



BLACKMAN CHARTER TOWNSHIP

1990 W. Parnall Road • Jackson, Michigan 49201-8612 • Phone (517) 788-4345 • Fax (517) 788-4689

MINUTES

BLACKMAN CHARTER TOWNSHIP

PLANNING COMMISSION

1990 W. PARNALL RD.

Tuesday November 18, 2025

6:00PM

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

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

Members Absent:

Sign-in list of names present: In file

AGENDA CHANGE:

-None

MINUTES APPROVAL: October 21, 2025

Motion by: **Schroeder**, supported by: **Preston** to approve Minutes for Planning Commission meeting held 10/21/2025 as written.

Roll Call: Ayes 5, Nays 0. Motion Carried.

-Ayes: Grabert, Preston, Frohm, Schroeder, Decker

-Nays: None

CASE #107.25 – Site Plan

Site Plan for airplane hanger

Address: 1006 Airport Rd

Parcel #000-08-32-126-001-00

Zoning: Light Industrial (I-1)

Requested by: Tim Sparks

Presented by: Tim Sparks

-New Airplane Hanger on Airport Property

Public Comment (approve): None

Public Comment (disapprove): None

Planning Commission Discussion: None

Motion by: **Grabert** Seconded by **Schroeder** approve of Case #107.25 as submitted.

Roll Calls: Ayes 5, Nays 0. Motion carried.

-Ayes: Grabert, Preston, Frohm, Schroeder, Decker

-Nays: None

CASE #1603 – Rezoning

Rezoning from RS-1 (Suburban Residential) to AG-1 (Agricultural)

Address: 4910 Firethorne Dr.

Parcel #000-08-08-326-002-00

Zoning: RS-1 (Suburban Residential)

Requested by: Tyler Griswold

Presented by: Tyler Griswold

-Rezone requested to allow farm activities such as livestock, sawmill & crops. The activity of farming only leads to a minimal amount due to the nature of property being covered with approximately 8 acres woods and remaining 2 being home/yard. Some concerns from neighbors about livestock in the past and issued citations for having livestock in an RS-1 zoning forced this request to AG-1.

Public Comment (approve):

Robert (Doc) Rando

5015 Firethorne Dr, Jackson, MI 49201

- Property owner for many years in this neighborhood and has approximately 30 acres.
- Has no issues with the change of zoning and feels it fits the surrounding area.

Steven Belknap

3142 John Glenn Dr, Jackson, MI 49201

- Owns adjacent property in Russmoor Heights neighborhood
- Has no issues with change of zoning.
- Never had issues with the existing chicken/rooster

Public Comment (disapprove):

Michelle Boulter

5050 Firethorne Dr, Jackson, MI 49201

- Concerned about the type of use on this property as agricultural considering large animal potential but does support agricultural industry.
- Concerned about potential traffic issues with more frequent deliveries and shipments.
- Suggested a change in the ordinance for residential areas with animals.

Christopher Boulter

5050 Firethorne Dr, Jackson, MI 49201

- Has no issues with the family and what they are trying to do teach their children.
- Concerned about the health aspects of agriculture in this area due to no public utilities (water & sewer)
- The intent of property use as agricultural and not fitting the local area intent.
- Suggested a change in the ordinance for residential areas with animals similar to City of Jackson.
- Gave an overview of the residential growth in the area with subdivision development in past and how the russmoor heights subdivision has grown over the years.
- Discussed zoning area as low density residential.

Planning Commission Discussion:

- Clarification with the applicant about logging and traffic in neighborhood. This was clarified by applicant that low intensity removal of trees and no semi-truck type removal vehicles.
- Clarification with the applicant about large animals on-site. This was clarified by applicant that it was not their intent to have large animals but to keep a small farm intent and possibly add neighborhood garden.

Motion by: **Preston** Seconded by **Frohm** recommend approval of Case #1603 based on Region II planning commission analysis.

Roll Calls: Ayes 5, Nays 0. Motion carried.

-Ayes: Grabert, Preston, Frohm, Schroeder, Decker

-Nays: None

OTHER MATTERS REVIEWED:

Tabled Cases:

Case 105.25 Site Plan Review

Motion by: **Decker**, supported by: **Preston** to untable Case# 105.25

Roll Call: Ayes 5, Nays 0. Motion Carried.

-Ayes: Grabert, Preston, Frohm, Schroeder, Decker

-Nays: None

Motion by: **Schroeder**, supported by: **Preston** to close Case# 105.25 due to lack of response.

Roll Call: Ayes 5, Nays 0. Motion Carried.

-Ayes: Grabert, Preston, Frohm, Schroeder, Decker

-Nays: None

Master Plan Update:

-Reviewed section 3 of master plan and Preston presented changes. PC to review changes suggested and discuss next meeting.

PUBLIC COMMENT:

-None

TRUSTEE REPORT:

-Discussion about happenings at board meeting. Planning Commission potentially being requested to review animal ordinance in depth for residential areas.

ZBA REPORT:

-Project on Michigan Ave requesting a 40' variance of side yard for Heavy Industrial. Case was table for more clarification from the owner on how they would like to proceed.

OPEN DISCUSSION:

-None

ADJOURNMENT: Motion by: **Grabert**, supported by: **Schroeder**, adjourned at 7:20 pm

Minutes prepared by: Byron Schroeder, Secretary

Minutes Approved: 12/03/2025

A handwritten signature in black ink, appearing to be 'B. Schroeder', with a large loop at the end.

Byron P. Schroeder, Secretary