



**MINUTES**  
**Newaygo City Planning Commission**  
**February 12, 2019**

**CALL TO ORDER**

Chairman Chambers called the meeting to order at 6:32 pm at City Hall located at 28 State Road, Newaygo MI 49337

Roll Call: Present: Chambers, Faulkner, Hikade, Looman, Wight  
Absent: Fetterley, Kroll, Westcott, Williams  
Also Present: Jon Schneider: City Manager, Kim Goodin: Recording Secretary

Motion by Hikade, second by Wight to excuse absent members. AIF/MC

Motion by Faulkner second by Wight to approve the agenda as presented. AIF/MC

**PUBLIC COMMENTS**

**APPROVAL OF MINUTES**

Motion by Looman, second by Hikade to approve 01/08/19 meeting minutes. AIF/MC

**RESERVED TIME**

**UNFINISHED BUSINESS**

**NEW BUSINESS**

Motion by Hikade, second by Wight to approve site plans/floor plans for Gala Gourmet Restaurant contingent on meeting building code requirements including modifications regarding handicap accessibility and restrooms for patrons. AIF/MC Planning Commission gave owner of Gala Gourmet, Terrie Ortwein, 90 days to apply and possibly receive a barrier free exemption from the State of Michigan. If exemption is not received in that time frame, she must meet barrier free requirements per the building code.

Motion by Faulkner, second by Hikade at 6:50 pm to open public hearing to discuss and take comment on final proposed 2019 Master Plan. Schneider stated this is the time to make any necessary changes to the Master Plan and send to City Council in March for final approval. Schneider and Board discussed Shopko and Leppinks being listed as opportunities in South Gateway section of Master Plan and feel they should not be under opportunities as they already exist. Chris Ortwein, 6688 E. Carrigan Dr. reviewed and discussed language for Muskegon River Holdings listed in Master Plan. It was discussed that the Master Plan is a vision and not a zoning ordinance. Motion by Wight, second by Looman at 7:09 pm to close public hearing

Motion by Hikade, second by Wight to approve Resolution P19-02 approving the final draft of the 2019 Master Plan sending it forward to City Council for final official approval changing opportunities area in South Gateway section on page 54 by removing "Leppinks and Shopko as commercial anchors" and adding "high visibility at crossroads of M82 & M37". Roll Call: Yeas: Chambers, Faulkner, Hikade, Looman, Wight Absent: Fetterley, Kroll, Westcott, Williams Nay: None. CARRIED

Schneider updated Board and showed pictures of new proposed grain silo being requested by MAC. He shared dialogue from meeting with MAC representatives, conversations and emails with City Attorney and email from MAC Attorney relating to setbacks and height requirements. Schneider said this was discussed at Council Meeting on 2/11/19 and shared Council thoughts and responses. Board stated MAC needs to prove location of lot line and City needs to get input from Railroad Company due to proposed location being next to railroad tracks. Schneider mentioned that City had reached out to Railroad Company and is waiting to hear back from them. Board stated

that need to make ordinance clear so no questions on language in ordinance. Board does not want to inhibit local or future businesses, but does not want to see silo in that location due to possible future development at Railside Property.

Scott Faulkner, Economic and Community Development Coordinator, discussed information in packets relating to: various grant opportunities, Redevelopment Ready Community Plans, Master Plan Process, Housing Task Force, financial strategy for The Stream, and the Dragon Trail.

**PUBLIC COMMENTS**

**BOARD COMMENTS**

Motion by Hikade, second by Looman to adjourn the meeting at 7:40 pm. AIF/MC

---

Secretary-Mike Hikade