

**VILLAGE OF NEWBERRY
PLANNING COMMISSION MEETING
Monday, June 24, 2019
Meeting Location: 302 East McMillan Ave
Meeting Time: 6:00 p.m.**

- 1. CALL TO ORDER**
- 2. PLEDGE OF ALLEGIANCE**
- 3. ROLL CALL**
- 4. APPROVAL OF AGENDA** – Agendas are not final until approved by a majority vote of the Planning Commission members.
- 5. APPROVAL OF MINUTES**
 1. Planning Commission Meeting – Tuesday, May 28, 2019 at 6:00 p.m.
- 6. PLANNING COMMISSION CHAIRPERSON ANNOUNCEMENTS**
 1. Planning Commission Vacancy
- 7. PUBLIC COMMENTS** – Prior to consideration of official business, citizens may speak on any matter citizens may wish to bring to the attention of the Planning Commission. Please limit comments to 3 minutes as per Michigan General Village Law and Michigan Open Meetings Act.
 1. None Prescheduled
- 8. PETITIONS AND COMMUNICATIONS** – Communications addressed to the Planning Commission are distributed to all members and are acknowledged for information or are referred to a committee or a staff member for follow-up.
 1. None Prescheduled
- 9. UNFINISHED BUSINESS**
 1. Redevelopment Ready Communities (RRC)
 - a. Public Participation Plan – presentation by Rebecca Bolen, EUP Planning Council
- 10. NEW BUSINESS**
 1. None Prescheduled
- 11. COMMENTS BY PLANNING COMMISSION MEMBERS**
- 12. ADJOURNMENT - REGULAR SESSION**

**Village of Newberry
Planning Commission Meeting
Tuesday, May 28, 2019
Meeting Location: 302 East McMillan Ave.
Meeting Time: 6:00 p.m.**

1. Call to order:

Meeting was called to order by Chairman Vincent at 6pm

2. Pledge of Allegiance:

Chairman Vincent asked all to rise and pledge allegiance to the flag.

3. Rollcall:

Roll call was taken and Vincent, Vanatta, Stiffler, and Hardenbrook were present. Also present: Jennifer James-Mesloh, Rebecca Bolen, and Paul Gaberdiel.

4. Approval of Agenda:

Motion by Vanatta with support from Hardenbrook to approve the agenda. A vote by voice was taken with all voting in the affirmative.

5. Approval of Minutes:

Planning Commission Meeting – April 22, 2019 at 6:02pm. Motion by Vanatta, second by Stiffler to approve minutes. A vote by voice was taken with all voting in the affirmative.

6. Planning Commission Chairperson Announcements:

Planning Commission vacancy – still advertising for open seat.

Village Council Meeting dates have changed to third Tuesday of the month.

Pure Michigan Trail Town Designation Award – Presented by Paul Gaberdiel of the DNR.

7. Communications from the Public:

None

8. Petitions and Communications:

None

9. Unfinished Business:

The Planning Commission looked at different “Action Plan” examples from other communities in the area. Instead of updating the whole master plan, we would update small sections of the Master Plan. An annual update of our Action Plan will be done and given to the Village Council. Updates will be added to the end of the Master Plan, so we have record as to what had been updated.

Chris Germain from the EMDC will be evaluating Newberry to be redevelopment ready. He wants us to evaluate contacts/stakeholders (developers, ect) so he can interview

individuals who have started projects in the community to get a sense of how permits/zoning/etc. works or doesn't work within Newberry.

All Planning Commissioners were able to view the Public Participation Plan Webinar presentation.

Rebecca Bolen from the EUP Regional Planning and Development Commission went through a draft version of the Public Participation Plan with the Commission. Updates/corrections were made within the draft and additional community stakeholders were identified. It was noted that the survey section of the Public Participation Plan is for Village sponsored or policy events. The Village could put a survey within the utility bill.

It was recommended that funds be set aside for a number of years to cover the cost of consulting fees for establishing zoning rules/regulations.

10. New Business:

None

11. Comments by Planning Commission Members:

None

12. Adjournment - Regular Session

With no further business before the Planning Commission, a motion was made by Vanatta to adjourn the meeting at 7:29pm. Motion carried.

