



# IRONWOOD

MICHIGAN | *Find Your North*

## PROCEEDINGS OF THE IRONWOOD PLANNING COMMISSION Thursday, August 4, 2022

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A Regular Meeting and Public Hearing of the Planning Commission was held on Thursday, August 4, 2022 in the City of Ironwood Memorial Building Women's Club Room.

1. Call to Order: Chair Davey called the meeting to Order at 6:00 p.m.
2. Recording of the Roll:

MEMBER	PRESENT		EXCUSED	NOT EXCUSED
	YES	NO		
Sam Davey	X			
Scott Bissell		X	X	
Stephanie Holloway		X	X	
Mark Silver	X			
John Spence		X	X	
Rich Jenkins	X			
Anne Lawrence	X			
David Andresen ex-officio, non-voting member		X		
	<b>4</b>	<b>4</b>		

Also present: Community Development Director Tom Bergman.

3. Approval of the June 7, 2022 Meeting Minutes:

**Motion by Lawrence to approve the Meeting Minutes. Second by Jenkins. Motion Carried 4 to 0.**

4. Approval of the Agenda:

**Motion by Silver to approve the Agenda. Second by Jenkins. Motion Carried 4 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.

A. Public Hearing – PC Case 2022-008 Fire Station for Retail Marihuana Establishment Site Plan Revision.

- I. Davey read the public hearing procedures and opened for public comment.

Director Bergman presented the site plan.

The applicants addressed the Commission and discussed certain aspects of the plan.

Silver asked about the retaining structures on the South side of the property and asked about fencing. He also asked about the big trees and the homeowner next to them would like them to be retained. The applicants will look at the items discussed.

Justin Orlich 663 E. Cloverland Dr. He is asking if people would be able to smoke outside of the building. He is also concerned with loitering.

Bergman asked if there could be a fence installed along the north boundary.

Kari Verplank 652 Lake Ave. She mentioned that the spruce tree provides a buffer between their properties. She would like greenery in the parking lot to provide a buffer instead or with a fence. She would like light pollution to be considered with the greenery.

Davey closed the public hearing.

Davey discussed tabling the site plan to be able to look over with the adjustments.

**Motion by Jenkins to table the discussion. Second by Lawrence.**

**Motion Carried 4 to 0.**

B. Discussion and Consideration of PC Case-2022-009 Rize UP Retail Marihuana Sign Request.

- I. The Commission discussed the topic. Since the City is in between zoning ordinances. The new ordinance will be changing and may prohibit a sign similar to Rize UP's request. In the new ordinance, graphical signs are reviewed by the

planning Commission. Myron Berry addressed the corporation. Bergman read the recommendation as stated on the provided memo. Silver asked about the reasons for a smaller electronic sign. Silver asked if they are good with a 3 ft tall square foot sign versus the proposed 4 ft tall sign.

**Motion by Silver to approve the request subject to conformity with the new zoning ordinance. Second by Jenkins. Motion Carried 4 to 0.**

C. Comprehensive Plan Implementation Status of Priority Action Items.

I. Strategy 4.2 Prepare a Wayfinding Master Plan.

a. No update.

II. Downtown Development Plan and TIF Plan Project.

a. Bergman updated the Commission with the project. The Consultant of the project visited the downtown.

8. Other Business: Bergman reached out to George Beck with the Gogebic Conservation district. Beck said that the project in question is in compliance with him and with EGLE. Lawrence asked if there was some communication issues between parties. The Commission talked about the license status of the grow operations and the microbusinesses. The Commission discussed the possibility of revoking unused licenses.

9. Next Meeting: Thursday, September 1, 2022 at the Ironwood Memorial Building Women's Club Room.

10. Adjournment:

**Motion by Silver to adjourn the meeting.**

Adjournment at 6:55 p.m.

Respectfully submitted



Sam Davey, Chair



Tim Erickson, Community Development Assistant