

**PLANNING COMMISSION
REGULAR MEETING/PUBLIC HEARING**

January 12, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Al Leonard, Vice Chair
Joni Andary, Secretary
Jodi Cornwell
Richard Donaldson
Sally Childs
David Kauer

MEMBERS ABSENT

Also, present Woody VanVolkenburg and Sheila Gaines.
Attendance: 4

Chairperson Wiley called the meeting to order at 7:35PM.

#1 MOVED: by Joni Andary, second by Richard Donaldson, to accept the October 27, 2003, meeting minutes as presented. Motion carried.

#2 MOVED: by Sally Childs, second by Jodi Cornwell, to approve the January 12, 2004, meeting agenda as written. Motion carried.

Public Hearing called to order at 7:40PM by Chair Wiley. The purpose of the hearing is to consider a special use request from Scott O'Brien who is planning to open a Salvage Yard and Body Shop within a Light Industrial District. Mr. O'Brien's intention is to install a 10' fence this spring for aesthetics. He plans to open in about two weeks. Commission Members expressed concerns regarding the business being located next to a prison. Commission also informed Mr. O'Brien that the location is close to where inmates are bused in and out. Mr. O'Brien explained that he is aware of the prison next door and has no problems with it.

Commission members received no letters or comments in opposition of this business location.

PUBLIC COMMENTS

None

Chair Wiley asked if there were any additional comments or questions regarding the Special Use Request received from Scott O'Brien. No additional information received the Public Hearing closed at 8:00PM.

#3 MOVED: by Sally Childs, second by Leo Wiley, to approve Scott O'Brien's Special Use Application for Salvage Operations, Retail Sales and Bump & Paint Shop within a Light Industrial District and allow a 10' foot fence around the property. Motion carried.

NEW BUSINESS

None

INFORMATIONAL ITEMS

- Zoning Administrator VanVolkenburg informed the Commission that a new Restaurant named Pattista's schedule to open January 13, 2004. The restaurant, primarily take out, will serve Italian cuisine.
- Information received regarding the Proposed Action for Raco Plains Project Area from the Department of Agriculture and Sylvester Creek Dam from the MI Department of Environmental Quality.

CORRESPONDENCE

MI Township Fax

October/November Planner

Meeting adjourned at 8:15PM.

Joni Andary, Secretary

CANCELLATION NOTICE

The Planning Commission Meeting Scheduled for Monday, January 26, 2004, is canceled.

Posted January 23, 2004

**PLANNING COMMISSION
REGULAR MEETING**

May 10, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Al Leonard, Vice Chair
Richard Donaldson
Jodi Cornwell

MEMBERS ABSENT

Joni Andary, Secretary
Sally Childs
David Kauer

Also, present Woody VanVolkenburg.

Chair Wiley called the meeting to order at 7:30PM.

#1 MOVED: by Jodi Cornwell, second by Richard Donaldson, to accept the January 12, 2004, meeting minutes with one correction under "Informational Items" correct spelling error in "Pattista's" to "*Battista's*". Motion carried.

#2 MOVED: by Al Leonard, second by Jodi Cornwell, to accept the May 10, 2004, meeting agenda as presented. Motion carried.

PUBLIC COMMENTS

None

NEW BUSINESS

A Home Occupation request received from Danny Marra of 4 Sheila Circle. He is asking approval to open a Taxidermy business. Commission members reviewed information and expressed concerns about receiving animal carcasses. Zoning Administrator VanVolkenburg stated that he would ask that Mr. Marra remove the carcasses immediately.

#3 MOVED: by Al Leonard, second by Leo Wiley, to approve Danny Marra Home Occupation request to open a Taxidermy business. Motion carried.

INFORMATIONAL

Zoning Administrator VanVolkenburg updated the Commission on the following:

- Regarding the survey of parcel on Fair Road that the township is planning on selling.
- Township Boards approval of exchanging lot #3 for lot #13 with Airborne Express. Chair Wiley approved and signed the site plan in accordance with Ordinance 1.100, Section 3.20, Sub-Section 4.

Meeting adjourned at 8:00PM.

