

**CITY OF JONESVILLE
PLANNING COMMISSION
Minutes of April 14, 2021**

A City of Jonesville Planning Commission meeting was held on Wednesday, April 14, 2021 at the Jonesville Fire Station, 114 W. Chicago Street, Jonesville, MI. Chair Christine Bowman called the meeting to order at 7:00 p.m.

Present: Christine Bowman, Jerry Drake, Annette Sands, Jim Ackerson, Charles Crouch, Jim Taipalus, and Oliva Stemen.

Absent: None.

Also Present: Jeff Gray, James Donovan, Brandi Donovan, Alex Stemme and Lorelei Stemme.

Annette Sands led the Pledge of Allegiance and the moment of silence.

A motion was made by Annette Sands and supported by Jerry Drake to approve the agenda as presented. All in favor. Motion carried.

Jim Ackerson made a motion and was supported by Jim Taipalus to approve the minutes from February 10, 2021. All in favor. Motion carried.

The Public Hearing for the Special Land Use Request to conduct a group child care home with a capacity of up to 12 children in the residence located at 450 Greenbriar Place was opened at 7:02 p.m. There was no public comment. The Public Hearing was closed at 7:03 p.m.

After a brief discussion, a motion was made by Annette Sands and supported by Olivia Stemen to approve the Special Land Use request from Brandi Donovan to conduct a group child care home with a capacity of up to 12 children in the residence located at 450 Greenbriar Place. Approval is based on the application submitted with the request (including the building floor plans, property photographs, and narrative explaining compliance with Section 2.32 of the Zoning Ordinance), with a finding that the plan meets the Standards for Approval listed in Section 14.04 of the Zoning Ordinance. Approval is subject to the following conditions: 1. The Applicant shall comply with all State licensing requirements for a Group Day Care Home licensed for care of 7-12 children; the applicant shall maintain a copy of the approved State license on file with City Hall, and 2. The Planning Commission finds that a reduction in the 1,500 foot separation from another State-licensed facility is warranted, provided that the applicant continues to operate the Group Day Care Home in a manner that is consistent with the residential character of the neighborhood, as illustrated in the photographs submitted with the request. All in favor. Motion carried.

The Public Hearing for the Rezoning request of 360 E. Chicago Street from Single Family Residential (R-2) to Downtown Edge (D-2) was opened at 7:10 p.m. There was no public comment. The Public Hearing was closed at 7:11 p.m.

After a brief discussion, Jerry Drake made a motion and was supported by Charles Crouch to recommend that the City Council approve the request to rezone property located at 360 E. Chicago Street from R-2 (Residential) to D-2 (Downtown Edge). The Recommendation is made on the following basis: 1. The proposed zoning district is consistent with the Future Land Use Map in the Master Plan, 2. The proposed district is compatible with the uses in the vicinity of the site, and 3. Use and development of the property in the existing residential zoning district is

unlikely, given the unique character of the existing historic church building. All in favor.
Motion carried.

Updates were provided by Manager Gray on the following; renovation project of Citgo located at 475 E Chicago Street, bids for the street paving project were received this date, the 1st phase of the grant project to extend the broadband internet to the Industrial Park was started, the budget process is beginning, Spring Clean-up on May 1st, Klein Tool building update, new owners of 204 Olds Street.

The next scheduled meeting will be May 12, 2021 at 7:00 p.m.

The meeting was adjourned at 7:41 p.m.

Submitted by;

Cynthia D. Means
Clerk