

EATON COUNTY PLANNING COMMISSION

NOTICE OF MEETING:

DATE: December 3, 2025

TIME: 6:00 p.m.

PLACE: Eaton County Courthouse, Board of Commissioner's Room,
1045 Independence Blvd., Charlotte, MI 48813

AGENDA:

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Notice Requirement
5. Approval of Agenda ***December 3, 2025***
6. Public Comments
7. Public Hearings of Conditional Use Permit and District Change Amendment Applications:

CU-12-25-20: Request by William and Kathleen Pitylak for a Conditional Use Permit to operate an excavation and contracting business as a Construction Contractors Establishment and Storage of Heavy Equipment per Zoning Ordinance Section 14.29 at 1296 Island Highway, Section 17 of Eaton Township.

CU-12-25-21: Request by Daniel & Peggy LaPoint and Preston & Sydney Schlee for a Conditional Use Permit to allow for the operation of a landscaping business as a Construction Contractors Establishment and Storage of Heavy Equipment per Zoning Ordinance Section 14.29 at 6547 W. Butterfield Highway, Section 36 of Bellevue Township.

CU-11-15-31: Request by Daniel and Peggy LaPoint for a Change of Conditions of an existing Conditional Use Permit which allows for the operation of a Construction Contractors Establishment and Storage of Heavy Equipment (excavating business) per Article 14.29 of the Ordinance at 6578 W. Butterfield Hwy., Sec. 25, Bellevue Township. Specifically, the requested change is to remove the landscaping business from the operation.

CU-10-06-30: Request by Jeremy and Kathryn Harton for a Change of Conditions of an existing Conditional Use Permit which allows for the operations of an Agricultural Business (nursery with sales) Per Zoning Ordinance Section 14.1 and a Home Business per Zoning Ordinance Section 14.13 at 3401 W. Bellevue Highway, Section 28 of Walton Township. Specifically, the requested change is to construct additional buildings/additions for business operations and storage.

CU-12-25-10: Request by F.G. Cheney Limestone Company, Inc. for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 9400 Sand Road, parcel numbers 130-028-300-075-00, 130-032-200-020-00 & 130-033-100-001-00, Section 28, 32 & 33 of Bellevue Township.

CU-12-25-11: Request by Daniel L. LaPoint Sr. & Daniel L. LaPoint Jr. for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 6098 Sherwood Highway, Section 25 of Bellevue Township.

CU-12-25-13: Request by Reinhart Cook owner of Lime and Gypsum Products Inc. for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 9449 Sand Road, Section 32 of Bellevue Township.

CU-12-25-14: Request by Reinhart Cook owner of Lime and Gypsum Products Inc. for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 8645 Kelley Highway, Section 3 of Vermontville Township.

CU12-25-15: Request by Steve & Lisa Briggs, owners of Nightingale Valley, LLC and Cole Briggs for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 10580 & 10320 W. Vermontville Highway, Section 20 of Vermontville Township.

CU-12-25-19: Request by Shaytown Gravel, LLC and Davis Construction, Inc. for a Conditional Use Permit to allow for the operation of a Surface Mine per Zoning Ordinance Section 14.25 from property located at 11659 & 11777 N. Shaytown Road, Section 14 of Sunfield Township.

8. Farmland Preservation (PA 116) Applications: none
9. Other Business:
10. Reports:
 - a. Department of Construction Codes & Planning and Zoning
 - b. Zoning Ordinance Committee
 - c. Board of Appeals
11. Public Comments
12. Upcoming Case(s): There are no applications to be heard at the January 6, 2026 meeting.
13. Adjournment

The meeting will be available via YouTube for viewing and listening purposes only, by using the following link: <https://www.youtube.com/@EatonCounty1837-mi/live>