

MANISTEE CITY PLANNING COMMISSION

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

MEETING OF OCTOBER 7, 1999

There will be a meeting of the Manistee City Planning Commission to be held on Thursday, October 7, 1999 at 7:00 P.M. in the Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan.

AGENDA

- I. Roll Call
- II. Matters Pertaining to the General Citizenry:
 - A. Public Hearing:
 - 1. Lighthouse Landings PUD Modification
 - 2.
 - B. Site Plan Reviews:
 - 1. National City - Lot Split
 - 2. Marvin Lewis - Lot Split
 - 3.
 - C. Questions, Concerns and Consideration of Matters Pertaining to Citizens in Attendance:
 - 1.
 - 2.
- III. Business Session:
 - A. Approval of Minutes from Last Meeting (9/2/99)
 - B. New Business:
 - 1.
 - 2.
 - C. Unfinished Business:
 - 1. Lighthouse Landings PUD Modification
 - 2.
 - D. Other Communications:
 - 1.
 - 2.
- IV. Work/Study Session:
- V. Adjournment

cc: Planning Commission Members
City Council
R. Ben Bifoss, City Manager
Jon Rose, Community Development
County Planning Department
Jack Dinsen, Manistee Township Zoning Board
Don Alfred, Filer Charter Township Planning Commission
Manistee News Advocate
WMTE Radio
WXYQ Radio
Jeff Mikula, Abonmarche
Julie Beardslee, Assessor
Mark Niesen, Building Inspector

MEMORANDUM

TO: Planning Commission Members

FROM: Jon R. Rose *R*
Community Development

DATE: October 1, 1999

RE: Planning Commission Meeting October 7, 1999

The October meeting of the Planning Commission is scheduled for Thursday, October 7, 1999.

First item on the agenda is a request from Lighthouse Landings to modify their existing PUD by adding 3 acres south of the project. Mr. Jones has sent a letter requesting the Zoning Administrator to combine the property into the PUD property in the event that the request for modification is approved. Lot combination requests do not require Planning Commission approval. The Zoning Administrator is able to review and approve these requests. Attached is a copy of the modification request, staff report regarding the proposed modification, and the lot combination request.

Second is a request from National City Bank for a Lot Split. Back in the late 1980's Manistee Bank and Trust acquired the building formerly known as the Margaret's Building, 369 River Street. At that time the 369 River Street was combined into one parcel (#51-51-453-702-01) with the bank at 375 River Street. Since that time the bank has gone through several changes in ownership and now are requesting that 369 River Street be split from 375 River Street so that the building can be sold. Review of the request shows the requirements of the Zoning Ordinance have been met. A copy is enclosed.

Third is a request for a Lot Split from Marvin Lewis. Mr. Lewis owns Freeland Lots 11 & 12 Block 22. He would like to split Lot 11 which has a house (925 Davis Street) from Lot 12 which will create a vacant buildable parcel. Review of the request shows that the requirements of the Zoning Ordinance have been met. A copy of the request is enclosed.

JRR:djm

cc: City Council

SPECIAL USE PERMIT APPLICATION

LEATHOUSE LANDINGS, LLC.

Applicant P.O. Box 845

Address MANISTEE

City, State, Zip Code _____

Phone Numbers (Work) 398-0111

(Home) _____

FOR OFFICE USE ONLY:

Case number _____

Date Received 9-20-99

Fee Received \$15000

Receipt Number #3325

Hearing Date 10-7-99

Action Taken _____

Expiration Date of Permit _____

FEE FOR SPECIAL USE PERMIT \$150.00

I. ACTION REQUESTED:

A Special Use Permit is hereby requested for the following purpose: TO ADD THE ADJACENT 3 1/2 ACRES TO THE SOUTH OF THE EXISTING PUD (DOMRES PROP) TO THE EXISTING PUD

II. PROPERTY INFORMATION:

A. Address of Property: CHEERY ST. BETWEEN 1ST & BRYANT
 Tax Roll Parcel Code Number: 51-51-~~360-275-00~~ 362-275-04

B. List all deed restrictions - cite Liber & Page where found and attach: _____

C. Names and addresses of all other persons, firms or corporations having a legal or equitable interest in the land. A&C PROPERTIES, LLC (ALLEN & CATHERINE DOMRES)

