# CHARTER TOWNSHIP OF FLUSHING

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## PLANNING COMMISSION MINUTES
## JULY 13th, 2026 TIME: 6:00 P.M.

**MEMBERS OF PLANNING COMMISSION**

Chair – Vicki Peivandi
Vice Chair – Matt Strnad
Secretary – Amy Bolin
Board of Trustees Representative – Terry A. Peck
Kyle Raup
Michael Moon
Thomas Nichols

Jeanette Sizemore, Recording Secretary

**I. MEETING CALLED TO ORDER** at 6:00 P.M. by Planning Commission Chairperson Peivandi with Roll Call and Pledge of Allegiance to the American Flag.

**ROLL CALL**
**PRESENT:** Peivandi, Nichols, Bolin and Peck
**ABSENT:** Moon, Strnad and Raup
**OTHERS PRESENT:** Three (3) others were present.

**II. APPROVAL OF AGENDA**

**TREASURER PECK MOVED,** supported by Commissioner Bolin to approve agenda as presented.

**THE MOTION CARRIED.**

**III. APPROVAL OF PREVIOUS MINUTES**

**TREASURER PECK MOVED,** supported by Commissioner Nichols to approve previous minutes from June 8th, 2026

After no discussion the following motion was made.

**ACTION ON THE MOTION**
**ROLL CALL VOTE**
**AYES:** Nichols, Bolin, Peivandi and Peck
**NAYS:** None
**ABSENT:** Moon, Raup and Strnad
**THE MOTION CARRIED.**

## IV. PUBLIC COMMENTS FOR AGENDA ITEMS ONLY

**OPEN FOR PUBLIC COMMENTS** 6:02 P.M.

No comments

**CLOSED FOR PUBLIC COMMENTS** 6:02 P.M.

## V. UNFINISHED BUSINESS

1. Discussion and possible motion on Sec. 36-2101 Penalties of violation. Zoning violations from misdemeanor to civil infraction, fines no more than $300 to no more than $500. with the elimination of the words "or subsequent". To be sent to the Board of Trustees for consideration and possible First Reading.

**COMMISSIONER BOLIN MOVED,** supported by Commissioner Nichols to approve Sec. 36-2101 Penalties of violation. Zoning violations from misdemeanor to civil infraction, fines no more than $300 to no more than $500. with the elimination of the words "or subsequent". To be sent to the Board of Trustees for consideration and possible First Reading.

After no more discussion the following motion was made.

**ACTION ON THE MOTION**
**ROLL CALL VOTE:**
**AYES:** Peivandi, Nichols, Peck and Bolin
**NAYS:** None
**ABSENT:** Raup, Moon and Strnad
**THE MOTION CARRIED.**

## VI. NEW BUSINESS

1. PUBLIC HEARING on Chapter 36 Article 4 Section 400 Accessory Structures changes as presented with the addition of "no more than" to item B number 4 read "The total allowable square footage of the dwelling or primary structure and detached accessory structures on a parcel shall be no more than twenty-five (25%) percent of the square footage of the parcel. Also, item E Communication towers, remove "as defined in, Sec. 36-1805 (A) 8" so that it reads. "Communication towers are subject to the specific requirements of Sec. 36-1805 in Sec. 36-1804 (NN) of this ordinance."

**PUBLIC HEARING OPENED at 6:04 p.m.**

No discussion.

**PUBLIC HEARING CLOSED at 6:05 p.m.**

2. Discussion and possible motion on Chapter 36 Article 4 Section 400 Accessory Structures changes as presented with the addition of "no more than" to item B number 4 read "The total allowable square footage of the dwelling or primary structure and detached accessory structures on a parcel shall be no more than twenty-five (25%) percent of the square footage of the parcel. Also, item E Communication towers, remove "as defined in, Sec. 36-1805 (A) 8" so that it reads. "Communication towers are subject to the specific requirements of Sec. 36-1805 in Sec. 36-1804 (NN) of this ordinance." To be sent to the Board of Trustees for consideration and possible First Reading.

No discussion was made.

**TREASURER PECK MOVED,** supported by Commissioner Bolin to approve Chapter 36 Article 4 Section 400 Accessory Structures changes as presented with the addition of "no more than" to item B number 4 read "The total allowable square footage of the dwelling or primary structure and detached accessory structures on a parcel shall be no more than twenty-five (25%) percent of the square footage of the parcel. Also, item E Communication towers, remove "as defined in, Sec. 36-1805 (A) 8" so that it reads. "Communication towers are subject to the specific requirements of Sec. 36-1805 in Sec. 36-1804 (NN) of this ordinance." To be sent to the Board of Trustees for consideration and possible First Reading.

After no more discussion the following motion was made.

**ACTION ON THE MOTION**
**ROLL CALL VOTE:**
**AYES:** Peck, Bolin, Nichols and Peivandi
**NAYS:** None
**ABSENT:** Strnad, Moon and Raup
**THE MOTION CARRIED.**

## VII. PUBLIC COMMENTS

**OPEN FOR COMMENTS:** 6:08 P.M.

None.

**CLOSED FOR COMMENTS:** 6:08 P.M.

## VIII. ZONING ADMINISTRATOR COMMENTS

Chris Czyzio:

- Accessory Structures will go to the Board of Trustees next month
- Data Centers
- Battery storage
- New Rowe Professional Planner is still coming up to speed
- ZBA – is working on gas station on McKinley and Mt. Morris Rd
- Application was just put in for shed/garage in front yard

## IX. COMMISSION COMMENTS

**Treasurer Peck**:

- Mentioned upcoming MTA Training for our Commissioners. Sign up by contacting Clerk Meinburg.

## X. NEXT REGULAR SCHEDULED MEETING

MONDAY, AUGUST 10th, 2026 AT 6:00 P.M.

## XI. ADJOURNMENT

With no further business, the meeting adjourned at 6:16 P.M.

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VICKI PEIVANDI, Chairperson

_____
AMY BOLIN, Secretary

_____
Date of Approval

_____
Jeanette Sizemore, Recording Secretary