



**PLANNING COMMISSION**

April 16, 2015

A regular meeting of the City of Petoskey Planning Commission was held in the City Hall Community Room, Petoskey, Michigan, on Thursday, April 16, 2015. Roll was called at 7:00 P.M. and the following were:

Present: Gary Greenwell, Chairperson  
Dana Andrews  
Dean D. Burns  
James Holmes  
Elizabeth Looze  
Emily Meyerson  
Rick Neumann  
Eric Yetter

Absent: Cynthia Linn Robson

Staff: Amy Tweeten, City Planner

Also Present: Bill McMaster  
Jack VanTreese

Upon motion and support, the minutes of the March 19, 2015 regular meeting minutes were approved.

**Site Plan Introduction – 1711 Standish Avenue**

Staff provided an overview of the site plan, noting that the paved area had been reduced from the initially submitted plan. Commissioners asked about the anticipated types of contractors; numbers of tenants; needs for outdoor storage or work; detention areas; and traffic circulation. Commissioners then noted their concerns with the amount of parking shown given current use and suggested a reduction in parking through a different parking space layout.

Mr. McMaster responded that there would be a maximum of four tenants, there would be no outdoor storage or work areas, and that he was willing to reduce the paved area further.

At this time, Commissioner Burns made a motion, with support by commissioner Meyerson to postpone action until the May 21<sup>st</sup> meeting; motion carried.

**Single family districts amendments**

Staff reviewed the changes to home businesses, lot coverage ratios, accessory buildings and lot special condition uses and noted the comments of the City Attorney. She recommended that the commission schedule a hearing for the May meeting. After a brief discussion, a motion was

made by commissioner Burns, with support by commissioner Looze, to schedule a public hearing on the proposed amendments for the May 21 regular meeting; motion carried 8-0.

### **Non-motorized facilities plan**

Staff reviewed the changes to the non-motorized section including a change to Map 3, additional information on non-motorized facilities standards and existing city street widths, and the suggested action steps that would improve on-street non-motorized facilities. She raised the issue of removing on-street parking to provide these facilities.

Commissioners discussed the need for separate, rather than shared, travel lanes through dedicated bike lanes, particularly on an uphill street, how the City of Pittsburgh is removing parking and putting in separated bike lanes, the need of bike commuters versus recreational users, which Petoskey streets could benefit from bike lanes, and the need to initially focus on improving the areas used heavily for recreation, specifically, West Lake Street between Solanus Mission and Magnus Park due to safety issues. The commission believes that the on-street parking could be eliminated and bike lanes installed in their place in the short term, with an extension of the 10 foot separated path the best long-term solution.

Commissioner Meyerson will work with staff to get input from bike commuters on needed changes to streets.

### **Updates**

The Emmet Streetscape Design Workshops will be held May 11-14 and staff will get the commission the list of activities to occur. Staff also noted that 200 E Lake is currently under contract.

Meeting adjourned at 8:43 P.M.

Minutes reviewed and approved by Emily Meyerson, Secretary