D. Zoning District: R-3

E. Present use of the property: VACANT

F. Attach a Site Plan which meets the requirements of the Special Use Permit Ordinance (see attached).

G. Is a Property survey attached? Yes No.

H. Estimated completion date of construction (if applicable): 18 - 24 MONTHS

III. STATEMENT OF JUSTIFICATION FOR REQUESTED ACTION:

A. State specifically the reason for this Special Use Permit request at this time TO Expand
THE CURRENT POD TO ADD 7 BUILDINGS/14 UNITS

B. Statement of support for the request. Please justify your request for a Special Use Permit below. The justification should address the following concerns: (Attach additional sheets if necessary)

1. The relationship of the Special Use Permit conditions (Article 86, Section 8610 and if applicable, Article 16) to the particular Special Use proposed. Do they pose any unusual problems for compliance? *NO*
2. Relationship of the proposed use to the development plans of Manistee County and the City of Manistee.
3. Impacts of the adjacent property and neighborhood. Indicate what impacts of the proposed use on the adjacent property are anticipated and what steps will be taken to mitigate any negative impacts. Consider the following:
 - a. Will the proposed use adversely affect the health, safety or enjoyment of property of persons residing or working in the neighborhood? *NO*
 - b. Will proposed use be detrimental to the public welfare or injurious to property in the neighborhood? *NO*

IV. INFORMATION REQUIRED IN APPLICATION:

A. An Application for Special Use shall include:

1. A detailed Site Plan, as spelled out in Section 9406 of this ordinance, a copy of which is attached.
2. A specific statement and supporting information regarding the required findings for the Special Use Permit, as stated in Section 8609 (as follows).

- YES* a. *Is the use reasonable and designed to protect the health, safety and welfare of the community,*
- YES* b. *Is the use consistent with the intent and purpose of the Land Use District,*
- YES* c. *Is the use compatible with adjacent land uses,*
- YES* d. *Is the use designed to insure that public services and facilities are capable of accommodating increased loads caused by the land use or activity, and*
- YES* e. *Does the use comply with all applicable regulations of this Ordinance.*
- YES* f. *Does the use comply with all specific standards found in the respective Land Use District, Section 1601 et. seq., and Section 101 et. seq. of this Ordinance.*

3. Proposed location of any open spaces, landscaping and buffering features such as greenbelts, fences, etc.

B. In Addition, the applicant may be required to furnish:

1. Elevations on all buildings, including accessory buildings.
2. An Environmental assessment.
3. Evidence of having received or having an agreement for concurrent approval for any other necessary permits required prior to a construction code permit.
4. Measures which will be undertaken to control soil erosion, shoreline protection, excessive noise, or adverse impacts of the development on the surrounding properties.

V. CERTIFICATION AND AFFIDAVIT:

The undersigned affirm(s) that he/she/they is/are the owner, leasee, owner's representative, contractor involved in the application; and that the information included in this application is correct. Further, if the request is approved, the applicant will comply with all of the requirements of the City of Manistee Zoning Ordinance and certifies that measures proposed to mitigate adverse impacts will be completed in a timely fashion.

Signature (s) of Applicant (s):



