

**Village of Baldwin
Planning Commission
September 21, 2020
Regular Meeting Minutes
(approved)**

CALL TO ORDER

Roll Call: Jane Allison called the Meeting to order at 7:02 PM at the Baldwin Village offices with commissioners:

Present: Jane Allison, Clarence Vicent, Charles Mack, Nate Barker, Tamara Pore' (arrived 7:05), and Kelsey Bennett (arrived 7:07)

Absent: vacancy

Village Staff Present: Robert Toland, Village Planner/Zoning Administrator

Acknowledgment of Visitors: Joe Dukes, Denise Dukes, George Calas

GENERAL BUSINESS

Approval of Agenda: A motion to approve the agenda was offered by Clarence Vicent and supported by Nate Barker. Motion carried.

Approval of Minutes: A motion to approve the minutes of **August 17, 2020**, was offered by Nate Barker and supported by Charles Mack. Motion carried.

Communications: None

PUBLIC COMMENT

None

COMMISSIONER'S COMMENTS

None

PUBLIC HEARING

None

OLD BUSINESS

A. Master Plan Update – Minor revisions were suggested to Chapters 7 & 8 of the Master Plan. Chapter 9 was distributed for discussion at the October meeting. The adjustments to the Future Land Use map were discussed and no further changes recommended. The schedule for the Plan approval was discussed.

B. Wellhead Protection Plan Implementation – The final draft version of the WHPP was submitted to EGLE but final approval of the plan has not been received. Once that is received it will be posted on the website and Fishbeck will be invited to a Village Council

meeting and public forum to discuss the final recommendations.

C. Recreation Plan – The updating of the Recreation Plan will begin in 2021.

D. Hill Property – It was suggested that communication be sent to the Hill family who owns the old pallet factory reminding them that it is still zoned industrial and the proposed future use is multi-family residential and that any other use of the property is a violation.

NEW BUSINESS

A. Dukes Used Car Lot Site Plan Review – An application for Site Plan Review was received this day and the applicant was in attendance to discuss the application. It was noted that multiple copies of the site plan were required, and the relevant sections of the Zoning Ordinance identified.

ADJOURNMENT

A motion to adjourn was offered by Nate Barker and supported by Kelsey Bennett. Motion carried. Meeting adjourned at 7:56 PM.

Meeting Schedule: The next regular meeting is scheduled for October 19, 2020 at 7:00 P.M.

Respectfully submitted,
Robert Toland, Village Planner
for
Kelsey Bennett, Secretary