



## **Pentwater Planning Commission Regular Meeting Minutes – July 10, 2024 (June Reschedule)**

Vice Chairperson Mary Marshall called the regular meeting of the Pentwater Village Planning Commission Meeting to order at 6:00 pm, at Park Place, 310 N. Rush Street, Pentwater, with the Pledge of Allegiance.

### **ROLL CALL**

**Present:** Kyle Jansen, Phil Frame, Mary Marshall, Tim Kelley, and Amy Roberson.

**Absent:** Chris Conroy and Ron Stoneman.

**Staff Present:** Katie Anderson, Zoning Administrator and Steve Brock, Interim Manager.

### **APPROVAL OF AGENDA**

**Motion** by Frame, second by Roberson to approve the agenda as presented.

Voice Vote: Aye: 5      Nay: 0      Absent: 2      Motion passed.

### **APPROVAL OF REGULAR MEETING MINUTES**

**Motion** by Frame, second by Roberson to approve the May 28, 2024, regular meeting minutes as presented.

Voice Vote: Aye: 5      Nay: 0      Absent: 2      Motion passed.

### **PUBLIC COMMENTS FOR ITEMS ON THE AGENDA**

Claudia Ressel-Hodan, 490 E. Sands St. – I am here to talk about Item B under New Business. I am one of the closest neighbors in the room, I am within 100 feet of the property and I am in total support of this plan. A big reason I support it is, right now it is zoned commercial and the alternative is having a business and big trucks potentially going through the area on our streets. A quiet hotel with just a few rooms is much more appealing to me and I have noticed that in terms of the site itself there has been constant improvements.

Jerry Jobbins, 554 N. Morris St. – I think what Michelle has going on is great. There has been a lot of cleanups on the property and is looking better than it has in years. It will be a good thing for our economy and there are people that need places to stay while they are visiting Pentwater.

### **PUBLIC HEARING**

None.

## **OLD BUSINESS**

None.

## **NEW BUSINESS**

### **A. 118 E. Lake Rd. – Restaurant and Food Truck Discussion**

Discussion was held about the future of food trucks within the Village. The Planning Commission asked Zoning Staff to discuss the matter with the Village Council at the upcoming meet.

### **B. 597 Sands St. – Building Conversion and Site Plan for a Hotel**

**Motion** by Roberson, second by Marshall to approve the building conversion and site plan of 597 Sands St. to a three-room hotel with an office.

Roll Call Vote: Aye: Roberson, Jansen, Frame, Kelley, and Marshall

Nay: 0          Absent: 2          Motion passed.

Discussion was held with regards to the additional accessories that can be associated with hotels; gift shops, restaurants, etc.

## **COMMITTEE/DEPARTMENT REPORTS**

**A. Zoning Administrator** – Ms. Anderson’s written report was accepted by the Planning Commission.

**B. Zoning Board of Appeals** – Met to set the 2024/2025 Annual Meeting Schedule.

## **PUBLIC COMMENTS**

Steve Brock, Interim Manager – I am here through November 1<sup>st</sup> or when Council selects a new manager. A couple of things I am working on that relates to the Planning Commission are Carroll St. by the Chip Factory and street improvement. We have some progress being made with Frontier and the utilities companies, we will patch it up this here and hopefully next year we will have the funding to complete the project. The other item is old Village Hall. The Village Council has been wrestling with it for a while and it’s something that we need to move on. The building continues to deteriorate and it’s a valuable piece of property and is a key part of the downtown. If anyone is interested in contacting me or stopping in, I would be glad to talk with anybody about anything.

## **COMMUNICATIONS FROM PLANNING COMMISSION MEMBERS**

Mary Marshall – I would love to see a joint Planning Commission and Village Council work

session, so we can work together to get on the same page for the Village and our community.

**ADJOURNMENT**

**Motion** by Frame, second by Roberson to adjourn the meeting at 7:00pm.

Voice Vote: Aye: 5    Nay: 0    Absent: 2    Motion passed.

Respectfully Submitted,

Katie Anderson, Zoning Administrator

Approved by the Village of Pentwater Planning Commission on \_\_\_\_\_