

# ALPENA TOWNSHIP PLANNING COMMISSION

## MINUTES - Regular Meeting

Monday, November 21, 2016

**MEETING COMMENCED:** 7:00 PM

**PLEDGE OF ALLEGIANCE**

### THOSE PRESENT

Tom Hilberg, Lisa Brendle, Larry Dehring, Norm Poli, Ann Marie Rich, Fred Sterns, and Chuck LeFebvre

### ABSENT

None

### OTHERS PRESENT

Lee Blanchard - Applicant

Ken Fussey - 3780 Long Lake Rd

Jan Herring - 2199 N Partridge Pt Rd

Anne Timmreck - 1101 Fulton Ave

Bill Ross - 920 Sable St

Tom Hendricks - 7700 US 23 S

Cortney Poll - 1387 Hobbs Dr

Daniel & Karen Frampton - 105 Clinton

Renee Blanchard - 1720 Lakeview Dr

Stacey Martin - 512 Pine

Deb Gleason - 1273 US 23 N

Larry Clark - 199 Bear Point Rd

Lavada Gamache - 143 Canterbury Ln

Alan Kaschner - 3750 Werth

Jean Baker - 145 S June St

Nathan W. Skibbe - Supervisor

### ADOPTION OF AGENDA

C. LeFebvre made a **motion** to adopt the agenda, **supported** by F. Sterns. *Motion passed.*

### PUBLIC MEETING PARTICIPATION RULES

### APPROVAL OF MINUTES

L. Brendle made a **motion** to approve the October 10, 2016 minutes, **supported** by L. Dehring. *Motion passed.*

### CORRESPONDENCE

A.

### NEW CASE

1. **Case #P-07-16**, Living Hope Church requested a SITE PLAN REVIEW for a change of use of a building from a business to a church. Property is located at 1499 M-32 West, Parcel #012-029-000-265-00 in a General Business (B-2) zone district.

Pastor Lee Blanchard was in attendance to address this case. He would like to add that the church hired an architect. He asked if under the pedestrian facilities, do they have to add the handicap sidewalk? C. LeFebvre pointed out that the signage was missing on the site plan. Also, the drainage plan was missing. It was noted there are two existing storm drains. Pastor Blanchard stated they could add drainage to the site plan for future reference.

N. Poli made a **motion to grant** the SITE PLAN REVIEW, **supported** by F. Sterns. Reasons for granting case are contingent upon upgrading the site plan review to include:

- a. Landscaping to meet recommendation of report 07-16.
- b. Sidewalk from street to building is added to plan.
- c. Elevations with storm water retention.
- d. Signage to be added to plan.
- e. Lighting in the parking lot area be added.

All additions to site plan to be reviewed and approved by the township building inspector before applicant is issued a permit.

*Roll call vote: L. Brendle-aye; L. Dehring-aye; T. Hilberg-aye; C. LeFebvre-aye; N. Poli-aye; A. Rich-aye; and F. Sterns-aye. Motion passed.*

### **DISCUSSION**

Larry Clark addressed the board to give an update on the South Bay Corridor. Working on a construction permit for the 45<sup>th</sup> Parallel Park with the DEQ. The DNR owns land on the southeast tip of park and is being looked at to open it up for accessibility. Also, looking into eliminating extra driveways along the US 23 S commercial corridor area to improve ingress and egress. Larry passed out a flyer on the Parks and Recreation - Trails. Trying to raise \$100,000 to build the system.

### **WORKSHOP - Update the Alpena Township Comprehensive Plan and Zoning Ordinance**

The board continued discussion regarding chapter 6, pages 10-15 of the Alpena Township Comprehensive Plan.

**NEXT MEETING** - December 12, 2016

### **ADJOURNMENT**

F. Sterns made a **motion** to adjourn, **supported** by L. Brendle. **Meeting Adjourned** by Chairperson Hilberg at 9:00 p.m.

Respectfully submitted,

Ann Marie Rich  
Secretary

/ldt