

**Mt. Pleasant Planning Commission  
Minutes of Regular Meeting  
May 5, 2016**

**I.** Vice Chair Hoenig called the meeting to order at 7:02 p.m.

Present: Dailey, Friedrich, Hoenig, Horgan, Irwin, Kostrzewa,  
Absent: Cotter, Driessnack, One vacancy

Staff: Kain, Murphy

**II. Approval of Agenda:**

Motion by Kostrzewa, support by Friedrich to approve the agenda.

Motion approved unanimously.

**III. Approval of Minutes**

**A. April 7, 2016 Regular Meeting:**

Motion by Dailey, support by Kostrzewa to approve the minutes from the April 7, 2016 regular meeting as submitted.

Motion approved unanimously.

**B. April 7, 2016 Work Session:**

Motion by Horgan, support by Irwin, to approve the minutes from the April 7, 2016 work session as submitted.

Motion approved unanimously.

**IV. Zoning Board of Appeals Report for April:**

Commissioner Friedrich reported that the ZBA did not meet in April.

**V. Communications:**

**A. Mt. Pleasant Center Community Workshop Summary:**

Kain referred the Board to the summary that was included in Board packets regarding the April 18, 2016 Community Workshop event. Kain reported that the workshop was an opportunity for the public to share their ideas regarding future development of the Mt. Pleasant Center site. The report summarizes what was heard from the public and also includes responses to questions and maps showing each breakout group's vision for the property.

Kain thanked Commissioners Hoenig, Horgan and Irwin for attending and helping support the event.

**VI. Public Hearings:**

None

**VII. Public Comments:**

Vice-Chair Hoenig opened the floor for public comments. There being no one who wished to speak, public comments was closed.

**VIII. Site Plan Reviews:**

None

**IX. Unfinished Business:**

None

**X. New Business:**

**A. 2016 Capital Improvement Plan:**

Kain reported that each year the Planning Commission has an opportunity to review and provide feedback on the City's five year Capital Improvement Plan. Kain noted that the City Commission is required by Charter to adopt the Plan prior to June 13, 2016.

Kain noted that there were two additional staff members in attendance: Stacie Tewari, City Engineer and Chris Saladine, Assistant Finance Director, who were available to answer questions.

Mr. Saladine and Ms. Tewari fielded questions regarding the Lot 3 reconstruction; the Pickard Street bridge reconstruction; alley maintenance; downtown wayfinding; and the Mission Street traffic study.

Motion by Dailey, support by Horgan, to recommend that the City Commission adopt the 2017-2021 Capital Improvement Plan.

Motion approved unanimously.

**B. Set special meeting to interview Zoning Ordinance consultants:**

Kain reported that the subcommittee met with staff to review and discuss the five proposals received. The subcommittee has recommended that the Planning Commission invite two of the firms to be interviewed: McKenna and Associates, and Town Planning & Urban Design Collaborative.

Kain noted that the Planning Commission is being asked to set a special meeting for May 16th at 7:00 p.m. for the interviews and to invite the City Commission. Kain asked that members be prepared to participate in the interviews, noting that there will be questions prepared for the applicants to answer and further noted that there will also be an opportunity to ask questions. Kain also noted that he will not ask the Planning Commission to take any action at the May 16th meeting, but suggests that a recommendation to the City Commission be made at the June 2, 2016 regular meeting.

Motion by Dailey, support by Kostrzewa to set a special meeting for Monday, May 16, 2016 at 7:00 p.m. in the City Hall Commission Chambers and invite the City Commission to attend the special meeting.

Motion approved unanimously.

**XI. Other:**

**A. Staff Report:**

1. Administrative Review

Kain reported that since the last meeting, staff has reviewed and approved one site plan administratively. Case SPR-16-08, for 910 Brandon Way was approved, which will permit an expansion of the footprint of one of the buildings that was previously approved under SPR-15-15.

2. June Planning Commission meeting:

Kain noted that the Commission will be making a recommendation to the City Commission regarding the consultant firm they are interested in for the zoning ordinance. In addition, Kain noted there will likely be two text changes and one rezoning to discuss: a text change related to signage in the downtown and a text change and rezoning related to CMU properties in the Smartzone district.

Kain also reminded the Commission that there will be two meetings in June in lieu of a July meeting.

**XII. Adjournment:**

Motion by Dailey, support by Friedrich, to adjourn.

Motion approved unanimously.

Meeting adjourned at 7:28 p.m.

bam