

**JOINT SESSION OF THE GLADWIN CITY COUNCIL,  
PARKS COMMISSION AND PLANNING COMMISSION  
January 28, 2014**

The Gladwin City Planning Commission was called to order at 5:15 p.m. by Chairman Darlington followed by the Pledge of Allegiance.

Planning Commissioners present: David, Clayton, Darlington, Stout, Alward and Beyer.  
Absent: Wenzel and Witkowski.

The Gladwin City Council was called to order at 5:15 p.m. by Mayor Winarski.

Council members present: Stout, Caffrey, Smith, Jungman, Hawblitzel, Mienk, Rowley and Crawford.

The Gladwin City Parks Commission meeting was called to order by Chairman Jungman at 5:15 p.m.

Park Commissioners present: Jungman, Kehoe, Bodnar, Drey, Rowley and Platt.  
Absent: Svetcos and Weaver.

The Downtown Development Authority was called to order at 5:16 p.m. by Chairman Zettel.

Board members present: Zettel, Myers, Lauer, Falls, Szerdi and Winarski. Absent: Dillman, Dennings and Jacobs.

Also present: Bob Moffit, Bernadette Weaver, and Doug Jacobson.

The purpose of the meeting was to discuss long-range planning goals, orderly growth for the City of Gladwin and any ongoing projects or needed capital improvements to achieve these objectives. The Planning Commission would also address any zoning / planning items to come before the board.

Motion by Commissioner David, supported by Commissioner Alward to approve the minutes of the November 26, 2013 Planning Commission meeting. All ayes. Motion carried.

Language pertaining to a possible zoning ordinance revision was discussed which would amend Article III, Section 304 (K) and read as follows: "No premises in the City of Gladwin, Michigan shall be used or occupied for the purpose of a medical marijuana club, distribution facility or growing facility, including any medical marijuana provisionary center or marijuana safety compliance facility. Any use, cultivation or distribution of medical marijuana shall be allowed only to the extent such is lawful within the City of Gladwin as a home occupation and not for commercial purposes." Motion by Commissioner Alward, supported by Commissioner Clayton to recommend to the City

Council that the text change to the Zoning Ordinance be adopted. All ayes. Motion carried.

Snow removal and the lack thereof on city sidewalks were discussed at length. Attorney Jacobson clarified that it was not in the zoning ordinance but in the city's code of general ordinances. Mayor Winarski discussed the current policies and the D.D.A. allocations for snow removal that plowed sidewalks in the downtown area. Councilman Rowley and Councilperson Hawblitzel noted the positive efforts and success at achieving clean sidewalks in the City of Beaverton and also West Branch / Ogemaw County. It was requested that Administrator Moffit contact the City of Harrison to find out how they paid for sidewalk snow removal and also Ogemaw County Sheriff's Department to find out the specifics of their work release / snow removal program.

A pending MDOT project (Bowery Avenue to East city limits) was explained by City Administrator Bob Moffit. Capital expenditures include possible purchases of DPW vehicles. Stickel Road and portions of Second, Third and Warren Streets are slated for paving and drainage problems will begin to be addressed on State Street north of Cedar Avenue.

Mayor Winarski added that grants through the Health Department for biking paths/walkways are being pursued which would extend the existing trail system in the park (South of Cedar Avenue). The goal is to eventually link Gladwin and Beaverton Cities with this trail system. He also stated that it is a priority of the City to make sidewalk systems available within a block of most properties and progress has been made toward that goal. When a consultant ranked Gladwin City's "walkability" score it rated very high for a city this size.

Chairman Darlington addressed the "pocket park" in the 300 block of West Cedar. The Master Gardeners Club was finding it difficult to maintain and did not plant any annuals as the water spigot was broke. Bob Moffit stated that it would be fixed.

Parks Commission member Don Kehoe said that recycling was another matter of which city residents needed more education, especially as to the resources available in this community and the impact on our environment. The city should make every effort to take these messages to the local schools.

D.D.A. Chairman Zettel stated that the organization had re-structured their façade program so larger or more projects could be funded within the D.D.A. district.

Signs were once again discussed at length. Maintaining a balance between neat, attractive structures but not micro-managing businesses' activities was deliberated. Doug

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Parks Commission and D.D.A. 1-28-14; pg. 3

Piggott, the City's consultant suggested changes to the sign ordinance which had been provided to all following the September Planning Commission meeting that was well attended by Council members and D.D.A. members as well. The Planning Commission further condensed those comments into seven points for discussion, three of which involved clarification of terminology or elimination of conflicting language. The

remaining four items included 1) swapping the option of a free-standing sign in the C-2 zoning district for an additional wall sign, 2) allowing one wall sign and one window sign eliminating any of the percentage coverage that Mr. Piggott recommended, 3) time limits on temporary signs to be 120 days total, 30 days per quarter, businesses given a "bank" of days to use, allowing temporary signs 4 times a year, 15 days at a time, or given 3 occurrences per year, 20 days at a time. These options will be discussed at the February meeting and recommendations made to the City Council. 4) Ordinance enforcement was discussed. Mr. Piggott recommended that writing tickets for zoning violations was an effective means of ensuring compliance and Zoning Administrator Weaver noted that it might well cut down on the amount of time she spent on non-compliance matters. Attorney Jacobson said he did not necessarily agree with that stance and that he could give rather lengthy explanations, perhaps better taken up at the next Planning Commission meeting when more time allowed for the Commissioners to discuss it in length with him. Chairman Darlington asked that he be present at the next meeting to discuss options. What constitutes advertising was discussed. Councilperson Hawblitzel questioned the acceptability of Ms. Szerdi's use of a semi-trailer to advertise her sale. Ms. Szerdi replied it was used as a warehouse and it did not constitute a sign. Councilman Crawford noted that in regard to temporary signs, he feels their effectiveness decreases after about one week.

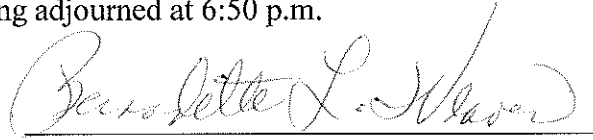
D.D.A. Vice-Chairman Joe Myers added that less regulation was needed, not more and Chairman Zettel suggested that perhaps leniency and less regulation would lead to better results.

Motion by Commissioner Stout, supported by Commissioner Beyer to adjourn the Planning Commission meeting. All ayes. Motion carried. Meeting adjourned at 6:47 p.m.

Motion by Councilman Caffrey, supported by Councilman Crawford to adjourn the City Council meeting. All ayes. Motion carried. Meeting adjourned at 6:48 p.m.

Motion by Parks Commissioner Kehoe, supported by Bodnar to adjourn the Parks Commission meeting. Motion carried. Meeting adjourned at 6:50 p.m.

Motion by Myers, supported by Szerdi to adjourn the Downtown Development Authority meeting. All ayes. Motion carried. Meeting adjourned at 6:50 p.m.



Bernadette L. Weaver, Recording Secretary