



**TSEGO
TOWNSHIP**
EST 1833

**OTSEGO TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
December 1st, 2025
Monday at 7:00 PM**

Planning Commission Members

*Chair Brad Ade, Vice Chair Andy Webb, Secretary Jeff Polonowski,
Scott Reising, Karen Burns, Mike Bosch, Noah Boyd, Open Position & Roger Rumble*

Chair Ade called the meeting to order at 7:02 p.m.

Members Present: Andy Webb, Roger Rumble, Brad Ade, Jeff Polonowski, Mike Bosch, Karen Burns.
Members Absent: Open Position, Noah Boyd, Scott Reising.

Approval / Correction of Minutes: Motion by Mike Bosch, support by Roger Rumble, to approve November 3rd, 2025, Planning Commission meeting minutes as amended. Corrected typographical errors. Motion carried: 6 – Yes, 0 – No, 3 – Absent.

Chair Ade introduced Ron Ehlert to the Planning Commission. Chair Ade has submitted Ron's name to Supervisor, Bryon Winn, to appoint him to fill the open position on the Planning Commission. Ron can be approved at the Township Board meeting next Monday. He is an engineer by profession and worked for Pneumatic Corp. Motion by Brad Ade, support Andy Webb to have the Township Supervisor appoint Ron Ehlert to the Otsego Township Planning Commission. Motion carried: 6 – Yes, 0 – No, 3 – Absent.

Master Plan Update.

Jason Derry, PCI, was present to review the updates he previously submitted. He started with a review of the intermediate Future Land Use Plan (page 3) The suggested Plan was based on the comments from previous meetings. Suggested expanding the designated areas to allow for future options on rezoning requests. While the current Future Land Use map has broad "wavy" designated areas on the map, the proposed map needs to allow more options like the current Map.

ADU's (Accessory Dwelling Units) was discussed. Our current ordinance only allows guest houses on the same parcel as the primary dwelling. It also limits size and utility options. Discussed expanding the use and allowance for secondary dwelling units on the same parcel. There is a need for secondary housing for extended family members. Allowing duplexes in all residential districts. Currently, duplexes are allowed only in R2 zoning districts. Next, we discussed mixed use in Residential and Commercial zoning, ie, Commercial on the ground floor and residential use in the upper level. Also, discussed low impact commercial use in residential areas, i.e., doctor's office. The intended result of these discussions it to make housing more available and affordable.

Discussed dates for a public workshop on the Future Land Use Plan (Master Plan). Suggested January 14th Wednesday evening or Saturday the 17th, at 10am.

Roger Rumble made a motion, support Mike Bosch, to adjourn. Motion carried: 6 – Yes, 0 – No, 3 – Absent. Meeting adjourned at 8:52 pm.

Respectfully submitted,

Jeffrey Polonowski
Planning Commission Secretary

Date

Note: There is one attachment to the Planning Commission minutes.

APPROVED