

**Village of Lawton**  
**SPECIAL MEETING**  
**JOINT MEETING OF THE PLANNING COMMISSION & VILLAGE COUNCIL**  
**125 S. MAIN, LAWTON MI 49065 269.624.6407**  
**Tuesday, February 20, 2024 - 6:00 PM**

**MINUTES**

- 1. Call to Order:** P. Rathbun called the meeting to order at 6:00 p.m.
- 2. Roll Call:** Present: P. Rathbun, J. Peterson, P. Chmiel, M. Dudek, Appleby, G. Dudek, E. Dudek, N. Smith, R. Turner, and R. Tannis Absent: B. Allen and C. Knapp. Also Present: T. Hackenberg, M. Leonard, L. Ransler (Imus), and Suzanne Schultz with Progressive AE.
- 3. Approval of Agenda:** M. Dudek, supported by P. Chmiel, made a motion to approve the Planning Commission Agenda for February 20, 2024, as presented. Motion approved by unanimous voice vote.
- 4. Public Comment / Communications:** None.
- 5. New Business:**

**A. Judith Peterson's Request for ADA Accommodations:**

M. Dudek made a motion, with a support from K. Hellman to approve Judith Peterson's written request for ADA Accommodations via zoom. Motion approved by unanimous voice vote.

**B. Zoning Ordinance Revisions:**

Suzanne Schultz, a representative from Progressive AE, reviewed modifications discussed in the previous meeting, focusing on refining the overall concept of implementing a point system for future builds. The discussion determined that a committee, comprised of P. Chmiel, R. Turner, E. Dudek, and K. Hellman, will assess the significance of each level within the point system and outline community expectations for future developments. This committee will gather for discussion before the upcoming Planning Commission Meeting.

Another significant aspect addressed was the examination of accessory dwelling units and the associated parking requirements. The community expressed apprehension regarding parking concerns, with potential dwelling units exacerbating the issue.

To address these matters, a special joint meeting with the council has been scheduled during the Planning Commission's regular session on March 05, 2024, at 6 pm. The aim is to continue and potentially finalize the revisions.

**C. Sample Zoning Language:**

Tabled for future meeting.

- 6. Planning Commissioner/Council Comments:** J. Appleby to commend S. Schultz for showing up and extending her knowledge with the committee members. He felt that our time in these meetings is well spent and he is glad to be moving this project along.

**7. Adjournment:** M. Dudek, supported by P. Chmiel, made a motion to adjourn the meeting at 8:01pm. Motion approved.

**Respectfully Submitted,  
Melina Leonard**