Village of Newberry Public Participation Plan



Approved by the Newberry Village Council _____

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Participation Goals & Objectives

The Village of Newberry is dedicated to fostering democratic participation, reflecting the goals and desires of the community, and responsibly leading the Village's future growth. This Plan will create consistency in public outreach as additional plans are developed, ordinances updated and changed, and as the Village goes about the general business of governing. Engaging the public at the start of a plan or ordinance update or development project increases transparency, fosters relationships and community buy-in, and ensures development that meets the community's needs and desires.

This document serves as a tool for daily use by the Village staff and elected representatives. Citizens will know both what to expect from the Village in terms of engagement and also that their voice can help shape the community.


This plan will support and put into practice the following values:

Inclusiveness: The Village will solicit public input from all residents and use methods that meet Village residents where they are.

Transparency: When used in the terms of open government, transparency is the practice of the government publishing government data, rather than waiting for an individual's public records request.

Civility: Respectful discourse will be ensured by all participants embracing the following points:

- Treat everyone courteously
- Listen to others respectfully
- Exercise self-control
- Give open-minded consideration to all viewpoints
- Focus on the issues and avoid personalizing debate
- Embrace respectful disagreement and dissent as democratic rights, inherent components of an inclusive public process, and tools for forging sound decisions



“Civility is not a tactic or a sentiment. It is the determined choice of trust over cynicism, of community over chaos.”

President George W. Bush

Orderliness: The business of the Village will be conducted in an orderly fashion. Meetings will stay on topic, address agenda items, and should adhere to General Village Law and the Open Meetings Act.

Timeliness: Residents and interested parties will have access to documents and responses to their questions in a timely fashion. Questions asked at a meeting will receive a response no later than the following meeting of that body, which will be recorded into the public record.

A written policy will help the Village communicate the daily functioning of the local government, and provide guidance on outreach for less common events, such as a master plan, zoning ordinance, or legal ordinance update. Each of these purposes and circumstances will require tailored methods for effective outreach. The Village is eager to meet the standards laid out below, and exceed them, particularly when matters of particular public interest arise. To this point, this guide is intended to serve as an internal resource for ideas on how to best engage productive collaboration with stakeholders and the public in the future.

State Regulations on Public Participation

State of Michigan legislation provides a foundation for public participation in local government. The Village, through the work of the Village Council and individual boards and commissions, follows and hopes to exceed the requirements delineated in the local and state regulations listed below. These regulations include provisions for the public review process, public participation, and public hearings.

- General Village Law
- Village Code of Ordinances
- The Michigan Open Meetings Act (PA 267 of 1976)
- Brownfield Redevelopment Financing Act (PA 381 of 1996)
- The Michigan Zoning Enabling Act (PA 110 of 2006)
- The Michigan Planning Enabling Act (PA 33 of 2008)
- The Freedom of Information (Act 5 U.S.C. § 552)
- Other relevant local, State and Federal legislation

Key Stakeholders

Our community is made up of individuals from a variety of walks of life. To ensure that all voices are heard and that all citizens can understand policies and practices, and receive services, the communication strategies in this plan will consider how to best reach persons with diverse schedules, abilities, and interests.

The Village has partnered on many initiatives with community groups and neighboring governments. Sustained communication and partnerships are essential to the future growth and prosperity of our community. These organizations include, but are not limited to:

- Boy Scouts and Girl Scouts
- Chippewa/Mackinac/Luce Conservation District
- Chippewa Luce Mackinac Community Action Agency
- Eastern Upper Peninsula Regional Planning & Development
- Helen Newberry Joy Hospital
- LMAS District Health Department
- Local Church Groups
- Local Service Groups
- Luce County Board of Commissioners
- Luce County Economic Development Corporation
- Luce County Parks & Recreation
- McMillan Township
- Media Outlets
- Michigan Department of Corrections
- Michigan Department of Natural Resources
- Michigan Department of Environmental Quality
- Michigan Department of Transportation
- Michigan Economic Development Corporation
- Michigan State University Extension Service
- Newberry Area Chamber of Commerce
- Newberry Area Tourism Association
- North Country Trail Association
- Sault Tribe of Chippewa Indians
- Tahquamenon Area Schools
- Tahquamenon Area Schools- youth sports and organizations
- U.S. Forest Service

The Communication Toolbox & Communicating Results

The following methods may be used to solicit public participation when taking action on land use or policy, or development applications. The Village of Newberry will always attempt to use more than one tool or method, depending on the specific project and target audience. This list is flexible and can change based on each project's needs and circumstance.

