

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
JANUARY 13, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Rozeboom, Pfof, Gunnett, Graber and Willis.
Absent: None.
Also Present: Village Manager Cheri Lutz, Mike Schwartz, Steve Sutton, and Sy Spears.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Gunnett, to approve the minutes of the November 19, 2013, with corrections. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

Village Council Meeting minutes of September 16, 2013, through December 2, 2013, were reviewed for file.

UNFINISHED BUSINESS:

Discussion took place regarding the memorandum from Troy Feldman of Associated Government Services concerning fence height in the I-1 District.

By general consensus, the Planning Commission stated they were not in favor of a zoning ordinance amendment for change in the height requirement for fences in the I-1 District.

NEW BUSINESS:

- a) Mr. Mike Schwartz of Prein & Newhof appeared before the Planning Commission to request site plan approval for the construction of a 16,000 square foot industrial building for office and industrial space.

Mr. Schwartz had the following comments:

- The site plan complies with the comments from Ingersoll Watson and Associated Government Services.
- He stated that all water run off will be directed inwards toward the property.

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Mr. Steve Sutton had the following comments:

- He stated that his plan is to have his business open by the end of summer.
- He stated he will list his Lyon Street property for sale.
- He stated he is concerned about taxes.
- He requested a waiver from the payment in lieu of sidewalk requirement.

Commissioner Brown stated that the Planning Commission does not have the authority to grant a waiver for payment in lieu of sidewalk, and that he must make that request to the Village Council.

After significant discussion regarding payment in lieu of sidewalk, Mr. Sutton requested relief from installation of sidewalk across his asphalt driveway.

Commissioner Gunnett will request the wavier at the January 20, 2014, Village Council meeting.

Motion by Schmitt, seconded by Pfof, to approve the site plan as submitted with the stipulation that the Village Council may modify the site plan to exclude sidewalk across the asphalt drive. All aye.

- b) Mr. Norman Drake appeared before the Planning Commission to discuss rezoning of property located at 206 Walnut Street from R-1 to I-1.

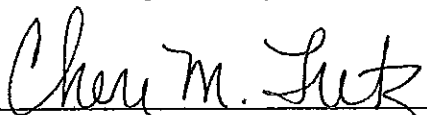
By general consensus, the Planning Commission was not in favor of the rezoning request due to the fact that the rezone would impact residential homes in the area.

- c) Discussion took place regarding Planning Commission appointments.

Motion by Schmitt, seconded by Gunnett, to recommend appointment of Josh Rozeboom and Sy Spears to the Planning Commission for a three year period to expire in January of 2017. All aye.

ADJOURNMENT:

The meeting was adjourned at 8:34 p.m.


Cheri M. Lutz, Recording Secretary


Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
FEBRUARY 10, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Rozeboom, Pfost, Gunnett, Spears, and Willis.
Absent: None.
Also Present: Village Manager Cheri Lutz, Rob Allen and Brendon Byford.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Gunnett, to approve the minutes of the January 14, 2014 meeting, with corrections. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mr. Rob Allen and Mr. Brendon Byford appeared before the Planning Commission to request site plan approval for Subway located at 249 N. Grand Street.

Mr. Allen had the following comments:

- He stated that the Health Department has reviewed water data for water usage, and they have given preliminary septic approval for Subway.
- He stated that Subway will utilize 1900 sq. ft. of the front of the building, and that there are no immediate plans to use the rear (west) portion of the building not being utilized by Subway.

Commission Comments:

- By general consensus, the Planning Commission determined that the variance for on-street parking would follow the property, and that the number of parking spots required, would be satisfied both by on-site and on-street parking, and that the parking requirement determined by AGS for this use in a portion of the building is eleven spaces.

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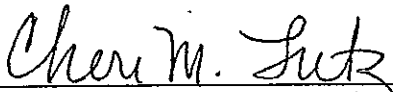
Motion by Schmitt, seconded by Gunnett, to approve the site plan as presented with the acknowledgements that the requirement for parking has been met by variance approval of 2003, to allow five additional parking spaces from on-street parking in addition to the seven spaces depicted on the proposed site plan for a total of 12 parking spaces, and to obtain final approval from the Health Department for septic. All aye.

