

6/27/06
Approved

**VALLEY TOWNSHIP PLANNING COMMISSION REGULAR MEETING
MAY 23, 2006**

7:00 P.M. Chairperson Melodie Dobbins called the meeting to order

Roll call was taken and all members were present

The minutes from the April 25, 2006 meeting were approved

The minutes from the special meeting to work on the amendment of the Plan on May 16, 2006 were approved.

Communications were called for. Melodie announced that the required letters of intent to amend the Plan were mailed to the adjacent townships and the county.

Comments from the floor were called for, there were none.

The rezoning request from Keith and Debbie Nagelkirk for the property located at 3791 122nd Avenue was brought forth. Mr. Nagelkirk was present and spoke regarding the intended use of the property as a commercial business to sell antiques and various other sundry items. The property is located in a zone already proposed to be commercial. There was discussion of the permits needed, the sign, and the appearance of the outside of the store. Mr. Nagelkirk assured the board that there will only be minimal outside furniture and no unsightly trash or junk on the property. Commissioner Bob Kaarlie moved to approve the rezoning, Commissioner Tony Garofalo seconded. A vote was taken and the request was approved.

The continuation of the request for a Special Use Permit from Mark and Christine Ferrin was addressed. At this time, Paul Shamblin, Valley Township Zoning Administrator addressed the meeting. He has discovered several errors in the legal descriptions regarding the properties in question. He requested that this request be tabled until the next meeting so he could have the corrections made. It was moved and seconded to table this issue. Chairperson Dobbins called for a vote at it was approved.

Comments were addressed to the meeting regarding the process of amending The Five Year Plan. It was determined to have a special meeting to finalize this document. The meeting is set for June 5, 2006 at 3:30 P.M.

It was moved and seconded to adjourn the meeting. A vote was taken and Chairperson Dobbins adjourned the meeting at 8:00 P.M.

Respectfully submitted,
Janet Nelson, Planning Commission Secretary