MANAGER - LIGHTHOUSE LANDINGS, LLC

Dated 9.20.99

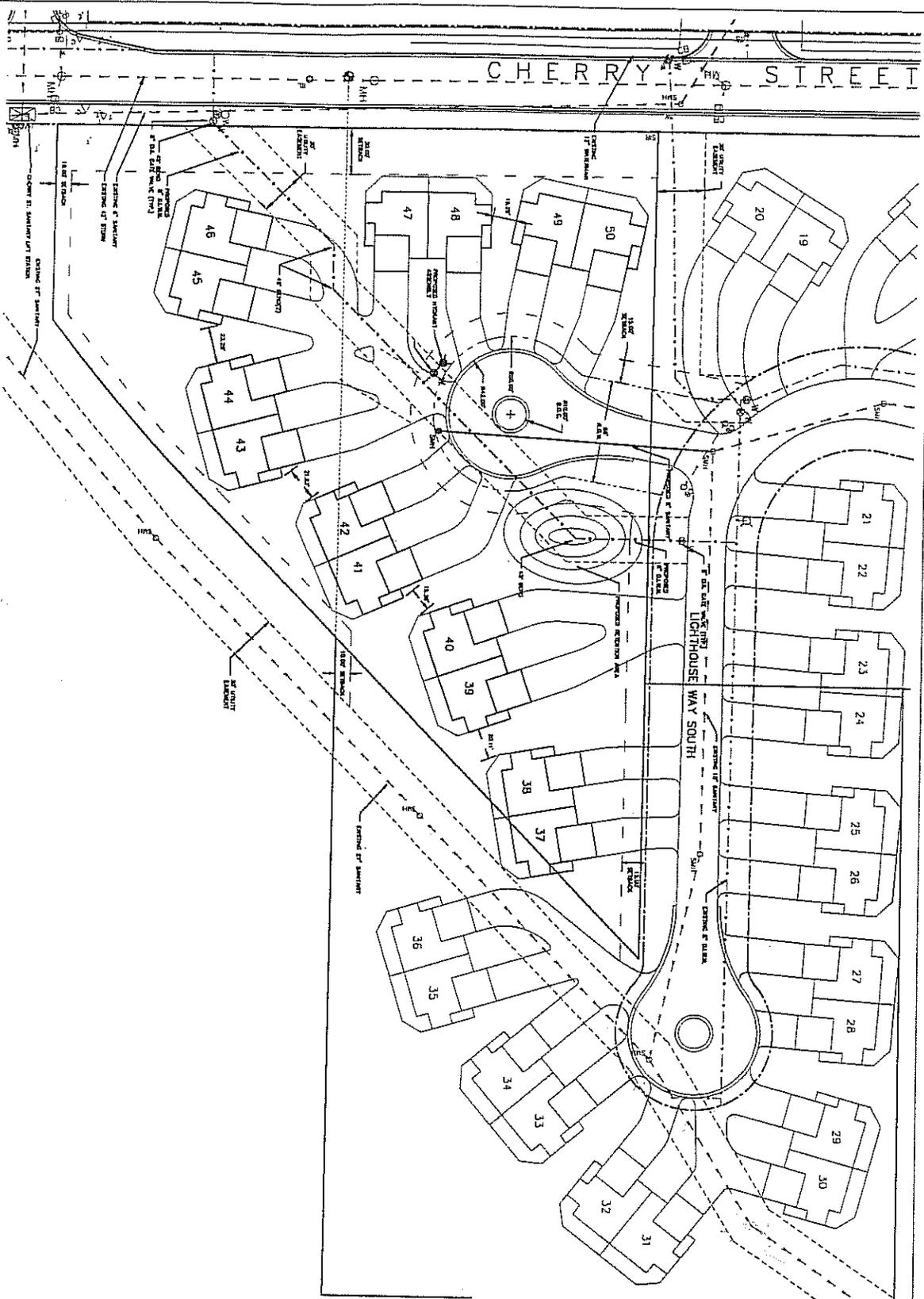
By checking this box permission is given for Planning Commission Members to make a site inspection if necessary.

A Detailed Site Plan, as spelled out in Section 9406 of the City of Manistee Zoning Ordinance is required for Special Use Permit Applications. Section 9406 of the Manistee City Zoning Ordinance reads:

9406. Required Data for a Detailed Site Plan

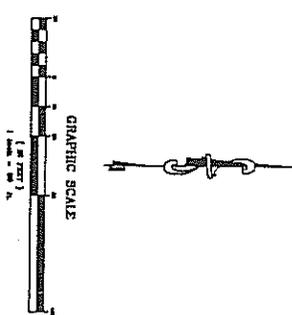
A site plan which shall be of a scale not to be greater than one (1) inch equals twenty (20) feet nor less than one (1) inch equals two hundred (200) feet, and of such accuracy that the *Commission* can readily interpret the site plan, and shall include more than one drawing where required for clarity and shall include the following information, unless specifically waived by the *Administrator* upon the determination that the requirements to be waived are not reasonably related to the proposed *use*. The *Commission*, upon initial review of the site plan, may act to require any information specifically waived by the *Administrator* to be submitted. Such site plan shall be designed and prepared by a registered professional architect, landscape architect, engineer, land surveyor, community planner, owner or other qualified individual. Unless so waived, all site plans shall include the following information:

- a. All the data required for a **Basic Site Plan**, spelled out in Section 9404 of this Ordinance and for a **Medium Site Plan**, spelled out in Section 9405 of this Ordinance.
- b. The proposed location of any open spaces, landscaping and buffering features such as *greenbelts*, *fences*, etc.
- c. The location, proposed finished floor and grade line elevations.
- d. Site plans for residential development shall include a density schedule showing the number of *dwelling* units per acre, including a *dwelling* schedule showing the unit type and number of each unit type.
- e. Any proposed roads, sidewalks and other vehicular and pedestrian circulation features within and adjacent to the site;
- f. Topography information based on USGS datum, or selected on-site elevations. More detailed information may be required where the *Commission* determines that the site and *use* warrant a more critical review of topography.
- g. Generalized soil analysis data, which may include data prepared by the Manistee County Soil Conservation District, Manistee County Planning Department, or more detailed soil data regarding the soils and their adaptability to the *use*. More detailed information may be required where the *Commission* determines that the site and *use* warrant a more critical review of soils.
- h. Soil erosion and sediment control measures which shall include preventative soil erosion devices or measures, both during and after any site work related to the development, when required.
- i. Show any changes or modifications required for any applicable regulatory agencies' approvals. (Site plan or design plan changes required after the *Commission* issues a *Special Use* Permit shall also be changed in accordance with procedures established in this Ordinance for minor adjustments or amendments to *Special Use* Permits.)



