



# CHARTER TOWNSHIP OF PORT HURON

3800 Lapeer Road  
Port Huron Twp., Michigan 48060  
[www.porthurontownship.org](http://www.porthurontownship.org)

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## Planning Commission Agenda

Thursday, September 8<sup>th</sup> 2022 at 7:00 pm

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Approval of Agenda
5. Approval of Minutes – August 11<sup>th</sup> 2022
6. Correspondence
7. General Public Comment
8. Public Hearings:
9. Old Business:
  - a. Special Land Use Approval request and Site Plan Review 74-28-748-0007-030 and 74-28-748-0007-020 known as: 3025 and 3035 Petit Street Applicant: Richard Zimmer of Rant Enterprises The applicant is requesting Special Land Use Approval to allow outdoor storage in the I-L (Light Industrial) zoning district pursuant to Section 40-492 (b) of the Port Huron Township Zoning Ordinance
10. New Business:
11. Reports
  - a. Township Planner – Steve Cassin
  - b. Township Board – John Reno
  - c. ZBA / Building Reports – Amy Hurd
12. Adjournment





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## Planning Commission Meeting Minutes September 8<sup>th</sup> 2022

1. Meeting Call to Order by Chairman Stephen Tetreau at 7:00pm
2. Pledge of Allegiance
3. Roll Call
  - a. Attended: Trustee John Reno, Jerry Sebastian, Chairman Stephen Tetreau, Mark Kovach, Sheri Faust, Laura Coveyow and Mike Bacheller
  - b. Also Present: Twp Planner Stephen Cassin, Recording Secretary Amy Hurd, Richard Zimmer
4. Agenda Approval
  - a. Motion by, Jerry Sebastian supported by Mike Bacheller to approve the agenda as present, Chairman Tetreau called all in favor, motion carried
5. Approval of Minutes August 11<sup>th</sup> 2022
  - a. Motion by, Trustee John Reno supported by Jerry Sebastian to approve the minutes as present, Chairman Stephen Tetreau called all in favor, motion carried.
6. Correspondence – None
7. General Public comment – None
8. Public Hearing - None
9. Old Business –
  - a. Special Land Use Approval and Site Plan approval request for the following property: PARCEL NUMBER: 74-28-748-0007-030 and 74-28-748-0007-020 COMMONLY KNOWN AS: 3025 and 3035 Petit Street Applicant: Richard Zimmer of Rant Enterprises The applicant is requesting Special Land Use Approval and Site Plan Review to allow outdoor storage in the I-L (Light Industrial) zoning district pursuant to Section 40-492 (b) of the Port Huron Township Zoning Ordinance
    - i. Motion by Trustee John Reno to approved the Site Plan and Special Land Use request as submitted Seconded by Sheri Faust. Chairman Stephen Tetreau called all in favor, motion carries.
10. New Business – None
11. Reports
  - a. Township Planner – Steve Cassin explained that St. Clair Metro planning is waiting on the Township to give any feedback and or changes of the Master Plan. SCMP would like to schedule the Public Hearing and Mr. Cassin needs to give an update to SCMP.

- i. Trustee Reno made mention of the Proposed and New Bike Paths do not show in the draft master plan along Water St., W Water St. and Michigan Rd
    - ii. Page 27 Communicate with our DPW Supervisor on updated of the Water and Sewer Locations
  - b. Township Board Reports – John Reno, Seasonal Recreational vehicles parking in the front of the house. Jerry Sebastian inquires on the outcome of the Solar Panel Ordinance; Steve Cassin will look into the setback and bring back in October meeting.
  - c. Zoning Board of Appeals – Amy Hurd, will have a ZBA meeting October 20<sup>th</sup> for a Detached Accessory Structure build over the height requirement of 21 feet to the peak
12. Adjournment
- a. Motion by Mark Kovach, supported by Jerry Sebastian to adjourn meeting at 7:30pm Chairman Stephen Tetreau called in favor, the meeting was adjourned.

*Respectfully submitted by Amy Hurd*