




CITY OF JONESVILLE  
PLANNING COMMISSION AGENDA  
JUNE 13, 2018, 7:00 p.m.  
CITY HALL

1. CALL TO ORDER / PLEDGE OF ALLEGIANCE / MOMENT OF SILENCE
2. PUBLIC COMMENT
3. APPROVAL OF AGENDA
4. APPROVAL OF MINUTES
  - A. April 11, 2018 Meeting
  - B. May 8, 2018 Special Meeting
5. PUBLIC HEARING AND SUBSEQUENT ACTION
6. NEW BUSINESS
  - A. Economic Development Strategy
  - B. Master Plan Update
  - C. Redevelopment Ready Communities – Memorandum of Understanding
  - D. Review Capital Improvement Plan
7. OTHER BUSINESS
  - A. Project Updates
8. ADJOURNMENT - Next meeting Wednesday, July 11, 2018 at 7:00 pm

[Action Item]  
[Action Item]  
[Information]  
[Discussion]



To: Jonesville Planning Commission  
From: Jeffrey M. Gray, City Manager   
Date: June 7, 2018  
Re: Manager Report and Recommendations – June 13, 2018 Planning Commission Meeting

**6. A. Economic Development Strategy** **[Action]**

At the May 8<sup>th</sup> Special Meeting, the Planning Commission met with representatives of City Council, the Downtown Development Authority (DDA), Local Development Finance Authority (LDFA), and Zoning Board of Appeals (ZBA). The purpose of the meeting was to discuss development priorities and to develop a shared economic development strategy. A draft strategy was discussed at the meeting and a revised draft was distributed to board members in mid-May, with an opportunity to present any suggested amendments prior to the end of May. No additional comments were received. I would recommend that the Planning Commission consider a motion to adopt the document and to recommend that the other boards do the same. The adopted document will be incorporated into the Master Plan Update. *Please refer to the attached Economic Development Strategy.*

**6. B. Master Plan Update** **[Action]**

Grant Bauman, with Region 2 Planning Commission, will attend to review next steps in the completion of the update to the Master Plan. Mr. Bauman has prepared the attached updates to Chapters 2 and 3, as well as Appendix A. The purpose of the meeting will be to review the chapters completed to date and to begin a discussion of plan goals and implementation. The attached copy of Chapter 4 is not revised, but is a copy of the text from the current plan. Mr. Bauman has included this chapter to facilitate discussion of the new goals for the plan. Staff will also send the previously completed background information chapters via email so that the Planning Commission may review and offer any comments for amendments.

I am hopeful that we will be able to wrap up the updates to the Master Plan early in the new fiscal year that begins on July 1. Please refer to the attached copies of proposed *Chapters 2 and 3 and Appendix A, as well as the former Chapter 4 related to plan goals.*

**6. C. Redevelopment Ready Communities – Memorandum of Understanding** **[Information]**

The City has recently received the attached Memorandum of Understanding with the Michigan Economic Development Corporation (MEDC). Execution of the MOU is the next step in engagement in the Redevelopment Ready Communities program. The MOU will be presented to Council at their meeting on June 20<sup>th</sup>. They will be asked to consider a motion to authorize the City Manager to execute the document. I thought that it would be beneficial for the Planning Commission to be aware of the City's obligations in committing to the RRC program. *Please refer to the attached Memorandum of Understanding with the MEDC.*

**6. D. Review Capital Improvement Plan** **[Discussion]**

The City is in the process of developing the Fiscal Year 2018-19 Budget that will take effect on July 1, 2018. A part of that process will be the development of a five-year Capital Improvement Plan (CIP) that is used to plan for likely future projects. I have attached a draft copy of the CIP that will be considered at the City Council budget public hearing on June 20<sup>th</sup>.

The document is presented to the Planning Commission in context to your function in considering the long-term development of the City. You will note that projects are described in each of the major funds

that are included in the City budget and are broken broadly into categories of the General Fund, Public Works and Streets, and Water and Waste Water.

The CIP includes a couple of key first steps in implementing recent planning projects. Page 11 calls for the development of concept plans for the Wright Street and Carl Fast parks. This project was called for in the adoption of the recently completed Recreation Master Plan. A feasibility study for the Klein Tool building is addressed on the next page. This, of course, comes from the top community priority in the current Master Plan update.

I will be prepared to provide an overview of the planned projects at the Planning Commission meeting. *Please refer to the attached Capital Improvements Plan.*

**7. A. Project Updates**

This section of the agenda is reserved for an update on current and pending projects in the City.