

MINUTES OF THE SPARTA TOWNSHIP PLANNING COMMISSION
Regular Meeting of Tuesday, October 14, 2025, 7 PM
Sparta Township Hall, 160 E. Division St., Sparta MI

This meeting could be viewed live or recorded at <https://www.youtube.com/channel/UCu9bOagfR6m02k7rdmX3TLA>.

Present: Chairperson Terry Hartman (9/28), Vice Chairperson Tim Driscoll (9/28), Secretary Linda Anderson (9/28), Township Board Trustee Barb Johnson (12/28), Commissioners Dale Flanery (9/27), and Ken Humphreys (9/27)
Also Present: Zoning Administrator/Planner Kevin Yeomans of Fresh Coast Planning, Sparta Township Supervisor Dale Bergman, and Recording Secretary Toni Potes
Absent: Commissioner Don Doyle (9/27)

I. / II. Call to Order / Pledge of Allegiance: Chairperson Hartman called the meeting to order at 7:00 PM, followed by the Pledge of Allegiance.

III. Additions or Corrections to Agenda: Motion by Johnson, second by Driscoll, to approve the Agenda as written. Motion carried unanimously.

IV. Minutes of September 9, 2025, Regular Meeting: Motion by Flanery, second by Humphreys, to approve the Minutes. Motion carried unanimously.

V. Public Comment (for items on the Agenda): None.

VI. Business Items

- A. Discussion on Accessory Dwelling Units: The Commissioners reviewed ordinances from other municipalities provided by Zoning Administrator/Planner Yeomans as well as a draft of Accessory Dwelling Unit Regulations, providing input and circumstances to consider. The draft is a good start. Zoning Administrator/Planner Yeomans will work on four or five action items to update and expand on. Then the proposal will be sent to legal counsel for review and comment, then return to the Planning Commission.
- B. Review of Planning Commission Worklist: The Commissioners reviewed the list of 13 items needing attention. The list was prioritized.

VII. Public Comment (for items on or not on the Agenda): Loren Peterson, Jr., of 12250 Sparta Avenue, is seeking relief from the Planning Commission's decision on August 12, 2025, requiring the applicant to prepare a permanent deed restriction on the properties involved to effectuate the extinguishment of land split rights with intent to preserve farm buildings; with the special land use, all splits are gone. Zoning Administrator/Planner Yeomans will address the matter with legal counsel and let the Planning Commission know the outcome.

VIII. Staff and Commissioner Comments: None.

IX. Adjournment: Motion by Humphreys, second by Johnson, to adjourn at 8:09 PM. Motion carried unanimously. The next regular meeting of the Sparta Township Planning Commission will be Tuesday, November 11, 2025, at 7 PM.

Respectfully submitted,
—Toni Potes
Recording Secretary