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**Clinton County
Planning Commission**

Community Development Dept.

Director

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PLANNING COMMISSION AGENDA

Meeting of May 11, 2023 – 6:30 P.M.

Clinton County Commissioners’ Chambers, 2nd floor

1. **Call to Order and Pledge of Allegiance –**
2. **Introduction of new Planning Commission Members –**
3. **Roll Call -**
4. **Approval of Agenda –**
5. **Selection of Planning Commission Secretary for the remainder of 2023 and recommendation for Planning Commission Member Appointment to Solid Waste Council –**
6. **Approval of Planning Commission Meeting Minutes –**
 - April 13, 2023
7. **Communications –**
 - A. **Notice of Farmland & Open Space Applications (PA-116) – Glenn & Phyllis Slagell, Section 1 of Olive Township**
 - B. **Notice of Farmland & Open Space Applications (PA-116) – Braun Trust, Section 21 of Ovid Township**
 - C. **Eagle Township – Notice of Ordinance to Establish a Planning Commission**
8. **Public Comments –**
9. **Old Business –**
 - A. **PC-07-23 MA (OR 185-23) – Application for Zone Map Amendment (Rezoning)**
An application for a Zone Map Amendment (Rezoning) has been submitted by William and Paige Hicks. The applicants are requesting to rezone approximately 10 acres from A-2 (General Agriculture) to A-3 (Agricultural/Residential Transition).

The property is located at 8901 S. Lowell Road (corner of S. Lowell and W. Lehman Roads) in Section 23 of Riley Township (Parcel #130-023-300-020-00).

**Item was referred back to the Planning Commission by the Board of County Commissioners.*

10. New Business –

A. OR 187-23 –

(PUBLIC HEARING)

An ordinance to amend the County's zoning ordinance to impose a one (1) year moratorium on the issuance of permits, licenses, or approvals for, or for any construction of, wind energy conversion systems, met towers and solar energy facilities.

B. Consideration –

Advisory Committee – Utility Scale Solar and Wind Zoning Regulations

C. PC-10-23 SP – Application for Site Plan Approval

An application for Site Plan approval has been submitted by Ashley Favior on behalf of property owner Gregory Hunt. The applicant is requesting final site plan approval for a septic receiving facility. (Note: This septic receiving facility was granted special use permit approval by the County on July 26, 2022 pending final site plan approval). The subject property is located on the west side of S. US-127 approximately 830 feet south of Parks Road in Section 28 of Bingham Township (south portion of parcel ID# 030-028-100-005-51).

D. PC-11-23 MA (OR 186-23) – Application for Zone Map Amendment (Rezoning)
(PUBLIC HEARING)

An application for a zone map amendment (rezoning) has been submitted by Nurenberg Farms LLC on behalf of property owner Luke Martin. The applicant is requesting approval to rezone approximately 3.04 acres from A-2 (General Agriculture) to RR (Rural Residential). The property is located at 14675 W. Hanses Road in Section 5 of Westphalia Township (Portion of parcel ID#160-005-300-001-52).

E. PC-13-23 SLU – Application for Special Land Use Permit
(PUBLIC HEARING)

An application for a Special Land Use Permit has been submitted by United Powersports Outlet (Madison Rasch). The applicant is requesting approval to operate a powersports dealership for selling pre-owned units such as ATV's, golf carts, utility trailers, lawn mowers, etc. The subject property is located at 7131 N. US-27 in Section 8 of Greenbush Township (Portion of parcel ID# 090-008-400-021-00).

11. Other Business –

12. Community Development Director's Report –

13. Planning Commissioner Comments –

14. Adjournment –