These tools help achieve the goals of informing and engaging the residents, organizations, and businesses of Newberry, the results of each of these tools can be measured and reported back to the public in a variety of ways. Each of the tools delineated below has corresponding methods for reporting that the tool was used and presenting the feedback received back to the public. This reporting should be completed as individual plans and projects progress.

<u>Tools</u>	<u>How the Results Will Be Communicated</u>
<p><u>Website</u> Village Council meeting announcements, packets, agendas, and minutes are now posted on the website, http://www.villageofnewberry.com/. The website also has contact information, the Code of Ordinances, permits and forms, public notices, and planning documents.</p>	<p>The posting of relevant information to plan and development projects on the website, as well as records of relevant meetings will be documented.</p>
<p><u>Traditional Media</u> At various times, the Village will issue press releases and information for articles to various media outlets, including regional print newspapers, online news sources, and/or local cable news, specifically, the Newberry News, and 9 & 10 Cable News. Announcements related to Village business are also made on AM, FM, and digital radio stations.</p>	<p>Copies of press releases and public notices sent out by the Village to traditional media sources will be documented.</p>
<p><u>Village Office</u> Announcements can be made during meetings, and public notices posted on Village Office property as a means of informing committee members and the public.</p>	<p>These announcements will be documented through the same medium(s) as the meetings.</p>
<p><u>Utility Bill Announcements</u> The Village places announcements in the message center on the utility bills that are sent out each month.</p>	<p>Record of the bills are kept, and staff will record responses.</p>
<p><u>Partner Networks</u> Public bulletin boards and communications shared with organizational newsletters and bulletins can be another effective way to inform the public of events and meetings.</p>	<p>Copies of communications sent to partner networks will be documented.</p>

<p><u>Social Media</u> The Village currently uses Facebook to announce meetings (and cancelations), street closures, storm news, etc. Information on the Village page is shareable to unofficial pages as well.</p>	<p>Social media sites retain posts and responses, so they will remain accessible to the public.</p>
<p><u>Public Hearings</u> Public attendance at meetings is encouraged through meeting announcements and is formally solicited during the scheduled public comment per the meeting and hearing agendas.</p>	<p>Feedback and comments submitted at hearing and meetings are through the same medium(s) as the meetings.</p>
<p><u>Open Houses, Community Workshops,</u> These formats allow for direct, two-way communication between the Village and the public. These events provide an avenue for the public to directly contribute to the development of plans and development proposals.</p>	<p>Public input from events will be reported in the appendixes of plans, which should be produced for public review as soon as possible.</p>
<p><u>Charrettes, and Focus Groups</u> These formats are similar to Open Houses but are more time intensive and solicit more in-depth feedback. They often involve fewer people than surveys, open houses, and workshops, and may be reserved for larger plans and developments.</p>	<p>Public input from events will be reported in the appendixes of plans, which should be produced for public review as soon as possible.</p>
<p><u>Surveys</u> Paper, digital, and in-person surveys directly solicit data and input from a larger number of people representing a variety of demographic backgrounds. Preselected questions allow for greater specificity and targeted problem solving.</p>	<p>Survey results will be reported in the appendixes of plans, which should be produced for public review as soon as possible.</p>
<p><u>Advisory Committees</u> The Village uses advisory committees for specialized aspects of our community to enhance collaboration between Village staff and the public.</p>	<p>Advisory committee meeting agendas and minutes should be made available publicly through the website.</p>

Strategies for Outreach

As stated previously throughout this document, the various outreach strategies have a multitude of different uses and applications. Some processes lend themselves better to certain strategies. The policy outlined below provides a guide of when certain outreach methods may be optimal based upon which type of process the City is undergoing.

MEETINGS:

The public meetings of the Village Council and related boards and commissions shall take place in a barrier-free and centrally located building, such as Newberry Village Office. Meetings may also be held in barrier-free neighborhood locations.

In addition to regular meetings, the Village Council and its various boards and commissions shall hold public hearings when called for in their local and State enabling legislation, or when otherwise prudent, to provide the opportunity for public comment on specific topics. Hearings will be advertised using more than one method. Notification methods may be adjusted according to the needs of the meeting, and can use any of the following methods:

- Press release
- Newspaper notice
- Radio announcements
- Paper posting in public place
- Website, Facebook or other social media post

Village Council

The following methods are used to advertise the public meetings of the Village Council:

- Posted notice at Village Office
- Annual notice in the Newberry News
- Meeting dates posted on the Village website

Village Council meetings welcome public attendance. At the beginning of the meeting attendees can indicate that they want to speak about a particular agenda item, and at the end of each agenda item there is also time for a general public comment. The meetings are recorded, and minutes can be found on the Village website.

