

**Leoni Township Office**  
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**PLANNING COMMISSION MINUTES**  
**July 6, 2022**

The Leoni Township Planning Commission held a meeting Wednesday, July 6, 2022 @ 6:00 p.m. 913 Fifth Street, Leoni Township Meeting Hall, Michigan Center, Michigan.

Meeting opened to call of the Chair: 6:02 pm

Members Present: Connie Gibson, W. Miles, V. Beckwith, R. Kinch, Judy Southworth, and Cody Lester

Members absent: Doug Perrine

Persons in attendance: 4

Pledge of Allegiance

*Motion by J. Southworth, supported by V. Beckwith to approve the agenda for July 6 with the change to the date from June 15 to July 6.*

***Motion adopted by voice vote***

*Motion by W. Miles, supported by C. Gibson to approve the July 6<sup>th</sup> minutes as written*

***Motion adopted by voice vote***

**Public Comment:**                   **Open at       6:05 pm.**  
   **No Comments**  
   **Closed at     6:05 pm.**

**NEW BUSINESS:**

- 1. 000-14-06-301-015-01**  
**Dettman Rd. Vacant Land Rezone**  
**Alvin Mattson**

*Motion by J. Southworth, supported by C. Lester to approve the rezone from Heavy Industrial (M) to Light Industrial (ML) for property 000-14-06-301-015-01*

*6 Ayes: R. Kinch, W. Miles, C. Gibson, C. Lester, J. Southworth and V. Beckwith*

*0 Nays:*

***Motion carried***

**PUBLIC HEARING:**

1. **West Watts Rd. Rezone Public Hearing**  
000-09-31-251-001-00 3435 E. Michigan Ave.  
000-09-31-251-002-00 Vacant Land  
000-09-31-251-003-00 Vacant Land  
000-09-31-251-004-00 Vacant Land  
000-09-31-251-005-00 210 Watts Rd.  
000-09-31-251-006-00 220 Watts Rd.  
000-09-31-402-001-00 230 Watts Rd.  
000-09-31-402-002-00 240 Watts Rd.  
000-09-31-402-003-00 330 Watts Rd.  
000-09-31-402-004-01 366 Watts Rd.  
000-09-31-402-006-00 370 Watts Rd.  
000-09-31-402-007-00 384 Watts Rd.  
000-09-31-402-008-00 Vacant Land  
000-09-31-402-009-00 500 Watts Rd.  
000-09-31-402-010-00 514 Watts Rd.

**DISCUSSION:** Property owner of 240 W. Watts spoke up and stated that the current adult use ordinance does not approve of lounges but if it did get approved it can only be used in Heavy Industrial zoning which means they would lose the privilege of opting into lounges should they be approved in the future.

R. Kinch stated that if they should be approved in future the land owner can come back for a conditional use.

*Motion by R. Kinch, supported by J. Southworth to approve the Rezone from Heavy Industrial (M) to Light Industrial (ML) on the following properties on E. Michigan Avenue and W. Watts Rd.: 000-09-31-251-001-00, 000-09-31-251-002-00, 000-09-31-251-003-00, 000-09-31-251-004-00, 000-09-31-251-005-00, 000-09-31-251-006-00, 000-09-31-402-001-00, 000-09-31-402-002-00, 000-09-31-402-003-00, 000-09-31-402-004-01, 000-09-31-402-006-00, 000-09-31-402-007-00, 000-09-31-402-008-00, 000-09-31-402-009-00, 000-09-31-402-010-00.*

*6 Ayes: R. Kinch, W. Miles, C. Gibson, C. Lester, J. Southworth and V. Beckwith*

*0 Nays:*

*Motion carried*

**OLD BUSINESS:**

1. **Master Plan**

**DISCUSSION:** Mr. Kinch stated that the Master Plan is complete and the only thing that is needed is the update of the maps. Since the Commission is working on the rezones it seems pointless to update the maps only to update them again.

*Motion by R. Kinch, supported by V. Beckwith to adjourn the meeting at 6:45 PM.*  
***Motion adopted by voice vote***

**Meeting Adjourned 6:45 pm.**  
**Next meeting: August 3, 2022**