

MINUTES
REGULAR MEETING OF THE OWOSSO PLANNING COMMISSION
Monday, January 23, 2023 – 6:30 P.M.

CALL TO ORDER: Chairman Wascher called the meeting to order at 6:30 p.m.

PLEDGE OF ALLEGIANCE: Recited

ROLL CALL: Tanya Buckelew

MEMBERS PRESENT: Secretary Fear, Vice-Chair Livingston, Commissioners Martin, Schlaack, Taylor and Chairman Wascher

MEMBERS ABSENT: Commissioners Jenkins, Law and Robertson

OTHERS PRESENT: Tanya Buckelew, Planning & Building Director & Justin Sprague, CIB Planning

APPROVAL OF AGENDA:

MOTION BY VICE-CHAIR LIVINGSTON, SUPPORTED BY SECRETARY FEAR TO APPROVE THE AGENDA FOR January 23, 2023.

YEAS ALL. MOTION CARRIED.

APPROVAL OF MINUTES:

MOTION BY VICE-CHAIR LIVINGSTON SUPPORTED BY COMMISSIONER MARTIN TO APPROVE THE MINUTES FOR THE November 28, 2022 MEETING.

YEAS ALL. MOTION CARRIED.

ITEMS OF BUSINESS:

1. Planning Commission Annual Report for 2022

Discussion held on the contents of the report.

MOTION BY VICE-CHAIR LIVINGSTON SUPPORTED BY COMMISSIONER TAYLOR TO APPROVE THE 2022 PLANNING COMMISSION ANNUAL REPORT AND REFER TO CITY COUNCIL FOR REVIEW AND APPROVAL.

YEAS ALL. MOTION CARRIED.

2. Zoning Ordinance Full Re-Write Review and Discussion

Various chapters have been presented to the Planning Commission for review and discussion including the following -

Article I.	Title, Purpose and Authority
Article II.	General Provisions
Article XII.	Planned Unit Development, PUD Overlay
Article XVI.	Rezoning, Zoning and Master Plan Amendment Review

- Article XVII. Nonconforming Uses, Structures and Lots
- Article XVIII. Condominium Development Standards
- Articles XIX. Off Street Parking and Loading Standards
- Article XX. Access Management and Driveway Standards
- Articles XXI. Landscape Standards and Tree Replacement
- Article XXII. Lighting Standards
- Article XXIII. Administration and Enforcement
- Articles XXIV. Zoning Board of Appeals (ZBA)

The next step in the process is the use districts for residential, business, office and the new corridor district.

The plan is to hold a Public Hearing in April/May with the Planning Commission and to Council in June for a Public Hearing, then adoption, unless changes are recommended.

Discussion held regarding the parking and requiring paved lots and curb/gutters. Will refer to City Engineer for further review.

Discussion regarding the percentage of floor area in regards to the number of parking spots required. Justin will run a test of 70% vs. 85% and bring the results back to the February meeting.

Final chapters for review will be Site Development, Special Land Use and Site Plan Review.

Discussion regarding the new chapter for Condos and private roads or public streets. Will refer to City Engineer for further review.

Common Elements – General Common or Limited Common based on the Condo Act. Will review further.

COMMISSIONER/CITIZEN COMMENTS:

None

ADJOURNMENT:

MOTION BY COMMISSIONER TAYLOR SUPPORTED BY VICE-CHAIR LIVINGSTON TO ADJOURN AT 7:10 PM UNTIL THE NEXT MEETING ON FEBRUARY 27, 2023.

YEAS ALL, MOTION CARRIED

Janae Fear, Secretary