CHERRY STREET

LIGHTHOUSE WAY SOUTH



DATE: 08/11/11
 REVISION DESCRIPTION: 1. 08/11/11
 DATE: 08/11/11

LIGHTHOUSE LANDINGS CONDOMINIUMS
 OWNER: LIGHTHOUSE LANDINGS, L.L.C.
 MANISTEE, MICHIGAN

ARONMARCHE CONSULTANTS, INC.
 ARCHITECTURE / ENGINEERING / CONSTRUCTION MANAGEMENT
 222 WEST LANSING
 MANISTEE, MI 49661
 TEL: 231.752.1111
 FAX: 231.752.1111
 WWW.ARONMARCHE.COM

SCALE: HORIZONTAL: 1" = 30'
 VERTICAL: 1" = 15'
 DATE OF PLOT: 08/11/11
 REVISION: 08/11/11
 DRAWN: LEB
 APPROVED: [Signature]

PHASE IV
 SITE PLAN

SHEET 1
 OF 1 SHEETS

Staff Report

Lighthouse Landings L.L.C. September 30, 1999

Lighthouse Landings has requested a modification to their Planned Unit Development. Lighthouse Landings is requesting to add the property immediately to the south of their current project. The proposed modification would add an additional 3 acres of property to the existing development.

Per acre density of the proposed development including the addition is at slightly over 4 units per acre and well within the recommended 4 to 6 living units per acre for the R-3 Zoning District.

Planned Unit Development regulations require a net foundation area coverage of less than 35%. The net foundation area coverage on the new parcel is at 36%. The original PUD had a net foundation area coverage of 29%. When the parcels are combined the net foundation area coverage is at 31%.

Reducing the number of units added from 14 to 12 would result in a total net foundation area coverage on the new parcel of 31%. The combined PUD total net foundation area coverage would be at 30%.

With the exception of the foundation area coverage issue the proposed modification to the PUD meets all of the conditions of the existing PUD and has been reviewed without objection by both the Police and Fire Departments.

Jon R. Rose
Community Development

September 30, 1999

LIGHTHOUSE LANDINGS, LLC.
P.O. Box 825, Manistee, Michigan 49660

September 30, 1999

PLANNING COMMISSION
c/o Mr. John Rose
CITY OF MANISTEE
P.O. Box 359
Manistee, Michigan 49660

RE: Parcel Combination 360-000-00 thru 360-036-00 and 362-723-001

Dear John and Planning Commission:

Contingent upon approval of our PUD amendment application we hereby request the combining of parcel 362-723-001 (Domres 3 acres) with parcels 360-000-00 thru 360-036-00 (current Lighthouse Landings parcel).

If you have any questions please don't hesitate to call.

Sincerely,



Duane Jones, Manager
LIGHTHOUSE LANDINGS, LLC.

September 10, 1999

Jon R. Rose
Community Development Officer
PO Box 358
70 Maple Street
Manistee, MI 49660

RE: Lot split request
Parcel # 51-51-453-702-01

Dear Jon,

On behalf of National City Bank of Michigan/Illinois we are requesting a lot split for the bank owned properties at 369 & 375 River Street, Manistee, MI.

Attached please find a Certificate of Survey identifying the parcel to be split (parcel B), the legal description, and description of easement for said parcel.

Please let me know if a representative of NCC needs to be present at the Planning Commission meeting and/or if any additional information is required prior to the meeting.

Thank you in advance for your assistance with this matter.