Joni Andary, Secretary

**PLANNING COMMISSION
SPECIAL MEETING
QUARRY APPLICATIONS and HOME BUSINESS APPLICATION**

June 28, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Al Leonard, Vice Chair
Joni Andary, Secretary
Richard Donaldson

MEMBERS ABSENT

Jodi Cornwell
Sally Childs
David Kauer

Also, present Woody VanVolkenburg.

Chair Wiley called the meeting to order at 7:40PM.

#1 MOVED: by Al Leonard, second by Richard Donaldson, to accept the May 10, 2004, meeting minutes as presented. Motion carried.

#2 MOVED: by Al Leonard, second by Richard Donaldson, to accept the June 28, 2004, meeting agenda as presented. Motion carried.

PUBLIC COMMENTS

None

NEW BUSINESS

The Commission received a Home Business Application from Michele Grove of 15040 S. Kinross Road. Members discussed ADA requirements regarding the home business. Several Quarry renewal applications were also received.

#3 MOVED: by Joni Andary, second by Richard Donaldson, to approve Michele Groves request to open a hair salon business in her home at 15040 S. Kinross Road. Motion carried.

#4 MOVED: by Al Leonard, second by Richard Donaldson, to approve the Chippewa County Road Commissions quarry renewal application as presented. Motion carried.

#5 MOVED: by Richard Donaldson, second by Al Leonard, to approve Norris Contracting, Inc. quarry renewal application as presented. Motion carried.

#6 MOVED: by Leo Wiley, second by Al Leonard, to deny Reid Contractors Inc. quarry application per court order dated June 1, 1998. Motion carried.

#7 MOVED: by Al Leonard, second Richard Donaldson, to approve Northern Sand & Gravels quarry renewal application as presented. Motion carried.

June 28, 2004

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#8 MOVED: by Al Leonard, second by Richard Donaldson, to approve Thompson's Sand & Gravel quarry application on a thirty-day condition effect June 28, 2004, providing that the signage and gate deficiencies are corrected by July 29, 2004, and then the application will extend until June 30, 2005 without further approval from Commission. Motion carried.

#9 MOVED: by Al Leonard, second by Richard Donaldson, to approve Great Lakes Excavation quarry renewal application as presented. Motion carried.

#10 MOVED: by Al Leonard, second by Richard Donaldson, to approve Montgomery Aggregates quarry renewal application as presented. Motion carried.

CORRESPONDENCE

MTA- Information regarding mobile homes
April Michigan Planner

No additional business to come before the Board the meeting adjourned 8:15PM.

Joni Andary, Secretary

**PLANNING COMMISSION
REGULAR MEETING**

August 9, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Jodi Cornwell
Richard Donaldson
David Kauer

MEMBERS ABSENT

Al Leonard, Vice Chair
Joni Andary, Secretary
Sally Childs

Also, present Woody VanVolkenburg.

Chair Wiley called the meeting to order at 7:30PM.

#1 MOVED: by Richard Donaldson, second by David Kauer, to accept the June 28, 2004, meeting minutes as written. Motion carried.

#2 MOVED: by Jodi Cornwell, second by Richard Donaldson, to approve the August 9, 2004, meeting agenda as presented. Motion carried.

PUBLIC COMMENTS

- Resident inquired about the dogleg behind Windermere Drive and stated that the only people within the subdivision have a say. One resident is seeking absolute proof that current greenbelt area in the dogleg off Windermere will remain community property.

NEW BUSINESS

#3 MOVED: by David Kauer, second by Richard Donaldson, to approve Declaration of Restrictions and Conditions on lots 28 & 29 of the Kallio Subdivision. Motion carried.

Commission Members discussed township owned property behind Evergreen and Windermere Drive no action can be taken by the Commission.

#4 MOVED: by Richard Donaldson, second by Jodi Cornwell, to approve Joes Towing Impound Yard & Used Car Lot proposal as presented. Motion carried.

CORRESPONDENCE

MTA-Excerpts of Recent MTA Legal Counsel Opinions
“Build-able” Status of Nonconforming Lots

Meeting adjourned at 8:38PM.

