

**VILLAGE OF LAKE ODESSA
PLANNING COMMISSION**

MINUTES

**REGULAR MEETING
MONDAY, JULY 28, 2025 - 6:00 P.M.
Page Memorial Building
Lake Odessa, Michigan**

The meeting was called to order at 6:00 pm by Chairperson Meg Wheeler.

ROLL CALL

Commissioners present: Meg Wheeler, Ben DeJong, Karen Banks, Beth Barrone, Ken Misiewicz, Gregg Guetschow

Commissioners absent: None

Staff present: Clerk/Treasurer Kathy Forman, Zoning Administrator Jeanne Vandersloot

APPROVAL OF THE AGENDA

Motion by Banks, supported by DeJong, to approve the agenda. All ayes; motion carried 6-0.

PUBLIC COMMENT

1. Kathy Griffin – Pointed out that some of the names in front of commissioners were wrong.

MINUTES

Motion by Misiewicz, supported by Barrone, to approve minutes from the special Planning Commission meeting of June 17, 2025. All ayes; motion carried 6-0.

PUBLIC HEARING

- a. Motion by Misiewicz, supported by Banks, to open the public hearing regarding the Type II Home Occupation Business Permit to allow a software engineering business at 1022 Lakeview Drive. All ayes; motion carried 6-0.

The public hearing was opened at 6:01 pm.

Chairperson Wheeler asked for public comment and none was heard. The Public Hearing was noticed per state law and one response was received in support of the proposed permit being approved.

Motion by Misiewicz, supported by DeJong, to close the public hearing. All ayes; motion carried 6-0.

The public hearing was closed at 6:03 pm.

ACTION AND DISCUSSION ITEMS

- a. Consider Approving Special Use Permit – Home Occupation Business Application – 1022 Lakeview Drive.

Discussion took place about the application.

Motion by Barrone, supported by Banks to approve the Special Use Permit – Home Occupation Business Application for 1022 Lakeview Drive as is including the findings memo from Zoning Administrator Vandersloot. All ayes; motion carried 6-0.

- b. Review Special Use Permit – Home Occupation Business Application – 1501 Tupper Lake Street

Barry Hoven spoke to the commission about his business and application. Commissioners asked questions. Jeanne Vandersloot reviewed her memo with findings regarding the application. Discussed the impact to the neighborhood.

Motion by Banks, supported by Barrone, to move the application for special use permit forward to a public hearing to be held on September 16, 2025 at 7:00 pm. All ayes; motion carried 6-0.

- c. Planned Development Preapplication Conference with Indigo Design and Copperrock Construction

Indigo Design gave a presentation explaining they are considering a multi-family project in Lake Odessa on Jordan Lake Avenue where the football field used to be. They are proposing three-story garden style apartment buildings. A discussion took place with several questions being voiced. Gregg Guetschow explained that a review of our ordinance will be completed to see what changes must be made to allow this project to move forward.

Motion by DeJong, supported by Barrone, to move forward with this project, place it on the agenda for September 16, 2025 at 7:00 pm and hold a public hearing. All ayes; motion carried 6-0.

- d. Gregg Guetschow began reviewing the special use permits ordinance and now feels it is necessary to do a complete review of the entire special use permits ordinance. He requested permission to lay out a report regarding the changes needed. Commissioners all agreed this was needed.

COMMISSION MEMBER COMMENTS

Banks – None
Barrone – None
DeJong – None
Guetschow – None
Misiewicz – None
Wheeler – None

ADJOURNMENT

Motion by DeJong, supported by Barrone, to adjourn the meeting. All ayes; motion carried 6-0.
Meeting adjourned at 6:42 p.m.

Respectfully submitted,

Kathy Forman
Village Clerk / Treasurer