

City of Coopersville Regular Meeting of the Planning Commission

February 18, 2008

Chairman Schmidt called the meeting to order at 6:00 P.M.

Present Commissioners: Mike Schmidt Doug Kulicamp
 Tim Haselhuhn Pat Vadas
 Ross Conran

Absent Commissioners: Christine Kuperus

Motion by Kulicamp and second by Haselhuhn to approve the minutes from the January 21, 2008 regular Planning Commission meeting. Motion carries.

Chairman Schmidt opened the floor for any citizen comments regarding items that are not on the agenda.

There were none.

DISCUSSION/ACTION

Motion by Conran and second by Vadas to recommend to the City Council to approve an ordinance to rezone 332 River Street (70-05-26-200-011) from Light Industrial (I-1) to a Mixed Planned Unit Development (M-PUD) with the following conditions:

1. No residential uses permitted in M-PUD.
2. No C-2 or C-3 uses permitted in M-PUD.
3. Prior to any division or conveyance of all or part of the M-PUD, City review and approval is required of ingress/egress, joint parking, landscaping, utility or similar easements.
4. Landscaping plan, including fencing, submitted to the City for its review and approval with each use submitted for approval.
5. No outdoor storage of inoperable equipment, parts, refuse, used packaging or similar materials, except where authorized by City.
6. Any use not previously approved by City, with the exception of Paul Wagenmaker Construction (a grandfathered non-conforming use), or any use which involves site improvements or a special land use, and any new use not previously on the parcels, must be reviewed and approved by the City in accordance with zoning ordinance, and shall include landscaping consistent with section 1264.04(e).
7. Any signage on site not previously approved, must comply with the provisions of the zoning ordinance.

Motion carries.

Chairman Schmidt stated that this rezoning does not authorize the property to be used for an LP Tank business. Any request for such use must be submitted to the Planning Director for review.

ADJOURN

Meeting adjourned at 6:30 P.M.