

ONEKAMA TOWNSHIP PLANNING COMMISSION

REGULAR MEETING

THURSDAY, DECEMBER 11., 2008

The meeting was called to order at 7 p.m. by Chairman Dan Behring. The Pledge of Allegiance was said.

Members present: Phil Joseph, Vice Chairman Jim Mrozinski, Secretary Rudy Gross, Dennis Wickstrom, Jon Phillips, Roland Clement. Also present: Zoning Administrator Dana Schindler, Recording Secretary Mary Lou Millard.

CONSENT AGENDA: Motion by Gross, second by Mrozinski to accept the minutes of the November 20, 2008 with the following corrections: Under Zoning Administrator's report change "liability" to "ownership", add "permitting" for a main building, change "council" to "planning commission", correct spelling typo on the word "clarification". Motion carried

ITEMS TO BE ADDED TO AGENDA: Add Capitol Infrastructure Projects and Ordinance Enforcement Officer, under New Business, Residential Wind Generator, under Old Business.

PUBLIC COMMENT: None.

TOWNSHIP BOARD REPORT: Clement reported: The township board passed a resolution to completely identify the investment policy for township monies; board decided to extend the terms of the existing planning commission members because of the ongoing preparation for a joint planning commission until such time as that is completed; a public hearing on the proposed joint planning commission is scheduled for Wednesday, Dec. 17 at 6 p.m. in Farr Center. The Watershed Forever Project will give a presentation on Milfoil and Phragmites to educate the village council and township board on these matters Wednesday, Dec. 17 at 1 p.m. in Farr Center. Township offices will be closed for the holidays beginning Wednesday, Dec. 24 and will re-open Monday, Jan. 5; the board adopted an ordinance to establish a joint planning commission; a letter will be sent by the township attorney to Mike DeVoe regarding boat storage.

ZONING ADMINISTRATOR'S REPORT: Schindler reported 3 land use permit issued. Other issues: the township board determined to take ownership of the "Welcome to Onekama" sign and the attorney is looking into liability issues; Schindler will check regarding her request to the Vickerys to remove the steps to Lake Michigan; the Road Commission has suspended all permits on Outlot 6 for the present time; Land Use permit issued to Mike Olejniczak (Travelers Motel) with letter noting violation will be on record at the Register of Deeds office until violation is corrected; 4 Village planners completed the Citizen Planner Series. Schindler distributed packets of information and the agenda for the Dec. 17 hearing on the joint planning commission.

ZONING ORDINANCE REVIEW: Clement reported the committee discussed docks and lakefront property, storage of boats and other items on property, is working a priority list for discussion after the first of the new year.

ZONING APPENDIX: Behring discussed what should or should not be in the appendix, such as flow charts, applications, etc. Behring, Clement and Schindler will meet in January to work on the appendix.

NATURAL RESOURCES IDENTIFICATION: No report.

DEVELOPMENT STANDARDS: No report:

CHECKLIST FOR PORTAGE LAKE LAKEFRONT PROPERTY OWNERS: Consensus of the commissioners to have Chairman Behring take the checklist to the Township Board for its' review.

REVIEW AND DEVELOPMENT OF ORDINANCE FOR DOCKS & PERMANENT TEMPORARY STRUCTURES: Zoning Ordinance Review Committee to look into this.

JOINT MASTER PLAN PROGRESS: Behring said the Leadership Team will meet at 5 p.m. on Dec. 17 and possibly will have a final draft ready.

LETTER TO DEQ RE: GALEA PROPERTY: Behring and DEQ representative Barry Peterman walked the property. Galea talked to Schindler and she indicated he was positive about his meeting, and will shrink his garage and put it upland behind his house. She said the results are positive.

REVIEW OF ORDINANCE ON STORAGE OF RECREATIONAL EQUIPMENT AND AUTOMOBILES: Issue referred to Zoning Ordinance Review Committee.

GAS & OIL PROCESSING PLANTS Schindler said there is nothing in the township ordinance regarding this or on hydrogen sulfide releases. Behring asked the commission to read the materials distributed for further discussion at the January meeting.

LANDFILL PROTECTION: Phillips reported there is no zoning ordinance in the state for this; the DEQ has exclusive control over the design and engineering on landfills. He said if you want a landfill you have to conform to the local solid waste group, then go to the DEQ. We have no control over landfills. The bottom line is we can't go anywhere with this.

A 10 minute recess was taken at 8:30 p.m. Behring and the commissioners presented a certificate and gift to Dennis Wickstrom, who is retiring from the commission after 12 years of service.

Meeting resumed at 8:40 p.m.

ELECTRIC TRANSMISSION LINES: Schindler said the township can decide where it wants the corridors (transmission lines) for wind farms.

ORDINANCE ENFORCEMENT OFFICER: Behring reported (for the commissioner's information) that the township has an ordinance on the books, no. 89-01, amendment no. 99-03, to establish the office of an enforcement officer.

ALLIANCE FOR ECONOMIC SUCCESS: The group notified the township to prepare a list of possible projects regarding an infrastructure package, as there is an economic stimulus package that may be available in January. Village President Dave Combs, Township Supervisor David Meister, Tim Ervin of the Alliance met and determined a possible list which includes: Village Sanitary Sewer Upgrade and Expansion; Village and Township: Portage Lake None-Point Source Pollution Controls, under Roads and Utilities: reconstruct M-22 in the village, Township: Reconstruct the South Pier on Portage Lake and include a walkway; Township: Rural Road Construction.

WATER RECHARGE/RURAL BY DESIGN: Behring asked the commissioners to review the Form Based Zoning Book regarding this information.

PUBLIC COMMENT: None.

CORRESPONDENCE: None.

ADJOURN: 9 p.m.

Submitted by

Mary Lou Millard, Recording Secretary

Dan Behring

Rudy Gross, Secretary