- b) Motion by Schmitt, seconded by Gunnett, to make the following appointment for Planning Commission Officers for 2014:

Tim Brown	Chairperson
Mae Pfof	Vice-Chairperson
Josh Rozeboom	Secretary

ADJOURNMENT:

The meeting was adjourned at 7:47 p.m.


Cheri M. Lutz, Recording Secretary


Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
APRIL 14, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:04 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Rozeboom, Pfof, and Gunnett.
Absent: None.
Also Present: Village Manager Cheri Lutz, Clint Huhn and John Harvey.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Pfof, to approve the agenda with the addition under unfinished business - Discussion regarding Mark's Sales and Service.

APPROVAL OF MINUTES:

Motion by Rozeboom, seconded by Schmitt, to approve the minutes of the February 10, 2014 meeting, as presented. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

Village Council meeting minutes of December 16, 2013 through March 17, 2014, were reviewed for file.

UNFINISHED BUSINESS:

Discussion took place regarding the site plan for Mark's Sales and Service. The Planning Commission requested a report from AGS regarding the second phase on asphalt installation.

NEW BUSINESS:

- a) Mr. John Harvey representing GreenStone Farm Credit Union appeared before the Planning Commission to present a conceptual site plan review, and a request for Rezoning, and a new building at their current site located at 225 W. Lyon Street.

Motion by Rozeboom, seconded by Schmitt, to set a Public Hearing for May 12, 2014, to hear public comments related to the rezoning request of GreenStone Farm Credit Union. All aye.


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- b) Discussion took place regarding the allowance of a farmers market in the B-1 District.

Chairperson Brown will discuss options with McKenna and Associates and report at the May 12, 2014, meeting.

ADJOURNMENT:

The meeting was adjourned at 9:06 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
MAY 12, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:04 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Rozeboom, Pfof, Spears and Gunnett.
Absent: Willis.
Also Present: Village Manager Cheri Lutz, Howard Overbeek, and John Harvey.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Pfof, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Rozeboom, seconded by Schmitt, to approve the minutes of the April 14, 2014, as presented. All aye.

PUBLIC HEARINGS:

- a) The Public Hearing was opened by Vice-Chairperson Mae Pfof at 7:03 p.m. for the purpose of hearing public comments related to a Special Use Permit for an Urgent Care/Medical Spa to be located at 182 S. Grand Street.

Chairperson Brown removed himself from the Public Hearing proceedings, and from voting.

No Public Comments were heard.

The Public Hearing was closed at 7:07 p.m.

Motion by Schmitt, seconded by Gunnett, to approve the Special Use Permit for 182 S. Grand Street. All aye.

- b) The Public Hearing was opened by Chairperson Brown at 7:08 p.m. for the purpose of hearing public comment related to the re-zoning request of GreenStone Farm Credit Union, to re-zone a portion of vacant property located on West Lyon Street from R-A , Single Family Residential, to B-1, Local Business. The parcel number of 3914-18-335-010.

No Public Comments were heard.

The Public Hearing was closed at 7:12 p.m.

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
JUNE 9, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:04 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Rozeboom, Pfof, Spears and Willis,
Absent: Gunnett.
Also Present: Village Manager Cheri Lutz, and John Harvey.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Willis, to approve the agenda with the addition under new business item b) Discussion regarding proposed amendment of future Land Use Plan. All aye.

APPROVAL OF MINUTES:

Motion by Rozeboom, seconded by Schmitt, to approve the minutes of the May 12, 2014, meeting, with minor changes. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of April 7, 2014, through May 19, 2014, were reviewed for file.
- b) Minutes of Downtown Development Authority Meetings of April 4, 2013, through February 6, 2014, were reviewed for file.

UNFINISHED BUSINESS:

The letter from Mark's Sales and Service regarding completion of Phase II of asphalt was discussed with the following comments:

- It was noted that as of July, 2014, the two year period for site plan approval will expire.
- It was suggested that the Planning Commission establish the date of October 1, 2014, for the extension of the site plan, and that Phase II of the asphalt be completed by October 1, 2014.

Village Manager Cheri Lutz stated that Mark's Sales and Service has requested a date of November 1st, 2014, because that was when he received his occupancy permit.

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Motion by Schmitt, seconded by Pfost, to recommend approval of the re-zoning request of GreenStone Farm Credit Union to the Village Council. All aye.

UPDATE ON VILLAGE ACTIVITIES:

None.

