

# MANISTEE CITY PLANNING COMMISSION

70 Maple Street  
P.O. Box 358  
Manistee, Michigan 49660

MEETING OF AUGUST 6, 1992

There will be a meeting of the Manistee City Planning Commission to be held on Thursday, August 6th, 1992 at 7:15 P.M. in the City Council Chambers in City Hall, 70 Maple Street, Manistee, Michigan.

## A G E N D A

- I. Roll Call
- II. Matters Pertaining to the General Citizenry:
  - A. Public Hearing:
    - 1. Proposed Amendment to Zoning Ordinance
  - B. Site Plan Reviews:
    - 1. Reitz Park Restrooms
    - 2. Teen Center
    - 3. DDA/Merchants Sign
    - 4.
    - 5.
  - C. Questions, Concerns and Consideration of Matters Pertaining to Citizens in Attendance:
    - 1.
    - 2.
    - 3.
- III. Business Session:
  - A. Approval of Minutes from Last Meetings (07/09/92 & 07/28/92);
  - B. Unfinished Business:
    - 1. Master Plan Amendments
    - 2. Sign Ordinance
    - 3. Historic Overlay District Ordinance
    - 4. Request from Manager regarding surplus city land
    - 5. Action on Proposed Zoning Amendment
    - 6.
  - C. Other Communications:
    - 1. City Update
    - 2.
  - D. Reports:
    - 1. D.D.A. Update
    - 2. Zoning Board of Appeals
    - 3. Site Plan Review/Historic Overlay Committees
    - 4.
  - E. New Business:
    - 1. Petition to amend C-3 district to add an additional use
    - 2.
    - 3.
- IV. Work/Study Session: None
- V. Adjournment

cc: Planning Commission Members  
R. Ben Bifoss, City Manager  
Jon Rose, City Code Administrator  
Kurt Schindler, County Planner  
Manistee News Advocate  
Manistee Observer  
James Bond, WMTE Radio  
Vickers C. Hansen, DDA/Mayor  
Dale Picardat

MANISTEE CITY PLANNING COMMISSION  
Proposed Amendment to Zoning Ordinance  
(Draft - 7/09/92)

1. AMEND SECTION 2904 C.1 (Transitional), SECTION 4004 C.1 (R-1 Residential), SECTION 4204 D.1 (R-2 Residential), SECTION 4404 C.1 (R-3 Residential), SECTION 4604 C.1(a) (R-4 Residential), and SECTION 4804 C.1(a) (R-5 Residential) REGULATIONS & STANDARDS (YARD and SETBACK REQUIREMENTS) - FRONT YARD , BY ADDING THE FOLLOWING, TO WIT:

IN ESTABLISHED NEIGHBORHOODS, WHERE A MAJORITY OF THE BUILDINGS DO NOT MEET THE REQUIRED FRONT YARD SETBACK, THE ADMINISTRATOR MAY ESTABLISH A REDUCED SETBACK. THIS REDUCED SETBACK SHALL BE THE MOST COMMON OF THE EXISTING FRONT YARD SETBACKS OF ALL BUILDINGS THAT ARE ON THE SAME BLOCK AND FRONT ON THE SAME STREET. THIS REDUCED SETBACK PROVISION SHALL BE APPLICABLE TO FRONT YARD SETBACKS ONLY.