

Council Chamber
Henry L. Brown Municipal Bldg.
One Grand Street
Coldwater, Michigan



September 8, 2020
5:30 p.m.
(517) 279-9501
www.coldwater.org

**PLANNING COMMISSION MINUTES
ELECTRONIC REGULAR MEETING**

Any interested person or group may address the City Planning Commission on any agenda item when recognized by the presiding officer or upon request of any Commission Member. Also, any interested person or group may address the Planning Commission on any matter of concern not on the Agenda during the agenda item designated Public Comment. The comment of any member of the public or any special interest group may be limited in time. Such limitation shall not be less than five minutes unless otherwise explained by the presiding officer, subject to appeal by the Commission.

For individuals who may wish to give public comment, the method for providing public comment during this remote-participation meeting is to call the following toll-free numbers:

1-888-475-4499 or 1-877-853-5257 (Meeting ID: 822 0651 9295) Participant ID is not required.

Callers wishing to give public comment may call in before the meeting starts and wait in a “virtual waiting room.” Those calling in will be able to hear the audio of the City Planning Commission meeting, yet their microphone will be muted. Callers who do not wish to give public comment are encouraged to view the meeting live-streamed on YouTube at, bit.ly/ColdwaterVideo.

ROLL CALL

Chairman Miller called the meeting to order with the following Commissioners present: Jeff Budd, Jessica Cole, Aaron Garn, Dave Rumsey, Michael Beckwith and Chris Stevens and Zack Stempien.

Commission Action: Motion by Commissioner Beckwith, seconded by Commissioner Cole, to excuse the absence of Mayor Kramer, as presented.

Roll Call Vote:

Ayes: Commissioners: Stempien, Budd, Cole, Garn, Rumsey, Beckwith, Stevens and Chairman Miller.

Nays: Commissioners: None.

Motion carried.

Others present: Dean Walrack, Susan Heath, Keith Baker, Pat Pool, Megan Angell, Lisa Miller, Liz Huttenlocher, Closed Captioner and three others.

*Mayor Kramer arrived at 5:32 p.m.

1. Minutes of the Special Meeting of August 17, 2020.

Commission Action: Motion by Commissioner Garn, seconded by Commissioner Stempien, to approve and place on file the minutes of the Electronic Regular Meeting of August 17, 2020, as presented.

Roll Call Vote:

Ayes: Commissioners: Budd, Cole, Garn, Rumsey, Mayor Kramer, Beckwith, Stevens, Stempien and Chairman Miller.

Nays: Commissioners: None.

Motion carried.

PUBLIC COMMENTS (unrelated to items on the agenda)

- None

PUBLIC HEARING

2. **ZTA20-01** An amendment to Sections 1288.03, 1291.03, and 1295.05 of the Coldwater Zoning Ordinance to enable Adult Use Recreational Marihuana Retail and Microbusiness Establishments in the C-2 Central Business District and C-4 General Business District with no buffers between Establishments.

Chairman Miller opened the Public Hearing at 5:34 p.m.

Administrator Walrack presented ZTA20-01 and answered questions.

Chairman Miller Closed the Public Hearing at 6:06 p.m.

Commission Action: Motion by Commissioner Rumsey, seconded by Commissioner Stempien, to eliminate Adult Use Recreational Marihuana in the C-2 and eliminate the separation distance between Adult Use Recreational Marihuana businesses in the C-4, as presented.

Roll Call Vote:

Ayes: Commissioners: Garn, Rumsey, Stevens, Stempien, Budd and Chairman Miller.

Nays: Commissioners: Cole, Mayor Kramer and Beckwith.

Motion carried.

3. **ZTA20-02** An amendment to Section 1278.03 of the Coldwater Zoning Ordinance to enable Retail Sales as a Special Use within an A-2 One & Two-Family Residential District.

Chairman Miller opened the Public Hearing at 6:08 p.m.

Administrator Walrack presented ZTA20-02 and answered questions.

Chairman Miller Closed the Public Hearing at 6:12 p.m.

Commission Action: Motion by Commissioner Beckwith, seconded by Commissioner Cole, to approved **ZTA20-02** an amendment to Section 1278.03 of the Coldwater Zoning Ordinance to enable Retail Sales as a Special Use within an A-2 One & Two-Family Residential District, as presented.

Roll Call Vote:

Ayes: Commissioners: Garn, Rumsey, Mayor Kramer, Beckwith, Stevens, Stempien, Cole and Chairman Miller.

Nays: Commissioners: Budd.

Motion carried.

4. **Zoning Ordinance Adoption** A recommendation to the Coldwater City Council to convert the Coldwater Zoning Ordinance to the ClearZoning format by Giffels-Webster.

Chairman Miller opened the Public Hearing at 6:13 p.m.

Administrator Walrack presented the Zoning Ordinance Adoption recommendation. Liz Huttenlocher from Giffels-Webster was also present to answer questions.

Chairman Miller Closed the Public Hearing at 6:20 p.m.

Commission Action: Motion by Commissioner Stevens, seconded by Commissioner Garn, to approve the recommendation to the Coldwater City Council to convert the Coldwater Zoning Ordinance to the ClearZoning format by Giffels-Webster, as presented.

Roll Call Vote:

Ayes: Commissioners: Rumsey, Mayor Kramer, Beckwith, Stevens, Stempien, Budd, Cole, Garn and Chairman Miller.

Nays: Commissioners: None.

Motion carried.

OLD BUSINESS

- Administrator Walrack noted he is working with Jill Bahm regarding some zoning ordinance updates.

NEW BUSINESS

- None

PUBLIC COMMENTS

- None.

ADJOURNMENT – Next Meeting Monday, October 5, 2020.

Noting no other business to come before this Commission, Chairman Miller adjourned the meeting at 6:22 p.m.



Susan E. Heath, CMC
City Clerk