UNFINISHED BUSINESS:

Discussion took place regarding a request from Mrs. Natalie Bailey, to consider a text amendment to allow a Farmers Market in the I-1 District.

The Planning Commission will address the request in the fall of 2014.

NEW BUSINESS:

None.

ADJOURNMENT:

The meeting was adjourned at 7:50 p.m..


Cheri M. Lutz, Recording Secretary


Tim Brown, Chairperson

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By general consensus, the Planning Commissioner agreed that the Village's zoning ordinance requires completion of site plan within a period of 24 months, and that there is no provision in the zoning ordinance that addresses the issuance of an occupancy permit related to site plan approval.

Motion by Schmitt, seconded by Pfost, to approval a site plan extension for Mark's Auto Sales to October 1, 2014, at which time Phase II of the asphalt shall be completed. All aye.

NEW BUSINESS:

- a) Mr. John Harvey representing GreenStone Credit Services appeared before the Planning Commission to request site plan approval for the construction of a 12,553 square foot single story structure to be located at 225 W. Lyon Street.

Motion by Schmitt, seconded by Pfost, to approve the site plan request of GreenStone Credit Services as submitted. All aye.

- b) Discussion regarding proposed amendment of future Land Use Plan for Schoolcraft Township.

By general consensus, the Planning Commission did not believe there would be an impact on the Village of Schoolcraft, and has no comment.

ADJOURNMENT:

The meeting was adjourned at 8:02 p.m..


Cheri M. Lutz, Recording Secretary


Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
OCTOBER 13, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:01 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Rozeboom, Pfost, Spears and Willis.
Absent: None.
Also Present: Village Manager Cheri Lutz, and Kelley Danos.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Gunnett, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Gunnett, to approve the minutes of the June 9, 2014, meeting, with minor changes. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

Minutes of Village Council Meetings of June 2, 2014, through September 15, 2014, were reviewed for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mrs. Kelley Danos appeared before the Planning Commission to request temporary approval for placement of Modular Ramp at her home located at 142 Duncan Street.

Motion by Schmitt, seconded by Pfost, to approve the request of Mrs. Danos for placement of a Modular Ramp at her home for a one year period, with the option for renewal. All aye.

- b) Discussion took place regarding Free Standing Banners that are placed along Grand Street.

By general consensus, the Planning Commission agreed that they are not allowed by ordinance, and a letter will be written to those businesses who are using them to explain that they are not allowed by the Village, and they are not allowed in the MDOT right of way.

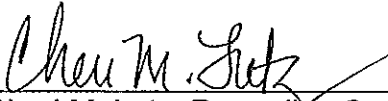
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- b) Discussion took place regarding a number of complaints regarding excessive merchandise on the sidewalks in the Central Business District.

The Planning Commission stated that the policy is that merchandise can be displayed outside the storefronts up to 24" wide, and asked the Village Manager to contact merchants who have merchandise placed outside the 24" area, to remove them.

ADJOURNMENT:

The meeting was adjourned at 8:02 p.m..



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
DECEMBER 8, 2014**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:01 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Pfost, and Spears.
Absent: Rozeboom and Willis.
Also Present: Village Manager Cheri Lutz, and Dr. Rebecca Martin.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Gunnett, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Gunnett, to approve the minutes of the October 6, 2014, meeting, as presented. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of October 6, 2014, through November 17, 2014, were acknowledged for file.
- b) Minutes of the DDA Meeting of May 12, 2014, were acknowledged for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Dr. Rebecca Martin of Mirabella Salon located 182 S. Grand Street appeared before the Planning Commission to request the addition of massage therapy as an accessory use to her Medical Spa.

Motion by Schmitt, seconded by Gunnett, to approve the request of Dr. Rebecca Martin of Mirabella Salon, to add massage therapy as an accessory use to her Medical Spa. All aye.

- b) Discussion took place regarding reappoint of commissioners. Discussion has been tabled to the January 12, 2015, meeting.

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ADJOURNMENT:

The meeting was adjourned at 7:45 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
FEBRUARY 9, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:01 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Pfost, Rozeboom, Willis and Spears.
Absent: None.
Also Present: Village Manager Cheri Lutz.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Rozeboom, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Gunnett, to approve the minutes of the December 8, 2014, meeting, with minor typographical corrections. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of December 1, 2014 , through January 19, 2015, were reviewed for file.
- b) Minutes of the DDA meeting of January 8, 20115, were reviewed for file.

