

MINUTES  
BLACKMAN CHARTER TOWNSHIP  
PLANNING COMMISSION  
1990 W. PARNALL RD.  
**Tuesday March 18, 2025**  
6:00PM

The Blackman Charter Township Planning Commission Convened at 6:00pm on Tuesday, March 18, 2025 at the Blackman Township Office.

Members Present: Decker, Schroeder, Grabert, Frohm, Preston  
Members Absent:

Sign-in list of names present: In file

**AGENDA CHANGE:**  
-None

**MINUTES APPROVAL: March 04, 2025**  
Motion by: **Grabert**, supported by: **Frohm** to approve Minutes for Planning Commission meeting held 03/04/2025.  
**Roll Call: Ayes 5, Nays 0. Motion Carried.**

**CASE #1590 – CONDITIONAL USE**  
51.9 KW AC Roof Mounted Solar Array  
Address: 2251 Springport Road, Jackson, Michigan 49202  
Parcel #000-08-28-101-001-01  
Zoning: Multifamily Residential (RM-1)  
Requested by: Solar Harvest (Alex Brown)

Presented by: Solar Harvest (Alex Brown)  
-Installation of new 51.9 Kw AC Roof Mounted Solar Array  
-Discussion about Airport and Bureau of Fire Services Approval  
-Concern by planning commission about possible fire issue and areas described by Solar Harvest for fire would be around the inverters if there was any concern.

Public Comment (approve): None  
Public Comment (disapprove): None

Planning Commission Discussion: None

Motion by: **Schroeder** Seconded by **Grabert** to recommend approval of Case #1590, parcel #000-08-28-101-001-01 with conditions that Airport Authority and Bureau of Fire Services be notified with clarification of either party having jurisdiction/approval.  
**Roll Calls: Ayes 5, Nays 0. Motions carried.**

**CASE #1591 & 1592 – ABSTAIN MOTIONS**  
Motion by: **Schroeder** Seconded by **Decker** to have PC member Schroeder abstain from voting due to conflict of interest.  
**Roll Calls: Ayes 3, Nays 0. Motions carried.**

Motion by: **Preston** Seconded by **Decker** to have PC member Preston abstain from voting due to conflict of interest.

**Roll Calls: Ayes 3, Nays 0. Motions carried.**

**CASE #1591 – REZONING**

Blackman Charter Township Property Rezone from C-1, C-2, RS-1, O-01 to C-2

Address: 1990 Parnall Road, Jackson, Michigan 49201

Parcel #000-08-15-351-001-02

Zoning: Multiple C-1, C-2, RS-1, O-01

Requested by: AE Design Solutions (Byron Schroeder)

Presented by: AE Design Solutions (Byron Schroeder)

-Township combined existing parcels with multiple zonings. Cleaning up parcel zonings to on contiguous zoned parcel.

Public Comment (approve): None

Public Comment (disapprove): None

Planning Commission Discussion: None

Motion by: **Grabert** Seconded by **Frohm** to recommend approval of Case #1591 as submitted

**Roll Calls: Ayes 3, Nays 0. Motions carried.**

**CASE #1592 – CONDITIONAL ZONING OVERLAY**

Blackman Charter Township Property Rezone from C-2 (Case #1591) to Conditional Zoning Overlay RO-1

Address: 1990 Parnall Road, Jackson, Michigan 49201

Parcel #000-08-15-351-001-02

Zoning: C-2 (Case #1591)

Requested by: AE Design Solutions (Byron Schroeder)

Presented by: AE Design Solutions (Byron Schroeder)

-Township is requesting a conditional zoning overlay for Recreational Open Space (RO-1). Blackman Charter Township would request the conditional rezoning overlay with the restriction that Township must be the current owner of property to keep conditional rezoning overlay.

Public Comment (approve): None

Public Comment (disapprove): None

Planning Commission Discussion: None

Motion by: **Grabert** Seconded by **Frohm** to recommend approval of Case #1591 as submitted with condition provided by Township for overlay.

**Roll Calls: Ayes 3, Nays 0. Motions carried.**

**OTHER MATTERS REVIEWED:**

**Zoning Ordinance Update:**

-Reviewed updated ordinance through Section 5.8 page 119

-Preston to research Wind Farm ordinance.

\*Preston is still researching wind farm ordinance.

-Powers to contact MTA about Mobile Home Park jurisdiction by State of Michigan.

\*Powers contacted MTA and received general response via email.

-Preston to research Battery Storage Facility ordinances.

- Schroeder to research contractor yard definition and clarification.
- \*Schroeder is still researching contractor yard definition.
- Schroeder to research landfill definition/type and clarification.
- \*Schroeder is still researching landfill definition/type and clarification.
- Grabert to review requirements for acting on applications
- Continue review over the next few meetings.

**Master Plan Update:**

-None

**PUBLIC COMMENT:** None

**TRUSTEE REPORT:** Lots happening in Township. Nothing significantly impacts PC.

**ZBA REPORT:** None

**OPEN DISCUSSION:** None

**ADJOURNMENT:** Motion by: **Decker**, supported by: **Schroeder**, adjourned at 7:55 pm

Minutes prepared by: Byron Schroeder, Secretary

Minutes Approved:

Byron P. Schroeder, Secretary

Planning Commission meeting held on: April 01 2025

Zoning Board of Appeals meeting held on: \_\_\_\_\_

Minutes of the March 18 - 2025 meeting approved

  
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Byron P. Schroeder, Secretary

Date signed: 4.1.2025