

PLANNING COMMISSION
Minutes for Regular Meeting of
December 5, 2012

PRESENT Dave Roesler, Tom Thompson, Jan Deur, William Josephson, John Warner, Leslie Sprott and Mark Dykhouse.

ALSO PRESENT Zoning Administrator Sandel, Recording Secretary Dion and 0 interested parties.

CALL TO ORDER Chairperson Roesler called the December 5, 2012 meeting to order at 7:00 p.m. and led those in attendance in the Pledge of Allegiance.

AGENDA **Motion by John Warner, second from Leslie Sprott, *ADOPTED*, to accept the December 5, 2012 meeting agenda as written.**

7 AYES

MINUTES **Motion by Jan Deur, second from William Josephson, *ADOPTED*, to accept the November 7, 2012 regular meeting minutes as written**

7 AYES

PUBLIC COMMENT

None

OLD BUSINESS

1. Article III, General Provisions, Section 3.07 Projections Into Yards (D). Suggested amendment from Attorney Even for language public hearing was set for January meeting on.

Consensus was to hold public hearing on the following language:

- D. Eaves may project into any yard setback, but shall not project into any such setback more than Twenty-Four inches.

ARTICLE IV, RR, RURAL RESIDENTIAL, SECTION 4.04

ARTICLE V, LDR, LOW DENSITY RESIDENTIAL, SECTION 5.04

ARTICLE VI, MDR, MEDIUM DENSITY RESIDENTIAL, SECTION 6.04

ARTICLE VIa, LMSD, LAKE MICHIGAN SHORELINE DISTRICT SECTION 6.04a

ARTICLE VII, MHDR, MEDIUM HIGH DENSITY RESIDENTIAL SECTION 7.04

ARTICLE VIII, HDR, HIGH DENSITY RESIDENTIAL, SECTION 8.04

ARTICLE VIIIa, ILD, INLAND LAKES DISTRICT, SECTION 8.02a

Side Yard Setback	_____ () feet as measured to the eaves or foundation; whichever is closer.
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Motion by Jan Deur, second from John Warner, *ADOPTED*, to set public hearing for the January 9, 2013 meeting.

7 AYES

2. Reports from Sub-Committees

- Article III, General Provisions, Section 3.17 – Excavations, Holes or Ponds

Commissioner Deur submitted comments; these will be reviewed at the next sub-committee meeting. Chairperson Roesler asked if the sub-committee had any information on what the DEQ regulates. Commissioner Thompson stated he believes the DEQ requires a permit for any pond over 5 acres. Recording Secretary Dion will try and contact the DEQ regarding their regulations for ponds and will report to the sub-committee.

- Article III, General Provisions, Section 3.08 – Accessory Buildings and Uses

No report

- Medical Marihuana Ordinance

Consensus of Commissioners is to have the Township Board of Trustees review the proposed language and determine whether to adopt it as a Regulatory Ordinance as recommended by Attorney Even.

- Digital Signs

Commissioner Deur advised that Attorney Even has draft language and he will have him send it to Chairperson Roesler so a sub-committee meeting can be set to review.

COMMISSIONERS COMMENTS

Chairperson Roesler requested that all Commissioners familiarize themselves with the zoning ordinances, especially regarding non-conforming uses. With the Michillinda Beach Lodge fire and Lakeside Inn being for sale we could soon be receiving applications. He also reminds all Commissioners any questions regarding what may or may not be allowed in any zoning should be referred to Zoning Administrator Sandel.

PLANNING/ZONING UPDATES

ADJOURNMENT

The December 5, 2012, regular meeting adjourned at 7:57 p.m.

Respectfully Submitted,

Sally Dion, Recording Secretary