Appointed Commissions and Committees

Other relevant boards and commissions that hold meetings open to the public include:

- Planning Commission
- District Library Board of Trustees
- Historical Development
- Tree Commission
- Zoning Board of Appeals

Public hearings will be held according to the individual board and commission bylaws. Any public hearings will be noticed as required in advance of the meeting. All public meetings will produce at a minimum a synopsis or meeting minutes. Additional reporting will occur when necessary and appear in the Village Council agendas.

PLANS AND DOCUMENTS

Plan Adoption

The Village shall follow, at a minimum, the provisions of the State legislation for the adoption of planning documents; many of these provisions can be found in the legislation listed above. The Master Plan updates in particular should solicit public involvement as widely as possible. Additional guidance can be found in state and federal guidelines, for example, the Michigan Department of Natural Resources published guidelines for the development of Recreation Plans, including public outreach.

Public input should form the basis of plan development, and often should be preceded by public education efforts. Education and input can be achieved by the following methods:

- Media outreach
- Open houses
- Community Workshops
- Charrettes
- Surveys- paper and digital
- Focus Groups

All plans should be reviewed during a public comment period in advance of being approved by the Village Council or relevant commission, board or committee. Public comment periods can be advertised using the same or similar methods as public hearings.

ORDINANCE UPDATES

The Village shall follow, at a minimum, the provisions of the State legislation regarding Ordinance updates. In addition to protecting public welfare, ordinances should reflect the vision outlined in the Master Plan. Updates, amendments and waivers should all take into account the Master Plan vision, as well as input from neighbors and related organizations.

MAJOR DEVELOPMENTS

Effective and transparent communication may prevent undue controversy surrounding developments. Local and State regulations set the minimum requirements for reviewing proposed projects, planning and zoning applications, and permitting. In addition to required postings for public hearings in front of the Zoning Board of Appeals, Planning Commission, or Village Council, proposed high-impact developments may also be presented to the public through open houses, mailings to neighbors and/or related organizations, and/or press releases.

VILLAGE BUDGET AND PUBLIC SERVICES

The State of Michigan requires that municipalities post their financials online here: <https://secure.munetrix.com/Michigan/Municipalities/11-EUP/Luce-County/Village/Newberry-Village>. In addition to adhering to State law, Village audits can be downloaded on the Village website here: <http://www.villageofnewberry.com/government/Financial.php>. This reporting as well as other public services provided by the Village are advertised by:

- Traditional media postings
- Social media postings
- Utility bill announcements
- The Village Website

PUBLIC PARTICIPATION MATRIX

To summarize the policy described in this document, Village staff can refer to the matrix below as a quick-reference for what strategies best suit the plans and projects they may be working on:

	<i>Council and Commission Meetings</i>	<i>Master Plan Updates</i>	<i>Recreation or Other Small Plans</i>	<i>Major Developments</i>
<i>Announcements or public postings</i>	Recommended	Recommended	Recommended	Recommended
<i>Pre-application Meetings</i>				Recommended
<i>Surveys</i>		Recommended	Recommended	
<i>Open Houses or Workshops</i>		Recommended	Recommended	Potentially
<i>Charrettes or Focus Groups</i>		Potentially		Potentially
<i>Public Hearing</i>		Recommended	Recommended	Recommended

Evaluating the Effectiveness of the Plan

In addition to periodically reviewing this policy itself, the Village will ensure the strategies outlined above are effective support and implement the stated values by:

- Reviewing, publishing, and responding to survey responses
- Publicly displaying the results of these efforts, in plan appendixes or at the Village office and/or website
- Recording how many bills with announcements are sent out
- Recording how many people attend meetings through sign-in sheets, which will then be preserved in the meeting minutes
- Distributing surveys to ascertain how meeting attendees heard about the meeting

Here is the survey, designed to be flexible and able to be used at all events:

Community
Event Survey



Date of Event:

Type of Event:

- Council Meeting
- Planning Commission Meeting
- Water & Light Board Meeting
- Other _____

How did you hear about this event?

- Village Website
- Social Media
- Newberry News
- Utility Bill Announcement
- Public Announcement
- Local Radio
- Other _____

Was this event held at a convenient place and time?

- Yes
- No

Are you glad you came to this event?

