1. Call to Order:       Chairman Reifel

2. Roll Call:          Reifel, Tuggle, Carlson, Weber, Hawley, Sjoberg, Jonas

3. Consideration for approval:   May 4, 2023, agenda.

4. Consideration for approval:   April 6, 2023, meeting minutes as printed.

5. Public Comments:

6. Discussion, and to take action if appropriate, to remove from the table a request filed by to consider a request filed MI Land & Water Corp., for the City to amend the City Code, Chapter 154 Zoning, Article IX Districts and District Standards, to rezone from RG2 Medium Density Residential to GC General Commercial, a part of parcel no. 70-03-09-300-039, commonly known as vacant land. Area to be rezoned is 4 acres more or less.

7. Discussion, and to take action if appropriate, to recommend to City Council to amend/not amend the City Code, Chapter 154 Zoning, Article IX Districts and District Standards, to rezone from RG2 Medium Density Residential to GC General Commercial, a part of parcel no. 70-03-09-300-039, commonly known as vacant land. Area to be rezoned is 4 acres more or less.

8. Discussion, and to take action if appropriate, to remove from the table a public hearing to consider an ordinance to amend the City Code by amending Chapter 154, Zoning, to amend Section 2.20 to include the definitions of personal and commercial storage suites and self-storage facility; to amend Section 4.80 to include special land use specific standards for personal and commercial storage suites and self-storage facilities; to amend Section 9.110 to allow accessory dwelling units, personal and commercial storage suites, and self-storage facilities as special land uses in the GC General Commercial zoning district; and to amend Section 9.120 to allow self-storage facilities and personal and commercial storage suites as special land uses in the Light Industrial LI-1 zoning district.
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9. Public hearing to consider an ordinance to amend the City Code by amending Chapter 154, Zoning, to amend Section 2.20 to include the definitions of personal and commercial storage suites and self-storage facility; to amend Section 4.80 to include special land use specific standards for personal and commercial storage suites and self-storage facilities; to amend Section 9.110 to allow accessory dwelling units, personal and commercial storage suites, and self-storage facilities as special land uses in the GC General Commercial zoning district; and to amend Section 9.120 to allow self-storage facilities and personal and commercial storage suites as special land uses in the Light Industrial LI-1 zoning district.

10. Discussion, and to take action if appropriate, remove from the table a recommendation to City Council to amend/not amend the City Code, Chapter 154 Zoning, to amend Section 2.20 to include the definitions of personal and commercial storage suites and self-storage facility; to amend Section 4.80 to include special land use specific standards for personal and commercial storage suites and self-storage facilities; to amend Section 9.110 to allow accessory dwelling units, personal and commercial storage suites, and self-storage facilities as special land uses in the GC General Commercial zoning district; and to amend Section 9.120 to allow self-storage facilities and personal and commercial storage suites as special land uses in the Light Industrial LI-1 zoning district.

11. Discussion, and to take action if appropriate, to recommend to City Council to amend/not amend the City Code, Chapter 154 Zoning, to amend Section 2.20 to include the definitions of personal and commercial storage suites and self-storage facility; to amend Section 4.80 to include special land use specific standards for personal and commercial storage suites and self-storage facilities; to amend Section 9.110 to allow accessory dwelling units, personal and commercial storage suites, and self-storage facilities as special land uses in the GC General Commercial zoning district; and to amend Section 9.120 to allow self-storage facilities and personal and commercial storage suites as special land uses in the Light Industrial LI-1 zoning district.

12. Discussion, and to take action if appropriate, to schedule a public hearing to amend City Code, Chapter 154 Zoning, to add Section 3.370 Outdoor Service and Dining.

13. Public Hearing to consider a Special Land Use and for Site Plan Approval for a Church on parcel no. 70-03-09-300-059, commonly known as 17685 174th Avenue, Leppinks Food Centers.

14. Discussion, and to take action if appropriate, to recommend to City Council to approve/not approve a Special Land Use and for Site Plan Approval for a Church on parcel no. 70-03-09-300-059, commonly known as 17685 174th Avenue, Leppinks Food Centers.

15. Discussion, and to take action if appropriate, to approve/not approve a request for a curb cut for a driveway at 17059 West Spring Lake Road.

16. Discussion, and to take action if appropriate, to approve a Fill Permit for 2,500 cubic yards of fill at 17339 West Spring Lake Road.
17. Presentation: Applicants for appointment to the Planning Commission.

1. Dave Cook
2. Stanley Stern
3. Jake Stearley
4. Joe Lyons
5. Sandy Tuggle
6. Jordin Weber

18. Public Comments:

19. Zoning Administrator’s Report:

20. Chairman’s Report:

21. Members’ Reports/Comments.

22. Adjournment