

REGULAR MEETING OF THE WEST BRANCH PLANNING COMMISSION HELD IN THE COUNCIL CHAMBERS OF CITY HALL, 121 NORTH FOURTH STREET, ON TUESDAY, APRIL 12, 2022.

Chairperson Cori Lucynski called the meeting to order at 6:03 p.m.

Present: Bob David, Yvonne DeRoso, Kara Fachting, Cori Lucynski, Mike Jackson, and Rusty Showalter

Absent: Josh Erickson

Others officers in attendance: John Dantzer

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All stood for the Pledge of Allegiance.

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**MOTION BY SHOWALTER, SECOND BY DAVID, TO APPROVE THE MINUTES FROM THE MEETING HELD MARCH 22, 2022 AS PRESENTED.**

**Yes — David, DeRoso, Fachting, Lucynski, Jackson, and Showalter**

**No – None**

**Absent – Erickson**

**Motion carried**

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The Commission reviewed site plan submitted by Mike Riegler to add a commercial warehouse type building to his existing business. Mr. Riegler noted the warehouse would house additional area for his steel roofing business, a textile business, and also have an area that he could rent to other commercial type businesses.

Manager Dantzer asked about the gas line that was noted as running under the new building. Mr. Riegler noted that was his private line and not a main gas line so there were no easements for that line.

Manager Dantzer also noted that if businesses rented his open suites of the warehouse then those businesses would also have to meet the zoning uses for the industrial district. Mr. Riegler noted that they would all be of a commercial type. He further noted he would have some updated plans that he could bring in because the floor plans have changed a little.

Member David noted concerns with fire safety requirements and Mr. Riegler noted he would do what is required by the building department.

**MOTION BY LUCYNSKI, SECOND BY FACHTING, TO APPROVE THE SITE PLAN FROM MIKE RIEGLER CONTINGENT UPON A FINAL UPDATED SITE PLAN BEING SUBMITTED TO CITY HALL WITH A SIDE SET BACK OF 15’ FROM THE PROPERTY LINE AND A FRONT SETBACK OF 58’ FROM THE CENTER OF THE ROAD.**

**Yes — David, DeRoso, Fachting, Lucynski, Jackson, and Showalter**

No – None

Absent – Erickson

Motion carried

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**MOTION BY DEROSO, SECOND BY JACKSON, TO APPROVE THE FOLLOWING CHANGES TO THE MASTERPLAN FOR 2022.**

- REMOVE CHRIS POWLEY AND TIFFANY SCHMIEDER-KUPS FROM THE CITY COUNCIL MEMBER LIST AND ADD CAROL ADAIR AND RUSTY SHOWALTER.
- REMOVE TIFFANY SCHMIEDER-KUPS FROM THE PLANNING COMMISSION MEMBER LIST AND ADD JOSH ERICKSON
- CHANGE ACTION ITEMS 2.4 AND 4.5 TO ONGOING
- CHANGE ACTION ITEMS 3.14, 3.15, 5.6, 5.10, AND 5.11 TO COMPLETE

**Yes — David, DeRoso, Fachting, Lucynski, Jackson, and Showalter**

No – None

Absent – Erickson

Motion carried

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Member David noted concern he has heard about the speed of cars throughout town and noted the recent DPW workers who have left will be missed.

Member DeRoso gave a real estate update

Member Showalter updated the Commission on the public hearing held by City Council on the zoning amendment changes for marijuana facilities noting no one was in attendance to speak on the subject and Council passed the introduction of the ordinance as recommended by the Commission.

Member Lucynski gave an update on the MyMichigan walk in clinic, gave an update on the EZ care office that will be part of Meijer, gave an update on upcoming dates for the Meijer opening, and noted how well the park looked.

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Meeting was adjourned at 6:55 pm