

**ONEKAMA TOWNSHIP PLANNING COMMISSION
PUBLIC HEARING AND REGULAR MEETING THURSDAY, MAY 17, 2012
6:30 P.M., TOWNSHIP HALL**

Prior to the hearing Clerk Helen Mathieu gave the oath of office to new Planning Commission member Bonnie Miller.

The hearing was called to order at 6:30 p.m. by Chairman Jim Trout.

The Pledge of Allegiance was said.

Present: Al Taylor, Charlotte Straight, Susan Barnard, Bonnie Miller. Absent: Craig Peterson, Tom Koon, Doug Mortenson, Roger Cody. A quorum was determined present.

INTRODUCTION: Trout explained the reason for the public hearing was to receive comments on a proposed amendment to the Zoning Ordinance, to be called Section 1029: Land Uses for Enterprises or Purposes that Are Contrary to Federal, State, or Local Laws or Ordinances are Prohibited.

MINUTES: Motion by Barnard, second by Taylor to approve the minutes of the April 19, 2012 meeting as presented. Motion carried.

AMEND AGENDA: Add "Goals" under New Business.

PRESENTATION OF PROPOSED AMENDMENT: Planners agreed they had reviewed the amendment.

PUBLIC COMMENT: Supervisor David Meister asked if the ordinance was about growing? Trout said no, the approach is not to regulate it in any form. This ordinance is in regard to land use issues. No other comments were received.

PUBLIC HEARING CLOSED:Hearing closed at 6:50 p.m.
by Chairman Trout.

ZONING ORDINANCE AMENDMENT- DISCUSSION, ACTION: The group discussed the proposed ordinance. **Motion** by Taylor, second by Barnard to recommend to the Onekama Township Board and to the Onekama Village Council that they approve Zoning Ordinance #2012-01. Motion carried.

Ordinance No. 2012-01
AN ORDINANCE AMENDING THE DOCUMENT KNOWN AND CITED AS THE “ZONING
ORDINANCE OF ONEKAMA TOWNSHIP”
As revised in 2008

The Township of Onekama Ordains:

Article 10 of the Onekama Township Zoning Ordinance-revised in 2008-as amended, is hereby amended to read as follows:

Section 1029. Land Uses for Enterprises or Purposes That are Contrary to Federal, State, or Local Laws or Ordinances Are Prohibited.

District Regulations: Each district, as created in this article, shall be subject to the regulations contained in this ordinance. Uses not expressly permitted are prohibited.

A. Land uses for enterprises for purposes that are contrary to federal, state or local laws or ordinances are prohibited.

Waiver uses, because of their nature, require special restrictions and some measure of individual attention in order to determine whether or not such uses will be compatible with uses permitted by right in the district and with the purposes of this ordinance.

Waiver use and findings submitted by the Onekama Community Planning Commission as provided in this ordinance and approved by the Township Board.

B. All ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent necessary to give this ordinance full force and effect.

C. Should any portion of this ordinance be held invalid for any reason, such holdings shall not be construed as affecting the validity of any of the remaining portions of this ordinance.

PUBLIC COMMENT ON AGENDA ITEMS: Comments received from Meister and James (Nipper) Wisniski on the proposed combined Zoning Ordinance.

ZONING ADMINISTRATOR'S REPORT: Received and placed on file.

WIND ENERGY ORDINANCE: Trout presented a comprehensive proposed wind energy ordinance. Discussion centered on the fact that any references to power lines are deleted; Trout said the ordinance cannot say anything about public service lines and setbacks. He said any request for setback changes goes to the Zoning Board of Appeals. Other issues discussed: liability insurance, solar panels, security bonds. Trout asked the planners to review the document and get comments back to him by June 1.

NEW ZONING ORDINANCE: Some issues were discussed based on feedback from residents and board members, including riparian issues, scenic overlays.

GOALS: Taylor said he would look into the goals listed in the Master Plan and for next month would have some suggestions on key items to address. He said both boards need to list their high priority items in the Master Plan goals. What are items that make sense to the community, what is reasonable to move forward on? Taylor also said the Collaborative Master Plan Meeting is May 23.

PUBLIC COMMENT: None.

CORRESPONDENCE: None.

ADJOURN: 9 p.m.

Submitted by
Mary Lou Millard
Recording Secretary

Jim Trout, Chairman

Charlotte Straight, Secretary