

**CITY OF HANCOCK
PLANNING COMMISSION MINUTES
MONDAY, OCTOBER 26, 2009**

The regular Planning Commission meeting for Monday, October 26, 2009 was called to order at 7:00 p.m. by Chairperson Lorenzetti with the following members present: Terry Monson, Bill Laitila, Dan Lorenzetti, Bill Baxandall, Dave Lucchesi, Tony Wilmers, Tom Gemignani and Glenn Anderson.

Absent: Bob Wenc

Guests: None

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

AYES: All

NAYES: None

Motion Carried.

It was moved by Monson and seconded by Baxandall to approve the September 28, 2009 minutes with one spelling correction on Page 3, first sentence, Kresge instead of Kreske.

AYES: All

NAYES: None

Motion Carried.

There were no public comments.

Updates/Information

- Reviewed the Sept. 15th meeting notes from the US41/M26 Corridor Committee.
- Heard that OHM was revising the FU Condon Field project and will be submitting it for commission review and approval.
- Heard that a sub contractor, Tunnel Vision, is cleaning and televising about 7 miles of city sewer main to be used in the design of the \$4.0 million sewer project scheduled for 2010.
- Learned that the city will be receiving \$48,000 less in state shared sales tax revenue beginning October 1, 2009. The city receives about \$392,500 this FY, but used to get \$610,000 as recently as 2001.
- Heard that Houghton County has received the most ARRA funds in the 1st Congressional District.
- Reviewed the proposed city entrance sign. Tom Gemignani said he preferred the lettering to be gold & crimson, and have a bronze tone to it. Terry Monson suggested adding Historic to the words, and Dan Lorenzetti suggested removing the two flags and keeping the star.

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- Reviewed a grant proposal submitted by the city for a \$47,450 DLEG ARRA energy grant to conduct a district heating feasibility study.
- Heard the DPW has graded a one block section of Campus Drive from Elevation to Poplar St.
- Heard the DPW is expected to clear and grade the route of Campus Dr. Extended from Poplar St to Birch St. next year.
- Heard that the new city sewer project is expected to add new storm sewers to try to eliminate several building roof drains in the 100 block of Quincy.
- Heard that Mayor Laitila is representing the city on the Quincy Smelter Steering Executive Committee.
- Heard the city had record campground usage for the season. Usage was up 19% over last year.
- Learned that Northend Excavating had finished cleaning up the fire damaged building at 116 Quincy St.
- Heard that the Hancock Housing Commission Quincy Haven Apt. project is expected to hear about ARRA TCAP funding as early as November for \$3,577,000. The TCAP funds would purchase federal tax credits at \$0.85 on the dollar.

The Commission reviewed addendum #2 and #3 outlining additional erosion and sedimentation control measures and a one year guarantee from substantial completion for erosion repair for the Houghton County Medical Care Facility parking lot expansion. The commission found the changes acceptable to address their concerns on erosion control.

The H.C.M.C.F. bid out the parking lot project on October 1, 2009 and Tony Burcar Contracting was the low bidder at \$104,999.

The commission was updated on the proposed extensive renovations for the Copper Country Community Arts Center building, including energy upgrades. The Art Center recently approached the city about acquiring the property located in the rear of the building, approximately 28' x 72'. The city parcel currently is leased for four tenant's parking spaces by Northwoods Sporting Goods building and four spaces by the Family Independence Agency. The Art Center will be holding a design session in Nov. The commission discussed possible alternate parking locations for all three entities.

The commission reviewed a DDA plan to construct a sidewalk along Navy St. between the old Coast Guard site to the Ramada Inn along Portage Lake shoreline. The estimated project cost is \$60,000. The DDA is applying for a DEQ & COE permit for the project.

The commission was briefed on the city's effort to secure funding to purchase a new endloader mounted snow blower at an estimated cost of \$130,000, which would replace a 12 year old RPM Tech Rotary snow blower. This unit would be kept as a back up unit. The city is applying for a grant and loan with Rural Development. Dan Lorenzetti said

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the city prefers the city purchase a US made unit versus a Canadian product. RPM Techs are made in Canada. Snogo models are made in the U.S.A.

It was moved by Lucchesi and seconded by Baxandall to support the city's effort to purchase a new snowblower.

AYES: Monson, Gemignani, Laitila, Baxandall, Lucchesi, Wilmers, and Anderson

NAYES: None

ABSTAIN: Lorenzetti

The Commission was briefed that the Tonne Family recently approached the city to sell a 29 acre parcel of land just west of Sylvan Estates and East of the DNR Trail. The property is zoned R-1 residential and could be made into a 33 lot residential development. IN 2006, the city had agreed to cost share for ½ the cost of Phase I development. Commission members stated it would be beneficial if the city controlled the development versus a private developer, if the price was fair and the city could acquire the necessary funds to purchase it.

It was moved by Monson and seconded by Lucchesi to recommend to the City Council to acquire the Tonne 29 acre parcel.

AYES: All

NAYES: None

Motion Carried.

The commission received a written request dated October 7, 2009 from John Drake, President, Portage Lakeside Condominium Association asking that the condo property be rezoned to R-3 Multi-Family from the current B-3 General Business district. The commission asked that the city obtain a copy of the deed covenants to determine how restrictive they are, prior to considering rezoning, and to research the different zoning requirements between the two districts.

The commission discussed possible names for the new street being constructed between Forest St. and Birch St. where the old DPW property is located. Dan Lorenzetti suggested Lakeside Dr., Bill Laitila suggested Fisheries Lane, and Ted Belej has suggested Andiamo as possible name.

It was moved by Gemignani and seconded by Lucchesi to recommend to the City Council the name Lakeside Dr.

AYES: Anderson, Gemignani, Lucchesi, Wilmers, Lorenzetti.

NAYES: Laitila, Monson, Baxandall

Motion Carried.

Chairperson Lorenzetti suggested the commission cancel the November and December regular meeting and schedule one new meeting for December 14th.

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It was agreed and moved by Wilmers and seconded by Gemignani to cancel the November 23rd and December 28th meetings and in its place schedule a meeting on December 14th at 7:00 p.m.

AYES: All

NAYES: None

Motion Carried.

It was moved by Baxandall and seconded by Monson to adjourn at 8:40 p.m.

AYES: All

NAYES: None

Motion Carried.

Respectfully submitted,

Glenn Anderson, Secretary