
PITTSFIELD TOWNSHIP PLANNING COMMISSION MINUTES

Members Present: Matthew Payne, Deborah Williams, Stanley Young, George Ralph, Yameen Jaffer, Roland Kibler

Members Absent: Ann Harris

Others Present: Lauralyn Bottom, Christina Lirones, Laura Kreps, Township Planning Consultant, Jason Dane, Recording Clerk.

1.0 Call Meeting to Order at 6:30 p.m. / Determination of a Quorum

Chairperson Payne called the meeting to order at 6:30p.m. A quorum was present.

2.0 Pledge of Allegiance

Chairperson Payne led the Pledge of Allegiance.

3.0 Approval of Agenda

Motion by Commissioner Williams supported by Commissioner Ralph to approve agenda as written.

MOTION CARRIED

4.0 Approval of Prior Minutes

4.1 Regular Minutes of January 27, 2022

Motion by Commissioner Williams supported by Commissioner Young to approve the Regular Meeting Minutes of January 27, 2022.

MOTION CARRIED

5.0 Public Comment

None

6.0 Public Hearings

6.1 RZ 21-05 5801 State Street Swim School Rezoning
Public Hearing for a Conditional Rezoning
5801 State Street (L-12-21-300-012)

Laura Kreps, Township Planning Consultant, presented the project. The property is currently zoned agricultural and the applicant is seeking a conditional rezoning to the business district. They are proposing to use this as a swim school with an attached physical therapy center with additional medical office space. This rezoning would comply with the Master Plan. Planning Commission can recommend approval or postpone action and request the applicant consider additional uses.

Christina Lirones, 151 E. Textile Rd, stated that she feels the use is fine but access to the site seems difficult. Would ask that part of the discussion include an entrance form the Hines Business Park side. Does not see how it would work otherwise.

Motion by Commissioner Williams, supported by Commissioner Ralph to close the Public Hearing.

7.0 Old Business

8.0 New Business

8.1 RZ 21-05 5801 State Street Swim School Rezoning Public Hearing for a Conditional Rezoning 5801 State Street (L-12-21-300-012)

Lauralyn Bottom, stated there was talk to incorporate an additional entryway and they have looked into it. They have also looked into an unused driveway at the nearby Google offices that could potentially be used as an access point as well.

No additional discussion was held.

Motion by Commissioner Williams, supported by Commissioner Jaffer to direct Staff to draft the required resolutions of approval for RZ 21-05 5801 State Street Swim School Rezoning

ROLL CALL

YES: JAFFER, WILLIAMS, YOUNG, KIBLER, RALPH, PAYNE
NO: None
ABSENT: HARRIS
ABSTAIN: None

MOTION CARRIED

8.2 Master Plan Discussion

Laura Kreps, Township Planning Consultant, presented the Master Plan Draft revisions. Included in the packet today is just the updated revisions to the Master

Plan. A letter is going to be sent out to all the affected properties. In addition to the properties changing in the Master Plan designation, anyone within 500 feet of those properties will also get a notification so they are made aware of the modifications made to the Master Plan. The changes are mainly focused around the mixed-use districts, sustainability, equity and transit. The objective of today is to forward this to the Township Board if the Planning Commission finds the revisions sufficient.

Commissioner Kibler stated that the topic of sustainability, specifically electric vehicles and solar panels are mentioned but he would still like to see a little more of it included.

Laura Kreps, Township Planning Consultant re-affirmed that this is not a final copy and advised that Commissioners should still look it over and find ways to make it better.

Chairperson Payne described this document as a visionary statement. There is still a lot of review that goes into it and is in favor of getting this to public comment.

Motion by Williams, supported by Young, to forward draft Master Plan to the Township Board for public distribution.

ROLL CALL

YES: KIBLER, PAYNE, WILLIAMS, JAFFER, YOUNG, RALPH
NO: None
ABSENT: HARRIS
ABSTAIN: None

MOTION CARRIED

9.0 Planner's Report

9.1 Annual Report

Laura Kreps, Township Planning Consultant presented the Annual Report. 80 motions were made last year and all meetings were held. The Township has been very busy and will continue to be through 2022.

Motion by Williams, supported by Jaffer to forward Annual Report to the Township Board for consideration.

ROLL CALL

YES: PAYNE, RALPH, KIBLER, YOUNG, WILLIAMS, JAFFER
NO: None
ABSENT: HARRIS
ABSTAIN: None

MOTION CARRIED

9.2 Election of Officers

Deborah Williams nominated to elect Matthew Payne for chairperson with support from Yameen Jaffer.

Motion Passed Unanimously

Roland Kibler nominated to elect Ann Harris for Vice-Chairperson with support from Stanley Young.

Motion Passed Unanimously

George Ralph nominated to elect Deborah Williams for Secretary with support from Stanley Young.

Motion Passed Unanimously

11.0 Chairperson's Report

None

12.0 Commissioner's Report

None


13.0 Public Comment II


None

14.0 Adjournment

Motion by Commissioner Jaffer seconded by Commissioner Kibler to adjourn the meeting.

Chairperson Payne adjourned the meeting at 6:45 p.m.


Deborah Williams, Secretary


March 3, 2022

Please Note: This meeting is being recorded

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