

Leoni Township Office
913 Fifth Street
Michigan Center, Michigan 49254
PHONE: (517) 764-4694 FAX: (517) 764-1380
Leonitownship.com

PLANNING COMMISSION MINUTES

September 6, 2017

The Leoni Township Planning Commission held a meeting Wednesday, September 6, 2017,
@ 6:30 p.m. 913 Fifth Street, Leoni Township Meeting Hall, Michigan Center, Michigan

Members Present: J. Spencer, L. Maurer, J. Kruse, J. Southworth, K. Cole & B. Lester

Members absent: V. Beckwith

Persons in attendance: 13

Public Comment: Open at 6:32pm. NONE.

Closed at 6:32pm.

Purpose of Planning Commission read by Chairperson Spencer

Motion by Maurer, supported by Spencer, to approve of the agenda as presented.

Motion carried by voice vote.

Motion by Kruse, supported by, Cole to approve the minutes of June 21, 2017.

Motion carried by voice vote.

Old Business: none

Public Hearing: Rezoning of back 8.8 acres from B-4 to Agricultural parcel # 000-09-29-451-005-04

Sharon Irvine: Heard it would be used for a marijuana facility. Has a concern over the smell.

Spencer: Strictly about rezoning of the property. And, yes, it will likely be a marijuana facility.

Irvine: Would like to have restrictions. How do you place restrictions? Concerned it will get out of hand.

David Adams: Original developer of the property. Could de-value his property (surgical center). Feels it would be spot zoning. Not opposed to the project, just not in that location.

Kruse: Ordinance addresses the odor. Feels it is still too close to the school. Concerned with property values.

Maurer: No reason to deny zoning change. Odor not an issue.

Southworth: Nice buildings (according to plans), back out of sight. No signage to indicate that it's a marijuana facility. School has no problem as long as there is no retail in that location. Not spot zoning.

Cole: Increases jobs, tax base. Not spot zoning.

Lester: Sees more pros than cons for the township.

Spencer: No reason to deny rezoning. Also on the DDA Board, they voted today in favor of the proposed plans.

Tim Jacobs: Has a rental house nearby, has no problem with the rezoning.

Public Hearing: Closed 6:54

Motion by Southworth, supported by Maurer, to rezone the back 8.8 acres of parcel #000-09-29-451-005-04 from B-4 to Agricultural. Back of lot is 489.76 wide west side from the back lot line 198 ft to the south and the east side from the back lot line 244.8 ft to the south.

Roll Call Vote: 5 Ayes, 1 Nay (Kruse)

Motion Carried.

New Business: Master Plan

Kruse: Drive down Ann Arbor Road; what could be rezoned to Industrial?

Cole: Not only Ann Arbor Road. I-94 Corridor

Southworth: Should go through the Zoning Book

**Public Comment: Open 7:02
Closed 7:02**

Board Discussion:

Kruse: Blight Ordinance – ride-alongs?

Linnabary: City in court – unable to do ride-alongs at this time.

Cole: Ask about Blight Ordinance. Did it go to Region 2?

Southworth: Requested that each of the Planning Commission Board Members get a copy of new ordinances.

Adjourn: 7:07 pm.

Dorothy Dickinson, secretary

Next meeting: September 20, 2017