

CITY OF INKSTER
ZONING BOARD OF APPEALS
MINUTES

A special meeting was held on Thursday, September 2, 2021, virtually via ZOOM.

A quorum was reached. Chairman Stubbs called the meeting to order at 6:05 p.m.

I. ROLL CALL

Present: Participating Virtually – Chairman Roosevelt Stubbs, Secretary Norma McDaniels, Ruth Wilson, Mac Willis, Clarence Oden

Absent: Varona Williams (excused)

Others in attendance: Ashley Cepeda (McKenna), Planner
Jane Dixon (McKenna), Planner
Aida Leckman, Applicant
George Stamos, Applicant

Public in attendance:

II. ADOPTION OF AGENDA

MOVED by McDaniels, seconded by Wilson to Adopt the Agenda. **MOTION CARRIED unanimously.**

III. ADOPTION OF MINUTES

A. Table the Approval of March 4, 2021 minutes

MOVED by Wilson, seconded by Oden to Table Approval of the Minutes. **MOTION CARRIED unanimously.**

IV. PUBLIC HEARINGS

Case #s 21-12 (SP) Marijuana Cultivating and Processing Center

Zoning Board of Appeal to review and consider approval variance of separation standard for a proposed marijuana cultivating and processing center in the M-1, Light Industrial District at 2830 Beech Daly Road. Clark Street Investment Group and Gold Wind Logistics are the applicants.

MOVED by McDaniels, seconded by Wilson to open the public hearing for Case #21-12 (SP) **MOTION CARRIED unanimously.**

Commissioner Concerns:

1. Commissioner McDaniels brought up the concerns that the clerk was given the information of the ZBA members, and that there wasn't proper notice given to the commissioners of the case.
2. Chairman Stubbs asked if the case could be table in order to allow for the commissioners to perform a site visit and do further review of the case. He also asked the applicant if his business would be damaged by having to wait for the commissioners to perform the site visit.
3. Commissioner Willis commented that he was able to visit the site and does not believe that approval of the variance will have any negative effect on residents.

Public Comment:

1. Shelia Odin asked if the applicant was aware of the 300 ft separation requirement when the project started.
2. Applicant Stamos answered that they were aware and had proposed an addition of an entryway to meet the 300 ft separation requirement that would impede into the setback.
3. Mr. and Mrs. Smith residents at North Fork and Beech Daly commented that they would be following the case and reminding neighbors of the upcoming meeting, and indicated they originally thought the meeting was at City Hall.

MOVED by McDaniels, seconded by Odin to close the public hearing for case #21-12 (SP)
MOTION CARRIED unanimously.

MOVED by McDaniels, seconded by Wilson to table case #21-12 (SP). **MOTION CARRIED unanimously.**

V. OLD BUSINESS

McDaniels inquired regarding the payment of the commissioners' stipend from the last meeting. Cepeda replied that she would work with the clerk to get the stipend paid.

VI. NEW BUSINESS

None.

VII. MISCELLANEOUS

VIII. ADJOURNMENT – 7:13 pm

MOVED by Wilson, seconded by Odin to adjourn the Zoning Board of Appeals meeting held on September 2, 2021. **MOTION CARRIED unanimously.**

Respectfully submitted,

Roosevelt Stubbs, Chairman

Norma McDaniels, Secretary

Ashley Cepeda, Assistant Planner