideration of PC Case 2013-006 on Clemens Street, Paragraph 4 on the Motion itself. Director Brown and Ass't. Coon will review the recording and Director Brown will email the committee to let them know what the motion was.

**Motion** by Davey to accept the meeting minutes of July 9, 2013 with the stipulation that the recording be reviewed and changes made if needed based on the recording. **Second** by Burchell. **Motion Carried 6 to 0.**

**Note that the recordings were reviewed by Director Brown and Ass't. Coon and changed. Chair Bergman came to the Community Development Office and signed the Minutes along with Ass't. Coon.**

4. Approval of the Agenda:

**Motion** by Burchell to accept the Agenda. **Second** by Geib. **Motion Carried 6 to 0.**

5. Citizens wishing to address the Commission regarding Items on the Agenda (three-minute limit):

None

6. Citizens wishing to address the Commission regarding Items not on the Agenda (three-minute limit):

None

7. Items for Discussion and Consideration:

7a. Consideration of Xcel Energy Easement Request:

Xcel is in need of an easement on the City property at Bonnie and Ayer of 70'. The lot of land is currently a prescriptive easement and Xcel would like to make it a formal easement so they can continue working in this area. Xcel has been maintaining this property for the last 15-years or so. Parks and Recreation moved this request forward to the City of Ironwood Commission on August 5.

**Motion** by Burchell to approve the easement as presented and recommend that in the event the pole is to be replaced, if feasible, that it be located to the East side of Bonnie Street and the proceeds go for mine safety. **Second** by Davey. **Motion carried 6 to 0.**

7b: Consideration of PC Case 2013-007 Property Purchase Request on Clemens Street (Hudacek):

Mr. Hudacek was in the audience along with Mr. Aaron Somero (purchasing the Suzik home). Director Brown indicated that this property is not on the surplus property listings. Mr. Hudacek indicated that he is going to use this property for his personal use for his 4-wheeler. He will not be driving his trucks through their. Director Brown indicated that this property would need to have a title search completed to obtain clear title. Chair Bergman said that maybe it would be possible for Mr. Suzik and Mr. Hudacek to split the reasonable costs of the title work and other costs associated with obtaining clear title.

**Motion** by Burchell to make a recommendation to the City of Ironwood Commission, that the parcel be considered for the surplus property list on the condition that the railroad corridor be preserved for trail development for public use. **Second** by Cayer. **Motion Carried 5 to 0. (Note Mr. Davey left this meeting prior to the vote).**

7c: Discussion regarding garage sizes.

Director Brown stated that the apartment complex across from the High School is looking at putting in a garage for its tenants. It is currently zoned R-2 and the maximum size limit is 900sf. There apparently was a mistake in applying this 900sf as it is too small, even for a single family residence much less an apartment facility. An 'accessory use' is not specified in the ordinances. The committee agreed that the 900sf is not reasonable.

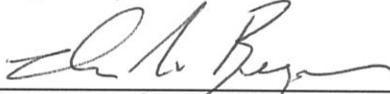
**Motion** by Johnson to direct that staff to come back with recommendations to make the changes for accessory use section of the R-2 district. **Second** by Burchell. **Motion Carried 5 to 0.**

8. Project Updates – Comprehensive Plan: Director Brown explained that Friday is the day that the proposals for the comprehensive plan are due in to the City of Ironwood. He has spoken to a number of businesses that have received the bid package; however, they are not bidding due to the crush of current workloads. Director Brown spoke of his time limit after receiving the bid documents and it was decided that this matter will be brought back to the next Planning Commission meeting on September 4 for review and consideration of the proposals. Prior to that time Director Brown will email the responses he receives to the Committee.
9. Other Business: Medical Marijuana. Director Brown indicated that in this month's Planning and Zoning News, Vol. 31, No. 8, June 2013, there is another case update on the medical marijuana issue. Dispensaries are still illegal in the State of Michigan. This issue will be brought back to the committee as the need arises.
10. Next Meeting: September 4, 2013, 5:30 p.m.
11. Adjournment:

**Motion** by Cayer to adjourn the meeting. **Second** by Johnson. **Motion Carried 5 - 0.**

Adjournment at 7:15 p.m.

Respectfully submitted



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Thomas Bergman, Chairman



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Kim M. Coon, Community Development Assistant