



Lenawee County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)
120 W. Michigan Avenue • Jackson, MI 49201
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MEETING MINUTES

Thursday, August 19, 2021

Lenawee Room • Lenawee County Human Services Building • Adrian, Michigan

Members Present: Ms. Karol (KZ) Bolton, Lenawee County Commission; Mr. Keith Dersham, LCPC Secretary; Mr. Bruce Nickel; Mr. Ralph Tillotson, Lenawee County Commission; and Mr. Dale Witt

Members Absent: Ms. Rebecca Liedel, LCPC Chair

Others Present: Mr. Grant Bauman, LCPC Staff/Recording Secretary.

- Item 1 **Call to order.** Secretary Dersham called the meeting to order at 6:30 pm. Those in attendance joined in the Pledge of Allegiance.
- Item 2 **Public comment.** None.
- Item 3 **Approval of Agenda.** Staff submitted the 08/19/2021 meeting agenda for approval. Comm. Tillotson made a motion, seconded by Comm. Nickel, to approve the July 15, 2021, meeting agenda as presented. *The motion passed unanimously.*
- Item 4 **Approval of Minutes.** Staff submitted the 07/15/2021 meeting minutes for approval. Comm. Bolton made a motion, seconded by Comm. Witt, to approve the July 15, 2021, meeting minutes as presented. *The motion passed unanimously.*
- Item 5 **Request(s) for Review, Comment, and Recommendation**
- a. **Consideration of Township Zoning Amendment(s).**
 - (1) **#21-07 | Madison Township.** Commissioners reviewed the proposed zoning ordinance text amendments artisan, farmers, and flea markets. Staff summarized his report advising Commissioners to recommend approval with comments of the proposed text amendments (see the staff report).
Comm. Bolton made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the proposed text amendments regarding artisan, farmers, and flea markets to the Madison Township Board (see the staff report). *The motion passed unanimously.*
 - (2) **#21-08 | Madison Township.** Commissioners reviewed the proposed zoning ordinance text amendments regarding temporary uses. Staff summarized his report advising Commissioners to recommend approval with comments of the proposed text amendments (see the staff report).

Comm. Nickel made a motion, seconded by Comm. Bolton, to recommend approval with comments of the proposed text amendment regarding temporary uses to the Madison Township Board (see the staff report). *The motion passed unanimously.*

- (3) **#21-09 | Rollin Township.** Commissioners reviewed the proposed rezoning of a portion of the subject property (RLO-104-2650-00) from Commercial Recreation (CR) back to Manufactured Housing Park (MHP). Staff summarized his report advising Commissioners to recommend approval of the proposed rezoning (see the staff report).

Comm. Bolton made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval of the proposed rezoning of a portion of the subject property (RLO-104-2650-00) back to Manufactured Housing Park (MHP) to the Rollin Township Board. *The motion passed by majority vote with Comm. Nickel abstaining (he is employed by Rollin Township).*

- (4) **#21-10 | Woodstock Township.** Commissioners reviewed the proposed conditional rezoning of a subject property (WDO-117-3600-00) from Agricultural (AG-1) to General Commercial (C-2). Staff summarized his report advising Commissioners to recommend approval of the proposed rezoning (see the staff report).

Comm. Tillotson made a motion, seconded by Comm. Nickel, to concur with the staff advisement to recommend approval of the proposed conditional rezoning of the subject property (WDO-117-3600-00) to General Commercial (C-2) to the Woodstock Township Board. *The motion passed unanimously.*

- (5) **#21-11 | Raisin Township.** Commissioners reviewed the proposed rezoning of the subject property (RA0-104-1500-00) from Agricultural (A-1) to Local Commercial (C-1). Staff summarized his report advising Commissioners to recommend approval of the proposed rezoning (see the staff report).

Comm. Nickel made a motion, seconded by Comm. Bolton, to concur with the staff advisement to recommend approval of the proposed rezoning of the subject property (RA0-104-1500-00) to Local Commercial (C-1) to the Raisin Township Board. *The motion passed by majority vote with Comm. Witt abstaining (he serves on the Raisin Township Planning Commission).*

b. **Consideration of PA 116 Farmland Agreement(s).**

- (1) **#21-08 | Franklin Township.** Commissioners reviewed an application for a 40.3-acre parcel (ID #FRO-135-4800-00) located in Section 35 (T5S-R3E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Tillotson made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Franklin Township Board (see the staff report). *The motion passed unanimously.*

- (2) **#21-09 | Franklin Township.** Commissioners reviewed an application for a 70-acre parcel (ID #FRO-131-3555-00) located in Section 31 (T5S-R3E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Tillotson made a motion, seconded by Comm. Bolton, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Franklin Township Board (see the staff report). *The motion passed unanimously.*

- (3) **#21-10 | Franklin Township.** Commissioners reviewed an application for a 113-acre parcel (ID #FR0-131-4700-00) located in Section 31 (T5S-R3E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Bolton made a motion, seconded by Comm. Tillotson, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Franklin Township Board (see the staff report). *The motion passed unanimously.*

- (4) **#21-11 | Seneca Township.** Commissioners reviewed an application for 378.6 acres on 5 parcels (ID #SE0-128-1350-00, #SE0-128-2280-00, #SE0-128-2780-00, #SE0-128-4600-00, and #SE0-129-4280-00) located in Sections 28 and 29 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Tillotson made a motion, seconded by Comm. Bolton, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- (5) **#21-12 | Seneca Township.** Commissioners reviewed an application for 22.9 acres on 1 parcel (ID #SE0-109-4780-00) located in Section 9 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Bolton made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- (6) **#21-13 | Seneca Township.** Commissioners reviewed an application for 138.3 acres on 3 parcels (ID #SE0-133-2050-00, #SE0-133-2310-00, and #SE0-133-3250-00) located in Section 33 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Nickel made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- (7) **#21-14 | Seneca Township.** Commissioners reviewed an application for 93.4 acres on 1 parcel (ID #SE0-117-3780-00) located in Section 17 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Nickel made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- (8) **#21-15 | Seneca Township.** Commissioners reviewed an application for 89.8 acres on 2 parcels (ID #SE0-135-2055-00 and #SE0-135-2280-00) located in Section 35 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Bolton made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- (9) **#21-16 | Seneca Township.** Commissioners reviewed an application for 376.6 acres on 3 parcels (ID #SE0-121-2280-00, #SE0-121-4750-00, and #SE0-122-1050-00) located in Sections 21 and 22 (T8S-R2E) of the Township. Staff summarized his memo and advised them to recommend approval with comments of the agreement (see the staff report).

Comm. Nickel made a motion, seconded by Comm. Witt, to concur with the staff advisement to recommend approval with comments of the PA 116 agreement to the Seneca Township Board (see the staff report). *The motion passed unanimously.*

- c. **Consideration of Master Plan(s).** None.

Item 6 **Other Business.**

- a. **Old Business.** None.
b. **New Business.** None.

Item 7 **Public Comment.** None.

Item 8 **Commissioner Comment.** None.

Item 9 **Adjournment.** The meeting adjourned at 7:40 pm.

Respectfully submitted,



Grant E. Bauman, LCPC Recording Secretary