Joni Andary, Secretary

**PLANNING COMMISSION
REGULAR MEETING**

October 11, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Joni Andary, Secretary
Jodi Cornwell
Richard Donaldson
David Kauer

MEMBERS ABSENT

Al Leonard, Vice Chair
Sally Childs

Also, present Woody VanVolkenburg.

Chair Wiley called the meeting to order at 7:30PM.

#1 MOVED: by David Kauer, second by Joni Andary, to accept the August 9, 2004, meeting minutes as presented. Motion carried.

#2 MOVED: by David Kauer, second by Jodi Cornwell, to approve the October 11, 2004, meeting agenda as presented. Motion carried.

PUBLIC COMMENTS

- Zoning Administrator VanVolkenburg informed Commission Members that the township might have a large industrial company moving into the area.

NEW BUSINESS

The Commission received and reviewed information regarding a Home Business request and two salvage yard applications.

#3 MOVED: by David Kauer, second by Jodi Cornwell, to accept and approve Carol Eby's home Business/Office Affidavit application. Motion carried.

#4 MOVED: by David Kauer, second by Leo Wiley, to accept and approve Thompson Salvage Junkyard/salvage yard application. Motion carried.

#5 MOVED: by Jodi Cornwell, second by David Kauer, to accept and approve A & L Iron and Metals Junkyard/salvage yard application. Motion carried.

CORRESPONDENCE

MTA- October News
Reed Contractors Inc- regarding quarry application

Meeting adjourned at 8:15PM.

Joni Andary, Secretary

**PLANNING COMMISSION
REGULAR MEETING**

November 22, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Al Leonard, Vice Chair
Joni Andary, Secretary
Richard Donaldson

MEMBERS ABSENT

Jodi Cornwell
Sally Childs

Also, present Woody VanVolkenburg.

Chair Wiley Called the meeting to order at 7:30PM.

#1 MOVED: by Richard Donaldson, second by Joni Andary, to accept the October 11, 2004, meeting minutes as presented. Motion carried.

#2 MOVED: by Richard Donaldson, second by Joni Andary, to approve the November 22, 2004, meeting agenda as written. Motion carried.

PUBLIC COMMENTS

None

NEW BUSINESS

Planning Members discussed and reviewed the budget for 2005-2006. According to the Planning roster Chairman Wiley's term of office expired in May 2004 apparently Leo's term does not expire until 2006 the roster is a clerical error. Member Sally Childs contacted Woody VanVolkenburg and stated her need to resign from the Commission. Sally's resignation is verbal and nothing in writing received to date. Due to Sally's excessive absences, the Commission requests to advertise for opening.

Meeting adjourned.

Joni Andary, Secretary

**PLANNING COMMISSION
REGULAR MEETING**

December 13, 2004

4884 W. Curtis St.

MEMBERS PRESENT

Leo Wiley, Chair
Al Leonard, Vice Chair
Jodi Cornwell
Richard Donaldson
Ed DeWitt

MEMBERS ABSENT

Sally Childs resigned
Joni Andary, Secretary

Also, present Woody VanVolkenburg.

Chair Wiley called the meeting to order at 7:30PM.

Commission members discussed Sally Childs verbal resignation.

#1 MOVED: by Leo Wiley, second by Jodi Cornwell, to send a letter of thanks to Sally Childs for her services on this board. Motion carried.

#2 MOVED: by Richard Donaldson, second by Al Leonard, to accept the November 22, 2004, meeting minutes as presented. Motion carried.

#3 MOVED: by Richard Donaldson, second by Al Leonard, to approve the December 13, 2004, meeting agenda as written. Motion carried.

PUBLIC COMMENTS

None

NEW BUSINESS

Commission members reviewed change of use request received from Ken Burns of Mackinaw Airport Shuttle/Air Cargo. Mr. Burns business is located on Airport Drive in Kincheloe. The State of MI is interested in leasing half of the building to do work on the 2-way radios.

#4 MOVED: by Al Leonard, second by Leo Wiley, to approve Mackinaw Airport Shuttle/Air Cargo change of use request as presented. Motion carried.

CORRESPONDENCE

MTA News December 3, 2004
MI Planner

Roy Mayry Land Division Application- Township Board approved December 6, 2004

Meeting adjourned at 8:10PM.

Joni Andary, Secretary

