

City of Negaunee Planning Commission  
Minutes - Tuesday, October, 2015

1. Call to Order – Chair, Larry Peterson called the meeting to order at 5:35 pm

2. Roll Call –

Members Present:, Jon Becker, Rich Uren, Larry Peterson, Jeff Gardyko, David Oglesby,

Members Absent: Karen Hakala, Janice Chittle

Also Present: Bruce Houghton (City Attorney), Ann Milne (CUPPAD) for Master Plan and Jeff Thornton (City Manager & Zoning Administrator)

3. Approval of Agenda – Motion to approve made by Commissioner Oglesby, 2<sup>nd</sup> Commissioner Gardyko. Motion carries.

4. Approval of Minutes August 18th, 2015 Meeting (No September meeting) Motion to approve the minutes as presented by Commissioner Uren, 2<sup>nd</sup> Commissioner Gardyko. Motion carries.

5. Public Comment:

6. New Business

a) 318 Iron Street – Ridenour Enterprises LLC, Mike Ridenour was not able to be in attendance. Internal review noted that ALL roof drains need to be connected to our storm water drainage system and that the city was agreeable to Ridenours’s installation of a sidewalk in the pocket park allowing access through the pocket park . Submitted drawing indicated outside patio seating, this should be removed.

\*\*Contingencies – Fire department connection location needs to be clearly identified. Entire roof system needs to be drained directly into city storm water system, patio on city property is not permitted, neither external lighting or signage was not indicated or covered by this permit. Owner must coordinate with city for installation of alternate access through the pocket park. All construction must be on owned property.

Motion to approve with contingencies made by Becker, 2<sup>nd</sup> Commissioner Oglesby. Motion carries.

c) 521 E. US -41, Kraig Soderberg, Freedom Fireworks LLC. was in attendance with his builder. There was great discussion of any structure being within close proximity to the electrical substation and the builder explained that there would be a total of eight feet separating the building from the substation fence. Jeff Thornton indicated that several attempts had been made to contact UPPCO for input to no avail.

\*\*Contingencies – Dumpster must be enclosed, Soderberg is put on notice that with the completion of the MDOT US41 reconstruction that the westerly access to US41 would be eliminated. Soderberg indicated that he wished to retain the ingress off of Baldwin and will paint angle parking along that entrance to help facilitate that it is intended for ingress and not egress. The existing building would need to be removed within 30 days of occupancy permit being issued. Plans did not include sign or lighting. Lighting would need to be “cut-off” lighting.

Motion to approve with contingencies made by Oglesby, 2<sup>nd</sup> Commissioner Becker. Motion carries.

d) 215 Jackson Street – Dan Michelsen, (owner) was in attendance. Michelsen presented the need for additional parking for is tenants at 332 & 334 Iron Street and a storage/workshop for his use. There was discussion as to the electrical needs and the owners intensions of solar panels. Michelsen presented that his new structure would occupy his entire lot and that he would pipe all storm water from his roof system directly to the city’s storm water system and that all construction would remain on his owned property.

\*\*Contingencies – All storm water from his roof system directly to the city’s storm water system and that all construction would remain on his owned property.

Motion to approve with contingencies made by Uren, 2<sup>nd</sup> Commissioner Gardyko. Motion carries.

7. Old Business

a) Master Plan: Ann Milne presented what she had recently acquired regarding city infrastructure and recreation. Thornton indicated that the city had received a significant number of survey’s back with a recent mailing that went out. Milne again requested additional input be forwarded to her.

8. Public Comment – none.

9. General Discussion

10. Adjournment – Motion to adjourn the meeting made by Commissioner Becker<sup>2<sup>nd</sup></sup> Commissioner Uren.  
Motion carried at 7:40 pm.

Respectfully submitted,  
Jeff Thornton  
Zoning Administrator.