

Agenda

Wednesday, January 17, 2024, 7:00 p.m.

1. **Call to Order** - Namrata Carolan, Chair (2023)
2. **Roll Call**
3. **Public Comment**
4. **Correspondences**
 - a. [City of Jonesville - Notice of Consideration of Amendments to Master Plan](#)
5. **Approval of Minutes** - November 15, 2023
6. **Approval of Agenda**
7. **Public Hearings** - None scheduled
8. **Unfinished Business**
9. **New Business**
 - a. Election of Officers: Chair, Vice-Chair, Secretary
 - b. [Review/Amend Rules of Procedure and By-Laws](#)
10. **Any Other Business/On-going Business**
 - a. Continued discussion on update of Master Plan
11. **Public Comment**
12. **Adjournment**

Next Meeting: Wednesday, March 20, 2024 @ 1:00 p.m.

Planning Commission

From: Jeff Gray <JGray@jonesville.org>
Sent: Thursday, December 21, 2023 3:48 PM
To: Jeff Gray
Subject: Notice of Updates to Master Plan - City of Jonesville
Attachments: Notice - 63-Day Comment Period.pdf

Good afternoon,

The City has completed draft updates to its Recreation Plan and intends to incorporate those changes into its Master Plan. Notice of the opportunity to provide comments on the incorporation of those changes, pursuant to Section 41 of the Michigan Planning Enabling Act, is attached.

Happy Holidays!

Jeff

Jeffrey M. Gray· City Manager
City of Jonesville
265 E. Chicago Street· Jonesville, MI 49250
(517) 849-2104



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Notice of Consideration of Amendments to Master Plan

The City of Jonesville, in Hillsdale County, Michigan, has completed updates to its Recreation Plan and announces its intent to consider incorporation of those changes into its Master Plan. The following local governments, commissions/committees, and utility and transportation agencies/companies are receiving this notice as required by Section 41 of the Michigan Planning Enabling Act (MCL 125.3841):

- Fayette Township Planning Commission
- Hillsdale County Planning Commission
- Region 2 Planning Commission
- AT&T
- Michigan Gas Utilities
- Consumers Energy
- Comcast
- Indiana Northeastern Railroad
- Hillsdale County Road Commission
- Michigan Department of Transportation

This notice commences the 63-day comment period, beginning on December 21, 2023 and ending on February 22, 2024. The Planning Commission will hold a public hearing on incorporation of the Recreation Plan into its Master Plan at its regular meeting on Wednesday, March 13, 2024 at 7:00 p.m. in the Jonesville City Hall, 265 E. Chicago Street, Jonesville, MI 49250.

The draft Recreation Plan is available for public viewing on the City's website, www.jonesville.org, or at the following link: <https://bit.ly/JV-RecreationPlan-2024>, or in the Jonesville City Hall.

Comments regarding the Recreation Plan may be directed to:

Jeff Gray, City Manager/
Planning Commission Recording Secretary
City of Jonesville
265 E. Chicago Street
Jonesville, MI 49250
(517) 849-2104
jgray@jonesville.org

Minutes - *Draft*

Wednesday, November 15, 2023

1. **Call to Order** - *Chair Carolan called the meeting to order at 7:00 p.m.*

2. **Roll Call**

Members Present: *Namrata Carolan, Chair; Susan Smith, Vice-Chair; Troy Reehl, Secretary; Michael Clark; Steve Lanius; Jack McLain; Denise Belson; Annette Scoville*

Members Absent: *None*

Public Present: *Nicolas Wheeler; Emily Curtis; Donald Figiel*

3. **Public Comment** - *None*

4. **Correspondences**

- a. Copy of Letter from MDARD to Rudy & Ruth Graber dated November 8, 2023
- b. Copy of Letter from MDARD to Steven & Emma Eicher dated November 9, 2023
- c. 2024 Proposed Budget for Planning Commission with Requested Changes and Additions Summary

5. **Approval of Minutes** - *Motion by Lanius to approve the September 20, 2023 minutes. Second by Smith. Approved unanimously.*

6. **Approval of Agenda** - *Motion by Clark to approve the November 15, 2023 agenda. Second by Reehl. Approved unanimously.*

