



LENAWEE COUNTY PLANNING COMMISSION

MEETING MINUTES

June 20th, 2024

COMMISSIONERS PRESENT:	R. Liedel, <i>Chairperson</i> ; K. Dersham, <i>Vice Chair</i> ; R. Tillotson, <i>Board of Commissioners</i> ; D. Witt <i>Board of Commissioners</i> , K. Bolton, <i>Board of Commissioners</i> , B. Nickel; and C. Dillon, <i>Education Representative</i> ..
COMMISSIONERS ABSENT:	<i>None.</i>
PUBLIC PRESENT:	Jeff Votzke, <i>Woodstock Twp Zoning Administrator.</i>
OTHERS PRESENT:	Alissa Starling, <i>R2PC Staff Planner</i>

I. CALL TO ORDER.

Chairperson Liedel called the meeting to order at 6:06 pm and those in attendance joined in the Pledge of Allegiance.

II. PUBLIC COMMENT.

None.

III. APPROVAL OF AGENDA.

Staff submitted the June 20th, 2024 regular meeting agenda for approval.

Commissioner Tillotson made a motion, seconded by Commissioner Nickel, to **approve** the June 20th, 2024 regular meeting agenda. **MOTION UNANIMOUS.**

IV. APPROVAL OF MINUTES.

Staff submitted the May 16th, 2024 regular meeting minutes. Commissioners noted that the word “Chairperson” was used incorrectly before Dillon & Nickel’s names in items V & IV.

Commissioner Tillotson made a motion at 6:11 pm, seconded by Commissioner Nickel to **approve** the May 16th, 2024 regular meeting minutes, as amended. **MOTION UNANIMOUS.**

V. REQUEST(S) FOR REVIEW, COMMENT, AND RECOMMENDATION.

A. CONSIDERATION OF TOWNSHIP ZONING AMENDMENT(S).

1. CZ24.05 | Rezoning | 7331 Devils Hwy- Woodstock Township

- i. Staff introduced the case and provided the R2PC analysis and recommendation. Mr. Votzke, representing Woodstock Township, presented the background and context of the petition, addressing various community issues.
- ii. **Commissioners' Discussion.** Commissioners deliberated on the historical use of the land as farmland. It was noted that the property has been utilized for agricultural purposes

for over 20 years. The consensus was that the property should have been zoned as Agricultural (AG) initially.

- iii. **Motion to Deny Rezoning.** Commissioner Tillotson made a motion at 6:47 pm to deny the proposed rezoning in Woodstock Township. The motion was seconded by Chairperson Leidel. **Motion failed.**
- iv. **Motion to Approve Rezoning.** Commissioner Dersham supported Commissioner Witt's motion to recommend approval of the rezoning, citing the historical use of the property as farmland, which aligns with the requested zoning. The motion was approved unanimously. **MOTION UNANIMOUS.**

2. CZ24.06 | Text Amendment | §4.04(A)(3) - Blissfield Township

- i. Commissioner Dersham made a motion, seconded by Commissioner Nickel to **approve with comment** from staff to verify the discrepancy in verbiage used, as noted in report, the proposed text amendment in Blissfield Township. **MOTION UNANIMOUS.**

3. CZ24.07 | Text Amendment | §4.08(H) - Blissfield Township

- i. Commissioner Dillon made a motion, seconded by Commissioner Bolton to **approve** the proposed text amendment to modify the required frontage in RR, Rural Residential districts in Blissfield Township. **MOTION UNANIMOUS.**

4. CZ24.08 | Text Amendment | §4.07 - Blissfield Township

- i. Commissioner Witt made a motion, seconded by Commissioner Nickel to **approve** the proposed revision of Footnote H, following the Schedule of Regulations in Article 4, in the Blissfield Township Zoning Ordinance. **MOTION UNANIMOUS.**

5. CZ24.09 | Special Land Use | 16276 Manitou Beach Rd – Rollin Township

- i. Commissioner Dersham made a motion at 7:05: pm, seconded by Commissioner Dillon to **approve** the proposed Special Land Use for an apple orchard and cider mill in Rollin Township. **MOTION UNANIMOUS.**

B. CONSIDERATION OF PA 116 FARMLAND AGREEMENT(S).

1. FA24.05 | Village of Onsted | Garrison Trust - 10710 Slee Road

- i. Commissioner Tillotson made a motion at 6: pm, seconded by Commissioner Witt to **approve** the proposed PA 116, Farmland Preservation Agreement in the Village of Onsted. **MOTION UNANIMOUS.**

C. CONSIDERATION OF MASTER PLAN(S).

None.

VI. ITEM 6 OTHER BUSINESS.

A. OLD BUSINESS.

None.

B. NEW BUSINESS

None.

VII. ITEM 7 PUBLIC COMMENT.

None.

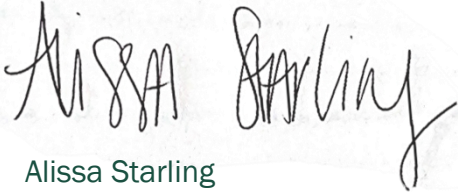
VIII. ITEM 8 COMMISSIONER COMMENT.

None.

IX. ITEM 9 ADJOURNMENT.

Commissioner Dersham made a motion, seconded by Commissioner Witt to adjourn the meeting at 7:12 pm.

Respectfully submitted,



Alissa Starling
LCPC Recording Secretary

The next Lenawee County Planning Commission (LCPC) meeting will be held on July 1, 2024 for a Special Meeting, followed by the Regular Meeting on July 18, 2024.