

ISABELLA COUNTY
ZONING BOARD OF APPEALS

January 21, 2026

A Meeting of the Isabella County Zoning Board of Appeals was held on January 21, 2026, at the Isabella County Commission on Aging Building, 2200 S Lincoln Rd., Mt Pleasant, Michigan.

MEMBERS PRESENT: Jim Wynes, Tom Riley, Brent Duffett, Phillip Vogel

MEMBERS ABSENT: Tom Kromer

SUPPORT STAFF PRESENT: Ray Johnson, Planner/GIS Analyst
Mackenzie Perkins, Administrative Assistant, Recording Secretary

The meeting was called to order by the Chair at 9:00 a.m.

The Pledge of Allegiance was recited by the Board.

APPROVAL OF AGENDA

A motion was made by Mr. Duffett, supported by Mr. Riley, to approve the agenda.

Mr. Wynes called for a vote.

Yes: Jim Wynes, Tom Riley, Brent Duffett, Phillip Vogel

No: None.

Motion Carried

ORGANIZATIONAL MEETING

ELECTION OF OFFICERS

Mr. Wynes opened nominations for Chairperson, Vice-Chairperson, and Secretary.

Mr. Duffett nominated the following slate of officers; Jim Wynes for Chairperson, Tom Riley for Vice-Chairperson, and Brent Duffett for Secretary.

Mr. Wynes called for other nominations, hearing none, Mr. Wynes called for other nominations, hearing none, Mr. Wynes called for nominations. With no other nominations heard, Mr. Wynes called for a motion to close nominations and accept the slate of officers.

A motion was made by Mr. Riley to close nominations, accept the slate of officers, and a unanimous ballot be cast for the slate of officers. The motion was seconded by Mr. Duffett.

Mr. Wynes called for a vote.

Yes: Jim Wynes, Tom Riley, Brent Duffett, Phillip Vogel

No: None

Motion Carried

ESTABLISH MEETING DAY, TIME, PLACE AND APPROVE THE PROPOSED MEETING CALENDAR

Mr. Johnson presented the proposed meeting day, time and place for the 2026 Zoning Board of Appeals meetings and the proposed calendar for the 2026 meetings. He proposed the Zoning Board of Appeals hold its 2026 meetings quarterly on the 3rd Wednesday of the month at 9:00 a.m. at the Isabella County Commission on Aging Building at 2200 S Lincoln Rd., Mt. Pleasant, Michigan.

A motion was made by Mr. Duffett, supported by Mr. Riley, to set the meeting day, time and place the as quarterly on the 3rd Wednesday of the month at 9:00 a.m. at the Isabella County Commission on Aging Building at 2200 S Lincoln Rd., Mt. Pleasant, Michigan and to approved the proposed calendar.

The motion was seconded by Mr. Vogel.

Mr. Wynes called for a vote.

Yes: Jim Wynes, Tom Riley, Brent Duffett, Phillip Vogel

No: None.

Motion Carried

PREVIOUS MINUTES

Minutes from the October 15, 2025, regular meeting were circulated to the Board prior to the meeting for their review.

A motion was made by Mr. Duffett and supported by Mr. Vogel to approve the minutes as presented.

Mr. Wynes called for a vote.

Yes: Jim Wynes, Tom Riley, Brent Duffett, Phillip Vogel

No: None.

Motion Carried

PUBLIC COMMENT –

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Opened 9:04 a.m.

Jackie Curtis from Denver Township stated that she was here to annually checking in.

Closed at 9:04 a.m.

STAFF COMMENTS –

Mr. Johnson let the Board know that an updated copy of the Zoning Ordinance was handed to the members before the meeting.

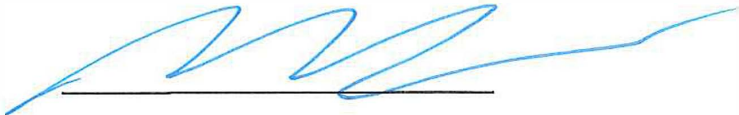
ZONING BOARD OF APPEALS MEMBER COMMENTS –

Mr. Vogel asked if there is anything that can be done about the marijuana smell in Town.

Mr. Johnson stated that if a municipality has adopted their own zoning ordinance, the County does not have jurisdiction over such matters.

ADJOURNMENT

Mr. Wynes adjourned meeting at 9:06 am.

A handwritten signature in blue ink, consisting of several loops and a long horizontal stroke at the end, positioned above a solid black horizontal line.

Brent Duffett, Secretary

Mackenzie Perkins, Administrative Assistant, Recording Secretary