

FLINT PLANNING COMMISSION
Meeting Minutes
June 13, 2017

Commissioners Present

Robert Wesley, Chair
Robert Jewell
Denise Allen
Elizabeth Jordan, Vice Chair
Phyllis McCree
Harry Ryan

Staff Present

Corey Christensen, Zoning Coordinator
Kevin Schronce, Lead Planner
Reed Eriksson, City Attorney

Commissioners Not Present

Carol-Anne Blower, Secretary
Leora Campbell

ROLL CALL:

Commissioner Wesley called the meeting to order at 6:26 p.m. Roll was taken and a quorum was present. The meeting was held in the Committee-of-the-Whole Room, 3rd Floor, Flint City Hall.

ADDITIONS/CHANGES TO THE AGENDA:

Commissioner Jewell added several items to the Agenda. Commissioner Ryan added one item.

M/S – Allen/Ryan

Motion to adopt the meeting agenda as amended.

Unanimously carried.

MINUTES:

The Commission examined the minutes of May 23, 2017, Commissioner Jordan made several changes.

M/S – Allen/McCree

Motion to approve the minutes of May 23, 2017.

Blower abstains.

PUBLIC FORUM:

There was no public comment.

SITE PLAN REVIEW:

SPR 17-877: Multi-Family Residential, 924 Cedar Street

Parcel ID # 40-13-476-007

Applicant: Anne Grantner

Contact: David B. Steinhauer, AIA

David Laymen speaks on behalf of the applicant. Liz Ruediger speaks on behalf of Anne Grantner.

Commissioner Allen abstains due to serving on the board of the Shelter of Flint.

David Laymen gives an overview of the project. They are proposing a new walk up multi-family residential facility that will be built over several parcels that have been combined.

Commissioner Jordan asked if it will be permanent or transition housing. It was answered that it will be all low income and case managers are available from the Shelter of Flint for any residents in need, it would not fall under the category of permanent housing, but the intention is long-term.

Commissioner Jordan asked about the landscaping and playground. The existing playground was moved to make room for the proposed parking lot and access drive. They will be upgrading the playground in the process.

Commissioner Jewell brought attention to the landscape plan and discrepancies between different pages of the site plans, they would like all the pages of the site plan to reflect the proposed trees along Cedar Street.

Commissioner Jordan asked about the set back. They will build up to the setback.

Commissioner McCree asked about the playground. It will only serve residents.

Commissioner Jewell went over the site plan checklist to make sure all items were addressed. Commissioner Jewell asked Liz if they met all state benchmarks and regulations.

Commissioner Ryan asked about the lighting plan to clarify the location of proposed lights. Lighting will be included on the south east side of the parking lot.

M/S – Jordan/Ryan

Motion to approve SPR 17-877 at 924 Cedar Street, parcel 40-13-476-007 with the notation that there will be an administrative review of the proposed trees along Cedar Street.

Unanimously carried.

SPR 17-878: Storage Unit, 3040 Airpark Drive South
Parcel ID # 40-34-100-034
Applicant: Mark Krueger

Applicant is present.

Mark Kreuger explained that the photometric were included and gave an overview of the site plan. It is adjacent with the airport. It is a metal storage building with two lights and skylights.

Commissioner Jewell believes the items that needed to be addressed at the previous meeting had all been addressed. Jewell brought attention to the signage that is on the building and wanted clarity that there is no more signage.

M/S – Jordan/Ryan

Motion to approve SPR 17-878 at 3040 Airpark Drive South, parcel 40-34-100-034.

Unanimously carried.

CASE REVIEWS:

There were no case reviews.

PUBLIC HEARING:

There were no public hearings.

REPORTS:

ZBA

The Planning Commission's appointment to the ZBA will be renewed in November.

Staff updated the planning commission on upcoming ZBA cases.

Charter Review Committee

The planning commission discussed their comments supplied to the charter review committee and have not heard back if their recommendations had been taken into consideration.

Green Bean East

Staff updated the planning commission on the status of the Green Bean East's SRU denial.

RESOLUTIONS:

There are no resolutions.

OLD BUSINESS:

Draft Medical Marihuana Ordinance Discussion

Commissioner Jordan gave an overview to the planning commission of a letter from the planning commission that will be sent from the planning commission to the city council.

Reed Erikson updated the planning commission on the work staff has done with experts and council to revise the medical marihuana ordinance.

NEW BUSINESS:

There is no new business.

ADJOURNMENT:

M/S – Allen/Blower

Unanimously carried