



Jackson County Planning Commission

Staffed by the Region 2 Planning Commission (R2PC)

120 W. Michigan Avenue • Jackson, MI 49201

Phone (517) 788-4426 • Fax (517) 788-4635

MEETING MINUTES

September 11, 2025

5th Floor Commission Chambers • Jackson County Tower Building • Jackson, Michigan

Members Present: Ms. Nancy Hawley, Chairperson; Mr. Corey Kennedy, Vice Chairperson, Jackson County Board of Commissioners; Ms. Mary Wolcott, At Large; Mr. Jim Minnick, Jr., Industrial and Economic Representative; Mr. Ted Hilleary, Education Representative; Mr. Kurt Cole, Environment

Members Absent: Ms. Pat Gallagher, At Large; Mr. Russell Jennings, At Large.

Staff Present: Mr. Kade Peck, Planner.

Others Present: None.

Item 1. **Call to Order and Pledge of Allegiance.** Comm. Hawley called the meeting to order at 6:00 p.m. Those in attendance rose and joined in the Pledge of Allegiance.

Item 2. **Public Comment.** None

Item 3. **Approval of Minutes.** Comm. Kennedy made a motion, seconded by Comm. Cole, to approve the August 14, 2025, meeting minutes. *The motion was approved unanimously.*

Item 4. **Approval of the Agenda.** Comm. Kennedy made a motion to approve the agenda for September 11, 2025, seconded by Comm. Hilleary. *The motion was approved unanimously.*

Item 5. **Request(s) for Review, Comment, and Recommendation.**

a. **Consideration of Township Zoning Amendment(s).**

(1) **CZ | #25-19 | Summit Township**

Staff referred to a report regarding a rezoning request for a parcel rezoning in Summit Township for 000-13-11-401-096-01. The proposed rezoning is changing the parcel from Agricultural (AG) to Light Industrial (LI). Comments centered around keeping edging as a buffer to the commentary to the North and as well as comments about getting EGLE permission regarding the wetlands on the site. Comm. Kennedy made a motion to recommend **approval with comments** of the rezoning, supported by Comm. Hilleary. *Commissioners approved the motion unanimously.*

(2) **CZ | #25-20 | Grass Lake Charter Township**

Staff referred to a report regarding a rezoning request for a zoning text amendment

in Grass Lake Charter Township about changes for mining and extraction within the township. Changes appeared normal and staff recommended approval.

Comm. Cole made a motion to recommend **approval** of the rezoning, supported by Comm. Hilleary. *Commissioners approved the motion unanimously.*

(3) **CZ | #25-21 | Leoni Township**

Staff referred to a report regarding a rezoning request for a parcel rezoning for 000-09-20-476-001-002 about changing a parcel from Residential to Heavy Industrial. The purpose is emergency egress for the industrial development. Concerns were raised about the area that this goes against the future land use map and nearby zonings/uses. Commissioners commented that this may not align with stipulations for zoning in the planning and enabling act. A nearby resident raised concerns about the traffic that could be associated with a large industrial development. The engineer for the development helped clarify some of the things that they were doing to address concerns.

Comm. Cole made a motion to recommend **disapproval** of the rezoning, supported by Comm. Wolcott. *Commissioners took roll call and the recommendation passed. Commissioners approved the motion unanimously.*

(4) **CZ | #25-22 | Leoni Township**

Staff referred to a report regarding a rezoning request for a parcel rezoning for 000-09-20-452-001-00 in Leoni Township about rezoning a parcel from Open Space to Heavy Industrial. The purpose is for an industrial park. Previous comments in #25-21 are prevalent to this rezoning.

Comm. Kennedy made a motion to recommend **disapproval** of the rezoning, supported by Comm. Cole. *Commissioners took roll call. Commissioners approved the motion unanimously.*

b. **Consideration of Master Plan(s).** None.

c. **Farmland & Open Space Preservation Program (PA 116) application(s).** None.

Item 6. **Other Business.**

a. **Unfinished Business.** None.

b. **New Business.** None.

c. **Notices.** None.

Item 7. **Public Comment.** None.

Item 8. **Commissioner Comment.**

Commissioners discussed the need for updating master plans for the municipalities within Jackson County and asked staff how many municipalities within Jackson County are behind on their master plan updates.

Item 9. **Adjournment.**

Comm. Minnick, Jr. made a motion to adjourn, supported by Comm. Kennedy.
Commissioners approved the motion unanimously.

The meeting adjourned at 6:48 p.m.

Respectfully submitted by:

Kade Peck, Recording Secretary