

_____ o'clock p.m. Chairperson _____ calls the meeting of the Planning Commission to order.

1. ROLL CALL

PRESENT: Buechler (C) , Hilton (VC) , Koob , Mills (S) , Muir , Oprita , Gerstenberger

ABSENT: Buechler (C) , Hilton (VC) , Koob , Mills (S) , Muir , Oprita , Gerstenberger

ALSO PRESENT:

2. APPROVAL OF AGENDA: February 13, 2024

Motion by _____, supported by _____, to approve the agenda as printed and posted or with additions/deletions/changes.

Vote, /

3. APPROVAL OF MINUTES: January 9, 2024

Motion by _____, supported by _____, to approve the minutes as presented/with corrections.

Vote, /

4. REPORT FROM TOWNSHIP BOARD REPRESENTATIVE: Clerk Robert Buechler

5. REPORT FROM ZBA REPRESENTATIVE: Nathan Oprita

6. PUBLIC COMMENT

If you are speaking to a Public Hearing on this agenda, please hold those comments until the public comment portion for the specific Public Hearing. Please be respectful of the person speaking. Comments made inaudible on the recording by background sounds such as whispering, clapping, or interrupting cannot be made part of the official minutes. Public Comment is not a question and answer format.

- Complete a Citizen Comment Card and give to the Chairperson.
- Address the Planning Commission Chair only.
- When called, please stand at the podium and speak your name and address clearly for the record.
- Each person will be permitted to speak one time for 3 minutes. Yielding time is not permitted.

7. PUBLIC HEARING:

ITEM 7-1 REQUEST TO REZONE FROM AG AGRICULTURAL TO R-2 TWO-FAMILY RESIDENTIAL

<i>Property Owner</i> Remberto Campos	<i>Applicant (If Not Owner)</i> Owner	
<i>Current Zoning of Property</i> R1B – Single Family Residential	<i>Parcel Identification Number(s)</i> 74-20-021-3027-000	
<i>Proposed Zoning of Property</i> C1 – Neighborhood Commercial	<i>Street Address or Location:</i> 4007 Pine Grove Road	
<i>Fort Gratiot Master Plan Zoning Designation</i> Low Density Residential	<i>Total Acreage of Site:</i> 0.719 acres	<i>Total Acreage to Rezone:</i> 0.719 acres

PROPERTY OWNER/APPLICANT PRESENTATION: Citizens will be given an opportunity to speak during the Public Hearing Comment segment following the applicant’s presentation.

Motion by _____, supported by _____, to open the public hearing for Item 7-1 at _____ P.M.
Voice Vote, /

PUBLIC HEARING CITIZEN COMMENT:

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Written Correspondence Received:

Motion by _____, supported by _____, to close the public hearing for Item 7-1 at _____ P.M. Voice Vote, /

BOARD DISCUSSION: *There is no further Public Comment. Board member only deliberations begin at this time.*

Motion by _____, supported by _____, to recommend approval/denial of, or postpone until _____, the request to rezone 4007 Pine Grove Road, parcels 74-20-021-3027-000, from R1B – Single Family Residential to C1 – Neighborhood Commercial for, for the following reasons and, if applicable, conditions:

Reasons for decision:

Conditions, if any:

Roll Call Vote: Hilton _____, Koob _____, Mills _____, Oprita _____, Gerstenberger _____, Muir _____, and Buechler _____

8. **UNFINISHED BUSINESS:** None

9. **NEW BUSINESS:** None

10. **COMMISSIONER UPDATES:**

11. **ADJOURNMENT**

Motion by _____, supported by _____, to adjourn. Voice Vote, _____. Time, _____ P.M.

Fort Gratiot Charter Township complies with the Americans with Disabilities Act. If auxiliary aids or services are required at the meeting for individuals with disabilities, please contact the Fort Gratiot Clerks office, 3720 Keewahdin Road, Fort Gratiot, Michigan 48059 or by calling (810) 385-4489, three days prior to meeting date.