



St. Joseph Planning Commission
Commission Chambers
700 Broad Street
St. Joseph, MI 49085

AGENDA
August 6, 2026
4:30 PM

Zoom Webinar ID 831 7515 6929 at www.zoom.us This meeting will be held in person. Comments will not be received via Zoom. Persons wishing to speak should be present in person. The public can view the meeting at the website above on a computer or mobile device, or by calling 312.626.6799 or 877.853.5247 toll-free. Telecommunications relay services to assist individuals with disabilities are available by calling 711, and providing the Zoom Webinar ID to the relay operator. There is no charge.

1. Call to Order
2. Approval of Meeting Minutes
 - 2.a [Approval of the Minutes of July 2nd, 2026.](#)
3. New Business
 - 3.a [3125 Cleveland Ave - Approval of a Pole Sign Refacing of Size Greater Than 32 Square Feet](#)
 - 3.b [TXT-01: Lots and Yards Text Amendments](#)
4. Old Business
 - 4.a [Accessory Dwelling Unit \(ADU\) Survey Results](#)
5. Public Comment
6. Commissioner Comment
7. Staff Comments
 - 7.a [315 State St Sign Approval Update](#)
 - 7.b [Harbor Shores Parcel 5 Planned Unit Development - Postponed to September 3rd, 2026, Meeting](#)
 - 7.c [Request for Early Feedback on Possible Text Amendment to allow for Low Intensity Commercial Uses within the R-3 Zone as a Conditional Use in Association with a Multi-Family Development](#)
8. Adjournment