Very truly yours,



Brenda Winn
Real Estate Leasing Manager

cc: A.Summerfield
B.Wyskochil
David Carlson Lyman Real Estate

CERTIFICATE OF SURVEY

I, DANIEL B. ZWAR, A LICENSED PROFESSIONAL SURVEYOR, NUMBER 28435, IN MICHIGAN, CERTIFY THAT THIS DRAWING IS AN ACCURATE REPRESENTATION OF A BOUNDARY SURVEY PERFORMED UNDER MY DIRECTION FOR FOR THE FOLLOWING DESCRIBED PARCEL OF LAND:

PARCEL "A"

PART OF LOTS 1, 2 AND 3 OF BLOCK 2 AND PART OF LOTS 5, 6, 7, 8, 9 AND 10 OF BLOCK 6 OF GREEN'S ADDITION TO THE VILLAGE, (NOW CITY), OF MANISTEE, MICHIGAN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 3 OF DEEDS, PAGE 22, MANISTEE COUNTY RECORDS. MORE EXACTLY DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 2 OF SAID GREEN'S ADDITION AS THE POINT OF BEGINNING; THENCE NORTH 72°21'03" EAST ALONG THE NORTH LINE OF SAID BLOCK 2, 93.11 FEET; THENCE SOUTH 00°40'31" EAST, 65.05 FEET; THENCE NORTH 67°03'12" EAST, 6.28 FEET; THENCE SOUTH 02°02'29" EAST, 12.92 FEET; THENCE NORTH 88°41'43" EAST, 34.32 FEET TO A POINT ON THE SOUTH LINE OF LOT 7, BLOCK 6 OF SAID GREEN'S ADDITION; THENCE NORTH 00°28'08" WEST, 10.00 FEET; THENCE NORTH 88°41'43" EAST, 19.69 FEET; THENCE SOUTH 00°06'52" EAST, 8.24 FEET; THENCE NORTH 87°49'54" EAST, 66.00 FEET TO A POINT ON THE EAST LINE OF SAID BLOCK 6; THENCE SOUTH 00°06'52" EAST ALONG SAID EAST LINE, 89.05 FEET; THENCE SOUTH 88°42'57" WEST, 107.76 FEET TO A POINT ON THE EAST LINE OF LOT 9, BLOCK 6; THENCE SOUTH 00°09'30" EAST ALONG THE EAST LINE OF LOTS 9 AND 10, BLOCK 6, 64.04 FEET TO THE SOUTHEAST CORNER OF LOT 10 OF SAID BLOCK 6; THENCE SOUTH 88°38'17" WEST ALONG THE SOUTH LINE OF SAID LOT 10, BLOCK 6, 107.56 FEET TO THE SOUTHWEST CORNER OF SAID LOT 10, BLOCK 6; THENCE NORTH 00°12'15" WEST ALONG THE WEST LINE OF SAID BLOCK 6 AND THE WEST LINE OF SAID BLOCK 2, 199.84 FEET TO THE POINT OF BEGINNING. CONTAINING 0.72 ACRES OF LAND, MORE OR LESS. SUBJECT TO AN ELECTRIC EASEMENT IN FAVOR OF CONSUMERS POWER COMPANY AS RECORDED IN LIBER 16, PAGES 621 AND 622, MANISTEE COUNTY RECORDS. SUBJECT TO AN EASEMENT FOR INGRESS AND EGRESS ON THE STAIRWAY FROM THE BUILDING TO THE PARKING LOT, MORE EXACTLY DESCRIBED AS COMMENCING AT SAID NORTHWEST CORNER OF LOT 1, BLOCK 2 OF SAID PLAT; THENCE NORTH 72°21'03" EAST ALONG SAID NORTH LINE, 93.11 FEET; THENCE SOUTH 00°40'31" EAST, 65.05 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 67°03'12" EAST, 6.28 FEET; THENCE SOUTH 02°02'29" EAST, 28.54 FEET; THENCE NORTH 87°10'37" EAST, 10.49 FEET TO THE WESTERLY EDGE OF THE PARKING LOT; THENCE SOUTH 02°17'02" EAST ALONG SAID WESTERLY LINE, 3.03 FEET; THENCE SOUTH 87°42'58" WEST, 16.25 FEET; THENCE NORTH 02°16'35" WEST, 29.26 FEET TO THE POINT OF BEGINNING.

