

Comins Township Planning Commission Special Permit hearing Meeting
March 8th 2021

Call to order: 7:00

Roll Call: Arisa Handrich, John McConnell, Jerry Kunnath, Merianne Tappan
Zoning Administrator; Rob Murphy
Dan Swartzendruber -absent

Approval of minutes: None for Special Hearing

Public Comment: Mr. Peychich is in favor of the greenhouse and looks forward to it.

Milton and Dorothy Brenneman representing Blue Jay Valley Green House located
1300 N Perry Creek Rd Mio, MI 48647

A short description and presentation on the Greenhouse was given. This Greenhouse is intended to replace the former Greenhouse on Kittle Road in Mio which closed last year.

Chair went into Finding of facts and key takeaways were:

- The current request is not in the correct zone but Mr. Murphy along with Blue Jay Valley is working to correct this issue through Special Use Permit.
- The State of Michigan is only involved through the Nursery Licenses.
- There is no environmental impact – it is chemical free and all natural
- There is some sight view concerns due to high traffic volume that will need to be addressed,
- Traffic and noise concerns have been considered. As a greenhouse it should cause no more noise than the trucks driving down the road currently.
- Operating hours will be Monday – Saturday 8am-5pm
- There may need to be a sign on M-33 in the future, both Mr. Murphy and Mr. Brenneman are working on getting that properly placed and permitted.
- This business will not be sold to anyone out of family for business purposes.
- The only stipulations of any concern would be complaints of traffic from neighbors. Mr. Murphy had sent out notices of this hearing to all neighbors. None came forward with any concerns. One neighbor did have a discussion with Mr. Murphy and he did not have any complaints.

Jerry K made the motion to accept permit as presented, John M seconded. All in favor by roll call.

Adjournment: Jerry K/John M 2nd 7:25 pm

Next meeting: February 11th, 2021

Respectfully submitted by Merianne Tappan