UNFINISHED BUSINESS:

Discussion took place regarding re-appointment of Commissioners Willis, Brown and Gunnett.

Motion by Schmitt, seconded by Gunnett to recommend appointment of Commissioners Willis and Brown for a three year term to expire in January 2017, and to recommend re-appointment of Commissioner Gunnett, for a two year term to expire concurrent with his seat on the Village Council set to expire November 2016. All aye.

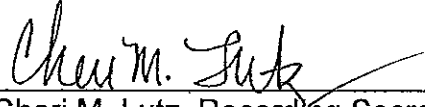
NEW BUSINESS:

None.

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ADJOURNMENT:

The meeting was adjourned at 7:45 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
MARCH 9, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:02 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Pfost, Rozeboom, Willis and Spears.
Absent: None.
Also Present: Village Manager Cheri Lutz, James Ware and Donald Korft.

APPROVAL OF AGENDA:

Motion by Schmitt, seconded by Rozeboom, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Rozeboom, to approve the minutes of the February 8, 2015, meeting with minor typographical corrections. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of February 2, 16, 2015, were reviewed for file.
- b) Minutes of the DDA meeting of February 5, 2015, were reviewed for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

Mr. James Ware representing Craft Precision appeared before the Planning Commission to request site plan approval for construction of a 16,200 square foot building to be located at 610 East Eliza Street.

Motion by Schmitt, seconded by Gunnett, to approve the site plan for Craft Precision, Inc. as submitted with the stipulation that payment in lieu of sidewalk be made in the amount of \$4,080.00. All aye.

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CITIZEN'S BEFORE THE COMMISSION:

- a) Mrs. Jackie Skinner representing South County Community Services appeared before the Planning Commission to provide an update of activities.
- b) Mr. Don Korft appeared before the Planning Commission to discuss the feasibility of having a Dance Studio in the Movie Gallery Building.

ADJOURNMENT:

The meeting was adjourned at 8:04 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
APRIL 13, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Pfof, Willis and Spears.
Absent: Rozeboom.
Also Present: Village Manager Cheri Lutz, Chris VanAndel, Tim Dey of KVA Real Estate.

APPROVAL OF AGENDA:

Motion by Pfof, seconded by Gunnett, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Pfof, to approve the minutes of the March 9, 2015, meeting as presented. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of March 2, 2015, were reviewed for file.
- b) Minutes of the DDA meeting of March 5, 2015, were reviewed for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mrs. Chris VanAndel appeared before the Planning Commission to request a text amendment of a parcel located on the southeast corner of Eliza and 14th Streets for the purpose of placing propane tanks in that location.

By general consensus, the Planning Commission was opposed to the request, and suggested that Mrs. VanAndel look for a place along U.S. 131.

- b) Mr. Brett Willis appeared before the Planning Commission to request consideration of a zoning variance to allow the construction of a 912 sq. ft. detached garage.

By general consensus, the Planning Commission was opposed to the variance request.

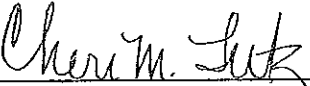
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CITIZEN'S BEFORE THE COMMISSION:


None.

ADJOURNMENT:

The meeting was adjourned at 7:35 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
JUNE 8, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Rozeboom, Pfof, Willis and Spears.
Absent: None.
Also Present: Village Manager Cheri Lutz.

APPROVAL OF AGENDA:

Motion by Pfof, seconded by Gunnett, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Pfof, to approve the minutes of the June 8, 2015, meeting as presented. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

- a) Minutes of Village Council Meetings of March 16, 2015, thru May 18, 2015, were reviewed for file.
- b) Minutes of the DDA meeting of March 5, 2015, were reviewed for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mr. Bret Willis of 219 W. Cass Street appeared before the Planning Commission to request a recommendation for a variance to the ZBA to allow the construction of a 717.5 square foot detached accessory building.

Mr. Willis had the following comments:

- He stated that he is requesting an additional detached garage due to the fact that he cannot build over his septic, the configuration of his yard, and other factors.
- He stated the attachment of a garage house would cause him to lose the distinguishing factors of his home.
- He stated that the immediate neighbors are in favor of his plan.

