



CITY OF IONIA
PLANNING COMMISSION
REGULAR MEETING MINUTES
4:30 PM, Thursday, September 11, 2025
IONIA CITY HALL - COUNCIL CHAMBERS

I. CALL TO ORDER

Chairperson Bailey called the meeting of the Ionia Planning Commission to order at 4:30 PM.

II. ROLL CALL

Roll call revealed a Quorum with Planning Commissioners Logan Bailey, Michael Donaldson, Keturah Kelley, Tim Lee, and Jason Perry present. Commissioners Ryan Gregory and Judy Swartz were absent.

III. APPROVAL OF AGENDA

Chairperson Bailey introduced the agenda and asked if there were any requested changes. Planning Commissioner Perry made a motion, seconded by Planning Commissioner Kelley, to approve the agenda as presented.

MOTION CARRIED BY VOICE VOTE.

IV. APPROVAL OF MINUTES

(IV.1.) August 13, 2025 – Regular Meeting

Minutes from the regular meeting of August 13, were reviewed. Planning Commissioner Donaldson made a motion, seconded by Planning Commissioner Kelley, to approve the August 13, 2025, meeting minutes as presented.

MOTION CARRIED BY VOICE VOTE.

V. PUBLIC COMMENTS

None.

VI. PUBLIC HEARINGS AND ASSOCIATED ACTION

(VI.1.) Public Hearing to receive comments on Ordinance No. 598 to create Chapter 1294: Short-Term Rentals

Assistant City Manager Bowman provided background information on short-term rentals related to the proposed Ordinance No. 598.

Chairperson Bailey opened the public hearing for Ordinance No. 598 at 4:46 PM.

Royale Walter (924 Highland Drive) expressed to Planning Commission that she owns two short-term rentals in the Ionia area. She emphasized that short-term rentals help the local economy and assist with the lack of available options for visitors to the community.

Chairperson Bailey closed the public hearing at 4:50 PM.

Planning Commissioner Donaldson made a motion, seconded by Planning Commissioner Kelley, to recommend City Council approval of Ordinance No. 598, an ordinance to amend Chapter 1240, Section 1240.11; enact a new Chapter 1294 entitled "Short-Term Rentals"; amend Chapter 1248, Section 1248.02; amend Chapter 1250, Section 1250.02; amend Chapter 1252, Section 1252.02; amend Chapter 1258, Section 1258.02; and amend Chapter 1260, Section 1260.02 of the Codified Ordinances of the City of Ionia.

MOTION CARRIED BY VOICE VOTE.

VII. OLD BUSINESS

None.

VIII. NEW BUSINESS

(VIII.1.) City of Ionia 2025-2030 Master Plan

Planning Commissioner Kelley made a motion, seconded by Planning Commissioner Perry, to schedule a public hearing for 4:30 PM, Wednesday, October 8, 2025, at Ionia City Hall to hear comments on the City of Ionia 2025-2030 Master Plan and conclude the 63-day public review period.

MOTION CARRIED BY VOICE VOTE.

(VIII.2.) Planning Commission Training Opportunity

Assistant City Manager Bowman shared an upcoming training opportunity through Michigan State University Extension intended for Planning Commissioners.

IX. COMMISSIONER COMMENTS

Mike Donaldson: Commented on the high number of people using the newly created Dog Park and renovated Hale Park.

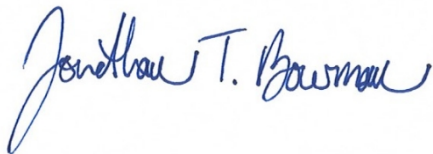
X. ADJOURNMENT

Planning Commissioner Kelley made a motion, seconded by Planning Commissioner Lee, to adjourn.

MOTION CARRIED BY VOICE VOTE.

The meeting was adjourned at 4:57 PM.

Respectfully Submitted,



Jonathan T. Bowman, Recording Secretary
for Judy Swartz, Secretary