



PLANNING COMMISSION MEETING AGENDA
JONESVILLE CITY HALL | 265 E. CHICAGO STREET | JONESVILLE, MI
SEPTEMBER 10, 2025 - 7:00 P.M.

- 1. CALL TO ORDER / PLEDGE OF ALLEGIANCE / MOMENT OF SILENCE**
- 2. APPROVAL OF AGENDA** [Action Item]
- 3. PUBLIC COMMENT**
- 4. APPROVAL OF MINUTES**
 - A. August 13, 2025 Meeting [Action Item]
- 5. PUBLIC HEARING AND SUBSEQUENT ACTION**
 - A. Ordinance No. 226 – Zoning Ordinance Recodification [ROLL CALL][Action Item]
- 6. UNFINISHED BUSINESS**
 - A. None
- 7. NEW BUSINESS**
 - A. None
- 8. OTHER BUSINESS**
 - A. Project Updates
- 9. ADJOURNMENT – Next meeting Wednesday, October 8, 2025 at 7:00 p.m.**

**CITY OF JONESVILLE
PLANNING COMMISSION
Minutes of August 13, 2025**

A City of Jonesville Planning Commission meeting was held on Wednesday, August 13, 2025 at the Jonesville City Hall, 265 E. Chicago Street, Jonesville, MI. Vice Chair Kayla Thompson called the meeting to order at 7:00 p.m.

Present: Kayla Thompson, Jim Ackerson, Chad Benson, and Brenda Guyse.

Absent: Christine Bowman, Ryan Scholfield, and Ken Koopmans.

Also Present: Jeff Gray, and Charles Crouch.

Kayla Thompson led the Pledge of Allegiance and the moment of silence.

A motion was made by Brenda Guyse and supported by Jim Ackerson to approve the agenda as presented. All in favor. Absent: Christine Bowman, Ryan Scholfield, and Ken Koopmans. Motion carried.

There were no public comments.

An amendment to the minutes of the April 9, 2025 meeting to show the arrival time of Kayla Thompson to be noted beside the absence. Jim Ackerson motioned to approve the minutes as amended and supported by Chad Benson. All in favor. Absent: Christine Bowman, Ryan Scholfield, and Ken Koopmans. Motion carried.

A motion was made by Brenda Guyse and supported by Chad Benson to schedule a public hearing for Wednesday, September 10, 2025 at 7:00 p.m. at the Jonesville City Hall for the purpose of considering action on Ordinance No. 226 to recodify the Zoning Ordinance. All in favor. Absent: Christine Bowman, Ryan Scholfield, and Ken Koopmans. Motion carried.

Manager Gray gave updates on the Highway Commercial Zoning.

A letter was received from Ken Koopmans with his resignation from the Planning Commission effective immediately. Brenda Guyse made a motion and supported by Jim Ackerson to accept with regret. All in favor. Absent: Christine Bowman, Ryan Scholfield, and Ken Koopmans. Motion carried.

Manager Gray and Superintendent Crouch provided updates.

The next meeting is scheduled for Wednesday, September 10, 2025 at 7:00 p.m.

The meeting was adjourned at 7:50 p.m.

Submitted by,

LaNae Baker
Deputy Clerk



To: Jonesville Planning Commission
From: Jeffrey M. Gray, City Manager 
Date: September 5, 2025
Re: Manager Report and Recommendations – September 10, 2025 Planning Commission Meeting

7. A. Public Hearing – Ordinance No. 226 – Zoning Ordinance Recodification [Action]

This is the time reserved on the agenda for the purpose of receiving public comments on the proposed Ordinance No. 226 that would recodify the City's Zoning Ordinance. Notice of the hearing has been provided in the Hillsdale Daily News and the City website, in accordance with State statute. No comments have been received as of the writing of this report. Following the receipt of public comments, the Planning Commission may take action to approve, deny, or postpone action on the Ordinance to receive additional information.

The Planning Commission will recall that the purpose of recodification is to accomplish the following:

1. Update outdated references to the "Village of Jonesville" to the City of Jonesville.
2. Remove regulatory references to Fayette Township, since the two communities are no longer maintaining and updating the Zoning Ordinance as a collaborative ordinance.
 - a. These amendments include deleting the Agricultural and Rural Residential zoning districts that exist only in Fayette Township, and deleting Fayette Township sign regulations in Chapter 16. The City of Jonesville sign regulations are in Chapter 19.
3. Add amendments that have taken place since the last update in 2013.
 - a. These include amendments for electronic signs, encroachments in front yards, updated bed and breakfast regulations, accessory dwelling units, and marijuana regulations.

