

REGULAR MEETING OF THE WEST BRANCH PLANNING COMMISSION HELD IN THE COUNCIL CHAMBERS OF CITY HALL, 121 NORTH FOURTH STREET, ON TUESDAY, OCTOBER 12, 2021.

Vice Chairperson Bob David called the meeting to order at 6:00 p.m.

Present: Bob David, Kara Fachting, Cori Lucynski (Virtual in West Branch due to COVID), and Rusty Showalter

Absent: Yvonne DeRoso, Josh Erickson, and Mike Jackson

Others officers in attendance: City Manager John Dantzer

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All stood for the Pledge of Allegiance.

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AT 6:02 pm, Vice Chairperson David opened the public hearing to take comment on amendments to the zoning ordinance.

No one in attendance wished to speak on the zoning ordinance amendment changes.

**MOTION BY DAVID, SECOND BY FACHTING, TO CLOSE THE PUBLIC HEARING.**

**Yes — David, Fachting, Lucynski, Showalter**

**No – None**

**Absent – DeRoso, Erickson, Jackson**

**Motion carried**

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**MOTION BY FACHTING, SECOND BY SHOWALTER, TO APPROVE THE MINUTES FROM THE REGULAR MEETING HELD SEPTEMBER 14, 2021**

**Yes — David, Fachting, Lucynski, Showalter**

**No – None**

**Absent – DeRoso, Erickson, Jackson**

**Motion carried**

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Tim Lapham presented plans for the Mid-Michigan walk-in clinic as part of a site permit plan review.

Member David noted his concern for the large green belt area and wished it could be developed as well and would be a great place to add additional housing in the City. Mr. Lapham noted he believed the green belt area was planned for future expansion.

The Commission discussed if there was a need for Member Lucynski to abstain from voting since she is an employee of Mid-Michigan. It was the consensus that she did not need to abstain because she

**MOTION BY SHOWALTER, SECOND BY FACHTING, TO APPROVE THE MIDMICHIGAN SITE PLAN AS PRESENTED.**

**Yes — David, Fachting, Lucynski, Showalter**

**No – None**

**Absent – DeRoso, Erickson, Jackson**

**Motion carried**

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A sign permit variance was reviewed on behalf of Made in the USA. It was noted a variance was needed because the sign was planning to extend 6' above the top of the building.

The Commission discussed concerns with possible issues that strong winds could play on the section sticking above the roof.

**MOTION BY FACHTING, SECOND BY LUCYNSKI, TO APPROVE THE SIGN PERMIT VARIANCE CONTINGENT UPON THE APPLICANT GETTING ENGINEERIGN APPROVAL FOR THE SAFETY OF THE SIGN.**

**Yes — David, Fachting, Lucynski, Showalter**

**No – None**

**Absent – DeRoso, Erickson, Jackson**

**Motion carried**

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Manager Dantzer noted Mid-Michigan would still need a use permit approved in addition to the site plan review approval. He further noted it would be on the agenda for their next meeting due to there not being enough time to publish the special use notice in time for the October meeting.

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Meeting was adjourned at 6:22 pm