

**RECORD OF PLANNING COMMISSION PROCEEDINGS  
REGULAR MEETING & PUBLIC INPUT HELD ON  
THE 18th DAY OF FEBRUARY 2025  
1020 CITY BOULEVARD, GRAYLING, MI**

**I. Meeting called to order by Co-Chair Gross at 6:00 P.M.**

**II. Pledge of Allegiance**

**III. Roll Call**

Members Present: LaFontaine, Nelson, Contreras, Gross, Godsey

Members Absent: Gosling

Also, in Attendance: Lori McGeorge (City Clerk), Ben Yoder (Zoning Administrator),  
Michelle Phillips

**IV. Public Comment**

None.

**V. Approval of Agenda**

**25-004**

**Moved by Nelson, seconded by LaFontaine to approve the agenda as presented.**

**Ayes: 5**

**Nays: 0**

**Abstain: 0**

**Absent: 1**

**Vacant: 1**

**Motion Carried**

**VI. Approval of Minutes**

**January 21, 2025**

**25-005**

**Moved by Contreras, seconded by Nelson to approve the meeting minutes for January  
21, 2025, as presented.**

**Ayes: 5**

**Nays: 0**

**Abstain: 0**

**Absent: 1**

**Vacant: 1**

**Motion Carried**

**VII. Public Hearing**  
**A. Group Child Care Home at 1101 Ottawa Street**

**Open: 6:02 pm**  
**No Public Comments**  
**Closed: 6:03 pm**

**VIII. New Business**

**A. Group Child Care Home at 1101 Ottawa Street**

**25-006**

Jane Moore was contacted via phone and explained and took questions from the board regarding the proposed Group Child Care Home. She is open Monday through Friday from 7:30 am – 4:30 pm.

**Moved by Contreras, seconded by Nelson to approve the special land use for the Group Child Care Home at 1101 Ottawa Street as presented.**

**Ayes: 5**  
**Nays: 0**  
**Abstain: 0**  
**Absent: 1**  
**Vacant: 1**  
**Motion Carried**

**IX. Unfinished Business**

**A. Backyard Chickens**

**25-007**

The board discussed allowing backyard chickens. There are some stipulations that will be decided on a case-by-case basis (i.e. attaching a coop to a backyard structure, etc.) A public hearing will be needed next month to go forward with the zoning amendment.

**Moved by LaFontaine, seconded by Contreras to hold a public hearing regarding Backyard Chickens within city limits as presented.**

**Ayes: 5**  
**Nays: 0**  
**Abstain: 0**  
**Absent: 1**  
**Vacant: 1**  
**Motion Carried**

## **B. Master Plan Update**

Yoder spoke with Donovan and indicated that he will be here at the meeting in March in order to discuss updates to the master plan. The board has requested that any materials be provided in advance to review before the meeting.

### **X. Public Comment**

None

### **XI. Zoning Administrator's Report**

Yoder elaborated on updates including Dunkin Donuts opening by March 1. Sawmill Lofts are approximately 16-18 months behind with construction. Carmella has not pulled any building permits yet. There are no additional updates regarding the former Big Boy and Valero is still negotiating a purchase agreement.

### **XII. City Council – Update of Meeting**

Nelson provided an update of the prior City Council meeting.

### **XIII. Commissioner Comments**

Mimi & Pipi's are opening soon and Michigan Brew has a purchase agreement.

### **XIV. Correspondence**

None

### **XV. Adjournment**

**25-008**

**Moved by Nelson, seconded by Contreras that the meeting is adjourned.**

**Ayes: 5**

**Nays: 0**

**Abstain: 0**

**Absent: 1**

**Vacant: 1**

**Motion Carried**

**Adjourned meeting at 6:29 pm**

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Lori McGeorge, City Clerk

Approved Minutes can be found on our website: [www.cityofgrayling.org](http://www.cityofgrayling.org)