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Commissioner Gunnett had the following comments:

- He stated that he is in favor of the variance request due to the unique configuration of the parcel, and the placement of the existing septic.
- He stated that Mr. Willis did not create any of the obstacles, and therefore, the Planning Commission should recommend a variance to the Zoning Board of Appeals.

Commissioners Brown and Rozeboom had the following comments:

- He stated the ordinance is very clear about the number of detached structures per household.
- He stated that Mr. Willis could meet the ordinance requirements by removing the existing 432 square foot accessory building.

Motion by Gunnett, seconded by Spears, to recommend approval of the variance request to the Zoning Board of Appeals.

Ayes: Gunnett, Spears
Abstain: Schmitt.
Nays: Pfof, Rozeboom, Brown.

Motion by Pfof, seconded by Rozeboom, to recommend that the Zoning Board of Appeals deny the request of Mr. Willis for a 717.5 square foot detached garage.

Ayes: Pfof, Rozeboom, Brown.
Abstain: Schmitt.
Nays: Gunnett, Spears.

CITIZEN'S BEFORE THE COMMISSION:

None.

ADJOURNMENT:

The meeting was adjourned at 7:55 p.m.

Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
AUGUST 4, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street. Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett, Rozeboom, Pfof, Willis and Spears.
Absent: None.
Also Present: Village Manager Cheri Lutz.

APPROVAL OF AGENDA:

Motion by Willis, seconded by Pfof, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Willis, seconded by Rozeboom, to approve the minutes of the Regular Meeting of June 8, 201, as presented. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mr. Art Bates representing Premier Melon appeared before the Planning Commission to request site plan approval for the addition of approximately 25,000 sq. feet of parking space located on the southern portion of their property.

The Planning Commission noted that all conditions have been met and the payment in lieu of sidewalk has already been paid.

Motion by Schmitt, seconded by Willis, to approve the site plan for Premier Melon as presented. All aye.

- b) Mr. David Rice of David rice auto Sales appeared before the Planning Commission to request consideration to rezone apportion of property located on North Grand Street currently zoned B-1 to B-2.

By general consensus, the Planning Commission agreed that the request would be considered spot zoning, and therefore declined to consider his request.

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CITIZEN'S BEFORE THE COMMISSION:

None.

ADJOURNMENT:

The meeting was adjourned at 7:45 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson

**VILLAGE OF SCHOOLCRAFT
PLANNING COMMISSION
DECEMBER 14, 2015**

The Regular Meeting of the Planning Commission held at 442 N. Grand Street, Schoolcraft, Michigan, was called to order by Chairperson Tim Brown at 7:00 p.m.

ROLL CALL:

Present: Chairperson Brown, Commissioners Schmitt, Gunnett,
Willis and Spears.
Absent: Pfof, Rozeboom.
Also Present: Village Manager Cheri Lutz.

APPROVAL OF AGENDA:

Motion by Willis, seconded by Schmitt, to approve the agenda as presented. All aye.

APPROVAL OF MINUTES:

Motion by Schmitt, seconded by Spears, to approve the minutes of the Regular Meeting of September 14, 2015. All aye.

PUBLIC HEARINGS:

None.

UPDATE ON VILLAGE ACTIVITIES:

Minutes of Village Council meetings of September 8, 2015, through November 16, 2016, were reviewed for file.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

- a) Mr. Norman Drake appeared before the Planning Commission to request a variance for a land split.

Chairperson Brown suggested that he tear down the garage on the existing property, eliminating the need for a variance.

- b) Mr. Terry Blodgett appeared before the Planning Commission to inquire about the possibility of allowing a physical therapy business in the CBD.

The Planning Commission said that use is not allowed in the CBD.

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- c) Motion by Willis, seconded by Spears to recommend re-appoint of Pfof and Schmitt to the Village Council for a three year term to expire in January 2019, and to consider re-appoint of Gunnett as "ex-officio" if he is interested in serving a one year term concurrent with his term on the council to expire November of 2016.

CITIZEN'S BEFORE THE COMMISSION:

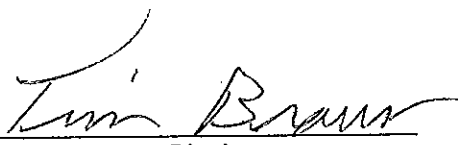
None.

ADJOURNMENT:

The meeting was adjourned at 7:45 p.m.



Cheri M. Lutz, Recording Secretary



Tim Brown, Chairperson