



City of Petoskey

PLANNING COMMISSION

June 11, 2015

A regular meeting of the City of Petoskey Planning Commission was held in the City Hall Community Room, Petoskey, Michigan, on Thursday, June 11, 2015. Roll was called at 7:00 P.M. and the following were:

Present: Gary Greenwell, Chairperson
Dana Andrews
James Holmes
Elizabeth Looze
Emily Meyerson
Rick Neumann
Cynthia Linn Robson

Absent: Dean D. Burns
Eric Yetter

Staff: Amy Tweeten, City Planner
Lisa Denoyer, Administrative Assistant

Also Present: Abby Kent, 10750 E. Mitchell Road

Upon motion and support, the minutes of the May 21, 2015 regular meeting minutes were approved.

Historic Sign

Staff provided an overview of the reviews that the proposed historic sign at 316 E. Mitchell Street by the Sign Committee and Downtown Design Committee. The Commission is being asked to concur with the sign committee that the special condition sign standards for historic signs is met.

Ms. Kent explained that the intent of the project was not to create a new sign, but to enhance what is currently visible. She doesn't want to lose the sign for historical significance and wants the enhanced sign to be subtle.

Commissioner Andrews explained the thinking of the committee in bringing the request to the full commission due to it being a larger issue, not unique to the application at hand, that the committee felt this was a restoration rather than a re-installation, and that it is a sign of historic commercial activity and not a mural.

Commissioners asked about lighting and lifespan of sign. Ms. Kent responded that the sign won't be illuminated, but that parallel lighting will be used in the discovery process, that she will put on a UV protectant so that over the next 10 years the sign would fade back to where it is today, and that during the process the colors can be reviewed and toned down if needed.

Commissioners commented that they wanted to be sure that the sign was enhanced in rustic form so as not to confuse people, that they liked the proposal, that they wanted open communication during the enhancement process, and that these signs make the place unique.

At this time, Commissioner Looze made a motion, with support from Commissioner Andrews, to approve the application that has met a significant number of the historic sign provisions, and based on the recommendation of the sign committee; motion carried 7-0.

Presentation on potential redevelopment of 200 E. Lake Street

The conceptual review was withdrawn as the potential buyer decided not to go forward with the property purchase. Commissioners commented that from what had been presented at the City Council meeting, the team seemed capable and the development proposal in scale with downtown and the rezoning to the Central Business District was seen favorably.

Proposed Sign Ordinance Amendments

Staff reviewed the two proposed amendments to section 7.1 pertaining to projecting nameplates and home businesses.

A motion was made by Commissioner Meyerson, with support by Commissioner Looze, to schedule a public hearing on the proposed amendments for July 16, with the illustration for home business being removed if it cannot be to scale; motion carried 7-0

Updates

Updates were given on the Emmet Streetscape Plan, and the Non-motorized Facilities Plan. Commissioner Meyerson discussed a green infrastructure conference she went to and staff asked about rescheduling the October meeting.

Meeting adjourned at 8:55 P.M.

Minutes reviewed and approved by Emily Meyerson, Secretary