

CITY OF GRANT PLANNING COMMISSION MINUTES
AUGUST 5, 2010

The regular meeting of the Grant City Planning Commission was held on Thursday, August 5, 2010, at the City of Grant Municipal Offices.

1. *Call to Order:* Chairman Harold Portell called the meeting to order at 5:35pm.
2. *Pledge of Allegiance to the Flag.*
3. *Roll Call*
PRESENT: Debra Wilson, Harold Portell, Dan Graham, Patrick Gardner, Terry Fett (5:37pm), and Sherry Powell
EXCUSED: None
ABSENT: Kasi Ostyn
OTHERS PRESENT: City Manager Doug LaFave, Scott Toth, Mike Toth, and Lisa Toth.
4. *Public Comments:*
None
5. *Consent Agenda:*
 - a. *Approval of the minutes from the June 8, 2010, Planning Commission meeting.*
 - b. *Literature*
 - c. *Routine Site Plans/Administrative Approval:*
 1. 133 S. Lake St., Harold Portell, Permit# 10-13, B-C Commercial, Type: Replace existing fence, Req: Administrative Review
 2. 208 S. Maple St., Diane Gum, Permit# 10-14, B-C Commercial, Type: Replace existing signage, Req: Administrative Review
 3. 50 S. Maple St., North Ridge Construction (Fountain View/Baruch), Permit# 10-15, B-C Commercial, Type: Addition, Req: Administrative Review (meets all setbacks and use)
Motion: Motion made by Gardner, second by Graham to approve the Consent Agenda.
Motion passes unanimously.
6. *Unfinished Business:*
 - a. Medical Marijuana-Moratorium: The City Commission enacted a moratorium until January 2011. This will allow us to see what happens in the courts.
 - b. Ordinance #27-2 Amending Sections 2.2.1 #49.1, #49.2, and 4.16.1-Wind Turbines: Doug presented a proposed amendment to Ordinance #27-2 to regulate Wind Turbines. Deb Wilson asked about the height, and if the 40' would apply if a wind turbine was mounted to a roof. The specific type of wind turbine in discussion would not be on a roof, but it could be done up to 40'. Terry Fett recommended a "not to exceed 40' in total height" requirement. Deb Wilson asked who would monitor the condition of new wind turbines, and Doug responded that office staff would.
Motion: Motion made by Fett, second by Wilson to approve the recommendation to the City Commission.
Motion passes unanimously.
7. *New Business:*
 - a. Site Plan Review: 357 S. Maple St., Mike Toth-Fineline Electric for Smart Energy Solutions, Permit# 10-16, B-C Commercial, Type: Add 40ft tower/wind turbine
Motion: Motion made by Fett, second by Wilson to approve the request, contingent upon City Commission approval.
Motion passes unanimously.
 - b. Ord. #27-2, Amending Section 7 – Election (Campaign Yard) Signs: Doug commented that we have always operated under the temporary sign section of the Zoning Ordinance. Terry Fett asked how large some of the signs have been. The surface display area was discussed.
Motion: Motion made by Fett, second by Graham to approve the recommendation with a restriction of four square feet in residential zones and fifteen square feet in commercial zones.
Motion passes unanimously.
 - c. Site Plan: In January of 2009, a site plan was approved for Verizon Wireless. After a corporate merger, they are now ready to move forward with a monopole tower, which is actually better. Pat Gardner clarified the size of the pad, and Deb Wilson asked about any light on top of it. The FAA requirement was discussed for 195' height.
Motion: Motion made by Graham, second by Wilson to approve the request.
Motion passes unanimously.
8. *Information Items / Updates:*
N/A
9. *Public Comments:*
None
10. *Adjournment:* **Motion** by Gardner, second by Fett to adjourn the meeting at 5:55pm.

Harold Portell, Chairman

Sherry Powell, City Clerk