

IMLAY CITY PLANNING COMMISSION
REGULAR MEETING MINUTES
Tuesday, August 27, 2019
7:00 P.M.

1. CALL TO ORDER

Chairman Germayne called the Regular meeting to order at 7:00 p.m.

2. PLEDGE OF ALLEGIANCE

Chairman Germayne led the Pledge of Allegiance

3. ROLL CALL

Present: Chairman Germayne	Mayor Joi Kempf (7:03pm)
Commissioner Bob Tanis	Commissioner Walt Bargaen
Commissioner Ted Sadler	Commissioner Ian Kempf

Absent: Commissioner John Lengemann

Also Present: City Manager Tom Youatt, City Clerk/Treasurer Lynn Eutsler, City Planner Representative Alan Bean, City Planning/Zoning Administrator Jerry Edwards, and 4 members of the Community.

4. APPROVAL OF AGENDA

Motion by Bargaen, seconded by Sadler, to approve the Agenda as presented.

MOTION CARRIED UNANIMOUSLY

5. APPROVAL OF MINUTES

Motion by Bargaen, seconded by Tanis, to approve the July 23, 2019, Regular Meeting Minutes as presented.

MOTION CARRIED UNANIMOUSLY

6. CITIZENS FROM THE FLOOR

Chris & Jason of Backyard Creations & More, are requesting signage to be allowed on the East side of the building which faces M-53. They are currently located on 4th St. and were putting a sandwich board sign on the corner of M53 & 4th to let people know where they were located. The City had them remove the sign and they stated that business has dropped since because from M53 you cannot see the business. City Planning/Zoning Administrator Jerry Edwards asking them to come in during his office hours to look at options for the signage that align with City Ordinances.

7. PUBLIC HEARING
Special Land Use – 2093 S Cedar St - Parcel # I19-85-258-040-00, LaLonde Dealership

Motion by Bargaen, seconded by Mayor Kempf that all notices and publications be entered into the record.
MOTION CARRIED UNANIMOUSLY

Chairman Germayne opened the public hearing at 7:05pm

Michael Brock, Engineer presented a request to demolish an existing 17, 079 sq. ft. building and construct a new 30,000+/- sq. ft. dealership on the same property.

Alan Bean, City Planner Representative stated that he reviewed the request and would recommend approving the Special Land Use. Bean stated that LaLonde is already an established Dealership and is zoned B-3 Auto/Vehicle Dealership. Bean is recommending approval with potential conditions: 1- Compliance with setback requirements of Section 20.8.C.8, 2- Compliance with all regulations for B-3, including but not limited to maximum lot coverage, and 3- An approved site plan that complies with the requirements of Section 16.

Michael Brock stated that the Site Plan will be presented at the September meeting.

Chairman Germayne closed the public hearing at 7:16pm.

Motion by Bargaen, seconded by Ian to approve the Special Land Use to LaLonde with the 3 Potential Conditions as presented.

ROLL CALL VOTE

Ayes: Mayor Kempf, Bargaen, Sadler, Tanis, Germayne

Nays: None

Absent: Lengemann

MOTION CARRIED UNANIMOUSLY

8. OLD BUSINESS

None

9. NEW BUSINESS

None

10. ADJOURNMENT

Motion by Bargaen, seconded by Sadler, to adjourn the meeting at 7:18 p.m.

MOTION CARRIED UNANIMOUSLY

Respectfully Submitted by: _____
Lynn Eutsler, City Clerk/Treasurer
Approved: