SOUTH ARM TOWNSHIP PLANNING COMMISSION REGULAR MEETING HELD
September 8, 2026

The September meeting of the Planning Commission was held in the South Arm Township Hall located at 2811 M-66 S, East Jordan, MI 49727.

Call to Order: The meeting was called to order at 6:00 p.m. by Chairperson Rogers.

Members Present: Carey, Crick, Dipzinski and Rogers
Members Absent: Bennett

Staff Present: John Ferguson, Zoning Administrator
Kathy Froysaa, Recording Secretary

Visitors: Richard Kuhn

Changes to Agenda: There were no changes at this time

Approval of August 8, 2026 Meeting Minutes: Motion by Crick, seconded by Dipzinski to approve the minutes as presented. All ayes, motion carried

Old Business:

Continuation of hearing on Richard Kuhn's request to operate a greenhouse and related business at 7700 Rogers Rd including the site plan review

The commission reviewed the site plan and hours of operation which will be Monday through Saturday from 8:00 a.m. to 5:00 p.m.

Motion by Carey, seconded by Crick to approve the request for the Special Use P
Permit by Richard Kuhn for the property at 7700 Rogers Rd to operate a greenhouse with the sale of locally grown produce, baked goods and various gardening supplies with operating hours limited to 8:00 a.m. to 5:00 p.m. and that all other needed permits are obtained.

All ayes, motion carried

Zoning Administrators Report:

Zoning Permits Issued:

Case No. 26-029, Andrew Smith at 01789 LaLonde Rd for a 30'x40' pole barn
Case No. 26-031, Bill Werner (D&K Builders) at 5092 Mt Bliss Rd for replacement 36'x60' pole barn which burned down

Parcel Divisions/Property Transfers:

Case No. 25-030, Josh Greenman at 6383 Lee Rd made an application to split off threw N.W. ¼ of the S.E. ¼ of Section 1 which is a 40 acres parcel and exempt from the requirements of the Land Division Act leaving as the remainder the S ½ of the N.E. ¼ which is 80 acres and also an exempt split. The application and check were kept because he intends to split off a smaller parcel around the house and barn and is obtaining a survey on that.

Miscellaneous Information and Existing Files:

Case No. 26-013, Dottie Barnett at 11334 Ellsworth Rd. A Court Date was finally set by District Court of November 19, 2026 for her Blight Ordinance Violation
Case No. 26-014, Leslie McFarland at 11245 Ellsworth Rd is slowly continuing to clean up his property. He has moved a lot of junk to areas that can't be seen from the road. I'll continue to monitor his situation.
Case No. 26-020, Richard & Pollyanna Kuhns at 7700 Rogers Rd produced an acceptable site plan and the Planning Commission will continue the tabled review of his Special Use Permit application on September 8, 2026
Case No. 26-027, Nathan Skop on Lot 1 and part of Lot 2 of Grutsch Subdivision will have his variance request heard on September 15, 2026

Next meeting is October 13, 2026 at 6:00 p.m.

Adjournment: Motion by Dipzinski, seconded by Carey to adjourn at 6:09 p.m.
All ayes, motion carried.

Respectfully submitted:

[redacted]

Secretary

[redacted]