

# Village Of Pinckney

## Planning commission Meeting

Monday April 6<sup>th</sup>, 2026, at 7:00pm

- Meeting called to order at 7:00 PM.
- Roll call: Christine Oliver, Alex Smith, Bree Kraut, Justin McInnis, Rob Coppersmith, Trish Wagner.
- Absent Holly Stebbins
- Also, Present Jeff Buerman

### Approval of Agenda and Minutes

- Motion to approve the agenda as is. **Approved.**
  - Motion made buy Justin McInnis and Second by Alex Smith
- Christine Oliver Yes, Alex Smith Yes, Bree Kraut Yes, Justin McInnis Yes, Rob Coppersmith Yes, Trish Wagner Yes.
- Motion to approve the minutes from March 10th meeting with revisions:
  - Motion made buy Justin McInnis and Second by Rob Coppersmith
- Christine Oliver Yes, Alex Smith Yes, Bree Kraut Yes, Justin McInnis Yes, Rob Coppersmith Yes, Trish Wagner Yes. **Motion Approve**

### Reports

- Council updates: Rob Coppersmith
  - Community Development Block Grant (CBDG) is moving forward.
  - Bids in for the third-party administrator role. Council to review bids next week.
  - Water and sewer rates are being revised.
- Zoning updates from Jeff:
  - Addressed Facebook rumors regarding CBDG grant.
  - SEMCOG manager of transportation will work with the county commission on Pearl Street.
  - SEMCOG has a government affairs manager to help with grants and budgets.
  - SEMCOG will provide professional photographers and videographers to create a community advertisement.
  - Mug and Bob's is moving steadily and will start tearing down the front of the building soon.
  - Pinckney Chrysler is still moving forward with their plans.
  - Land waiver permits have come in for sighting windows, roofs, and fences.
- Public forum opened at 7:09 PM.

### Public Comment Open at 7:09pm

- A Linda Levey from 234 Putnam addressed the Planning Commission (PC) regarding the minutes from the March 10, 2026, meeting.
  - She urged PC members to pay close attention to the agenda and minutes to ensure transparency and factual accuracy for the historical record.
  - She urged the PC to reject the minutes and send them back for restructuring and correction.
- Public Forum close at 7:14pm

### **Rental Housing Public Hearing Open at 7:15pm**

- The PC opened the public hearing for the rental housing health and safety ordinance at 7:15 PM and closed it immediately due to no attendees.
- The PC members agreed that the revisions to the ordinance were positive and that it is good for the community.
- A motion was made to advance the ordinance amending the village of Pinckney code of ordinances, specifically Title 15, Land Usage, Chapter 155, Registration of Residential rental dwelling units. Motion made by Trish Wanger and second by Justin McInnis
- Roll call vote.
  - Justin McInnis: Yes
  - Trisha Wagner: Yes
  - Rob Coppersmith: Yes
  - Christine Oliver: Yes
  - Alex Smith: Yes
  - Bree Kraut: Yes

### **Updates Jeff Buerman**

- The next meeting will include the old fire station / marijuana.
  - Final site plan review and site plan review will occur at the same time.
- The sign ordinance should be reviewed.
  - Information will be provided on its status.

### **Public Forum**

- Public forum opened at 7:20 and closed at 7:20.

### **Member Discussion**

- Bree Kraut - It is imperative to have a recording Secretary, taking minutes.
  - It is unfair for Jeff to handle all these responsibilities.
  - I (Bree Kraut) cannot run the meeting and take minutes simultaneously.
- If no one on the committee is willing, they need to find someone.

### **Apologies and Clarifications**

- Jeff Buerman Apologies for errors in the minutes.

- "We're all volunteers."
- "I'm looking for solutions. I'm looking for help, not putting this community backwards into dark ages."
- Looking for someone on the commission or externally to take on the secretary position.
- If no one is found by June, the position will be included in the budget to hire with pay, which is already tight.

### **DDA Lot and Marijuana Licenses update from Jeff Buerman**

- The village maintains the DDA parking Lot has a easement agreement with Pinckney Dinner to maintain there portion of the parking lot.
- Essence and M36 Development want to drop their micro license and transfer the retail license.
  - The village is willing to work with them if there are no changes to the special land use permit and final site plan.
- The cannabis committee is working to eliminate all micro licenses and revise ordinances to align with state guidelines for better regulation.
  - This will reduce the number of marijuana places to two.

### **Budget Ordinance and Council Responsibilities from Jeff Buerman**

- **Tackling the budget ordinance is more the responsibility of the council than the Planning Commission.**
  - **The council has fiduciary responsibility for the monies.**
- **Money cannot be spent without council approval, including raises.**
  - **There must be a resolution and a vote recorded in the minutes.**

### **Meeting Time Change from Jeff Buerman**

- Considering starting meetings at 6:30 PM, beginning July 1st.
- Council seems motivated to start meetings earlier.
- The first meeting in July would be at 6:30 PM instead of 7 PM.

### **Adjournment**

- The speaker asked if there were any other member discussion items, concerns, or thoughts.
- A motion to adjourn was made by Trish Wagner and seconded by Alex Smith
- There was no opposition. Meet was adjourned at 7:39pm

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Bree Kraut - Chair

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Jeff Buerman - Recording Secretary