

**VILLAGE OF LEXINGTON**  
**Planning Commission Regular Meeting**  
**Village Hall**  
**7227 Huron Avenue, Lexington, MI**  
**February 3, 2025 7:00 p.m.**

**Regular Meeting called to order at 7:00 p.m. by Chairman Ziegler**

**Roll Call:** Vicki Scott, Clerk

**Present:** Ziegler, Regan, Stencel, Roehl, Ehardt, Kaatz, Perry

**Absent:** Morris

**Attendance:** Board members excused Morris

**Others Present:** L. Fisher, L. Adams, R. Dost, M. McGovern

**Approval of Agenda:**

Motion by Regan, seconded by Roehl, to approve the agenda as presented.

All Ayes

Motion carried

**Approval of Minutes:**

Motion by Roehl, seconded by Ehardt, to approve the minutes of the Regular Meeting of December 2, 2024, as presented.

All Ayes

Motion carried

**Public Comment:**

- None

**Zoning Administrator's Report:**

L. Fisher explained the zoning administrator's report and answered questions. Fisher explained it has been slow this time of the year. There has been one permit turned in for a shed. The ordinance subcommittee met and discussed chickens, fences, and murals. The Master Plan is good through 2025. Now is the time to look at some minor changes to the Master Plan.

Motion by Roehl, seconded by Stencel, to approve the zoning administrator's report as presented.

All Ayes

Motion carried

Chairperson Ziegler welcomed Danny Perry to the Planning Commission Board.

**Old Business:**

**1. Harbor Project Update –**

Lori Fisher provided a power point presentation of the Edgewater Harbor Plan. The fuel tank location will be temporary until the DNR starts their portion of the project. The DNR acquisition grant may take a year before funding is available. The uplands portion of the project will begin in September 2025. Discussion followed on which trees would be left.

## **New Business:**

### **1. Annual Report –**

Mike Ziegler briefly went through the 2024 annual report.

Motion by Roehl, seconded by Kaatz, to approve the 2024 annual report as presented.

All Ayes

Motion carried

### **2. Ordinance Review –** Fisher stated this is just for discussion tonight.

- a) **Murals – Section 8.6.1** – Doug Roehl and Lori Fisher explained the changes that the committee is recommending. The changes also require some definitions to be changed as well.
- b) **Chickens – Add New** – Board members discussed adding this new ordinance as it would only be allowed in certain zoning districts. Ehardt suggested fixing the typo to read one and one quarter inch.
- c) **Solar and Battery Storage – Add New Section 5.30** – Discussion followed. Inspections would occur on the county level.
- d) **Recreational Vehicles – Section 9.8.3** – This one need more work and will come back next time.
- e) **Mobile Home Park Requirements – Section 5.7.10 (14-16)** – Discussion followed.

### **3. Election of Officers –**

Motion by Regan, seconded by Stencil, to nominate Mike Ziegler for Chairperson.

All Ayes

Motion carried

Motion by Stencil, seconded by Kaatz, to nominate Wil Morris as Vice Chairperson.

All Ayes

Motion carried

Motion by Ziegler, seconded by Ehardt, to nominate Danny Perry as Secretary.

All Ayes

Motion carried

### **Public Comment –**

- Mike McGovern (7316 Simons) – commented on some of the trades do not require you to be licensed.
- Larry Adams (7311 Lake) – commented on the 50 ft. rule for chicken coop.

**Adjournment** – Ziegler adjourned the meeting at 8:49 p.m.

Respectfully submitted,  
Vicki Scott