

**GREENVILLE PLANNING COMMISSION
REGULAR MEETING MINUTES**

6:30 PM

December 8, 2022

The Commission members met in the Council Chambers in the City Hall Complex at 6:30 PM.

MEMBERS PRESENT: McFadden, Ralph, VanderMark, Moss, Miller, Frye, Corner, Rash and Popma

MEMBERS ABSENT: None

OTHERS PRESENT: George Bosanic, City Manager
Norice Rasmussen, Clerk-Finance Director
Andy Moore, williams&works
Cory Smith, Daily News

The meeting was called to order by Chairperson Ralph at 6:30 P.M.

Commissioner McFadden made a motion to approve the regular meeting minutes from October 27, 2022, meeting as presented. Commissioner VanderMark supported. Unanimously approved.

Citizen Comments: None

ExParte Communications: None

Public Hearings:

1. To receive comment on an application from R&J Greenville LLC (Brisk Cannabis) for special land use and final site plan approval to establish a medical marihuana provisioning center at 1015 North Lafayette Street.

Andy Moore, City Planner from williams&works presented his report on the application.

Chairperson Ralph opened the public hearing at 7:01 pm. No public comments. Chairperson Ralph closed the public hearing at 7:01 pm, after receiving no comments.

Unfinished Business: None

New Business:

2. The Commission discussed the request from R&J Greenville LLC (Brisk Cannabis) at 1015 North Lafayette Street to review their application for final site plan and special land use approval.

Commissioner VanderMark made a motion to approve the application for a medical marihuana provisioning center submitted by R&J Greenville LLC (Brisk Cannabis) at 1015 North Lafayette Street. The Planning Commission's decision is based on the findings and recommendations of the Williams & Works staff reports dated August 18, 2022, and December 1, 2022, which are hereby incorporated by reference. Further, the Planning Commission finds that the site plan and application last revised on November 1, 2022 complies with the applicable standards of the North Lafayette Zoning District, the site plan review standards of section 46-41(c)(3), the special land use standards of section 46-184 (1), and the standards for medical marihuana provisioning centers of section 46-167(d). This approval is subject to the following conditions:

1. Prior to the issuance of any City permits, the applicant shall have paid all application, permit, reimbursable escrow, and other fees related to the request.
2. The applicant shall comply with any requirements from the City's Department of Public Works, Engineer, Fire Department, Police Department, or other City officials.
3. The proposed special land use shall comply with all applicable federal, state, and local requirements, and copies of all permits, including any applicable MDOT permits, shall be submitted to the City.
4. The applicant shall continually comply with applicable ordinances, codes, and requirements of the City of Greenville.
5. The marihuana establishment shall comply at all times and in all circumstances with the requirements of the Michigan Medical Marihuana Facilities Licensing Act, the Medical Marihuana Licensing Board, and applicable rules and requirements promulgated thereunder.
6. Prior to operation, the applicant shall obtain a municipal license pursuant to the requirements of the City of Greenville Ordinance 22-04.

7. All landscaping, buffers and/or greenbelts shall be continuously maintained to ensure that special land use will be adequately buffered from surrounding public and private property.
8. Those areas of the parking lot proposed to be repaved shall be surrounded by a 6" concrete curb in accordance with Section 46-258(f)(4) of the Zoning Ordinance.
9. Site lighting shall comply with Section 46-99 of the Zoning Ordinance.

Commissioner Moss supported. Unanimously approved by roll call vote.

3. The Commission discussed the revised preliminary site plan from Green Development Ventures, LLC for a major amendment to the Forest View Planned Unit Development (PUD).

Mike West representing Green Development Ventures, LLC gave an overview of the site revisions to the application. Andy Moore, City Planner from williams&works reviewed his report with the Commission. There was much discussion between the developer and The Commission gave direction to the developer to make certain revisions and consider certain alternate options.

Reports: None

Training: None

Commissioner Moss made a motion to adjourn the meeting at 9:22 p.m.
Commissioner Rash supported. Unanimously approved.

Respectfully submitted,
Heather Feazel