



**CITY OF COOPERSVILLE  
REGULAR MEETING OF THE PLANNING COMMISSION**  
Coopersville City Hall; 289 Danforth Street, Coopersville, Michigan

**September 18, 2017**

Chairman, Ross Conran called the meeting to order @ 6:00 P.M.

**Commissioners present:** Mike Heinz                      Justin Longstreth  
   Kristen Mooney                      Ross Conran, Chairman

**Commissioners absent:** Brian Bacon  
   Sarah Petersen  
   Tara Weise

**Minutes**

Motion by Commissioner Longstreth with second by Commissioner Heinz to approve the minutes of the regular Planning Commission meeting of August 21, 2017. Motion carried unanimously.

**Citizens Input & Suggestions** None

**Public Hearing – Special Land Use 73 N. 68<sup>th</sup> Street/RASA Investments, LLC**

Motion by Commissioner Heinz with second by Commissioner Mooney to open the public hearing at 6:02 P.M. Motion carried unanimously.

Mark Vander Sloot, Owner of property located at 73 North 68<sup>th</sup> Street was present to explain to the Planning Commission the purpose of his request for a special land use was to allow Heritage Homes Incorporated to lease his property, to utilize the building to operate a Daytime Enrichment/Community Living Support Program for support to adults with significant ongoing therapeutic, medical, and sensory needs.

Jessica, Representative for Heritage Homes Incorporated, explained that they are a non-profit organization and are currently funded by the State of Michigan.

They serve six (6) to nine (9) clients per day and they currently have a facility in the City of Coopersville and are in need to relocate to better serve the needs of their clients and to expand their program.

Mark Vander Sloot of RASA Investments explained that should Heritage Homes lose their funding from the State of Michigan they will be allowed to void their lease with RASA Investments, LLC.

Being no further discussion, a Motion was made by Commissioner Longstreth with second by Commissioner Heinz to close the public hearing at 6:10 P.M. Motion carried unanimously.

**Discussion/Action-Special Land Use 73 N. 68<sup>th</sup> Street/RASA Investments, LLC**

Motion by Commissioner Mooney with second by Commissioner Heinz to approve the Special Land Use Permit for RASA Investments LLC, 73 North 68<sup>th</sup> Street, to allow for Heritage Homes Incorporated to use the building and property to operate a Daytime Enrichment/Community Living Support Program. Motion carried unanimously.

**Public Hearing-Ordinance Update/Amendment Chapter 1264.04 (g) PUD Development Standards-Roads**

Motion by Commissioner Longstreth with second by Commissioner Heinz to open the public hearing at 6:19 P.M. Motion carried unanimously.

Planning Director Jonathan Seyferth explained to the Planning Commission that the proposed changes to the ordinance were made to outline steps that property owners could take to request a private road within their development. The changes would add an additional level of review when extenuating circumstances may result in a request for a private road. By default, roads in a PUD will be public unless the criteria proposed in the ordinance is met.

Motion by Commissioner Longstreth with second by Commissioner Mooney to close the public hearing at 6:20 P.M. Motion carried unanimously.

**Discussion/Action- Ordinance Update/Amendment Chapter 1264.04 (g) PUD Development Standards-Roads**

Motion by Commissioner Heinz with second by Commissioner Longstreth to recommend approval of the proposed ordinance changes to the City Council. Motion carried unanimously.

**Planning Commission Information**

- Nothing in addition to Council Information

**Planning Director Comments**

- Nothing additional

**Planning Commissioner Comments** None

**Adjourn**

Meeting was adjourned at 6:25 P.M. by Chairman Conran.

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Chairman, Ross Conran

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Kimberly Borgman, City Clerk