

**BROWN CITY PLANNING COMMISSION  
OCTOBER 5, 2006**

Meeting called to order at 7:00 p.m. by Chairman Ken Brown.

**PRESENT:** Chairman Ken Brown, Commission Members Todd Vandewarker, Pat Jacobson, Art Potts, JoAnn Potts, Leon Blatt, Jack Bell, Gary Abel;  
City Manager Clint Holmes, City Clerk Kelly Pavel.

**ABSENT:** Commissioner Mike Frey.

Motion by Commissioner Blatt, second by Commissioner J. Potts, to accept the minutes from the Regular Meeting of September 7, 2006 as presented. Motion carried.

**PUBLIC QUESTIONS & COMMENTS:** None.

**PERSONAL APPEARANCES:** None scheduled.

**OLD BUSINESS:** None Scheduled.

**PUBLIC HEARING:** None scheduled.

**PETITIONS & COMMUNICATIONS:**

Request for 10' x 12' storage room and a 3' x 6' breezeway construction at 4000 Main Street, for Bud's Corner Restaurant.

Chairman Brown explained the proposed construction, which he had inspected. Discussion regarding property lines and setbacks with no issues noted. Review of City Ordinance Section 8100, Article 10 Neighborhood Commercial. Electricity is being planned for the storage area and Mr. Welch will need to work with Sanilac County regarding that installation and inspection.

City Manager stated there have been concerns stated by at least one resident about Bud's Corner Restaurant having adequate parking. The Commission noted that the existing nine spaces meet the minimum required by the Ordinance. Discussion regarding utility easements and determination that none are in the area of proposed construction.

Motion by Commissioner Abel, second by Commissioner A. Potts, to recommend to the City Council approval of the pre-application building permit for 4000 Main Street for a detached 10' x 12' storage unit and a 3' x 6' breezeway. **ROLL CALL VOTE:** Blatt-yes, Bell-yes, Abel-yes, Brown-yes, J. Potts-yes, A. Potts-yes, Jacobson-yes, Vandewarker-yes. Motion carried.

Discussion regarding the status of construction on the Carman's Funeral Home roof.

## **REPORTS & RECOMMENDATIONS:**

City Manager discussed two upcoming Seminars concerning city planning. One in St. Clair and one in Tuscola County. Those interested in attending either one should inform the City Manager.

Discussion regarding community various building projects. Commissioner Abel has concerns about building projects that citizens start, but fail to pull permits until projects are almost complete. Discussion regarding fine policies.

Chairman Brown questioned progress on the old pharmacy building. City Manager stated that the final sale of the property is subject to the successful transfer/issue of licenses from LCC and ATF, but is expected soon. Once owner receives these licenses, and sale of the building is complete, the expected interior remodeling will begin.

City Manager updated commission on Catholic Church building project.

Motion by Commissioner Blatt, second by Commissioner Jacobson, to adjourn at 7:49 p.m.  
Motion carried.

Respectfully submitted,

Kelly Pavel  
City Clerk