

PLANNING COMMISSION
AGENDA
July 21, 2022
7:00 PM

1. **CALL TO ORDER, PLEDGE OF ALLEGIANCE, ROLL CALL**
2. **APPROVAL OF AGENDA**
3. **BOARD REPORTS FROM REPRESENTATIVES**
4. **PUBLIC COMMENT (Non agenda matters)** *(Limit to 5 minutes per person- Additional comments under item 10)*
5. **MINUTES** –June 16, 2022
6. **Inquiry on conflict of interest**
7. **NEW BUSINESS**
 - **PC 22-07-010 PARCEL ID # 08-16-029-005-00. 11114 Gun Lake Rd. Middleville, MI 49333.**
 - A request by property Owner Gun Lake Cocina LLC for a Rezoning of Property pursuant to section 19 ***“Amendments to Zoning Ordinance and Official Map”***.
 - The subject site is approximately .36-acre parcel. The property is currently zoned General Commercial (C2) and the applicant is requesting rezoning to Outdoor Commercial (C3).
 - **PC 22-07-012 PARCEL ID # 08-16-185-004-00. 1707 S Patterson Rd. Wayland, MI 49348.**
 - A request by property owner Brian and Todd Jenson for a Rezoning of Property pursuant to section 19 ***“Amendments to Zoning Ordinance and Official Map”***.
 - The subject site is approximately .51-acre parcel. The property is currently zoned Outdoor Commercial (C3) and the applicant is requesting rezoning to Residential Single Family (RSF).
 - **PC 22-07-011 PARCEL ID # 08-16-029-005-00. 11114 Gun Lake Rd. Middleville, MI 49333.**
 - A request by property owner Gun Lake Cocina LLC for a Special Exception Use/Site Plan Review pursuant to section 3.12 ***“C-3 Commercial Zoning District”***.
 - The subject site is approximately .36-acre parcel. The property is currently zoned General Commercial (C2) (requesting Outdoor Commercial C3) and the applicant is requesting a Special Exception Use/Site Plan Review to allow for the sale of alcohol with or without food.
 - **An amendment of Section 3.11 C. - C-2 Commercial Zoning District Special Exception Uses of the Yankee Springs Township Zoning Ordinance so as to add 'auto repair shops with no outdoor activity' as a special exception use.**

- **An amendment of Section 3.12 C.** - C-3 Commercial Zoning District Special Exception Uses of the Yankee Springs Township Zoning Ordinance so as to remove references to 'the sale of alcoholic beverages'.
- **An amendment of Article III** - Zoning Districts of the Yankee Springs Township Zoning Ordinance so as to:
 - a. Add 'accessory buildings and uses', with conditions, as a Permitted Use within the C-1, C-2 and C-3 Commercial Zoning Districts.
 - b. Add 'accessory buildings and uses' as a Permitted Use within the LI-1 and I-1 Industrial Zoning Districts.

- Education – Upcoming and Completed Opportunities

8. OLD BUSINESS

- ZBA & PC form – PCI to propose undated forms
- Discussion of Private Road Standards and Zoning Districts
- Review/Update 2022 PC Work Plan

9. SUCH OTHER BUSINESS AS MAY PROPERLY COME BEFORE THE PC

10. PUBLIC COMMENT

11. ADJOURNMENT

sm July 14, 2022 09:11