

**VILLAGE OF PINCKNEY
PLANNING COMMISSION
AGENDA
MONDAY OCTOBER 5TH, 2026
6:30 P.M.**

CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

APPROVAL OF AGENDA

APPROVAL OF MINUTES: SEPTEMBER 7TH 2026

REPORTS: Chair

Secretary/Vice-Chairperson

Council report

Zoning Administrator

PUBLIC FORUM*

PUBLIC HEARING

1. Mugg & Bopp's 721 E Main Street, Pinckney MI 48169 (Old Rite Aid Building) Sign's

- a. A fixed-panel monument sign shown on the submitted plans as having a sign area of approximately 40 square feet per face. Special land use approval is requested because the proposed two-faced configuration would exceed the maximum total ground-sign area otherwise permitted by Village Code § 152.306.
- b. An electronic monument sign shown on the submitted plans as having an area of approximately 48 square feet. The request includes the proposed electronic-message component and any associated dimensional or site-related relief requiring special land use review under the Village sign regulations, including §§ 152.305 and 152.306.

Closed Public Hearing

NEW BUSINESS:

1. Review, approved or disapproved Special Land Use Permit for Mugg & Bopp's

a. Fixed-Panel Monument Sign – Approved or Disapproved

- i. A fixed-panel monument sign shown on the submitted plans as having a sign area of approximately 40 square feet per face. Special land use approval is requested because the proposed two-faced configuration would exceed the maximum total ground-sign area otherwise permitted by Village Code § 152.306.

b. Electronic Monument Sign – Approved or Disapproved

- i. An electronic monument sign shown on the submitted plans as having an area of approximately 48 square feet. The request includes the proposed electronic-message component and any associated dimensional or site-related relief requiring special land use review under the Village sign regulations, including §§ 152.305 and 152.306.

OLD BUSINESS:

1. Master Plan Update

- a. Review and updating
- b. Making changes where needed

2. Ordinance that needs Reviewing

- a. Sign Ordinance
- b. Accessory Dwelling Units (ADU)

3. Flower Gardens and Rain Gardens

- a. Ordinance does not say so clearly
- b. Review Chapter 94
- c. Develop a practical recommendation that supports rain gardens, flower gardens, native plantings, and pollinator habitats while protecting neighboring properties and maintaining the appearance and safety of the Village.

PUBLIC FORUM*

MEMBER DISCUSSION

ADJOURNMENT

*Please note: Each speaker may be limited to 5 Minutes per the Planning Commission bylaws