

**Village of Pinckney**  
**Planning Commission Meeting**

**Minutes**

**December 7, 2009**

**Call to Order:** Chairman Gergel called the meeting to order at 7:02 pm.

**Roll Call:** Present - Michael Gergel, Robert MacDonald, Dan Krueger, Reed Starkey, Alison Austin, Eric Wubberhorst and Richard Helfer.

The Pledge of Allegiance was recited.

**Approval of the Agenda:**

**Moved** by Commissioner Austin, seconded by Commissioner Helfer, to approve tonight's agenda as presented. **The motion carried unanimously**

**Approval of the October 5, 2009 Minutes:**

**Moved** by Commissioner Helfer, seconded by Commissioner MacDonald, to approve the October 5, 2009 minutes as presented. **The motion carried unanimously.**

**Reports:**

**Chairperson:** Chairman Gergel introduced Eric Wubberhorst, the newest Planning Commissioner. Commissioner Starkey will remain on the Planning Commission until a new member is found. The Village has received three applications. He also introduced Andrea Bibby from Carlisle Wortman. She is the new planner.

**Secretary-Correspondence:** Commissioner MacDonald had nothing to report this evening.

**Zoning Administrator:** Mr. Martel has updates for the zoning ordinance book for each Commissioner, which includes all of the updates that have been made recently.

He advised that the establishment of the R1A Zoning District is on tonight's agenda again this month as the Village Attorney feels that when this was voted on at the last meeting, all of the other areas of the ordinance that this addition affects were not discussed so he feels it should be presented and voted on again.

**Village Planner:** Ms. Andrea Bibby introduced herself. Paul Siersma is no longer with Carlisle Wortman so she will be the new representative for the Village of Pinckney and will attend the Planning Commission meetings.

## **Public Forum**

Chairman Gergel opened the Public Forum at 7:12 pm with no response.

## **Public Hearing**

### Establishment of a 1-acre Residential District

Chairman Gergel opened the Public Hearing at 7:12 pm with no response.

## **Agenda**

### Establishment of a 1-acre Residential District

The Planning Commission reviewed all of the changes that will be made to Section 152 with the establishment of the 1-acre Residential District (R1A).

**Moved** by Commissioner Austin, seconded by Commissioner Helfer, to adopt the 1-acre Residential District. **The motion carried unanimously.**

### 2010 Planning Commission Meeting Dates

It was decided to change the date of the July 5, 2010 meeting to Wednesday, July 7<sup>th</sup> due to the holiday.

**Moved** by Commissioner Helfer, seconded by Commissioner Austin, to adopt the Planning Commission meeting schedule for 2010 as amended. **The motion carried unanimously.**

### Discussion about the possible need to add an “Abandoned Residential Property Registration and Maintenance” Ordinance

Commissioner Helfer asked to have this item on tonight’s agenda. Other communities have adopted similar ordinances to address the issue of foreclosures and/or abandoned properties. This will require these homes to be registered with the Village and will allow the Village to ensure that they are maintained.

Commissioner Austin stated that the Village Council has asked the Planning Commission to “watch their spending”, especially when it relates to Carlisle / Wortman. Is this something that the Planning Commission wants to spend money on?

Commissioner Helfer suggested the Planning Commissioners review the sample ordinance he provided from Farmington and provide their comments at the next meeting.

Ms. Bibby does not feel this would be much work as there are many ordinances from

other municipalities already in place that can be used to establish the ordinance for the Village. She can review it for minor changes relative to the Village. She does not want budgetary restraints to prohibit the Village establishing this ordinance.

Commissioner Krueger suggested having Commissioner MacDonald speak to the Village Council to determine if they agree with the Planning Commission pursuing this.

Commissioner Austin questioned if this ordinance will be able to be enforced. She is not comfortable with establishing ordinances that cannot be enforced. She also questioned if the Village's current blight ordinance can be used for this same purpose. Commissioner Starkey agrees.

Ms. Bibby can research other communities who have this ordinance in place and find out how effective it has been for them and provide feedback at the next Planning Commission meeting.

**Moved** by Commissioner MacDonald, seconded by Commissioner Austin, to table this issue for further research and discussion. **The motion carried unanimously.**

### **Public Forum**

Chairman Gergel opened the public forum at 7:46 pm with no response.

### **Member Discussion**

Commissioner MacDonald asked the Planning Commissioners to provide him with their e-mail addresses.

Commissioner Helfer stated that the City of Royal Oak has passed an ordinance governing the growing and distribution of medical marijuana. He feels this is something the Village of Pinckney should begin to think about with the possibility of allowing it only in certain zoning districts, such as the CBD.

**Adjournment:** **Moved** by Commissioner Helfer, seconded by Commissioner Starkey, to adjourn the meeting at 8:03 pm. **The motion carried unanimously.**