

## **March 22, 2016 PLANNING COMMISSION MEETING**

**Call to Order:** The meeting was called to order at 7:00 pm by Chair Craig vanMelle.

**Roll Call:** Members present: Harry Smith, Craig vanMelle, Carol Browne, Ron Remington. Fred Lewis, absent. Also present: Ken Engelking, Building/Zoning Officer,

**The Pledge of Allegiance was recited.**

**Approval of the Agenda:** Harry Smith made a motion supported by Ron Remington to approve the agenda for the March 22, 2016 Planning Commission Meeting. Motion passed.

**Minutes:** Harry Smith made a motion supported by Ron Remington to approve the minutes of the February 23, 2016 Planning Commission Meeting. Motion passed.

### **Old Business:**

#### **A. Conti PUD Update**

Terri Conti informed the Planning Commission members that while work was continuing as planned on the Turtle Cove PUD Project, delays due to changes in plans or absences meant they were not able to present the Master Deed and covenant as promised. Another delay was the road commission's wish to extend the new road further than initially planned. This extension and subsequent tree removal will be at the cost of the Road Commission or the Conti's.

Supervisor Browne asked about the disposal plan for trees along side of the new road. Ms. Conti stated they were being sold to a forester or for firewood but would be removed. Supervisor Browne also expressed concern about a large brush pile that was slated for burning. His concern was that such a large pile could be a fire hazard for not only the Conti property but the surrounding DNR land and that the cost for fighting the fire would fall to the township. His third concern was the plan for ensuring that the new road would withstand truck traffic and be maintained in a safe manner.

Ms. Conti requested a six month extension for providing the Master Plan and the covenant to the Planning Commission. Harry Smith made a motion supported by Craig vanMelle to grant the six month extension starting in April 2016. Motion Passed.

### **New Business**

None

### **Zoning Board Appeals:**

No report

### **Zoning Administrator Report:**

Zoning Administrator Ken Engleking reported he was continuing to monitor condemned property and other blight issues. He introduced Brian MacCarthy who will be assisting him with inspections and code enforcement starting immediately. Chair vanMelle welcomed Mr. MacCarthy to Valley Township and to the Planning Commission.

**Open Discussion on Non-Agenda Items/Public Comment**

Chair vanMelle introduced Catherine Kaufman from Bauckham, Sparks, Thall, Seeber & Kaufman, PC. Her firm continues to serve the Township as their counsel after the retirement of John Lohrstorfer. She explained her background and experience. She also stated the firm works like a team. The township will have the expertise of all the attorneys in their area of specialty.

Ms. Kaufman will be staying after the meeting to talk more with Township officials and the Planning Board. All are invited to stay if they wish.

**Adjournment:** 7:20 pm by acclamation

Respectfully submitted,

Carol S Browne, Secretary

DRAFT