

**VILLAGE OF NORTHPORT  
PLANNING COMMISSION  
Special Meeting  
116 W. Nagonaba St.  
Thursday, December 5, 2019  
MINUTES**

**Call to Order, Roll Call**

Chair Tyrrell called the meeting to order at 4:03 p.m. Members present: Collins, Verdon, Tyrrell, Frerichs, Gale, McCann

Members absent: Heitler

**Staff Present:**

Cindy Edmondson recording secretary

**Public Comment:**

Kevin Murphy of Mill St voiced support for ATCFAP and hoped that the Planning Commission would be able to work through the process and approve the building permit. He feels that the more businesses in Northport the better.

Amanda Kruk of Shabwasung has been a resident of Northport for 6 years with a young family. She chooses to live here because it is a growing vibrant community. Her hope is to see the Village continue to grow and bring innovative businesses such as ATCFAP to the community. She urges the Planning Commission to support and approve this project.

Brad Trolenberg of Waukazoo lives next door to this potential project and is looking forward to having something besides a sand pit next to his home.

Tom Woodruff of 3<sup>rd</sup> St also is in favor of this project. He has worked with the Cavendish's and feels that their creativity will be an asset to the community.

Bruce Viger is the owner of the Garage Restaurant. He has spent the past 30 years running businesses here in Northport and feels that the Planning Commission should be making it as seamless as possible for new businesses to open in Northport.

Will Harper of Mill St is also supportive of the ATCFAP project. His friend who is Mayor Pro Tem of Traverse City couldn't understand why the community wasn't in full support. Will feels that more businesses bring more people and choices for everyone to thrive in Northport.

Jeannette Egler of Northport Fitness feels that the parking is sufficient and everyone has been able to share what parking is available. She is in full support of the project.

Chair Tyrrell reports that they have received 6 letters of support for the ATCFAP project. See Attached.

## **Around The Corner Food and Fun Project:**

Chair Tyrrell thanked the Planning Commission for making themselves available on short notice to attend today's special meeting. She stated that a motion to accept, reject or table the project was needed.

Commissioner Gale moved to accept site plan.

Commissioner McCann seconded the motion.

Commissioner McCann feels that there is adequate parking for the project. He was relieved that the empty lot was NOT turned into another municipal parking lot.

Commissioner Gale discussed the site plan review and changes that were made at the special meeting on December 2<sup>nd</sup> that was attended by the Cavendish's and Bill Fuller with Commissioner Gale moderating.

Changes were minor as follows using article18 checking all 14 items.

- 1) Added dates to drawings
- 2) Added center line on Waukazoo St site plan.
- 3) Added arrow on location sketch
- 4) Added utilities plan adding size of water pipe and location of electrical system.
- 5) Bill Fuller felt that the Cavendish's went the extra mile and expense by putting in retention basins.

Commissioner Gale concluded that it was a professional and productive meeting, leaving both parties on the same page.

Commissioner Verdon passed.

Commissioner Collins stated he has always been in favor of the project in concept. He asked about MDOT parking and suggested putting more parking spaces in the front of the project.

Commissioner Frerichs asked about plumbing requirements and health concerns.

Commissioner/chair Tyrrell asked about the change in name from Around the Corner Food Truck to Food and Fun.

Commissioner Gale asked about trash/dumpster being located off site.

Chair Tyrrell reported Commissioner Heitler's concern over the height of the fence that backs up to his property being only 6 feet. He requested an 8 foot fence on the east side of the property.

Commissioner Tyrrell said that that would require a variance.

Laura Cavendish stated that they would be happy to provide an 8 foot fence.

**Motion to accept vote:** was unanimous.

**Public Comment:**

Kevin Murphy was interested in the Master Plan and how it is aligned with the current vision for Northport.

Chris McCann responded that people need to come to the Planning Commission Meetings to make their ideas for the Village known.

Chris Verdon concurred. Zoning ordinances have been being rewritten for the past 2 years.

Ray Kellogg said parking is darn near impossible to change in Northport.

Will Harper commented on original ZBA for parking for this project.

Campbell McLeod stated we want to encourage new business in Northport.

**Commissioner Comment:**

Commissioner Collins suggested that the Cavendish's look at the Waukazoo sidewalk project to make sure that their project was compatible.

Commissioner Gale wanted to refresh Will Harper's memory and clarified that the ZBA had a revised site plan that showed new parking access off Waukazoo that the Planning Commission had not seen prior to the ZBA approving it.

Commissioners Frerichs and Tyrrell wished the Cavendish's luck with the project.

Commissioner Tyrrell also thanked Bill Fuller for his work.

Chris Verdon moved to adjourn.

Kathy Frerichs seconded the motion.

Meeting adjourned at 4:44 PM.

Respectfully submitted:

Cindy Edmondson

Recording Secretary

