

## MANISTEE CITY PLANNING COMMISSION

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

### MEETING MINUTES

May 4, 1995

The regular meeting of the Manistee City Planning Commission was held on May 4, 1995 at 7:00 PM in the City Council Chambers at City Hall, 70 Maple Street, Manistee, Michigan.

The meeting was called to order at 7:00 PM by Chairman, R. Yoder.

**MEMBERS PRESENT:** R. Bauman, M. Fatke, R. Franckowiak, J. Gavinski, D. Johnson, J. Lakos  
R. Yoder

**MEMBERS ABSENT:** K. Harless, A. Slawinski

**OTHERS PRESENT:** Jon Rose (City Code Administrator)  
Denise Jensen (City Office)  
Bob Turek (Station WMTE)  
Jennifer Snay  
Charles Snay  
Jean Rouse  
Jerry Rouse

### **PUBLIC HEARINGS:**

There were no public hearings on the agenda.

### **SITE PLAN REVIEWS:**

There were no site plan reviews on the meeting agenda.

### **CITIZEN QUESTIONS AND CONCERNS:**

Jennifer Snay presented proposed plans to develop a 12 room AFC Facility at 815 Maple Street in an existing residential home which is owned by the Snays. A building addition would be required at the rear of the home to provide sufficient living space. Jon Rose summarized Zoning Ordinance requirements which would allow a 12 room AFC on Maple Street as a Special Use, provided that no modification is made to an existing residential home. Therefore, modification of 815 Maple for an AFC Home (or for any other business purpose) is not consistent with the Zoning Ordinance.

In addition to a site plan, Mrs. Snay submitted letters from Linda Paulus Asiala, Jean Rouse, Sue Verheek and Rose Lamb in support of her proposed development.

Following discussion of the proposed plan and the general need for AFC Home accommodations in Manistee, it was decided to schedule a Planning Commission work session on May 18, 1994 at 7:00 PM to continue evaluation of the Snay site plan. During the interim, individual Planning Commission members will review the site plan and related issues in detail.

**MINUTES:**

It was moved by J. Lakos, supported by J. Gavilinski, that the minutes of the April 6, 1994 and April 20, 1994 meetings be approved. The motion carried.

**UNFINISHED BUSINESS:**

**LISC:**

A work session is scheduled for May 10, 1994 at 7:00 PM to review proposed photographs for the LIS prior to the May 19, 1994 work session to scan pictures into the system. A set of photos taken by R. Bauman were available for preliminary review.

**CITY UPDATE:**

Jon Rose provided the following City update: US 31 will be widened between 8th Street and 12th Street with work scheduled for completion by the end of May; bids are due on May 16th for replacement of street signage on River Street; Corps of Engineers work on the First Street piers will start next week and be completed by fall; and River Walk West ice damage has been repaired by the original contractor at no cost to the City. He also advised that work on Light House Park which is a private venture will be performed during May.

**D.D.A. REPORT:**

Jan Gavilinski reported that the River Front Park construction start has been delayed until September. All work will be completed by June 1995. The DDA has contributed \$2,500 to the Downtown Merchants Association for planters and trash receptacles. An ad-hoc committee has been established with the Downtown Merchants to develop downtown improvement plans for the next several years. Implementation of the Hyett-Palma study recommendations will receive increased priority now that River Front Park plans are complete. The City will offer use of 80 acres on M 55 for a native American community center. Due to land use restrictions the property can not be used for casino gaming. A plan to reward property owners who restore historic homes and buildings has been announced.

**ZONING BOARD OF APPEALS REPORT:**

D. Johnson reported on a Board of Appeals meeting during the past month which granted a variance for garage construction at a private residence.

**SITE PLAN REVIEW/HISTORIC OVERLAY COMMITTEE REPORT:**

J. Lakos reported that work was completed on door and window sections of the Historic District Design Guideline. The committee has been meeting on a weekly basis.

**ORDINANCE COMMITTEE REPORT:**

There was no meeting during the past month.

**NEW BUSINESS:**

There were no new business items on the meeting agenda.

**WORK SESSION:**


There was no work session on the meeting agenda.

**ADJOURNMENT:**

There being no further business, it was moved by R. Franckowiak, supported by J. Lakos, that the meeting be adjourned. The motion carried.

The meeting adjourned at 8:15 PM.

MANISTEE CITY PLANNING COMMISSION



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Ronald C. Bauman, Secretary