PARCEL "B"

PART OF LOT 3 OF BLOCK 2 AND PART OF LOTS 7 AND 8 OF BLOCK 6 OF GREEN'S ADDITION TO THE VILLAGE, (NOW CITY), OF MANISTEE, MICHIGAN, ACCORDING TO THE PLAT THEREOF AS RECORDED IN LIBER 3 OF DEEDS, PAGE 22, MANISTEE COUNTY RECORDS. MORE EXACTLY DESCRIBED AS: COMMENCING AT THE NORTHWEST CORNER OF LOT 1, BLOCK 2 OF SAID GREEN'S ADDITION; THENCE NORTH 72°21'03" EAST ALONG THE NORTH LINE OF SAID BLOCK 2, 93.11 FEET TO THE POINT OF BEGINNING FOR THIS DESCRIPTION; THENCE SOUTH 00°40'31" EAST, 65.05 FEET; THENCE NORTH 67°03'12" EAST, 6.28 FEET; THENCE SOUTH 02°02'29" EAST, 12.92 FEET; THENCE NORTH 88°41'43" EAST, 34.32 FEET TO A POINT ON THE SOUTH LINE OF LOT 7, BLOCK 6 OF SAID GREEN'S ADDITION; THENCE NORTH 00°28'08" WEST, 10.00 FEET; THENCE SOUTH 88°41'43" WEST, 22.17 FEET; THENCE NORTH 00°09'30" WEST, 10.55 FEET TO A POINT ON THE SOUTH LINE OF SAID LOT 3, BLOCK 2; THENCE NORTH 67°30'05" EAST, 23.85 FEET TO THE SOUTHEAST CORNER OF SAID LOT 3, BLOCK 2; THENCE NORTH 00°28'08" WEST ALONG THE EAST LINE OF SAID LOT 3, BLOCK 6, 58.47 FEET TO THE NORTHEAST CORNER OF SAID LOT 3; THENCE SOUTH 72°21'03" WEST ALONG SAID NORTH LINE OF SAID BLOCK 2, 42.61 FEET TO THE POINT OF BEGINNING. CONTAINING 0.07 ACRES OF LAND, MORE OR LESS. SUBJECT TO AN ELECTRIC EASEMENT IN FAVOR OF CONSUMERS POWER COMPANY AS RECORDED IN LIBER 16, PAGES 621 AND 622, MANISTEE COUNTY RECORDS. TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS ON THE STAIRWAY FROM THE BUILDING TO THE PARKING LOT, MORE EXACTLY DESCRIBED AS COMMENCING AT SAID NORTHWEST CORNER OF LOT 1, BLOCK 2 OF SAID PLAT; THENCE NORTH 72°21'03" EAST ALONG SAID NORTH LINE OF SAID BLOCK 2, 93.11 FEET; THENCE SOUTH 00°40'31" EAST, 65.05 FEET TO THE POINT OF BEGINNING OF THIS DESCRIPTION; THENCE NORTH 67°03'12" EAST, 6.28 FEET; THENCE SOUTH 02°02'29" EAST, 28.54 FEET; THENCE NORTH 87°10'37" EAST, 10.49 FEET TO THE WESTERLY EDGE OF THE PARKING LOT; THENCE SOUTH 02°17'02" EAST ALONG SAID WESTERLY LINE, 3.03 FEET; THENCE SOUTH 87°42'58" WEST, 16.25 FEET; THENCE NORTH 02°16'35" WEST, 29.26 FEET TO THE POINT OF BEGINNING.



Daniel B. Zwar
 DANIEL B. ZWAR
 LICENSED PROFESSIONAL SURVEYOR No. 28435
 ABONMARCHE CONSULTANTS, INC. DATE OF CERTIFICATE April 16, 1999

THIS SURVEY COMPLIES WITH THE REQUIREMENTS OF ACT 132 OF THE PUBLIC ACTS OF 1970, AS AMENDED AND WAS PERFORMED WITH AN ERROR OF CLOSURE NO GREATER THAN 1 IN 5000.

PLAT OF SURVEY FOR:

NATIONAL
 CITY
 BANK



ABONMARCHE CONSULTANTS, INC.

361 First Street Manistee, Michigan 49560 616-723-1188 FAX: 616-723-1184
 95 West Main Street Benton Harbor, Michigan 49022 616-927-2295 FAX: 616-927-4639

