

**CITY OF MASON
PLANNING COMMISSION MEETING
MINUTES OF SEPTEMBER 10, 2013**

Reeser called the meeting to order at 6:30 p.m. in the Council Chambers at 201 W. Ash Street, Mason, Michigan.

Present: Commissioners: Green, King, *Naeyaert, Reeser, Sabbadin, Trotter, Waxman, Waltz
Absent: Commissioner: Barna (excused)
Also present: Martin A. Colburn, City Administrator
David E. Haywood, Zoning & Development Director
Deborah J. Cwiertniewicz, City Clerk

APPROVAL OF MINUTES: Regular Meeting Minutes of August 13, 2013

The Regular Meeting Minutes of August 13, 2013, were approved as submitted.

PEOPLE FROM THE FLOOR

None.

*Mayor Pro Tem Naeyaert arrived at 6:34 p.m.

ANNOUNCEMENTS

- Mason Cares – September 11, 2013 - James M. Pelton Fire Station No. 1
- 9-11 Ceremony – September 11, 2013 – Lower Level of the James M. Pelton Fire Station No. 1
- Pancake Breakfast and Golf Ball Drop – September 21, 2013 - James M. Pelton Fire Station No. 1

PUBLIC HEARING

Operation of a Bed and Breakfast at 604 South Barnes Street

Jettie Finetuch, applicant and resident of 604 South Barnes Street, stated that she is requesting a Special Use Permit to operate a bed and breakfast at her residence, estate of her father, David Feintuch. She gave a brief overview of the plan and stated that a bed and breakfast has not been operated in the city before. Ms. Finetuch showed the site plan for parking and stated that the primary entrance would be the front entrance on Barnes Street.

Reeser opened the public hearing at 6:39 p.m.

Kathy Doig of 603 South Barnes Street stated that she and her husband had questions regarding the proposal as they had not seen the plans. The commission allowed her to ask questions of the applicant.

William Art Wood of 619 South Barnes Street stated that he is not opposed to the proposed use of the property; he would like that the property remain residential and would be opposed to it becoming a rental property.

Reeser closed the public hearing at 6:51 p.m.

REGULAR BUSINESS

Resolution No. 2013-10 – A Resolution Approving a Preliminary Site Plan to Permit the Operation of a Bed and Breakfast at 604 South Barnes Street

Haywood elaborated on his submitted report. Discussion ensued regarding the number of bathrooms planned in consideration of the number of bedrooms and that signage for the business was not proposed.

MOTION by Waltz, second by Sabbadin,
to consider Resolution No. 2013-10 read.
MOTION APPROVED UNANIMOUSLY

Resolution No. 2013-10 was introduced by Waxman, and seconded by Green. It was discussed that although the Master Plan designates the establishment of bed and breakfast development, it has not been utilized in Mason.

MOTION by Waltz, second by Green,
to table Resolution No. 2013-10 to enable further research and to resume discussion following the public hearing on October 15, 2013.
YES (6) Green, King, Naeyaert, Reeser, Waltz, Waxman
NO (2) Sabbadin, Trotter
ABSENT (1) Barna
MOTION APPROVED

Master Plan Update – City Council Workshop Comments

Haywood informed the Commission regarding the list of City Council comments on the proposed Master Plan. The Commission reviewed and categorized each comment as follows: Items of Agreement by both bodies, Items of Question for City Council, and Items for Further Discussion between the Commission and City Council. A joint meeting will be scheduled between City Council and the Planning Commission.

A brief recess was taken at 8:50 p.m. and the commission reconvened at 9:00 p.m.

UNFINISHED BUSINESS

None.

NEW BUSINESS

None.

CORRESPONDENCE

Distributed.

LIAISON REPORTS

Naeyaert informed commissioners regarding current City Council business.

DIRECTOR REPORT

Haywood informed the Commission regarding current zoning and development business.

ADMINISTRATOR'S REPORT

Colburn informed the Commission regarding current City business.

ADJOURNMENT

The meeting adjourned at 9:51 p.m.

Deborah J. Cwiertniewicz, City Clerk

Jim King, Secretary