The definition of "Public Utility" has also been updated, as identified by the Planning Commission at the August 13th meeting.

Due to file size, the recodified ordinance is not included in the packet, but can be found on the City website, here: [Draft Recodified Zoning Ordinance](#).

Attorney Lovinger has prepared the attached adoption ordinance. The Planning Commission action will be a recommendation to the City Council, who will also hold a public hearing on the ordinance. A motion and roll call vote are necessary to act on the Ordinance. *Please refer to Ordinance No. 226 and the notice of public hearing.*

8. A. Project Updates

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

**CITY OF JONESVILLE
ORDINANCE NO. 226**

AN ORDINANCE ADOPTING AND ENACTING A RECODIFIED ZONING ORDINANCE FOR THE CITY OF JONESVILLE, MICHIGAN; PROVIDING FOR THE REPEAL OF CERTAIN ORDINANCES NOT INCLUDED THEREIN; PROVIDING A PENALTY FOR THE VIOLATION THEREOF; PROVIDING FOR THE MANNER OF AMENDING SUCH CODE; AND PROVIDING WHEN SUCH CODE AND THIS ORDINANCE SHALL BECOME EFFECTIVE.

THE CITY OF JONESVILLE ORDAINS:

Section 1. **Short Title.** This ordinance shall be known as the "City of Jonesville Zoning Ordinance Recodification adopting ordinance" and may be so cited.

Section 2. **Adoption of Code.** The Code entitled the "City of Jonesville Zoning Ordinance" is adopted.

Section 3. **Repealer.** All ordinances of a general and permanent nature enacted on or before the effective date of this ordinance and not included in the Code or recognized and continued in force by reference therein, are repealed.

Section 4. **Prior Ordinances not Revived.** The repeal provided for in section 3 hereof shall not be construed to revive any ordinance or part thereof that has been repealed by a subsequent ordinance that is repealed by this ordinance.

Section 5. **Code Additions or Amendments.** Additions or amendments to the Code when passed in such form as to indicate the intention of the City to make the same a part of the Code shall be deemed to be incorporated in the Code, so that reference to the Code includes the additions and amendments.

Section 6. **Later Ordinances.** Ordinances adopted after the effective date of this ordinance that amend or refer to ordinances that have been codified in the Code shall be construed as if they amend or refer to like provisions of the Code.

Section 7. **Publication and Effective Date.** This Ordinance shall become effective on the date of publication in a newspaper of general circulation.

YEAS:

NAYS:

ABSENT:

ORDINANCE DECLARED ADOPTED ON _____, 2025.

Gerald E. Arno, Mayor

Cynthia D. Means, Clerk

CERTIFICATION

I, Cynthia D. Means, being the Clerk of the City of Jonesville, do hereby certify that the foregoing is a true and correct copy of the City of Jonesville Ordinance No. 226, passed on the ____ day of _____, 2025. Further, I certify I caused the same to be published in a newspaper of general circulation within fifteen (15) days after adoption by the City Council of the City of Jonesville, County of Hillsdale and State of Michigan.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this ____ day of _____, 2025_____.

Cynthia D. Means, Clerk



CITY OF JONESVILLE

NOTICE OF PUBLIC HEARING

The Jonesville Planning Commission will hold a public hearing on Wednesday, September 10, 2025 at 7:00 p.m. at the Jonesville City Hall, 265 E. Chicago Street, Jonesville, Michigan, for the purpose of hearing comments on Ordinance No. 226; An Ordinance to allow for Zoning Ordinance Recodification:

1. Update outdated references to the “Village of Jonesville” to the City of Jonesville.
2. Remove regulatory references to Fayette Township, since the two communities are no longer maintaining and updating the Zoning Ordinance as a collaborative ordinance.
 - a. These amendments include deleting the Agricultural and Rural Residential zoning districts that exist only in Fayette Township, and deleting Fayette Township sign regulations in Chapter 16. The City of Jonesville sign regulations are in Chapter 19.
3. Add amendments that have taken place since the last update in 2013.
 - a. These include amendments for electronic signs, encroachments in front yards, updated bed and breakfast regulations, accessory dwelling units, and marijuana regulations.

Copies of the proposed ordinance and the recodification zoning ordinance are available at City Hall or online at www.jonesville.org. Please submit written comments to City Hall, 265 E. Chicago Street, Jonesville, MI 49250 or via email to clerk@jonesville.org no later than September 9, 2025.

Individuals with disabilities requiring auxiliary aids or services should contact the City of Jonesville in writing at the above addresses or by calling (517) 849-2104.

LaNae Baker, Deputy Clerk
City of Jonesville