



IRONWOOD
MICHIGAN | *Find Your North*

PROCEEDINGS OF THE IRONWOOD PLANNING COMMISSION
Thursday, July 1, 2021

A Regular Meeting and Public Hearing of the Planning Commission was held on Thursday, July 1, 2021 via Zoom video conferencing and in the City of Ironwood Memorial Building Auditorium.

1. Call to Order: Chair Davey called the meeting to Order at 5:30 p.m.
2. Recording of the Roll:

| MEMBER | PRESENT | | EXCUSED | NOT EXCUSED |
|---|----------|----------|---------------|-------------|
| | YES | NO | | |
| Vacant | | | | |
| Scott Bissell | X | | | |
| Stephanie Holloway | X | | | |
| Sam Davey | X | | | |
| David Andresen | X | | | |
| Nancy Korpela | X | | | |
| Joe Cayer ex-officio, non-voting member | X | | | |
| Mark Silver | | X | X | |
| | 6 | 1 | Quorum | |

Also present: Community Development Director Tom Bergman and Community Development Assistant Tim Erickson.

3. Approval of the June 3 and June 24, 2021 Meeting Minutes:

Motion by Bissell, Holloway to approve the Meeting Minutes. Second by Korpela, Korpela. Motion Carried 5 to 0.

4. Approval of the June 24, 2021 Meeting Minutes:

Motion by Holloway to approve the Meeting Minutes. Second by Korpela. Motion Carried 5 to 0.

5. Approval of the Agenda:

Motion by Korpela to approve the Agenda. Second by Andresen. Motion Carried 5 to 0.

6. Citizens wishing to address the Commission regarding Items on the Agenda (three-minute limit):

Jeff Barker with Free World Farms addressed the Commission and asked if the Planning Commission would increase the amount up to six. He would like all class A licensed to be increased for the care givers to transition.

Logan Stauber discussed that he is in favor of increasing the limit for retail licenses. They have already invested in the community and would like to further invest.

Myron Berry addressed the Commission and stated that the rules shouldn't be changed for the increase of licenses.

7. Citizens wishing to address the Commission regarding Items not on the Agenda (three-minute limit): None.

8. Old Business.

A. Consideration of PC Case 2021-011 Site Plan Review for 151 E Cloverland Drive Retail Marihuana Establishment and 90 Mill Street Class B Grower, Class C Grower, and Processor Marihuana Establishment.

I. Director Bergman gave an update with the conditional use and site plan and read through the conditions for each

Jeff Barker addressed the parking lot size and the difficulty to get the requirements stated in the recommended conditions. He discussed the need for the grow site to be left as a gravel driveway and parking lot. Director Bergman stated that because this requires a conditional use, the requirements need to be approved. Davey stated that all of the other applicants were required to black top and said that he would like to keep it uniform.

Motion by Bissell to accept the City's recommendations and approve the site plan with the items listed. Second by Holloway. Motion Carried 5 to 0.

B. Consideration of PC Case 2021-011 Conditional Use Hearing for 151 E. Cloverland Drive Retail Marihuana Establishment and 90 Mill Street Class B Grower, Class C Grower, and Processor Marihuana Establishment.

- I. Cayer asked about the contamination on the site. Bergman stated that the applicant has been in communication with EGLE and has discussed with City staff. Cayer discussed the issue with having this located close to residential houses. Jeff Barker discussed the set back from the nearest house.

Motion by Andresen to approve based on the City's recommendations. Second by Bissell. Motion Carried 5 to 0.

9. New Business

- A. Discuss and consider recommending City Commission to expand Marihuana Retail Establishment Licenses to four total licenses from two.

- I. Director Bergman introduced the topic for discussion. Director Bergman read Commissioner Silvers email. Holloway asked why two applications were selected versus more. Bergman discussed the reasoning behind the previous decision. Bissell talked about a case study that he researched to help with the discussion. The Planning Commission discussed the pros and cons. Holloway discussed the need for the applicants charitable contributions to be monitored annually per the contractual agreement.

Motion by Bissell to recommend to the City Commission to expand up to six licenses. Second by Korpela. Motion Carried 5 to 0.

- B. Discuss and consider recommending City Commission to leave the application period open for Secure Transport Marihuana Establishments and Safety Compliance Marihuana Establishments.

Motion by Korpela to recommend to the City Commission to leave the application period open. Second by Bissell. Motion Carried 5 to 0.

10. Other Business.

- A. Andresen asked about the TIF district. Bergman stated that the zoning ordinance needs to be complete in order to move forward. Bergman will include this on the next agenda. Bissell asked about the approved licenses. Bergman updated on their timeframes.

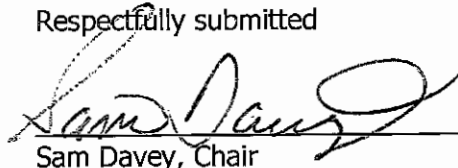
11. Next Meeting: Thursday, August 5, 2021 at the Ironwood Memorial Building Auditorium.

12. Adjournment:

Motion by Andresen to adjourn the meeting. Second by Holloway. Motion Carried 5 to 0.

Adjournment at 6:24 p.m.

Respectfully submitted



Sam Davey, Chair



Tim Erickson, Community Development Assistant