

CITY OF HANCOCK  
PLANNING COMMISSION MINUTES  
MONDAY, MARCH 26, 2018

The regular Planning Commission meeting was called to order by Vice-Chairperson Deb Mann on Monday, March 26, 2018 at 6:00 p.m. with the following members present: Tony Wilmers, Devin Leonarduzzi, Ron Blau, Lisa McKenzie, Deb Mann, Andrew Lahti, Jeffrey Kelley and Glenn Anderson

Absent: Bob Wenc

Guests: John Haeussler

It was moved by McKenzie and seconded by Wilmers to approve the agenda with one addition, election of officers.

AYES: All

NAYES: None

Motion Carried

It was moved by McKenzie and seconded by Leonarduzzi to approve the February 26, 2018 minutes.

AYES: All

NAYES: None

Motion Carried

Vice-Chair Deb Mann welcomed new commission members Andrew Lahti (2019) and Jeffrey Kelley (2021).

The Commission called for nominations three times for officers.

It was moved by Wilmers and seconded by McKenzie to appoint Deb Mann Chairperson.

AYES: All

NAYES: None

Motion Carried

It was moved by McKenzie and seconded by Mann to appoint Devin Leonarduzzi as Vice-Chairperson

AYES: All

NAYES: None

Motion Carried

It was moved by Mann and seconded by McKenzie to appoint Glenn Anderson as Secretary.

AYES: All

NAYES: None

Motion Carried

Updates/Information

- Noted that the City Council approved an equal land swap with Paul Tomasi for a 1.29-acre parcel of land located on Portage Drive for a 1.29-acre parcel of land located adjacent to the City DPW Facility
- Reviewed the DEQ UP wide 2017 water & sewer rates based on 5,000 gallons of monthly use
- Heard the City submitted a grant application for \$25,000 to the PHF for upgrades to the Terrace Park tennis courts
- Reviewed information on the Opportunity Zone Investments/Capital gains delay program authorized by the 2017 Tax Cuts and Jobs Act, the downtown area is eligible for this program
- Heard the City Council waived the penalty fee for not filing a property transfer affidavit within 45 days as required with the City Assessor
- Noted the City Council honored the High School Girls Ski Team for winning the State of Michigan Division II State Championship
- Received an update on the newly created Finn Zone.
- Reviewed an article on the difference between a zoning ordinance and a Master Plan posted by MSU Extension employee Kurt Schindler
- Reviewed an email from Dave Chesney on rental issues

The Commission reviewed a proposed final draft of the new Master Plan based on changes made to incorporate comments received at the December 11, 2017 public hearing.

It was moved by McKenzie and seconded by Mann to accept and adopt the final draft Master Plan and recommend approval to the City Council

AYES: All

NAYES: None

Motion Carried

The Commission noted the City's new beach dock project will have bids due on April 10<sup>th</sup> and reviewed a tentative construction project timeline.

The Commission reviewed final project plans for the new beach dock project as designed by OHM Advisors.

The Commission discussed a proposed sale of approximately 1.7 acres from the City to the Houghton County Fair Association for a price of \$22,000. The property is now used by the Fair as the midway area.

The Commission reviewed a draft 40-year lease agreement between the City and the Houghton County Fair Association which addresses dual uses of land both entities use for parking/fair use and snow storage areas.

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The Commission reviewed MDOT Ishpeming TSC construction projects for 2018 and also for 2019 to 2022, including paving US41 near the airport in 2019, Quincy Hill repaving from Scott St. to Lake Annie Rd. on US 41 in 2020.

Planning Commission member Lahti expressed his opinion that angle parking on lower Ravine St. should be changed.

It was moved by McKenzie and seconded by Kelley to adjourn at 6:50 p.m.

AYES: All

NAYES: None

Motion Carried

Respectfully submitted,

Glenn Anderson, Secretary