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TO: Mayor Cusson and City Council Members
FROM: City of Linden Planning Commission
DATE: December 10, 2020
RE: 2020 Planning Commission Annual Report

The City of Linden Planning Commission is pleased to provide this Annual Report of its activities for calendar year 2020. This report is being submitted in compliance with Section 19 of the Planning Enabling Act, Public Act 33 of 2008, as amended. The Act states that: *A planning commission shall make an annual written report to the legislative body concerning its operations and the status of planning activities, including recommendations regarding actions by the legislative body related to planning and development.*

2020 was an unusual year, with the unexpected COVID-19 pandemic greatly influencing daily activities for all. Given the pandemic, adjustments had to be made – in particular, the conducting of business through virtual means – but the Planning Commission and City Administration were still able to accomplish many tasks. The following is a summary of the Commission’s activities in 2020:

Administrative Site Plans Approved

- 1007 N. Bridge Street (Crown Castle/Got a Guy Services) – Cellular tower equipment
- 123 N. Bridge Street (West Sky Wellness) – New personal service establishment
- 120 N. Bridge Street (Positively Pediatrics) – New pediatrics office in the Wax Building
- 120 N. Bridge Street (Purple Blazers Coffee) – New coffee shop in the Wax Building

Preliminary Site Plans Approved

- None

Final Site Plans Approved

- Sandal Wood Village – 23-unit senior housing attached condominium
- Beacon & Bridge Market – Gas station & market redevelopment
- Pine Valley Two – 37-unit single-family residential site condominium

Special Land Uses Approved

- None

Rezoning Approved

- None

Sign Applications Approved by the Sign Review Committee

- 107 S. Main Street (The State Bank) – sign frame/panel retrofit
- 120 N. Bridge Street (Wax Building) – Signage package
- 123 N. Bridge Street (West Sky Wellness) – Window signs
- 117 N. Bridge Street (Bad Donkey BBQ) – Window signs
- 123 E. Broad Street (Linden Family Eye Care) – Window signs
- 620 W. Broad Street (Ace Hardware) – LED sign panel retrofit

Looking ahead to 2021, the Planning Commission expects to be working on a Master Plan Update. This Master Plan Update will be consistent with best practices for redevelopment ready communities (RRC) as established by the Michigan Economic Development Corporation (MEDC) in their State-wide RRC program. The Master Plan Update would include new sections on priority redevelopment sites, economic development and marketing. The Planning Commission envisions a collaborative planning process working with the City Council, DDA, ZBA, HDC, citizens and stakeholders.

In 2021, members of the Planning Commission will be notified of and may consider attending planning and zoning related training opportunities. Various training opportunities are available through organizations such as the Michigan Municipal League and the Michigan Association of Planning.

The Planning Commission welcomes any thoughts that the City Council may have related to the Commission's proposed 2021 work plan. If you would like the Planning Commission to address any additional topics, please let us know.

cc: Zoning Board of Appeals
Downtown Development Authority
Historic District Commission