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PLANNING COMMISSION MINUTES
February 5, 2020

The Leoni Township Planning Commission held a meeting Wednesday, February 5th, 2020 @ 6:30 p.m. 913 Fifth Street, Leoni Township Meeting Hall, Michigan Center, Michigan.

Meeting opened to call of the Chair: 6:35 pm

Members Present: J. Southworth, B. Carroll, L. Maurer, B. Lester, D. Helmlinger and V. Beckwith

Members absent: K. Cole

Persons in attendance: 9

Purpose of Planning Commission read by V. Beckwith

Motion by D. Helmlinger, supported by L. Maurer to approve the agenda as written.

Motion approved by Voice Vote

Motion by J. Southworth, supported by D. Helmlinger to approve the minutes from 1/8/2020 as written.

Motion approved by Voice Vote

Motion by J. Southworth, supported by L. Maurer to approve the minutes from 1/22/2020 as a discussion.

Motion approved by Voice Vote

Public Comment: **Open at 6:40 pm.**
 Closed at 6:42 pm.

NEW BUSINESS:

1. Appoint a New Chair

Motion by J. Southworth, supported by L. Maurer to approve V. Beckwith as chair.

Roll call vote

5 Ayes: D. Helmlinger, B. Lester, L. Maurer, J. Southworth and B. Carroll

0 Nays:

Motion carried

2. Lot Coverage Definition Ordinance to be considered

DISCUSSION: J. Southworth read the definition of lot coverage to the public.

Motion by J. Southworth, supported by D. Helmlinger to accept the definition of Lot coverage as written.

Roll call vote

6 Ayes: B. Carroll, B. Lester, D. Helmlinger, J. Southworth, L. Maurer and V. Beckwith

0 Nays:

Motion carried

3. Lyrical LLC, Site Plan Review

D. Helmlinger recused herself from the board for the Lyrical LLC Site Plan Review vote.

Discussion:

Mr. Lutz: Spoke about the property and the project he has planned for the property.

Joe Chambers: My recommendation is that this site plan is for the 22-23 acres. Review your applications in your packet and you will see that it is for the 22-23 acres. Not the additional 8 acres.

Mr. Lutz: According to your ordinance I can request an amendment and the planning commission can approve.

I have amended my site plan and included a copy for all of you.

Joe Chambers: I want to make sure you all understand this is a split zone on the amended property and it exceeds the lot coverage.

Mr. Lutz: I don't have two lots. I have one. It is split zoned.

Motion by V. Beckwith, supported by J. Southworth to accept the Lyrical LLC site plan with corrections as long as all buildings meet the zoning ordinance.

Roll call vote:

5 Ayes, B. Lester, L. Maurer, J. Southworth, V. Beckwith and B. Carroll

0 Nays:

Motion carried

Motion by L. Maurer, approved by V. Beckwith to move meeting time for Planning Commission from 6:30 to 6:00 P.M.

Roll call vote:

5 Ayes: L. Maurer, B. Lester, J. Southworth, V. Beckwith, B. Carroll and D. Helmlinger

0 Nays:

Motion by D. Helmlinger, supported by L. Maurer to adjourn the meeting.

Adjourn 7:50 pm.

Next meeting: February 19, 2020