

**CITY OF HANCOCK
PLANNING COMMISSION
MEETING MINUTS OF
JUNE 28, 2010**

The regular Planning Commission meeting for Monday, June 28, 2010 was called to order at 6:00 p.m. by Chairperson Lorenzetti with the following members present: Dan Lorenzetti, Bill Baxandall, Bob Wenc, Bill Laitila, Terry Monson and Glenn Anderson.

Absent: Tony Wilmers, Dave Lucchesi and Tom Gemignani

Guests: Tim Palosaari, Roland Burgan

It was moved by Monson and seconded by Laitila to approve the agenda.

AYES: All

NAYES: None

Motion Carried

It was moved by Baxandall and seconded by Monson to approve the May 24, 2010 minutes.

AYES: All

NAYES: None

Motion Carried.

Bob Wenc inquired about the city grass ordinance which covers only a small portion of the city, and the status of renovations at 928 Ohio St., which was fire damaged in 2007. There were no additional public comments.

Updates/Information

-Heard that the Liquor Control Commission was meeting on June 30th to consider final approval for the license for Harbarnero's Fresh Mexican Kitchen to be located at 101 E. Quincy St.

-Reviewed the May 13th US41/M26 Corridor Committee meeting notes.

-Heard that the city closed on the purchase of the 29 acre Tonne Property on May 29, 2010.

-Heard that 7 of the 8 houses identified for demolition using the MSHDA NSP grant has been completed.

-Heard that the construction of the new 4,200 sq. ft. transit facility has started by MJO Contracting.

-Heard that the Planning Commission subcommittee of Lorenzetti, Baxandall and Anderson had met to review the final site plan for Campioni Car Wash project, and had given approval for the project to proceed.

- Heard that a contract was awarded on the \$400,000 historic rehab of the Quincy Mine Round House building.
- Learned that the city had paid its \$50,000 contribution to MTU for snow making equipment on Mt. Ripley. The city paid \$5,000 for each of the years for 10 years.
- Heard the city was offered a \$500,000 grant, \$2.5 million loan, and \$1.245 million in bond refinancing by Rural Development as part of the Phase II water upgrade project.
- Reviewed a letter from Ernest Quintana, National Park Service Regional Director which provided an update on the Quincy Smelter Reuse Project. A decision is expected by October by the NPS if Isle Royale National Park Headquarters will be relocated to the Quincy Smelter site.
- Heard that 2 responses were received on the request for proposals for the district heating feasibility study project.
- Heard that the city had completed the campground upgrade project including electrical upgrades, one new RV site, and one upgrade from tent site to an RV site.
- Learned that the city has selected repaving ½ mile of Campus Dr. from US41 West to the High School with a Small Urban Grant in 2011.
- Heard that the city has selected paving Campus Drive between Poplar St. and Pleasant Valley Drive for the FY 12/14 Small Urban Grant Program.
- Heard the city was distributing new energy efficient light bulbs to residents, with a limit of 6 bulbs
- Heard the Frisbee Tournament will again be held at the Driving Park over the 4th of July weekend.
- Heard that the Hancock Public Schools will hold an all school reunion July 29, 30, and 31st.
- Heard that the city and Finlandia University are considering making a bid to host the 2013 Finn Fest.

The Commission received an update on the \$244,000 EPA grant, that if awarded, will fund storm water management improvements at the Hancock Beach. The city is expected to receive the grant award in September, with construction to occur in 2011.

The Commission has received a copy of the Portage Lakeside Condo master deed in a letter dated June 18, 2010. The condo association has asked the city to consider rezoning the land from current B-3 Zoning to R-3 Multifamily zoning. The commission will review the request at a future meeting. The commission will look at the different height limits for the 2 zoning districts.

Tim Palosaari, representing Mike Lahti, presented a site plan prepared by Traverse Engineering to construct 3 townhouse units on Lots 3 & 4, Blk. C, M.R.R R. Co.s addition, located at 416, 418 and 420 Hancock Street. The property is zoned B-3 General Business, and meets the necessary setback and density provisions of the zoning ordinance. Tim discussed the planned storm water system for the development, and asked if the building at 424 Hancock Street could be connected to the housing

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development storm water system. The city DPW Dept. will look into this request to determine if it is feasible or not.

It was moved by Monson and seconded by Baxandall to approve the site plan presented by Mike Lahti to construct 3 townhouses at 416, 418 and 420 Hancock St.

AYES: All

NAYES: None

Motion Carried.

It was moved by Monson and seconded by Laitila to adjourn at 6:55 p.m.

AYES: All

NAYES: None

Motion Carried.

Respectfully submitted,

Glenn Anderson
Secretary