

**CITY OF PLAINWELL
MINUTES
Planning Commission
January 6, 2016**

1. Vice-Chairman Sausaman called the meeting to order at 7:00 PM.
2. Pledge of Allegiance was given by all present.
3. Roll Call: Present: Chris Haas, Chris Slinkman, Gary Sausaman, & Carol Weaver.
Absent: Diana Lubic, Lori Steele & Jim Higgs.
4. Approval of Minutes – 12/2/15:
A motion by Slinkman supported by Haas to approve the 12/2/15 Meeting minutes as presented. On a voice vote, all in favor. Motion passed.
5. Chairperson’s Report:
None.
6. New Business:
Vice-Chair Sausaman moved this item to the end of the agenda because the petitioner was not in attendance.
7. Old Business:
None
8. Public Comment:
None
9. Reports and Communications:
Accepted the 11/23/15, & 12/14/15 Council Minutes
6. New Business:
A. The petitioners were still not in attendance, but two residents were in the audience for the public hearing regarding the re-zoning and special use for 607 N Main St.

A motion by Haas, seconded by Slinkman to open the Public Hearing at 7:08pm. All in favor, motion passed.

Ms. Nogle of 2nd Ave. spoke against the proposed rezoning. She stated that this is a residential area on 2nd Ave and feels it will increase traffic. She cited examples of semi-truck traffic and employees racing up the street on golf carts now. Her family has been residents of that neighborhood for 70 years. She addressed the history of her parents suing Boylan’s in 1981 and other issues in the past.

Ms. Madden also expressed concerns of changes to the neighborhood and asked if this will open up opportunities for further expansion with the C-2 zoning.

Commissioner Weaver stated that she lives in the apartments on 2nd Ave and has on occasion seen some of the employees being goofy on the golf carts, but doesn’t feel it was a big concern.

Ms. Nogle listed problems with snow plowing, visibility with the new sign and the increase in non-conformity to the zoning ordinances in the past as reasons not to approve the rezoning and special use application.

She presented two letters (see attached) for the official record in opposition.

There being no further comments.

A motion by Haas, supported by Slinkman to close the public hearing at 7:27pm. On a voice vote, motion carried.

Commissioner Slinkman asked for additional maps with property lines to be supplied with the application.

A motion by Slinkman, supported by Haas to postpone this issue until the 1/20/16 meeting so the additional information can be supplied and the petitioner is in attendance. On a voice vote, motion carried.

Clerk Farmer stated she would notify Ms. Nogle when the meeting was set.

10. Staff Comments:

None.

11. Commissioner Comments:

The Commissioners thanked Ms. Nogle and Ms. Madden for attending and encouraged them to let police know if there are visibility issues.

12. Adjournment:

A motion by Haas, supported by Sausaman to adjourn the meeting at 7:41pm. On a voice vote, Motion carried.

Minutes submitted by
Noreen A. Farmer
City Clerk

DEC 2015

TO THE PLANNING COMMISSION,

I AM WRITING THIS LETTER IN RESPONSE TO CHANGING ZONING OF 607 W MAIN, AS I AM UNABLE TO ATTEND I AM SENDING THIS LETTER TO YOU FOR YOUR CONSIDERATION.

AS THIS STREET (SECOND AVE) IS SUCH A QUIET NEIGHBORHOOD I WOULD HATE TO SEE IT CHANGE. WE DON'T WANT MORE TRAFFIC OR NOISE FROM REPAIRS OR PREPPING CARS FOR SALE AT ALL HOURS, AND DON'T WANT UNUSED OR UNSOLD CARS PARKED ALL OVER THE PLACE TO RESEMBLE A JUNK YARD.

THEREFOR I AM NOT IN FAVOR OF CHANGING THE ZONING FOR THIS BUSINESS OR ANY OTHER BUSINESS

THANK YOU

Kathleen Greenfield
LOT 28 BATCHELORS
AND DUNHAM'S
ADDITION
122 SECOND AVE

Janet C. Nogle, Esquire

P.O. Box 234 • Plainwell, Michigan, 49080-0234

January 6, 2016

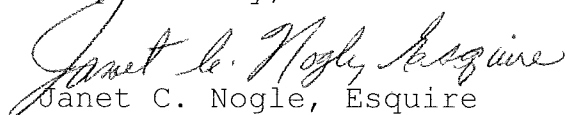
City of Plainwell
211 North Main Street
Plainwell, Michigan 49080
Attn: Planning Commission

SUBJECT: REZONING OF 706 NORTH MAIN STREET
PUBLIC HEARING OF JANUARY 6, 2016

As the Trustee for the owner of record for lots 29 and 30 of Batchelor-Dunham's Addition, (a/k/a 130 Second Avenue) zoned as Residential 1-A:

This letter will serve as notice that I want to go on record as being in opposition to the proposed changes in zoning and use, as stated in the Notification of Public Hearing.

Respectfully,


Janet C. Nogle, Esquire