

REGULAR CITY OF CHEBOYGAN PLANNING COMMISSION
January 21, 2019

Present: Kopernik, Maynard, Granger, Rogers
Absent: Horntvedt, Khan-King
Admin: Eustice
Citizens: Greg Klinger, Sue Cheli

Granger called the meeting to order at 7:00 p.m. requesting a roll call.

Eustice confirmed a quorum, stated that we are still seeking a member who must be a resident of the city.

Rogers stated that she was surprised to be having a meeting on a day that city offices were closed (Martin Luther King Day). She expressed concerns that having a meeting on a holiday was probably not a best practice.

Motion by Kopernik to approve minutes of November 19, second by Maynard, approved unanimously.

Committee Update on Master Plan Review:

Kopernik stated that he was the only sub-committee member in attendance and that he had not been forwarded the notes. He stated that the committee had met and had done a good job of making suggestions for changes and updates. He thinks they will meet once more before the next Planning commission meeting. Eustice indicated that the updated Master Plan is needed for the Redevelopment Ready process.

Discussion – Marijuana Laws – Medical and Recreational:

Eustice stated that the City Council would like the planning commission to look at ordinance language as well as planning and zoning pertaining to marijuana uses. City Attorney Lindsay has drafted some language pertaining to medical marijuana but nothing regarding recreational.

Granger questioned whether we could “opt out”. Eustice said several communities had opted out but conversations with the mayor and council show that the marijuana issue is not going away, and that solid ordinances, planning and zoning were needed. Specifically, with regard to medical. The state has a lot of work to do about the recreational issue.

At this time, Eustice invited audience member Greg Klinger to address the board. Mr. Klinger indicated that a city in the southwest portion of the state, Buchanon has recently completed their ordinances, planning and zoning to accommodate a company called Redbud Roots who is now licensed by the state for growing medical marijuana as well

as making other medical marijuana products. Redbud Roots is looking for a northern location. They are an established company with strong financial support. Klinger suggested that the City of Buchanan would be open to sharing information they have.

Kopernick stated it was important from a real estate standpoint to have proper things in place. He said there has been a lot of discussion at various realtor boards regarding the issue. He further stated that “the people of Michigan have spoken”, regarding passing the recreational marijuana proposal. Granger questioned whether “the people of Michigan” had really spoken, he thinks the majority of the people in Cheboygan were against the initiative. Klinger indicated that he and Mayor Bronson looked at the numbers and the recreational marijuana initiative was overwhelmingly supported in Cheboygan.

Rogers agreed to reach out to the City of Buchanan to see what she could find out about their ordinances, planning and zoning regarding medical and or recreational marijuana uses. Klinger is to give Rogers contact information for the City of Buchanan.

The board would also like to hear from the Chief of police and the city attorney regarding these issues. Eustice is to get the draft ordinance language from Lindsay to provide at the next meeting.

Rogers questioned Klinger whether he was a citizen of the City of Cheboygan proper. He stated he was. Rogers suggested he apply for the open position on the board.

Commissioner comments:

Rogers reported that she had completed her presentation and passed the test to become a Master Citizen Planner. Kopernik stated he had passed the test but was looking for an extension on the presentation.

Staff comments:

Eustice reported that the new recreation plan was accepted by council which helps make the city eligible for grants. A grant will be requested for the Water Street parking lot. The seawall on the north end is pulling away. Ryba estimates the work will run between \$400,000 and \$500,000. We are also looking at upgrading the power from 30 amp to 50 amp. Stans Electric estimates that work between \$30,000 and \$50,000.

Kopernik congratulated the persons that worked on the recreation plan. He was impressed with how it aligns with the master plan.

Other items reported by Eustice were how people are working on Cheboygan becoming a Designated Trail Town and a Designated Water trail Town. He stated that grants are also being applied for to put in a handicap kayak launch. The Great Lake Fisheries Trust could give as much as \$150,00 but wants more documentation. They awarded \$25,000 for engineering studies and other necessary documentation.

Because of the great fishing on the Cheboygan River, our town would be looked favorably upon for grants. Kopernik questioned whether Eustice was doing all this grant writing on his own or if he had help. Eustice stated that for this particular grant he was working with Tappin of the Mitt Watershed Council.

Meeting adjourned at 7:48 p.m.

Respectfully submitted by,

Linda J. Rogers, Secretary
City of Cheboygan Planning Commission