- Yes
- No

Would you improve this even in any way? If so, how?

- No
- Yes _____

MEMORANDUM

To: Newberry Village Council

From: Village of Newberry Planning Commissioners

Re: Annual Master Plan Review Summary

Date: July 16, 2019

At the _____ [DATE] _____ Village of Newberry Planning Commission Meeting the Planning Commission assessed the major goals and recommendations of the Master Plan. In accordance with RRC Best Practices, the following is a summary of the annual review.

Within the Village of Newberry Master Plan ("Plan"), major goals and actions are outlined within the Action Plan. The Planning Commission assessed each goal to determine if an effort has been made to accomplish it and if it is still relevant in 2019. Each goal outlined in Action Plan of the Plan were categorized in one of four ways: Accomplished, Accomplished but Always a Continuous Effort, Need Additional Effort, or Not Relevant. The following is a list of how each goal was categorized by the Planning Commission (Planning Commission assessment is in bold).

Goal: Seek intergovernmental collaboration and transparency to support community development.

- Start a community investment fund to match funds for grants and establish public/private partnerships.
- Develop a coordinated web presence between the Chamber, Economic Development Corporation, agencies, and businesses.
- Coordinate with Pure Michigan and others to develop a tourism plan for Newberry and the surrounding area.
- Explore the establishment of Newberry as a city.
- Map the water and sewer service areas outside of the Village boundary.

Goal: Support a citizen planning commission that will lead the Village with innovative land use policies.

- Adopt a zoning ordinance based on the master plan.
- Institutionalize a regular five-year review of the master plan and annual planning commission reports.

Create a vibrant, mixed-use downtown that serves as a focal point of community, recreational, and economic activity.

- Adopt zoning standards that support and facilitate mixed-use development.
- Create a sense of place through public amenities and streetscape investments in the downtown district.
- Explore creation of a Downtown Development Authority and tax increment financing.
- Conduct a survey to designate Newberry as low-mod income to qualify for economic development

grants.

- Develop a public plaza, pocket park, or focal point in downtown.

Attract a diversity of new businesses to Newberry.

- Explore the use of tax breaks to incentivize new businesses to locate.
- Conduct a detailed market study and explore business recruitment strategies.
- Publish information on available development and redevelopment properties for businesses looking to locate or grow, using MEDC's Redevelopment Ready Communities guidelines.

Support existing businesses to help them grow and react to changing conditions.

- Develop an advertising campaign that Newberry is Open for Business!
- Use position as a municipal power provider to encourage start-ups, relocations, and expansions.
- Explore economic gardening and incubator efforts to support small business development and entrepreneurs.
- Partner with educational institutions and others to provide and promote expanded vocational training opportunities.

Establish Newberry as a recreational hub for the Eastern Upper Peninsula.

- Update the Five-Year Recreation Master Plan for the Village.
- Map trails and other recreation assets to increase their use and draw tourists to the area.
- Complete the TORC to provide an indoor recreation center for year-round activity.
- Continue to grow and expand the role of the Newberry Area Tourism Association.

Expand tourism business (ecotourism) opportunities.

- Promote shoulder season (fall and spring) activities like bird watching, mountain biking, etc.
- Improve access to the river by the logging museum and by the Dollarville Dam for fishing.

Develop a connected and accessible network of transportation options in Newberry.

- Complete the sidewalk network, beginning with the downtown core.
- Improve snowmobile access from trails to Village amenities.
- Look for funding opportunities and collaborate with MDOT to improve crossings along Newberry Avenue.

Preserve and enhance Newberry's neighborhoods.

- Explore opportunities to modernize and expand elder housing.
- Look for opportunities to develop and expand neighborhood gathering spaces.

Reduce neighborhood blight.

- Investigate funding sources to remove and/or rehabilitate dangerous buildings.
- Pursue funding to assist homeowners with maintenance and improvements.

Examples:

- **Coordination Objectives - Need Additional Effort**
- **Public Involvement Objectives - Accomplished**
- **Policy & Regulation Objectives - Accomplished, but Always a Continuous Effort**

The Planning Commission determined that the majority of the goals and recommendations outlined in the Master Plan have been or are currently being acted upon. It was also noted that in order to improve upon the implementation of the Master Plan the Planning Commission will seek to take a more active role within the community and other government boards. This will help accomplish Regional Land Use Objectives, Community & Economic Development goals, and Coordination Objectives outlined above.