ARCHITECTS ENVIRONMENTAL ENGINEERS LAND SURVEYORS CONSTRUCTION MANAGEMENT

DATE: APRIL 13, 1999

DRAWN BY: PGB

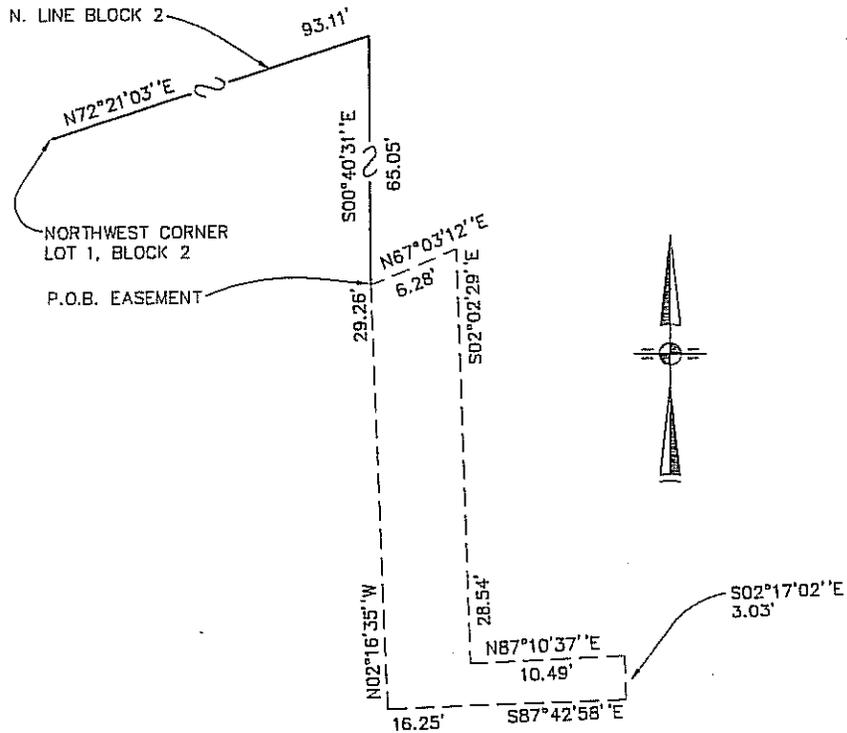
SCALE: N.A.

SEC. - T. 21N R. 17W

CERTIFICATE OF SURVEY

I, DANIEL B. ZWAR, A LICENSED PROFESSIONAL SURVEYOR, NUMBER 28435, IN MICHIGAN, CERTIFY THAT THIS DRAWING IS AN ACCURATE REPRESENTATION OF A BOUNDARY SURVEY PERFORMED UNDER MY DIRECTION FOR FOR THE FOLLOWING DESCRIBED PARCEL OF LAND:

SKETCH OF EASEMENT FOR STAIRS TO PARKING LOT



Daniel B. Zwar
 DANIEL B. ZWAR
 LICENSED PROFESSIONAL SURVEYOR No. 28435
 ABONMARCHÉ CONSULTANTS, INC.

April 16, 1999
 DATE OF CERTIFICATE

THIS SURVEY COMPLIES WITH THE REQUIREMENTS OF ACT 132 OF THE PUBLIC ACTS OF 1970, AS AMENDED AND WAS PERFORMED WITH AN ERROR OF CLOSURE NO GREATER THAN 1 IN 5000.

PLAT OF SURVEY FOR:

NATIONAL
 CITY
 BANK



ABONMARCHÉ CONSULTANTS, INC.

361 First Street
 Manistee, Michigan 49660
 616-723-1188
 FAX: 616-723-1194

95 West Main Street
 Benton Harbor, Michigan 49022
 616-927-2295
 FAX: 616-927-4639

ARCHITECTS / ENGINEERS / LAND SURVEYORS
 ENVIRONMENTAL / CONSTRUCTION MANAGEMENT

DATE: APRIL 16, 1999

DRAWN BY: PGB

SCALE: 1" = 10'

SEC. - T. 21N. R. 17W.