7. **Public Hearings** - *No public hearings scheduled.*

8. **Unfinished Business** - *No unfinished business listed.*

9. **New Business**

- a. Farmland and Open Space Preservation Program Applications
 - i. Woodbridge Township - Eicher (Section 16 T8S R3W 66.93 acres m/l)
Program Type: Farmland Development Rights Agreement - *Motion by McLain to recommend approval of the application. Second by Smith. Approved unanimously.*
- b. Farmland and Open Space Preservation Program Applications
 - i. Litchfield Township - Landis (Section 5 T5S R4W 26.51 acres m/l)
Program Type: Farmland Development Rights Agreement - *Motion by McLain to recommend approval of the application. Second by Scoville. Approved unanimously.*
- c. Farmland and Open Space Preservation Program Applications
 - i. Litchfield Township - Landis (Section 29 T5S R4W 80 acres m/l)
Program Type: Farmland Development Rights Agreement - *Motion by McLain to recommend approval of the application. Second by Reehl. Approved unanimously.*

- d. Farmland and Open Space Preservation Program Applications
 - i. Litchfield Township - Landis (Section 6 T5S R4W 47 acres m/l)
Program Type: Farmland Development Rights Agreement - *Motion by McLain to recommend approval of the application. Second by Lanius. Approved unanimously.*
- e. Farmland and Open Space Preservation Program Applications
 - i. Litchfield Township - Landis (Section 6 T5S R4W 13.98 acres m/l)
Program Type: Farmland Development Rights Agreement - *Motion by Reehl to recommend approval of the application. Second by Clark. Approved unanimously.*
- f. Litchfield Township Zoning - Ordinance 1A Update
 - i. 5.5.9.I. Solar Farms Small & Large Adopted: September 19, 2023
Effective: October 19, 2023 - *There was some discussion on the updated ordinance and concerns over the verbiage for the de-commissioning of the solar equipment. It was the consensus to have Commissioner Lanius share these concerns with Litchfield Township.*
- g. Somerset Township Zoning - Rezoning Request Parcel# 30 04 009 400 001
 - i. Application #260 (Applicant John Berro) Request Rezoning from C-2 (Commercial)/RM-1 (Multiple-Family Residential) to AG-1 (Agricultural) - *There was some discussion over the rezoning of the subject property with no objections from the County Planning Commission.*
- h. Adopt 2024 Meeting Schedule - *Motion by Clark to approve the 2024 meeting dates as presented. Second by Belson. Approved unanimously. A subsequent motion by McLain to alternate the starting times of each meeting between 7:00 pm and 1:00 pm. Second by Reehl. Approved Unanimously.*

The following is the adopted 2024 Regular Meeting Dates & Times of the Hillsdale County Planning Commission:

January 17, 2024 - 7:00 p.m.
 March 20, 2024 - 1:00 p.m.
 May 15, 2024 - 7:00 p.m.
 July 17, 2024 - 1:00 p.m.
 September 18, 2024 - 7:00 p.m.
 November 20, 2024 - 1:00 p.m.

All meetings will be held in the Conference Room at the County Office Building, 33 McCollum Street, Room 210, Hillsdale, Michigan, 49242. Meeting dates and times are subject to change and special meetings may be called.

10. Any Other Business/On-going Business

- a. Continued discussion on update of Master Plan
There was some discussion over the impact of the budget for 2024 and how the Planning Commission will proceed assuming the proposed budget gets adopted as presented. It was the consensus to invite Harmony Fierke-Gmazel from Michigan State University Extension to the January meeting to discuss the proposal she submitted for assistance in updating the master plan.

b. Review of members terms expiring at the end of 2023

- Townships (Carolan)
- Industrial & Economic Development (Smith)
- Environmental & Natural Resources (Clark)
- Citizen At-Large (Scoville)

-There was some discussion on the expiring member terms.

11. Public Comment - None

12. Adjournment - Motion to adjourn by Clark. Second by McLain. Approved unanimously to adjourn at 8:17 p.m.

Troy Reehl, Secretary

Recorded by: Nicolas Wheeler, Equalization Director, County of Hillsdale

DRAFT