

YANKEE SPRINGS TOWNSHIP <u>PLANNING COMMISSION</u> Special Meeting 7:30 p.m. <u>September 8, 2026</u> Yankee Springs Township Hall 284 North Briggs Road, Middleville, Michigan 49333 MINUTES	MINUTES Page 1 of 2 PC APPROVED: _____ Special PC Mtg. September 8, 2026
Meeting called to order at 7:30 PM by Planning Commission Chair, Shana Bush. <u>PLEDGE OF ALLEGIANCE</u> <u>Roll Call:</u> Present: Bush, Fiala, Frigmanski, Knowles, Smith, Trygier Absent with notice: Craven 6 Present; 1 Absent <u>Staff Present:</u> Joe Shea, Dennis Buist <u>Visitors:</u> 1	CALL TO ORDER PLEDGE ROLL CALL
<u>APPROVAL OF AGENDA:</u> <u>Adds/Changes:</u> None <i>Motion by Trygier with support from Frigmanski to approve the Agenda as presented.</i> ALL AYES. MOTION CARRIED. <u>APPROVAL OF AUGUST 11, 2026, MINUTES:</u> <i>Motion by Trygier with support from Frigmanski to approve the Minutes of the August 11, 2026, Special Planning Commission Meeting.</i> ALL AYES. MOTION CARRIED. <u>PUBLIC COMMENT:</u> (Non-agenda matters) - (Limit to 3 minutes per person-additional comments after Old Business) None <u>NEW BUSINESS:</u> MASTER PLAN - Future Land Use (by section) Mixed Use: Discussion continued on the Draft Document handed out. Items of consideration were the M-179 Corridor, M-37 Corridor, potential office buildings, residential, and the definition of the term Mixed Use. Corridor Overlay: The approximate two mile stretch on M-179. A potential easement will be added for a potential ADA Non-Motorized Trail.	APPROVAL OF AGENDA APPROVAL OF MINUTES PUBLIC COMMENT NEW BUSINESS

Commercial: The three C-1, C-2, C-3 zoning districts were discussed. Industrial: Minor change suggested. Recreation: Suggestion to add notation regarding a non-motorized trail and coordination with Parks & Recreation on future projects. Several items and tables will be updated by Ms. Bush. A new Future Land Use Map will be created. <u>OLD BUSINESS:</u> <i>Motion by Fiala with support by Smith to change the October 13 to Oct. 6 at 6:30 pm.</i> <i>All AYES. MOTION CARRIED.</i>	MINUTES Page 2 of 2 PC APPROVED: _____ Special PC Mtg. September 8, 2026 OLD BUSINESS
<u>PUBLIC COMMENT:</u> (3 minute limit) A suggestion was made by Frank Fiala that we invite the DNR to give a presentation of their 5 year plan and invite the Township Board to attend. Ms. Bush also noted that time for questions would be included. Mr. Fiala will reach out to the DNR and ask if they can meet with us at the Special Planning Commission Nov. 10, 2026, meeting. A discussion took place regarding a PUD, open space use and SEU designations. <u>ADJOURNMENT:</u> <i>Motion by Bush with support from Trygier to adjourn the meeting at 8:25 pm.</i> <i>All AYES. MOTION CARRIED.</i> Approved by: <u>Frank Fiala</u> <u>10/6/26</u> Frank Fiala, Planning Commission Secretary Date Respectfully submitted by Diane Dykgraaf, Recording Secretary Next Special Master Plan meeting at 7:00 pm, Oct. 6, 2026.	PUBLIC COMMENT MEETING ADJOURNED