

CITY OF NORTON SHORES  
PLANNING COMMISSION MEETING  
November 12, 2019

A regular meeting of the Norton Shores Planning Commission was called to order on Tuesday, November 12, 2019 at 5:30 p.m. in the community room of the Norton Branch Library, 705 Seminole Road.

Present: Chairman Westgate and Commissioners Lowe, Otto, Sipovic, Trygstad; also, Ted Woodcock, Shelly Stibitz, Enrika McGahan and Jerry Bartoszek

Absent: Commissioners Bush, Drier, and Morano

19-P35 Minutes

Commissioner Sipovic moved to approve the minutes of the October 8, 2019 Planning Commission meeting. The motion was supported by Commissioner Otto and carried unanimously.

19-P36 Special Use Permit/Site Plan Approval – 5280 Grand Haven Road, Plane Watch Food Truck Park – Pointes of Norton Shores

The clerk certified the November 1, 2019 mailing and publishing of notices. A public hearing was held. The applicant, Bill Cooper, 800 Ellis Road, described his request to develop an area of the Pointes at 5280 Grand Haven Road as a food truck park where up to eight different food truck vendors would set up and sell their product daily. Mr. Cooper is modeling this venture on a similar food truck park in Naples, Florida. He feels that recent growth in the Norton Shores' industrial parks has increased the need for simple, quick, diverse options for the work force in the south side of the city.

Commissioner Trygstad made a motion to recommend to the City Council that special land use approval be granted to Pointes Norton Shores LLC to construct the Plane Watch Food Truck Park on the property at 5280 Grand Haven Road as per the submitted plans based on the following reasons: 1) The property is zoned for restaurant use; and 2) There will not be a drive-thru window. The motion was supported by Commissioner Lowe and carried unanimously.

19-P37 Commissioner Trygstad made a motion to recommend to the City Council that the site plan be approved for Pointes Norton Shores LLC for the Plane Watch Food Truck Park on the property at 5280 Grand Haven Road as per the submitted plans based on the following reasons: 1) The property is zoned for restaurant use; and 2) There will not be a drive-thru window. The motion was supported by Commissioner Lowe and carried unanimously.

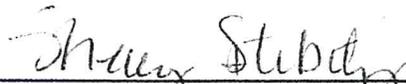
19-P38 Special Use Permit/Site Plan Approval – 6683 & 6701 Grand Haven Road, Storage Units, 6701 Grand Haven Road LLC

The clerk certified the November 1, 2019 mailing and publishing of notices. A public hearing was held. The applicant, Ben Robbins, 13830 Lakeside Drive, Grand Haven, MI described the request to construct storage units on the property at 6683 & 6701 Grand Haven Road with commercial and industrial storage needs in mind. Adjacent property owner, Ms. Sheri Frankhouse, 6713 Grand Haven Road, inquired about access to her driveway, fencing, lighting and privacy. Mr. Robbins and Ms. Frankhouse discussed her concerns.

Commissioner Otto made a motion to recommend to the City Council that special land use approval be granted to 6701 Grand Haven Rd LLC for the proposed 48-unit storage facility on the property at 6683 & 6701 Grand Haven Road as per the submitted plans with the following condition: 1) That both parcels be combined into one parcel. The recommendation was based on the following reasons: 1) The use fits with the plan for the area; 2) Property lighting will not be an issue; and 3) The project is good for the community. The motion was supported by Commissioner Trygstad and carried unanimously.

19-P39 Commissioner Otto made a motion to recommend to the City Council that the site plan be approved for 6701 Grand Haven Rd LLC for the proposed 48-unit storage facility on the property at 6683 & 6701 Grand Haven Road as per the submitted plans with the following condition: 1) That both parcels be combined into one parcel. The recommendation was based on the following reasons: 1) The use fits with the plan for the area; 2) Property lighting will not be an issue; and 3) The project is good for the community. The motion was supported by Commissioner Trygstad and carried unanimously.

Meeting adjourned at 5:45 pm.

  
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Shelly Stibitz, City Clerk