SEP 14 1999

Sept 13, 1999

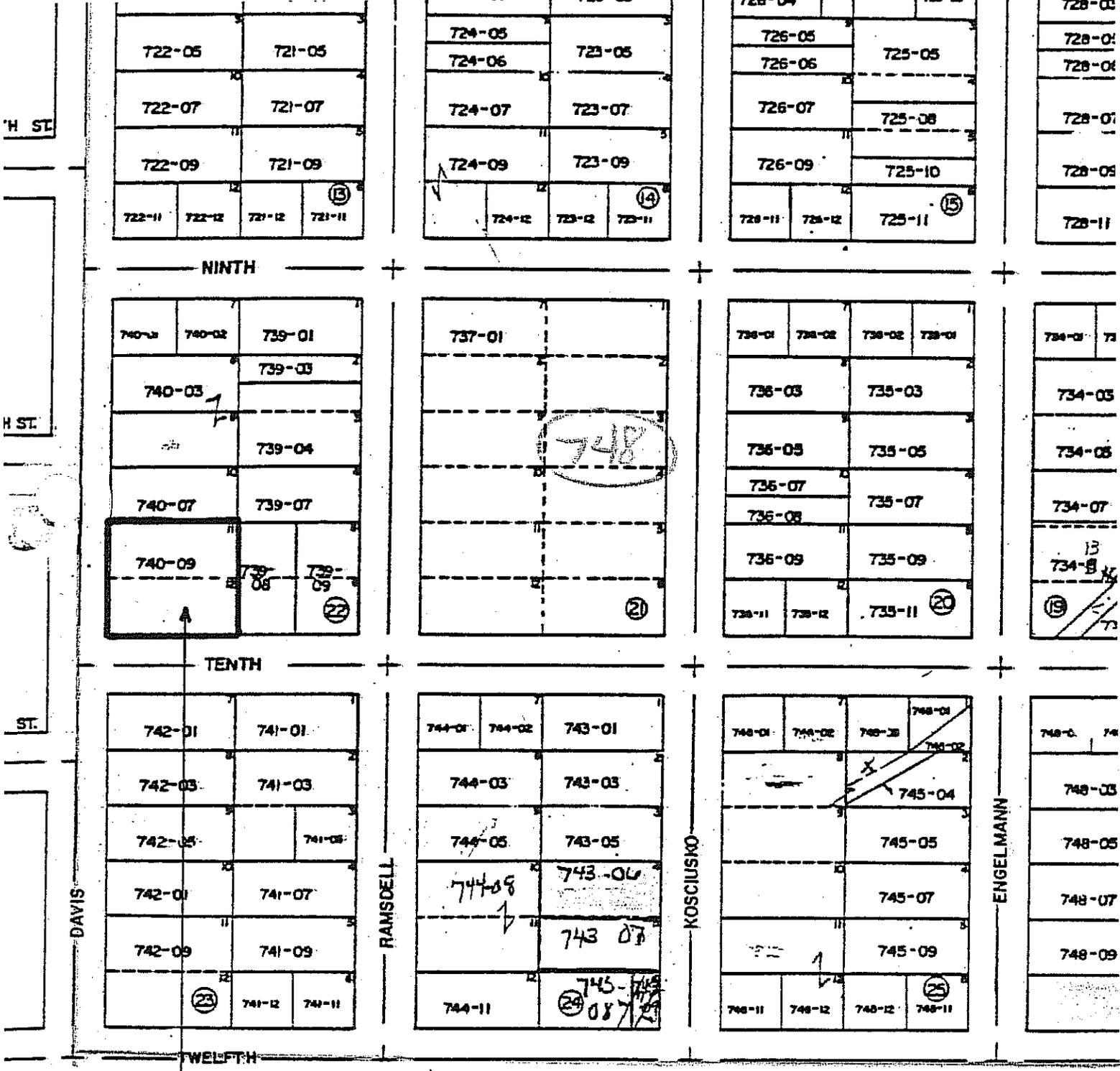
Mr. Jon R Rose

Please approve splitting
lot 11 from lot 12 in
Block 22 of the Freeland
sub Division. Please send
the approval to my
daughter

Mrs. Margaret Wallett
1793 Maple Rd
Manistee, Mich 49460

yours truly
Marvin Lewis

51-51-748.740.09



Marvin Lewis
51-51-748-740-09

Freeland Lots 11 & 12 Block 22



RESOLUTION

Mike Fatke

WHEREAS, Mike Fatke has served on the City of Manistee Planning Commission from March 1995 to October 1999, and

WHEREAS, Mike served as Secretary of the Planning Commission, and

WHEREAS, Mike has served on the Bike Trails, Joint City Review/Ordinance Committee, Public Access North End Lake Michigan Committee, and

WHEREAS, Mike has been an active member of the Planning Commission, and

NOW, THEREFORE, BE IT RESOLVED that the City of Manistee Planning Commission hereby thanks Mike Fatke for his four and a half years of dedicated service to the City of Manistee Planning Commission, and extends our best wishes to him in the future.

Roger Yoder
Chairman

Jon R. Rose
Community Development

RESOLUTION

Cyndy Fuller

WHEREAS, Cyndy Fuller has served on the City of Manistee Planning Commission from November 1997 to October 1999, and

WHEREAS, Cyndy served as the Planning Commission Representative on the Downtown Development Authority, and

WHEREAS, Cyndy has served on the Master Plan Review Committee, and

WHEREAS, Cyndy has been an active member of the Planning Commission, and

NOW, THEREFORE, BE IT RESOLVED that the City of Manistee Planning Commission hereby thanks Cyndy Fuller for her dedicated service to the City of Manistee Planning Commission, and extends our best wishes to her and her family in the future.

Roger Yoder
Chairman

Jon R. Rose
Community Development