

**MINUTES  
MARSHALL CITY PLANNING COMMISSION  
WEDNESDAY, July 20, 2016**

In a regular meeting session, Wednesday, July 20, 2016 at 7:01 p.m. at City Hall, Council Chambers, 323 W. Michigan Ave., Marshall, MI, the Marshall Planning Commission was called to order by Chair Banfield.

**ROLL CALL**

Members Present: Commissioners Banfield, Bomia, Burke-Smith, McNiff, Rodgers, and Council Liaison Miller.

Members Absent: Commissioner Collins, Davis, Meservey, and Zuck.

Staff Present: Natalie Dean, Assistant City Manager/Director

**MINUTES**

**MOTION** by McNiff, supported by Rodgers to accept the minutes of the June 8, 2016 regular meeting as presented. On a voice vote; **MOTION CARRIED.**

**AGENDA**

**MOTION** by Burke-Smith, supported by McNiff, to accept the agenda for the July 20, 2016 regular meeting amended to include a report on the Shearman Park site plan during Audience Participation. On a voice vote; **MOTION CARRIED.**

**AUDIENCE PARTICIPATION**

Kristin Bauer, Director of Public Services, presented the Shearman Park site plan for the commission. Bauer explained that due to donations from both private donors and the Cronin Foundation, bids were sent out to make improvements on the park. She discussed the sidewalk layout, the regrading of the site, and lighting plans. Bauer explained that there would be a designated area for the ice rink on the southwest corner of the lot, however the rink will only be set up in the park during the winter months. Bauer reported that the current funds do not allow for a pavilion at the park, however it will be looked at in the future. Bauer commented that the board still plans on creating the Bell Memorial, honoring the old Shearman Elementary School.

**PUBLIC HEARINGS**

Zoning Ordinance Update, revision 6-23-16

Public Hearing Open

No comments

Public Hearing Closed

## **NEW BUSINESS**

### Discuss changes to Zoning Ordinance update (revision 6-23-16)

Richard Lindsay, an Oaklawn Hospital representative and resident of 15509 17 1/2 Mile Rd, Marshall, Michigan, thanked staff and commissioners for thoroughly reviewing the ordinance at the June Planning Commission meeting.

He proposed the following additional five changes to the document:

1. Page 2-24, "Retail Business" definition name changed to read "Retail Establishments". The definition should also include home medical equipment sales and home health care services.
2. The matrix on page xiv should be revised to remove "urgent care" as a category. (Urgent care is classified under "clinic now").
3. In B-4 only, I would suggest in page 3-24, paragraph ix, that "fitness and recreation centers" be changed to "health club and recreation centers." Fitness center is not defined as a term and "health club" is defined. I think the intent is likely the same.
4. Add in B-4, page 3-24, a permitted use of "adult day care facility." This could be done in conjunction with housing for the elderly or as a separate use. Again, the though is that if a complex is built, these uses would be complementary and something a person or entity likely developing senior housing would likely want located together.
5. Include as permitted uses in B-4, "assembly hall" and "club".

Consider recommendation to City Council for approval of Zoning Ordinance Update, revision 06-23-16.

**MOTION** by McNiff, supported by Burke-Smith, to recommend that City Council approve the Zoning & Sign Ordinance. On a voice vote; **MOTION CARRIED.**

## **OLD BUSINESS**

None

## **PUBLIC COMMENTS**

None

## REPORTS

Chair Banfield welcomed Jason Bomia to the Planning Commission.

Chair Banfield and the Commission thanked Dean for putting in the hours of effort to review the ordinance word-by-word.

Council Liaison Miller reported that the Marshall Area Farmer's Market is hosting a Farm to Table dinner on Monday, August 22<sup>nd</sup> at 6 PM at Old MacDonald's Farm in Marshall. Miller commented that there will be music, dinner, and Chefs from Firekeeper's Casino will be fixing a family-style menu for the event. Tickets are \$40 and available at The Green Scene, Chemical Bank Downtown & Farmer's Market.

McNiff reminded the commission that there is a Peace Run at the fountain on Sunday, July 24<sup>th</sup> at 11:15 AM. McNiff also announced that she will be on the ballot for City Council.

Staff reported that on August 1<sup>st</sup>, City staff will be setting up a table at the old Roma's location, asking for ideas and suggestions on designs for the new City park. Citizens may come down and share their design ideas from 12 PM to 5 PM; voting takes place from 5 PM to 7 PM.

## ADJOURN

The Planning Commission adjourned at 7:31 pm.

Submitted by,

*Elizabeth Renaud*