

VALLEY TOWNSHIP PLANNING COMMISSION MINUTES
October 28, 2008

Call to Order: Melodie Dobbins called the meeting to order at 7: 04 PM on October 28, 2008.

Roll Call: Melodie Dobbins, Harry Smith, Rusty Radloff, Bill Jones, and Rhonda Mallory were present. Paul Shamblin was absent. **Public present:** Jon Christman and Chad Kent from Allegan High School were present.

***The Pledge of Allegiance was recited.**

Minutes: Rusty made the motion to accept the minutes from the September 23rd meeting. Bill seconded. The motion passed.

Comments from public on non-agenda items: There were no comments.

Old Business:

1. **List of Definitions.** Paul is absent. Table until next month.
2. **By-laws.** Harry questioned the vice chair taking over for the chair because he cannot hold the chair position due to his being on the Township Board. This situation is covered in Section 7.A. We decided to leave it as is and Bill motioned to accept the by-laws and Rhonda seconded. The motion passed.
3. **Home Occupation.** Rusty motioned to accept the ordinance and Melodie seconded. The motion passed.
4. **Agenda amended.** This should have read Site Plan. Melodie will amend the agenda.
5. **Site Plan.** The street access standards were discussed. Melodie has sent our questions to the attorney and has not heard back on it. Rusty motioned to accept it as is and Bill seconded. The motion passed.

New Business:

1. **Open Space.** This ordinance needs to be formatted like the other ordinances. There was an explanation of this ordinance for the public. There was discussion regarding whether R-2 needs to be included. It was decided that it was not necessary as the lake lots are too small to be applicable. Several references to other ordinances need to be deleted. Bill motioned to pass the ordinance with the changes and Melodie seconded. The motion passed.
2. **Signs.** It was decided to leave Section 11.15.a as it stands. Harry brought up the previous discussion of prohibiting billboards. It was decided to leave the ordinance as it stands due to the approval measures required. The last sentence of Section 11.18 needs to be deleted as this is covered in the previous section. Several other typos need to be changed as well. Rhonda motioned for the approval of the ordinance after the changes and Rusty seconded. The motion passed.
3. **Annual Report.** It was decided the annual report should be maintained from April 1st to March 31st. The report will be completed retroactively from April 2008. This report will be compiled for review at the next meeting.
4. **Other.** Melodie brought up a change to the definition of Home Occupations. It was decided to eliminate the section that reads "but shall not include restaurant or vehicle repair." Melodie motioned for approval of this change and Bill seconded. The motion passed.
5. **Other.** It was decided to send the final copies of the completed ordinances to Brandee Ellis for the Township Board approval and have copies made for all Planning Commission members for our next meeting.

Motion to Adjourn: Rusty made the motion to adjourn. Melodie seconded. The motion passed and the meeting adjourned at 8:02 PM.

Respectfully Submitted,

Rhonda Mallory, Secretary