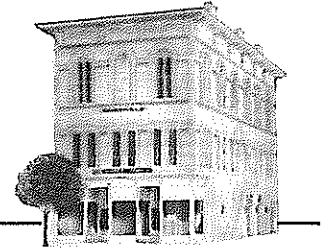




VILLAGE OF JONESVILLE

265 E. CHICAGO ST.
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www.jonesville.org

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**Village of Jonesville
PLANNING COMMISSION AGENDA
December 14, 2011
7:00 P.M. Village Hall**

A. CALL TO ORDER/PLEDGE OF ALLEGIANCE/MOMENT OF SILENCE

B. PUBLIC COMMENT

C. APPROVAL OF AGENDA – December 14, 2011

D. APPROVAL OF MINUTES – November 9, 2011

E. NEW BUSINESS

1. 2011 Annual Planning Commission Report [Action Item]
2. 2012 Proposed Work Plan [Discussion Item]
3. Approval of 2012 Planning Commission meeting calendar. [Action Item]
4. Ordinance regulating parking in front yards. [Discussion Item]

F. ONGOING BUSINESS

1. Form Based Zoning/Grant Bouman of Region 2 Planning Commission will be on hand to present a proposed scope of work.
2. Potential Broken Window Ordinance [Action Item]
3. Heritage Lane Update
4. Wind Turbine Ordinance Update

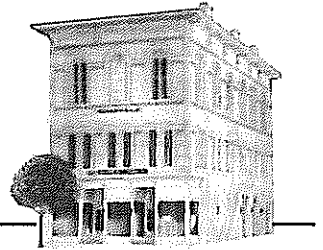
I. ADJOURNMENT



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To: Jonesville Planning Commission
From: Tim McLean, Assistant to the Manager *T.M.*
Date: December 14, 2011
Re: Assistant to the Manager's Report for December 14, 2011

E.1 2011 Annual Planning Commission Report

The Planning Commission is required by statute to submit an annual report to its legislative body, the Village Council. The report includes operations of the Planning Commission, status of planning activities, planning and development recommendations, and major upcoming fiscal needs. These requirements are associated with the Municipal Planning Act, PA 284 of 1931. A motion is necessary to adopt a 2011 Annual Report. *Please refer to the attached 2011 Annual Planning Commission Report draft.*

E.2 2012 Proposed Work Program

The Planning Commission is required by statute to submit a proposed work program to its legislative body, the Village Council. The proposed work program should outline current objectives of the Planning Commission both short term (2012) and long term projects. These requirements are associated with the Municipal Planning Act, PA 284 of 1931. A motion is necessary to adopt a 2012 Proposed Work Plan, however at this time, I would advise the Planning Commission to discuss this item and table the motion for the January meeting. *Please refer to the attached 2012 Proposed Work Plan draft.*

E.3 2012 Planning Commission Calendar of Meetings

The proposed calendar for Planning Commission meetings in 2012 has been provided. Action must be taken by the Planning Commission to either approve the schedule as written, or make appropriate revisions. *Please review attachment.*

E.4 Ordinance regulating Front Yard Parking

Chief Corbett has provided a recommendation to the Planning Commission regarding the passage of an ordinance that would regulate residential parking in front yards. The Planning Commission has the option of recommending the passage of this ordinance to the Village Council pending a review by the Municipal Attorney. *Please review attachment.*

F.1 Form Based Zoning Update

Grant Bouman of Region 2 Planning Commission will be on hand to discuss a proposed scope of work for the Form Based Zoning project in Jonesville. Mr. Bouman works as

one of the Principal Planners for Region 2 in Community Planning Assistance, and has certification from the American Institute of Certified Planners (AICP).

F.2 Potential Broken Window Ordinance

Having received direction from the Planning Commission, draft language has been prepared for a potential broken window ordinance. The Planning Commission has the option of recommending the passage of this ordinance to Village Council. Village Council would then take action on the proposed ordinance pending a review by the Municipal Attorney. Additionally, examples of similar ordinances from Macomb Township, Village of Lake Isabella, and the City of Lathrup Village are examples of Michigan municipalities with broken windows ordinances. An example from the International Property Maintenance Code was also added. *Please review attachments.*

F.3 Heritage Lane Update

MSHDA has decided which projects will receive the LIHTC (low income housing tax credits). Unfortunately the Heritage Lane project did not receive funding in this particular round. Excel Realty plans to resubmit an application for LIHTC in the next round, which will take place in the spring of 2012. Peter Jobson of Excel Realty is currently exploring the possibility of a historical designation for the former Kiddie Brush & Toy Company building. Should such a designation prove to be a viable option, this could improve how the project is scored by up to five points.

F.4 Wind Turbine Ordinance Update

Municipal Attorney John Lovinger has been contacted with questions regarding whether or not the Fayette Township ordinance applies to the Village of Jonesville. Attorney Lovinger is currently investigating the answers to this question.