

VALLEY TOWNSHIP PLANNING COMMISSION

Minutes for Regular Meeting
Tuesday March 27, 2006

DRAFT until approved at the April meeting

1. Call to Order and Roll Call *In attendance: Thierwechter/Kaarlie/Smith*
2. Discuss status of Planning Commission membership *Lou discussed the resignations of Dave Chapman and Charlie Van Kula. Dave has health issues that have prevented him from serving over the past year and will continue to be a problem for the next several months. Charlie has family issues he needs to deal with and they come first. This leaves 2 positions open on the Planning Commission, and we have, at this writing, 3 people who have expressed an interest in applying for the position.*
3. Minutes of November 22, 2005 meeting – Discuss/Amend/Approve (Note: This is the meeting that Lou did not attend due to illness, and only Bob Kaarlie and Jim Smith attended. They went ahead with the meeting since a Public Hearing had been noticed re: the Large Hoofed Animal Ordinance Amendment.) *Messrs. Kaarlie and Smith pointed out two corrections that needed to be made. It was moved by Kaarlie; seconded by Smith to approve the minutes with those corrections. Passed 3/0. They are being sent to the Township Clerk for recording.*
4. Minutes of January 24, 2006 – Discuss/Approve *M-K; S-Smith to approve minutes as presented. Passed 3/0.*
5. Minutes of February 28, 2006 – Discuss/Approve *M-Smith; S-Kaarlie to approve minutes as presented. Passed 3/0.*
6. Communications *None were received. However, we did receive copies of an application for a private road. That issue will be taken up at our April meeting, with any public hearing being held in May or June depending on the complexity of the request.*
7. Comments from the Public on general issues *Marv Voss, from the Allegan County Planning Commission, recommended we register the Valley Township website with the County so it is a link on the County website.*

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8. Presentation – Heritage Trail – Ms. Jan Cushman from the Allegan County Tourist Council *Jan did a presentation giving a brief history of the Heritage Trail and the CDs that are available. 3rd and final phase is to plug the pamphlet and CD. Price is \$3 and \$12. She gave a list of cities and townships who are responding to their request for funding: Allegan City, Fennville, Otsego Township, Plainwell, Saugatuck Townships, Martin Village. More are considering the request. They will accept lesser amounts. Valley has two sites the Tourist Council would like to be considered. VFW will more than likely contribute toward the POW Camp site. Jan would like to see the Township help with the Echo Point site. Going recommendation is \$2,000.*
9. Discussion and Memorandum of Record re: Large Hoofed Animal Ordinance Amendment (including handout) *Lou presented the status of this ordinance. Kaarlie brought a copy of the latest version of an amendment to us as prepared based on a discussion between the Township Clerk and our attorney, and this will be reviewed, discussed and acted upon at our April meeting.*
10. Presentation – Lou re: A Guide to Planning Commission actions and a system of referencing our Ordinances *This system enables the reader to tell at a glance what ordinances we have issued and sorts them by topic for easy reference.*
11. Land Use Plan – continue work – Starting with a discussion of current status and procedures and timing for getting the Plan completed in draft form for presentation to the Township Board. *Lou presented the current status of this project and asked Mr. Voss (Allegan County Planning Commission) whether having it ready for publication by the end of the original 5 year period – this would be 7/1/06 – is critical. Mr. Voss indicated that some municipalities are more than a year behind in getting their plans up-to-date. All here agreed that we want to get it done as soon as possible, in order to minimize our Township's exposure to problems down the road that could have been avoided with an updated plan in place. Lou will continue work on the Plan and will present it at an upcoming Planning Commission meeting. At that time revisions will be made and the Plan will be given to the Township Board in draft format with the recommendation that it be given to a professional consultant for comments to ensure we have covered all the bases from a legal standpoint. (Mr. Voss also pointed out that according to the Coordinated Planning Act, Valley Township should notify, as soon as possible, all adjoining municipalities that it is undertaking the revision of its Land Use Plan.)*
12. The Land Use Plan map – Break out the crayons and color it the way we see it. *We spent some time outlining the areas we are considering for various zoning categories. We colored them in based on prior decisions we made as to our suggestions for consideration. This map now hangs in the Township Hall and will be made part of the Land Use Plan.*
13. Adjourn. M-Smith; S-Kaarlie. Passed 3/0.

Respectfully submitted,

Lou Thierwechter