

Schoolcraft Township Planning Commission

Proposed Minutes of the meeting held on Monday, March 4, 2013

A meeting of the Schoolcraft Township Planning Commission was held on Monday, March 4, 2013, at the Schoolcraft Township Hall commencing at 7:00 pm.

MEMBERS PRESENT:

David Aubry
Charles Bibart
Ken Hovenkamp
Len Jaworski
Dave Reno
Barry Visel

MEMBERS ABSENT:

Ron Avis

OTHER ATTENDEES:

Attorney Rolfe
Supervisor Ulsh

Chairman Visel opened the meeting at 7:00 pm.

APPROVAL OF AGENDA:

A motion was made by Dave Reno with support from Ken Hovenkamp to approve the agenda as issued.

Motion carried 6-0

MINUTES OF PRIOR MEETING:

A motion was made by Dave Aubry and supported by Len Jaworski to approve the minutes of the February 4, 2013, meeting, without correction.

Motion carried 6-0

CITIZEN TIME ON NON-AGENDA ITEMS:

Supervisor Ulsh updated the Commission on issues and discussions concerning the use of the Wiley property bordering Howard Lake. The property has been used over the years as a camp/trailer park which is inconsistent with its RR zoning designation.

NEW BUSINESS

a. Election of officers

On a motion from Ken Hovenkamp with support from Len Jaworski, the current slate of officers was nominated for re-election for the 2013-14 fiscal year:

Chairman: Barry Visel
Vice Chairman: Dave Reno
Secretary: Charles Bibart

Motion carried 6-0

b. Meeting schedule

On a motion from Ken Hovenkamp with support from Dave Aubry, the Resolution setting the fiscal year 2013-14 Planning Commission Meeting Schedule was adopted.

The schedule maintains the 1st Monday of the month schedule, except for the September 9, 2013 meeting.

Motion carried 6-0

c. Site Plan review Requirements

The Commission discussed the timing requirements for Site Plan submissions and favored an adjustment of the current ordinance language. It was generally agreed that

receipt of a site plan by Commission members five days in advance of a Planning Commission meeting was sufficient to provide adequate review time. In addition, the time needed for review by the Zoning Administrator should be at the discretion of the Administrator, dependent on the complexity of the Site Plan.

Attorney Rolfe will prepare amended ordinance language for review and approval.

OLD BUSINESS

- a. Continuing ordinance review – home occupation, accessory building siting, digital signage review

The Commission continued discussion on home occupation issues with a review of various examples in the Township provided by Supervisor Ulsh. The Commission generally favored allowing home occupations to be located in accessory buildings as well as the primary residences. The Commission supported the current limitation of no additional employees on site. Attorney Rolfe will draft amended ordinance language for review at our next meeting.

The Commission reviewed the draft ordinance text provided by Attorney Rolfe addressing placement of accessory buildings, Section 22.1. The Commission generally favored the draft text language, with elimination of 4.a and clarification of 4.c (3) to incorporate actual visibility from the street. During the discussion, the permitted height of an accessory building was raised. It will be discussed at our April meeting.

The Commission discussed the placement of digital signage in the Township, prompted by the controversy arising from digital sign placement in Portage. The Commission generally believed that our current ordinance language provided adequate protection from the intrusion of digital signage into residential areas in the Township.

REPORT FROM THE TOWNSHIP BOARD

Ken Hovenkamp updated the Commission on activities of the Board including discussion of the extension of the Barton Lake weed abatement program.

REPORT FROM THE ZONING BOARD OF APPEALS

No report was received.

MEMBER'S TIME AND TOWNSHIP ATTORNEY TIME

No issues were discussed.

With no further business, Chairman Visel adjourned the meeting at 9:07 pm.

Respectfully Submitted
Charles Bibart
PV3.4.13