

VILLAGE OF SCHOOLCRAFT
Planning Commission
March 14, 2022

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan was called to order by Chairperson Rozeboom at 7:01 p.m.

ROLL CALL:

Present: Chairperson Rozeboom, Commissioners Doorn, Gunnett, Smith, Hutchison and Bingaman.

Absent: None.

Also Present: Village Manager Cheri Lutz, Village Clerk Theresa O'Leary, DPW Superintendent Rob Coffman, Bert Gale and Mark Lutz from Associated Government Services, Noah Boyd from Wightman and Robert Dow from Mercury Broadband.

APPROVAL OF AGENDA:

Motion by Doorn, seconded by Hutchison, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Gunnett, seconded by Doorn to approve the minutes as presented. All aye.

CITIZEN'S ON NON-AGENDA ITEMS:

None.

PUBLIC HEARINGS:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) The Site Plan from Conex Properties (Chemlink) for 452 E. Lyon Street, regarding a change in use, was discussed.

Mr. Noah Boyd, Wightman, stated that the building will be used for landscape supplies.

Motion by Doorn, seconded by Hutchison to approve the Site Plan as presented. All aye.

- b) The Site Plan from Mercury Broadband at 610 E. Eliza Street was discussed.
Mr. Robert Dow of Mercury Broadband explained to the Planning Commission the details of what the company does. He made the following statements:
- He stated Mercury Broadband provides wireless internet.
 - He stated Mercury Broadband is leasing the building for 3 years after which he is considering purchasing the property.
 - He stated that in the future they may need to store cable reels outdoors. If this occurs, they will apply for a fence permit to enclose the storage area.
 - He stated the damage to the right of way and the side of the road are from the delivery trucks; saying there is no room in the parking lot for the trucks to turn and therefore they need to use the right of way.

- He stated an estimated two trucks per week arrive with shipments containing 1-3 pallets of supplies.
- He stated he would like to have the All Phase power pole removed along with the retention line pole to make more room for the trucks. He will contact Indiana Michigan Power.

Village Manager Cheri Lutz made the following statements:

- She suggested that the engineer for Mercury Broadband meet with the Village's engineer to discussed options on what can be done to correct the issue.
- She stated to allow trucks to drive in right of way is against the Ordinance.
- She suggested Mr. Dow contact Mr. Steve Sutton (owner of the property) to discuss the repairing of the road and right of way.
- She stated that a meeting could be held via Zoom, to discuss options. Invited to the meeting would be Mr. Robert Dow, Steven Sutton (owner of the property), two Planning Commissioners, Bert Gale from AGS, the engineers representing both Mercury Broadband and the Village, Rob Coffman, and herself.
- She stated following up on conditions set forth for site plan approval is difficult with the limited resources available.

Mr. Bert Gale from Associated Government Services made the following statements:

- He stated deliveries are only allowed on the side and back of a business. The property at 610 E. Eliza Street is on a corner, therefore technically it has two front yards.
- He stated that once Mr. Dow finds out about moving the power pole, a special meeting can be held to assist in expediting site plan review/approval.

It was decided that the Site Plan could not be approved at this time due to the issue with delivery trucks and the damage they are doing to the road and right of way.

Motion by Gunnett, seconded by Smith to table Site Plan Review for Mercury Broadband until the next meeting. All aye, with regret.

- c) The letter of resignation from Planning Commissioner Jaclyn Hutchison was discussed.

Motion by Gunnett, seconded by Bingaman to approve Planning Commissioner Jaclyn Hutchison's letter of resignation, with regret. All aye.

COMMENTS ON NON-AGENDA ITEMS:

Village Manager Cheri Lutz made the following statements:

- She stated more members are needed for the Planning Commission.
- She stated the Village attorney has informed her that two people from outside the Village can be on the Planning Commission.
- She stated she is researching combining the Planning Commission with the DDA.

Communications:

None.

ADJOURNMENT

The meeting was adjourned at 8:32 p.m.

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Josh Rozeboom,
Planning Commission Chairperson

Theresa O'Leary, Village Clerk