



James Township

6060 Swan Creek Road Saginaw, MI 48609

MINUTES OF THE REGULAR MEETING JAMES TOWNSHIP PLANNING COMMISSION

August 31, 2026

Chairperson Parent called the meeting to order at 6:06 p.m.

Members in attendance: Kathy Reis, Dale Hoepfner, Brenda Parent, Kim Bell, Jodi Hak, and Annie Houlihan. April Key was excused. Zoning Administrator Scott Hash and Joanne Boehler also were present.

Minutes of the Regular Meeting on August 3, 2026, were presented. There being no additions or corrections to the minutes, Kathy Reis made a motion to approve the minutes as presented and Annie Houlihan supported. All were in favor and the minutes were approved.

Reports

- Chairperson – no report.
- Zoning Administrator – Scott Hash
 - Has received multiple calls regarding foreclosed property on Dutch Road. Not buildable without a variance. Property is in flood plain.
 - Land division for parcels on Trinklein Road. One parcel has two houses and other is vacant. Wants to separate with one house on each parcel.
 - Weber property on Dutch Road – owner went before judge and needs to come up with a timeline for the cleanup for the court to approve. ZA Hash met with owner at property to discuss what needs to be done and offered suggestions. If the timeline is not submitted, the court will issue fines.
 - Zoning permit approved for new construction on Stroebe Road.
- Planning Commission – received a sample data center ordinance from MTA

New Business

- How do we protect our township lands?
- Land division ordinance – minimum acreage?
- Current demolition application is too simple and is missing sections, including safety parameters.
 - Utility providers need proof of disconnect
 - Certificate of liability from contractor must be provided
 - Insurance
 - Bond to insured area cleaned up

Unfinished Business

- Reviewed and completed Chapter 7.

There being no further business, a motion to adjourn was made by Annie Houlihan and supported by Kathy Reis at 8:14 p.m. The next meeting will be held on Monday, October 5, 2026, at 6:00 p.m. We will start on Ordinance Chapter 8 and Chapter 3. Also, members should go over data center sample ordinance and we will discuss how to tailor it to our township at the next meeting.

KIMBERLY BELL, SECRETARY

BRENDA PARENT, CHAIRPERSON

Date: