

**City of Keego Harbor
Planning Commission Meeting Minutes
Tuesday, January 7, 2020 at 7:00 PM**

CALL TO ORDER: Chairman Yoder called the meeting to order at 7:00pm.

ROLL CALL:

Present: Chairman Yoder, Vice Chairman Santia, Commissioner Dillon and Commissioner McCarthy.

ABSENT:

Commissioner Ash, Commissioner Reising and Council Member Fletcher.

Motion by Vice Chairman Santia to excuse Commissioner Ash and Council Member Fletcher.

Ayes: 4

Nays: 0

Absent: 3

Motion carried

Unexcused: Commissioner Reising.

STAFF PRESENT: City Manager Jered Ottenwess, Clerk Tammy Neeb

APPROVAL OF AGENDA

Motion to approve the January 7, 2020 Agenda by Commissioner Dillon, support by Vice Chairman Santia.

Ayes: 4

Nays: 0

Absent: 3

Motion carried

APPROVAL OF MINUTES

Motion to approve the December 3, 2019 Regular Meeting Minutes by Vice Chairman Santia, support by Commissioner Dillon. Chairman Yoder abstained from vote.

Ayes: 3

Nays: 0

Absent: 3

Motion carried

PUBLIC COMMENTS

Lori Gilman gave an update for the City's new web site.

New Business

Gibbs Planning Group Presentation: Bob Gibbs presented Retail and Residential Market Analyses. Commission discussed the Analyses.

Public Hearing Zoning: Ordinance Front Yard Parking in Residential Districts Text Amendments
Public Hearing opened at 8:25 pm.

Section 4.06 Draft language for change: (Changes are bold underline)

b) Driveways may be no wider than ~~42~~**22** feet with the exception of that portion of a driveway within 30 feet of the front of a garage and directly in front of the garage doors. The maximum driveway width in front of the garage shall not exceed 24 feet. **An exception to this driveway width limitation may be sought by the applicant and approved by the City Zoning Administrator where the site can accommodate a garage designed for more than two cars**

Approved Feb 4, 2020

and

~~e) The parking area shall be more or less perpendicular (60-120 degrees) to the street right-of-way.~~ The parking area shall be more or less perpendicular (60-120 degrees) to the street right-of-way and shall not be placed in that portion of the front yard between the principal dwelling and the front lot line except in front of the garage. However, circular driveway is permitted where the interior greenspace is a minimum of three hundred (300) square feet, and a minimum of fifteen (15) feet in every dimension.

No Public Comment, hearing closed at 8:37pm.

Motion by Commissioner McCarthy to recommend to City Council to approve the proposed text amendment change, support by Commissioner Dillon.

Roll call: Yoder yes, Santia yes, McCarthy yes and Dillon yes. Motion carried

Section 15026(d)(1)- Site Grading- Slope Away from Buildings and Finished Floor Elevations

Motion by Commissioner McCarty to table until February's meeting, support by Commissioner Santia.

Ayes: 4

Nays: 0

Absent: 3

Motion carried

2020 Planning Commission Goals and Priorities Discussion/2019 Planning Commission Goals

and Priorities Review: City Manager Ottenwess explained the progress with the Residences at Cass Lake PUD agreement. The PUD Development Agreement is in the draft stage with the developer, their legal counsel and City Attorney.

OLD BUSINESS:

Dollar Lake Discussion- Update on Planning Commission Outreach.

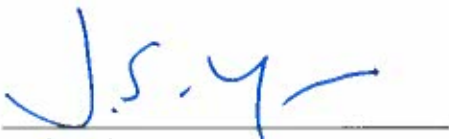
The SAW Grant provided the City a survey of the City's Dollar Lake. Planner Smith is working on map that shows all the property is owned by the City.

2020 Planning Commission Schedule: The March Meeting date will be moved, tentative date March 11, 2020.

COMMUNICATIONS

ADJOURNMENT

Vice Chairman Santia adjourned the meeting at 8:58pm



Joel Yoder
Chairman, Planning Commission



Tammy Neeb
Keego Harbor, City Clerk