

Approved

GLEN ARBOR TOWNSHIP

Planning Commission
Glen Arbor, Michigan 49636
Special Meeting
July Regular Meeting

June 25, 2015

CALL TO ORDER:

Chairman Lance Roman called the meeting of the Planning Commission to order at 7:30P.M.

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ROLL CALL:

Present were Lance Roman, Bill Stege, Kent Kelly, Bob Ihme, John Peppler, Paul Walter, and Fred Missad.

AGENDA:

Approved as presented.

APPROVAL OF MINUTES:

The minutes of the June 4, 2015 meeting we approved by a motion from Peppler and supported by Missad

CORRESPONDENCE:

No correspondence received

TOWNSHIP BOARD REPORT:

Kent Kelly reported on the June 16 regular meeting of the Township Board and provided minutes for the Commission members to peruse.

- Kelly noted an assessment is taking place on Fire Station 2 for ways to expand since it is land-locked.
- Fisher Lake dredging will take place next spring.
- The over-the-road banners in GAT is being reviewed. The Fire Department is concerned about getting their equipment through.
- The Township Board has requested the Commission complete the Master Plan with a Public Hearing in August.

ZONING ADMINISTRATORS REPORT:

Chairman Lance Roman asked each Commission member individually if the petition for the Hemphill property caused a conflict of interest. Each of the seven member Commission responded nay.

- Presentation of re-zoning proposal

The rep from Gordy Fraser presented a petition on behalf of the Hemphills. The Southern section of the Hemphill property is being petitioned for rezoning from R2 to Resort. The rezoning is consistent with the Master Plan. Pepler moved that the petition be forwarded to the Township Attorney for review and comments and presented at a Public Hearing on August 6 at 7:00 PM. Ihme supported and the motion passed unanimously.

The Site Plan for the North Section of the Hemphill Property was also presented by the Gordy Fraser rep and discussed. This portion of the property will remain zoned R2 and is consistent with R2 zoning requirements. This property will support seven 100 foot lots as site condos. Missad moved to present this petition at the August 6 Public Hearing in conjunction with the Rezoning petition. Walters supported and the motion passed unanimously. The regular meeting of the Planning Commission will take place directly after the Public Hearing.

Tim Cypher, Zoning Administrator, will take care of notifying the newspaper and the property owners within 300 feet of the rezoning proposal.

ZONING BOARD OF APPEALS REPORT:

No Appeals requested.

PUBLIC COMMENTS:

BUSINESS:

Steger suggested a Public Hearing be planned in late August regarding the new Master Plan. Completed chapters 1 – 6 should be arriving soon from Williams and Works and 7 and 8 will be discussed as they are. This Public Hearing will be presented by Williams and Works and the date is to be determined preferably on a Wednesday or Thursday. Steger will notify.

1. Master plan Chapters 7 (& 8, time permitting) to review.
2. Discuss punch list items as needed or updated (time permitting)

PUBLIC COMMENTS:

COMMISSION MEMBER COMMENTS:

ADJOURNMENT:

Chairman Lance Roman adjourned the meeting at 9:00 PM

Respectfully Submitted
Dotti Thompson
Recording Secretary
Planning Commission