

August 28, 2018 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, Tammy Taylor, Kurt Vanderscheer, Brian MacCarnty-Zoning Administrator. Members absent: Roseann Wendt

The Pledge of Allegiance was recited.

Approval of the Agenda: Kurt Vanderscheer made a motion supported by Tammy Taylor to approve the Agenda for August 28, 2018 Planning Commission Meeting. Motion passed.

Minutes: Tammy Taylor made a motion supported by Kurt Vanderscheer to approve the minutes of both May 22, 2018 and July 24, 2018. Motion passed.

Old Business:

A. NA

New Business

- A. Public Hearing to discuss changes proposed to the zoning book was opened by Craig VanMelle at 7:05 pm.
- Craig VanMelle reviewed major changes being proposed to the zoning book with the public present at the hearing. A summary of changes was provided for review as well.
 - Rodney DeYoung commented he preferred that the 2 acre requirement for R-1 not be changed to one acre.
 - Tim Young commented that there should be a minimum of 60,000 square feet lots with 100 feet of frontage.
 - Mark Varner commented on properties with much less frontage asking how that could be? Craig VanMelle commented that maybe a variance had been given at the time, but could not speak to it directly having not been on the commission at the time. Mark Varner also commented on removing the age restrictions on mobile homes. Craig VanMelle explained that the Township could not restrict age, but is proposing the increase in square footage that would provide for newer homes that would meet current safety standards.
 - Brian MacCartny commented on the removal of Section 11.19 which was to eliminate the swimming pool fence requirements. He felt having the section addressing the fencing would help with safety issues.
 - Kurt Vanderscheer commented on the proposal to change R-1 requirement from 2 acre to one acre and expressed interest in keeping the rural feel of the Township by maintaining the 2 acre requirement with 150 feet of frontage.
 - Public Hearing was closed at 7:20 pm.
- B. Kurt Vanderscheer made a motion supported by Tammy Taylor to forward the current changes to the zoning book to the board, keeping the swimming pool fence Section 11.19 and keeping R-1 requirement of 2 acres and 150 feet of frontage. Motion passed.

Zoning Board of Appeals/Zoning Administrator Reports

Brian MacCarnty spoke to the progress of Turtle Cove. Currently 100% sold.

Open Discussion on Non-Agenda Items/Public Comment

Adjournment:

Adjournment by acclamation at 7:27 pm

Respectfully submitted
Tammy Taylor, Secretary