

Planning Commission Meeting Minutes
Hillsdale City Hall
Council Chambers
August 17, 2022
5:30 pm

I. Call to Order

Meeting opened at 5:30 pm followed by the Pledge of Allegiance, and Roll Call.

II. Members Present

- A. Members Present: Chairman Eric Moore, Commissioner William Morrisey, Commissioner Penny Swan, Commissioner Kerry Laycock, Commissioner Elias McConnell
- B. Public Present: Zoning Administrator Alan Beeker, Michelle Loren, Jack McLain
- C. Members Absent: Secretary Jacob Parker, Vice Chair Ron Scholl

III. Public Comment

Jack McLain suggested that if a neighbor does not desire the fence between zoning districts, the fence should not be required. He also noted that the college ball park lights were taller than allowed in Sec. 36-631 and was still approved. Commissioner Laycock pointed out that the ball park lights are not parking lot lights. Mr. McLain also thinks that the ZBA is not being properly utilized.

IV. Consent Agenda and Minutes

Motion to approve the Consent items as presented made by Commissioner Swan, seconded by Commissioner Morrisey, motion approved unanimously.

V. Public Hearing

A. Opened at 5:37 pm

B. Discussion

- a. Started with Sec. 36-150, no public comment
- b. Next with Sec. 36-631, no public comment
- c. Next with Sec. 36-681
 - 1. Chair Moore noted that in the Wall and Fence Height Requirements table, Numbers 9 and 12 should include Side Yard.
 - 2. Commissioner Morrisey noted in the same chart Number 3 height should read Four to Six feet high.

C. Closed at 5:48 pm

Motion to recommend as amended Secs. 36-150, 36-631 and Sec. 36-681 to Council for adoption made by Chair Moore, support by Commissioner Swan. Motion passed.

VI. Old Business

No Old Business

VII. New Business

A. Baw Beese Park System Project Plan

- a. Michelle Loren, City Recreation Director, explained that the City has discussed updating the playground equipment in order to bring them up to code. The current equipment is grandfathered as long as it is maintained and not moved.
- b. In order to be more inclusive for those disabled. The City has begun by replacing swing sets. Add “expression swings” to Sandy Beach, Owen Memorial and Waterworks parks. During a grant application, the grantor asked if the City would create a plan that encompassed all of the parks starting with the Baw Beese Lake parks.
- c. Eric was impressed that the vintage equipment currently in our parks is so well maintained.
- d. Kerry asked to add some notes to find an alternate location for the vintage equipment that is to be removed so that is not just scrapped.
- e. The plan helps create an inventory and phasing plan.
- f. Kerry asked about the trail expansion and connection to Jonesville.
- g. Michelle explained that the plan has been downgraded and split into smaller project pieces. The matches were overwhelming and the fund raising did not meet the need.
- h. The proposed 18-hole disc golf course would allow the pro leagues to have a better place to play. It could also host tournaments in the future. The existing 9-hole course would be utilized by amateurs.

Motion to recommend the amended plan to Council for adoption by Commissioner Swan, Commissioner Laycock seconded. Motion passed.

VIII. Zoning Administrator Report

- Alan gave a brief update for the upcoming Train Excursion that will be stopping in Hillsdale on August 27 & 28.
- Alan gave a brief update of the Meijer project. The Commission will be reviewing the plans at the September meeting.

IX. Commissioner’s Comments

No commissioner comment

X. Public Comment

No public comment.

XI. Adjournment

Commissioner Swan moved adjourn the meeting, Commissioner Laycock seconded. Motion passed unanimously. Meeting adjourned at 6:22 pm.

XII. Next meeting: September 21, 2022 at 5:30 pm.