

PLANNING COMMISSION MEETING
March 25, 2025

A meeting of the Luna Pier Planning Commission was held on March 25, 2025, at 11345 Harold Drive, Luna Pier, Michigan 48157.

The meeting was called to order by Commissioner Crane at 4:01 p.m., roll call, Pledge of Allegiance and a quorum was present.

MEMBERS PRESENT: Marilyn Foster, Freddie Niedermeyer, Megan Niner, Philip Crane, Shawn Boslooper

MEMBERS ABSENT: Rick Stump

OTHERS PRESENT: Jim Gardner (Mayor)

APPROVAL OF PREVIOUS MEETING MINUTES:

A motion was made by Commissioner Niner, supported by Commissioner Niedermeyer to accept and dispense with the reading of the minutes of March 3, 2025.

Motion Carried

REPORTS: None

OLD BUSINESS:

Master Plan Public Hearing scheduled for May 27, 2025, at 6:00 pm

NEW BUSINESS:

Andrew Haftkowycz, a representative of Leaf and Bud, presented a business plan to support the request for extending the MFO Overlay District to include the parcel 5851 003 007 50 at 10552 Evans Drive

Commissioners discussed and reviewed documentation presented for the Zoning Permit Application for parcel 5851 060 004 00, 4408 Luna Pier Road.

COMMUNITY INPUT:

Mayer Gardner explained why there are currently no bars in the Downtown Mixed-use zone other than the two establishments that were grandfathered in. A Public Hearing needs to be granted and heard prior to a decision by the Planning Commission.

PLANNING ACTION NEEDED:

A motion was made by Commissioner Niedermeyer, supported by Commissioner Niner to set public hearing date for proposed addition to the Marijuana Facility Overlay District for April 22, 2025, at 6:00 pm meeting.

Motion Carried

A motion was made by Commissioner Niedermeyer, supported by Commissioner Foster to set public hearing date for the new use of Cocktail Lounge (8801/8810) in the Downtown Mixed District.

Motion Carried

Commissioner Niedermeyer requested Luna Pier Police to attend the Public Hearing.

CORRESPONDENCE RECEIVED AND SENT: None

COMMISSIONERS INPUT:

Commissioner Crane communicated the Public Hearing protocol and the intent for Planning to hear from the public and what's best for the community.

Commissioner Foster requested additional communication for public that doesn't use the internet or newspaper. Foster also requested an update for the Blight issue and requested donations and support for the Freedom Festival funding.

Commissioner Boslooper questioned the Overlay presentation regarding fixing the road to their parking lot. They stated they do not have the authority to do so. Mayor Gardner stated the city is working on funding for this.

Commissioner Niner wanted to point out that the Freedom Festival is not a city sanctioned event. This is an opportunity for the community and not the city.

Commissioner Niedermeyer requested Planning time change to a later time on the same scheduled dates. This would open an opportunity for more participation for Commissioner participation and community participation.

GENERAL INFORMATION: None


FUTURE MEETING DATES:

Parks & Rec	April 8	7:00 pm – Library
City Council	April 10 & 24	7:00 pm – WT Park
FEP	April 15	7:00 pm – WT Park
Planning Commission	April 22	6:00 pm – WT Park
DDA	April 22	7:00 pm – WT Park

MEETING AJOURNED:

A motion was made by Commissioner Niner, supported by Commissioner Niedermeyer, to adjourn the meeting at 4:44 p.m.

Motion Carried



Amber Crane
Recording Secretary