

**CITY OF BRIDGMAN  
PLANNING COMMISSION  
REGULAR MEETING  
JUNE 17, 2021  
5:30 PM**

The regular meeting of the Bridgman City Planning Commission was held on June 17, 2021 at City Hall, 9765 Maple Street, Bridgman, MI and called to order by Chair Hurray at 5:30 p.m.

**MEMBERS PRESENT:** John Truesdell, Tom Woerdehoff, Mark Hurray, Steve Parsons, Richard Kading, Gene Herrman, Dorothea Crocker

**MEMBERS ABSENT:** None

**STAFF PRESENT:** City Manager Ganum, City Clerk Holm, Building Official Mattner, Attorney Senica

Pledge of Allegiance was led by the board.

**APPROVE/AMEND AGENDA:**

**Motion** by Member Herrman, seconded by Member Woerdehoff to approve the agenda for June 17, 2021 as presented, **voice vote, motion carried unanimously.**

**APPROVE MINUTES:**

**Motion** by Member Herrman, seconded by Member Parsons to approve the May 20, 2021 minutes as presented, **voice vote, motion carried unanimously.**

**HEARING OF CITIZENS:**

- Christopher Rader, with Rise Provisioning Center, thanked Ganum and Senica for fully vetting the topic of marijuana and having a survey for residents to complete. He would like the Planning Commission to make a positive recommendation to the city council to create an ordinance allowing marijuana businesses. He went through his reasons of why marijuana should be allowed in Bridgman.
- Justin Dominic, with The Green Door, would like to see a marijuana business in Bridgman. The owners of The Green Door live here in Bridgman. He went through the benefits that he has seen from having a marijuana business in a community and feels it would benefit Bridgman. He offered the Planning Commission a tour of the two facilities to become more educated.
- Beth Smith is the owner of The Green Door located in Bangor and another dispensary in Baldwin. She has four more stores opening and she also invited the board to come out and see what the businesses look like. Her family would like to open a business here in Bridgman.
- Samantha Smith is a 2011 graduate from Bridgman High School. She has had seizures for the last 20 years and the medications she was on was not working for her. She decided to look at alternative options and explained the benefits cannabis has had on her.

## NEW BUSINESS:

- No new business was had.

## UNFINISHED BUSINESS:

### **Zoning map adjustment – 9470 Red Arrow Highway (Parcel ID 11-56-0018-0037-04-8)**

Ganum stated this was an oversight from the last zoning ordinance update. This parcel should be shaded as commercial on the zoning map. Mattner did check with Williams & Works on the best way to get this corrected. Mattner stated even though the parcel was incorrectly colored on the map, Williams & Works recommended going through the process as you would for any other zoning changes. Senica stated the board can set a date to hold a public hearing at the next meeting. A formal resolution is not needed for this, and the board can be the one to initiate the rezoning.

**Motion** by Member Herrman, seconded by Member Parsons to move forward with correcting the zoning map error for the property located at 9470 Red Arrow Highway (Parcel ID 11-56-0018-0037-04-8) and set a public hearing for Thursday, July 15, 2021 at 6:30 p.m.,

**Roll Call:**

**Yeas:** Crocker, Woerdehoff, Hurray, Parsons, Kading, Herrman, Truesdell

**Nays:** None

**Motion carried.**

### **Marijuana survey – discuss final results and next steps**

Ganum handed out the comments from the survey that Member Parsons color coded and divided into generally in favor and generally opposed. There were 42 comments for each side. The results are pretty close overall in the 341 that responded, which doesn't show a clear path of what the board should do next or what to recommend to the city council. The board discussed the information from the survey results at length along with other options of obtaining more information. The individual members of the board could talk to other communities and see how businesses are working for them. They could talk to the staff at the schools and get input from the teachers and administration. They could also talk to the larger businesses and stakeholders of Bridgman and surrounding areas, such as D.C. Cook Nuclear Plant, Eagle, Bosch, Whirlpool, and Leco. After the board discussed at length the different options of how to proceed next, the following motion was made.

**Motion** by Member Herrman, seconded by Member Truesdell to have Chair Hurray present to the city council the final results of the marijuana survey and share the different ideas of how the Planning Commission could further do research on recreational marijuana due to the vote from the 2018 General Election where 557 residents voted in favor of marijuana, while 460 residents voted no, and ask the city council for clarification if they would like the Planning Commission to obtain further information, or if the survey results is enough information,

**Roll Call:**

**Yeas:** Woerdehoff, Hurray, Parsons, Kading, Herrman, Truesdell, Crocker

**Nays:** None

**Motion carried.**

**Review Master Plan Goals and Strategies – Employment and the Economy – Goal 8 (Bridgman will include world-class education and training opportunities and facilities) and Goal 9 (Hospitality and tourism will be an important part of the local economy, structured to offer visitors year-round**

**memorable and enjoyable experiences while balancing the interests of local residents and the other key sectors of the economy).**

- Goal 8 – Bridgman will include world-class education and training opportunities and facilities.
- Goal 9 – Hospitality and tourism will be an important part of the local economy, structured to offer visitors year-round memorable and enjoyable experiences while balancing the interests of local residents and the other key sectors of the economy.

The board discussed goals 8 & 9 tonight and will pick back up on the remainder of Goal 9 that was not finished at the next meeting. The board is continuing to go through the Master Plan Goals and Strategies at length to see if these goals are still achievable, or if they should recommend actions for the City Council to act upon. Chair Hurray will continue working on a spreadsheet to present to council after the board has gone through all lists of goals with the Planning Commission's findings.

- No unfinished business.

#### **STAFF UPDATE:**

#### **House Bill 4722 and Senate Bill 446 to preempt local control of short-term rental regulation - update**

Senica explained a new bill that was proposed, HB 4985 that would allow short-term rentals by Special Land Use which would give local government some control whereas the previous House Bill 4722 and Senate Bill 446 took away all local control.

Ganum informed the board that the social district downtown is moving forward. Sandwich signs, cups, and stickers have been ordered. Decals for the sidewalks still need to be ordered. As soon as Lazy Ballerina gets their license, the social district will be opened.

#### **ADJOURNMENT:**

**Motion** by Member Herrman, seconded by Member Woerdehoff to adjourn the meeting at 7:10 p.m., **voice vote, motion carried.**

---

Tom Woerdehoff, Secretary

---

Allyson Holm, City Clerk/Recording Secretary