

**OFFICIAL PROCEEDINGS OF THE
MARQUETTE CITY PLANNING COMMISSION
March 7, 2023**

A regular meeting of the Marquette City Planning Commission was duly called and held at 6:00 p.m. on Tuesday, March 7, 2023, in the Commission Chambers at City Hall.

ROLL CALL

Present: W. Premeau, M. Rayner, S. Lawry, K. Clegg, Chair S. Mittlefehldt, C. Gottlieb, D. Fetter, and Vice-Chair N. Williams

Absent: A. Andres (excused).

AGENDA

It was moved by K. Clegg, seconded by S. Lawry, and carried 8-0 to approve the agenda as presented.

MINUTES

The minutes of 02-21-23 were approved by consensus without amendments.

NEW BUSINESS

Election of Officers

D. Stensaas stated that this is the only time that he has a role in facilitating the meeting and that the election would begin by asking for volunteers for Chair and Vice-Chair.

S. Mittlefehldt stated that she would serve as Chair. N. Williams stated that he would serve as Vice-Chair.

D. Stensaas asked if there were nominations for a new Chair. M. Rayner stated that she would like to nominate S. Mittlefehldt to be Chair. Nobody else offered a nomination for Chair. D. Stensaas said that A. Andres sent him an email in which he said that he was willing to serve as an officer as well.

It was moved by M. Rayner, seconded by C. Gottlieb, and carried 8-0 to elect S. Mittlefehldt as Chair of the Planning Commission.

D. Stensaas asked for nominations for Vice-Chair. S. Mittlefehldt stated that she would like to nominate N. Williams.

It was moved by S. Mittlefehldt, seconded by M. Rayner, and carried 8-0 to elect N. Williams as Vice-Chair of the Planning Commission.

CORRESPONDENCE

Letter from the Sands Township Zoning Administrator

D. Stensaas said that the purpose of this letter on the agenda is to inform the Commission regarding the plans for a new campground just south of City-owned property in Sands Township and adjacent to the southwestern City boundary. He also stated that there are plans to build out the Yellow trail system on both the City's property in that area and for connections to be made to that trail from new trails that are planned for the campground and adjacent property owned by the same landowner.

TRAINING

Training Article – “An Effective Commissioner” (Michigan Planner “E-dition”, Michigan Association of Planning, January 2013)

D. Stensaas stated this article provides concise recommendations for Planning Commissioners on how to effectively carry out their job as a member of a Planning Commission, and he expanded on the issues of conflict of interest, ex-parte contact, and taking care to avoid violations of the Open Meetings Act by email. The Planning Commission and staff discussed some of the issues raised in the article.

WORK SESSION

A. Land Development Code Draft Amendments

D. Stensaas said that before picking up where the last work session ended, he wanted to restate that a Planning Commission (PC) public hearing has been scheduled for March 21st and a joint PC-City Commission (CC) public hearing will be requested for April 24th on the recommended LDC amendments. He said that a joint work session will also be scheduled prior to the City Commission hearing to discuss the proposed code changes. Staff and the PC began reviewing the draft amendments in Article 9, where the discussion left off at the end of the Feb. 21st meeting. After discussing draft changes to Articles 9, 11, and 14, staff revisited items in Articles 5 and 7 that needed changes after the 2-21-23 meeting.

The Planning Commission and staff worked through the minutia of these draft Code amendments for close to two hours and there were only a few items that were brought up that needed further work of a minor nature.

COMMISSION AND STAFF COMMENTS

S. Lawry stated:

I'm pleased to be back on the Commission again want to thank Commissioners Mittlefehldt and Williams for taking on the role of officers.

S. Mittlefehldt stated:

I want to share the gratitude and thank you all for the nomination and votes to be Chair. I see my role as a facilitator and this might actually be easier, to be the one to see that everyone's voice is heard and getting people to talk and make the motions and I'm excited to take on this new role. And also, welcome to our new Commissioners. It makes it easier to make decisions with a full board and a wealth of experience.

C. Gottlieb stated:

Please bear with me as I learn what I'm doing.

A. Landers stated:

Welcome to the new Commissioners and thanks to everyone else for your volunteering.

D. Stensaas stated:

Thank you to our new Commissioners, it's really good to have a full board again. And thanks for putting up with this, updating the LDC has become a regular thing and we knew when we adopted it that it was going to take a few years or several years to refine it because there was so much new material in it and I don't expect the annual update process is going to end anytime soon. There have been pressing issues we've had to confront in recent years, such as short-term rentals, marijuana businesses and there are

probably other things were going to want to tackle after the Community Master Plan update is adopted, such as electric vehicle charging infrastructure. And staff has put together a report on tree preservation and canopy retention we think we might have a model we can use to incorporate tree retention standards back into the LDC. Anyway, thanks for putting up with this and I apologize to Mr. Gottlieb that his first meeting was going through this minutia, because this is sort of the worst part of a Planning Commissioners job, but you all are doing a great job with it and I appreciate it.

ADJOURNMENT

The meeting was adjourned by Chair S. Mittlefehldt at 8:05 p.m.

Prepared by: David Stensaas

David Stensaas, City Planner and Zoning Administrator Planning Commission Staff Liaison