

**GREENVILLE PLANNING COMMISSION  
REGULAR MEETING MINUTES**

**6:30 PM**

**December 9, 2021**

The Commission members met in the Council Chambers in the City Hall Complex at 6:30 PM.

**MEMBERS PRESENT:** VanderMark, Moss, Frye, Popma, Corner, and Ralph. Miller attended virtually from Montcalm County, Greenville, MI and Rash attended virtually from Montcalm County, Greenville, MI.

**MEMBERS ABSENT:** None

**OTHERS PRESENT:** George Bosanic, City Manager  
Heather Feazel, Assistant City Manager  
Tim Johnson, MainStreet Planning Company  
Jan Johnson, MainStreet Planning Company  
Tom Forshee, Dickinson/Wright et. al.  
Cory Smith, The Daily News

The meeting was called to order by Chairperson Ralph at 6:30 P.M.

**Commissioner Corner made a motion** to approve the regular meeting minutes from the November 11, 2021, meeting as presented. Commissioner Moss supported. Unanimously approved.

Citizen Comments: None

ExParte Communications: None

Public Hearings:

1. To receive comments regarding amendments to the Greenville Zoning Ordinance to permit medical marijuana facilities and establishments, add certain definitions and other regulations related to the use of medical and adult-use of marihuana and delete regulations prohibiting marihuana establishments and dispensaries.

Chairperson Ralph opened the public hearing at 6:48 p.m.

Gary Jensen, 715 Lafayette, asked, how will we be better off if we pass this? What is the advantage to the rest of us?

Larry Anstead, 601 N. Lafayette, commented, I don't believe we should do this, maybe medical but that's it.

Casey Kornoelje, 1400 Colorado Ave, Grand Rapids, asked if there are any consideration for adult use for the provisioning centers? Spoke of unintended consequences.

Aaron Petersen, 14015 Sassafras Court NE, stated illicit use of recreational already occurring and deliveries to Greenville.

Harry Frank, 529 N. Lafayette, stated business model doesn't work for just medical marihuana use. Where is the 200-foot measured from?

David Uccello, 743 Korneilje Dr. NE, Comstock Park, wants to support previous comments that medical marihuana business model is not productive and discussed excise tax.

Chairperson Ralph closed the public hearing at 7:05 p.m.

2. To receive comments regarding an amendment to Greenville Zoning Ordinance to rezone properties from the C-2, General Commercial Zoning District, to new district to be called the North Lafayette Zoning District. The parcels to be rezoned have frontage on Lafayette Street between the Flat River and Greenville West Drive.

Chairperson Ralph opened the public hearing at 7:06 p.m. After receiving no comments, Chairperson Ralph closed the public hearing at 7:06 p.m.

3. To receive comments regarding an amendment to the Greenville Zoning Ordinance to rezone properties from the IND, Industrial Zoning District, to a new district to be called the Industrial Park Zoning District. The parcels to be rezoned are located abutting and to the east and west of Industrial Park Drive and Fitzner north and south of VanDeinse.

Chairperson Ralph opened the public hearing at 7:10 p.m.

Michael Armock, 1700 Callihan, owns two facilities in Greenville: one facility at 1700 Callihan and the other at 1213 E. Fairplains. He wanted to know how each would be treated under the proposed ordinances.

Chairperson Ralph closed the public hearing at 7:12 p.m.

Unfinished Business:

4. The commission reviewed the proposed ordinance amendment for Chapter 10 Article V of the City of Greenville Code of Ordinances regarding regulating medical marihuana facilities and consider recommendation for approval to City Council.

**Commissioner Frye made a motion** to recommend to City Council approval of a new regulatory ordinance for Chapter 10 Article V of the City of Greenville Code of Ordinances regarding regulating medical marihuana facilities. Commissioner Corner supported. Unanimously approved.

5. Commission reviewed an amendment for Chapter 10 Article V of the City of Greenville Code of Ordinances regarding regulating adult-use marihuana establishments and consider recommendation for approval to City Council.

**Commissioner Frye made a motion** to recommend to City Council approval of a new regulatory ordinance for Chapter 10 Article V of the City of Greenville Code of Ordinances regarding regulating adult-use marihuana establishments. Commissioner Vandermark seconded. Unanimously approved.

New Business:

6. The commission considered recommending to City Council approval of amendments to the Greenville Zoning Ordinance to permit medical marijuana facilities and establishments, add certain definitions and other regulations related to the use of medical and adult-use of marihuana, and delete regulations prohibiting marihuana establishments and dispensaries.

**Commissioner Moss made a motion** to recommend to City Council approval of amendments to the Greenville Zoning Ordinance to permit medical marijuana facilities and establishments, add further definitions and other regulations related to the use of medical and adult-use of marihuana, and delete regulations prohibiting marihuana establishments and dispensaries. Commissioner Corner supported. Unanimously approved.

7. The commission considered recommending to City Council approval of an amendment to the Greenville Zoning Ordinance to rezone properties from the C-2, General Commercial Zoning District, to a new district to be called the North Lafayette Zoning District. The parcels to be rezoned have frontage on Lafayette Street between the Flat River and Greenville West Drive.

**Commissioner Moss made a motion** to recommend to City Council approval of an amendment to the Greenville Zoning Ordinance to rezone properties from the C-2, General Commercial Zoning District, to a new district to be called the North Lafayette

Zoning District. The parcels to be rezoned have frontage on Lafayette Street between the Flat River and Greenville West Drive. Commissioner Frye supported. Unanimously approved.

8. The commission considered recommending to City Council approval of an amendment to the Greenville Zoning Ordinance to rezone properties from the IND, Industrial Zoning District, to a new district to be called the Industrial Park Zoning District. The parcels to be rezoned are located abutting and to the east and west of Industrial Park Drive and Fitzner north and south of VanDeinse.

**Commissioner Moss made a motion** to recommend to City Council approval of an amendment to the Greenville Zoning Ordinance to rezone properties from the IND, Industrial Zoning District, to a new district to be called the Industrial Park Zoning District. The parcels to be rezoned are located abutting and to the east and west of Industrial Park Drive and Fitzner north and south of VanDeinse. Commissioner Rash seconded. Unanimously approved.

Reports: None

Training: None

**Commissioner Moss made a motion** to adjourn the meeting at 7:45 p.m. Commissioner Corner supported. Unanimously approved.

Respectfully submitted,  
George Bosanic