

**Village of Pinckney
Planning Commission Meeting
November 5, 2007**

Call to Order: Chairperson Pro-Tem Powell called the meeting to order at 7:35 pm.

Roll Call: Present - Don Bego, Nancy Powell, Robert MacDonald, Reed Starkey and Mike Gergel. Absent – Dan Krueger and Allison Austin

The Pledge of Allegiance was recited.

Approval of the Agenda:

Moved by Commissioner Gergel, seconded by Commissioner Bego, to approve the agenda as presented. **The motion carried unanimously.**

Approval of October 1, 2007 Minutes:

Mr. Martel noted that Mr. Houston's name should be changed to "Fuson". Also, he believes that when Mr. Fuson spoke at the Public Forum, he was referring to all outbuildings, and not just sheds in particular. **Moved** by Commissioner Starkey, seconded by Commissioner Bego, to approve the minutes as amended. **The motion carried unanimously.**

Reports:

Chairperson: Chairperson Austin was not present this evening.

Secretary-Correspondence: Board Member MacDonald had no correspondence to report this evening.

Zoning Administrator: Mr. Martel advised that 721 E. Main is still not ready to come before the Planning Commission, which is why they were taken off tonight's agenda. There are still outstanding issues with the DPW and the engineer.

Livingston Planners: Mr. Barb was not present this evening.

Public Forum: Chairperson Pro-Tem Powell opened the Public Forum at 7:43 pm with no response.

Public Hearing – Sheds: Chairperson Pro-Tem Powell opened the public hearing regarding the zoning amendment for sheds at 7:44 with no response.

Agenda

ZO Amendments – Sheds

Mr. Martel referred to a letter from Richard Helfer, the Village's ZBA President, suggesting the Planning Commission revise the ordinance to allow a five-foot back yard

setback for outbuildings. This will eliminate many requests that come before the ZBA.

Commissioner Powell feels the five-foot side and rear yard setback is a good idea.

Mr. Martel suggested that the language of “back yard” be added as well as a limit of ten feet in height to stay in line with the County’s requirements. All commissioners agree.

There was a brief discussion regarding the definition of a shed in the ordinance. It was decided to change the definition from “100 square feet or less with a permanent foundation used primarily for the purpose of storage” to “200 square feet or less”, deleting the requirement for a permanent foundation and the primary use of storage.

Moved by Commissioner Starkey, seconded by Commissioner Bego, to recommend to the Village Council approval of the zoning amendment with the following changes:

- Add a 10-foot height limit
- Restrict sheds to the back or side yard
- Change definition from “100 square feet or less with a permanent foundation used primarily for the purpose of storage” to “200 square feet or less”.
- Include an effective date at the bottom of the amendment.

The motion carried unanimously.

Update on Master Plan

Mr. Martel distributed a letter from Carlisle/Wortman summarizing the open house, including a list of the comments that were received from residents.

Commissioner Powell suggested each commissioner read the comments and provide feedback at the next meeting.

There was a discussion regarding the lack of attendance at the open house and other ways to get feedback and opinions from residents (i.e. placing the comment sheets at libraries, churches, local businesses, etc.).

Public Forum: Chairperson Pro-Tem Powell opened the Public Forum at 8:43 pm with no response.

Member Discussion: No Commissioner had items for discussion this evening.

Adjournment: **Moved** by Commissioner Starkey, seconded by Commissioner MacDonald, to adjourn the meeting at 8:44 pm. **The motion carried unanimously.**