

**CITY OF HANCOCK  
PLANNING COMMISSION MINUTES OF  
APRIL 28, 2014**

The regular Planning Commission meeting was called to order by Chairperson Dan Lorenzetti on Monday, April 28, 2014 at 7:00 p.m. with the following members present: Deb Mann, Ron Blau, Tony Wilmers, Bill Baxandall, Dan Lorenzetti, Dave Lucchesi and Glenn Anderson

Absent: Lisa McKenzie and Bob Wenc

Guests: Kirby Korpela and Roland Burgan

It was moved by Baxandall and seconded by Mann to approve the agenda.

AYES: All

NAYES: None

Motion Carried

It was moved by Mann and seconded by Lucchesi to approve the March 24, 2014 minutes.

AYES: All

NAYES: None

Motion Carried

Chairperson Lorenzetti welcomed new city council representative Ron Blau to the Planning Commission.

Updates/Information

-The new taxable value for Portage Health is as follows:

Real	\$15,257,023
Personal	\$4,635,110
Water St. Bldg.	\$138,435
Water St. Lot	\$55,000

-The estimated 2014 tax payment for Portage Health is \$1,205,000

-Noted May 9<sup>th</sup> and 10<sup>th</sup> will be the city's spring clean up event.

-Reviewed the Houghton County listing for the building located at 200 Quincy St. The asking price is \$275,000.

Page 2.

- Heard that OHM Advisors scored the highest out of 3 firms that responded to MDOT's RFP for the Quincy St. design work, and both OHM & MDOT will be working on completing a contract within the next 30 days.
- Heard that MDOT has awarded the M-26 Ripley reconstruct project to MJO Contracting of Hancock for \$6,682,502.50
- Heard that the Hancock Public Schools will hold a millage renewal election on May 6<sup>th</sup>. Heard that MDOT will hold a public information meeting on Thursday, June 19<sup>th</sup> at 7:00 p.m. at the Community Room of the Hancock Housing Commission on the Lift Bridge rehab project.
- Learned that the City Council adopted the Complete Street Ordinance on April 16, 2014. The City has 18 months to prepare the non-motorized plan.
- Heard the City Council has approved selling a 60' x 70' parcel of land to World of Wood, 215 Hancock St. for \$8,400. They were the only bidder.
- Heard that the HB & PA and DDA are jointly sponsoring a professional retail workshop on May 8<sup>th</sup> at 5:30 p.m.
- Heard that the Houghton County Land Bank will hold a summer auction on two tax foreclosed properties in the City, one at 1039 W. Quincy St. and the second at 512 Conrad St.
- Heard the City has submitted a \$235,000 MDOT Small Urban grant for milling and repaving 1.31 miles of eligible streets. The City is expecting the work to occur in 2015.
- Heard that Risto's Hardware addition to 435 Hancock St. has started construction last week.
- Heard that the Old Apostolic Lutheran Church started foundation work today on its addition.

Kirby Korpela was present representing World of Wood, 215 Hancock Street to present a site plan for a one story 49' x 68' addition westerly from its current building. The 3,332 sq. ft. addition will have cement block walls, brick and copper façade facing South, and the roof run off will be directed to the storm sewer catch basin in the rear of the new addition. The property is zoned B-2 Business. The front will have an 8' x 40' loading dock area, and the loading doors will line up to the parking access lane of the City's public parking lot. The site plan was prepared by Lou Meyette, PE, OHM Advisors dated April 28, 2014.

It was moved by Baxandall and seconded by Lucchesi to approve the final site plan dated 4-28-14 for the 3,332 sq. ft. addition to the World of Wood Building, Mark Korpela owner, at 215 Hancock St.

AYES: All

NAYES: None

Motion Carried

The Commission was briefed on a City Council scheduled public hearing for May 21<sup>st</sup>, 2014 on two City street proposals. The first one is to make White St. one-way between

Page 3.

Reservation St. and Pine St., which has 2,339 vehicles per 24 hour period up bound and 3,356 vehicles per 24 hours down bound. The second proposal is to make Tezcucu St.

from Quincy St. to Hancock St. one-way down. This one block has 275 vehicles per 24 hours up bound, and 3,225 vehicles down bound.

It was moved by Mann and seconded by Baxandall to change the starting hour for the monthly meeting from 7:00 p.m. to 6:00 p.m. from May through September.

AYES: All

NAYES: None

Motion Carried

It was moved by Lucchesi and seconded by Wilmers to adjourn at 7:50 p.m.

AYES: All

NAYES: None

Motion Carried.

Respectfully submitted,

Glenn Anderson  
Secretary