

Village of Howard City
Planning Commission Meeting Minutes
September 5, 2019

Chairperson Thomas called the meeting to order at 5:00 p.m. Present: Thomas Jr., Kilts, Crater, Bassett. Absent: MacTavish, Parker. Others Present: Falcon and Kuzmik

The pledge of allegiance was given.

Motion by Kilts seconded by Crater to approve the May 14, 2019 Planning Commission minutes and the May 14, 2019 Zoning Board of Appeals minutes. Motion CARRIED (4-0)

Public Comment: None.

Chairperson Thomas requested nominations for Vice Chairman of the Planning Commission. Chairperson Thomas nominated Vern Crater as Vice Chairperson. Thomas requested nominations for Vice Chairperson three times. No other nominations were given. Motion was made by Bassett seconded by Kilts to approve Vern Crater as Planning Commission Vice Chairperson. Motion CARRIED (4-0).

Chairperson Thomas requested nominations for Chairperson of the Planning Commission. Chairperson Thomas nominated Ronna Kilts as Chairperson. Thomas requested nominations for Chairperson three times. No other nominations were given. Motion was made by Crater seconded by Bassett to approve Ronna Kilts as Planning Commission Chairperson. Motion CARRIED (4-0).

Mr. Falcon informed the Commission that the property owner of 722 Walnut would like to get a variance to widen their driveway to allow room to turn around. Mr. Falcon stated that the property owner will be required to bring the driveway flush to the road and provide proper drainage. The Commission approved the variance.

Mr. Falcon informed the Commission that he was approached by a business owner regarding parcel #59-047-427-001-01, W. Shaw Street. This business owner proposed to purchase the property in order to build a small building in the front portion of the property and also be allowed to build a residential home on the back part of the property. The Commission did not approve of this proposal.

Parcel #59-047-426-004-00, Cypress Street, was discussed regarding the possible re-zoning from Commercial to Residential. Alicia Hamilton, property owner, was present and stated her opinion on the property. A Motion was made by Thomas seconded by Bassett to re-zone the property from Commercial to Residential and send this recommendation of rezoning to Village Council for final approval. After further discussion, Chairman Kilts called the motion to table. Motion CARRIED. Roll Count Crater, Yea; Thomas, Yea; Bassett, Yea, Kilts, abstain. Motion CARRIED (3-0, with one abstained). It was recommended that the property owner come up with a proper site plan with specific dates of completion for the site and a proposal on how to maintain the road to accommodate their semi-trucks before September 16, 2019. On this date, the Village Council will consider this Commission's decision and make a final decision on the rezoning at that time.

Motion by Thomas seconded by Bassett to adjourn the meeting at 6:14 pm. Motion CARRIED (4-0)

Melissa Kuzmik
Clerk/Treasurer