

**CHARTER TOWNSHIP OF UNION**  
**Planning Commission**  
**Regular Meeting**

A regular meeting of the Charter Township of Union Planning Commission was held on November 15, 2016 at the Township Hall.

**Meeting was called to order at 7:00 p.m.**

**Roll Call**

**Present:** Fuller, LaBelle, Mielke, Robinette, Squattrito, Strachan, and Woerle

**Excused:** McGuirk & Zerbe

**Others Present**

Peter Gallinat, Township Planner, Mark Stuhldreher, Township Manager & Jennifer Loveberry

**Approval of Minutes**

**Robinette moved Mielke supported the approval of the October 18, 2016 meeting minutes as presented. Vote: Ayes: 7 Nays: 0. Motion carried.**

**Correspondence / Reports**

Board of Trustees – New Board starting 11/21/16; noted that there is currently money in the budget for updating zoning ordinance.

ZBA – Variance 2016-02: Woodland Investments LLC approved at special meeting 11/15/16.

**Approval of Agenda**

**Robinette moved Fuller supported approval of the agenda as presented. Vote: Ayes: 7 Nays 0. Motion carried.**

**Public Comment** – Open 7:07 p.m.

Phil Squattrito, 1797 James Ct. – Comments were made regarding recycling (holiday pickup).

**New Business**

**A. SPR 2016-17: Woodland Investments, LLC**  
**Location: 2260 E. Remus Rd.**

Tim Beebe, CMS& D presented SPR 2016-17, building a 1,792 sq. ft. addition onto an existing accessory building. The applicant has been approved for a 1 ft. variance (Variance 2016-02) to meet the 100 ft. requirement prior to this site plan. The principal structure and garage will continue as a one-family residential use continuing the non-conforming use.

Township Planner Gallinat confirmed that he has received approvals from the Isabella County Transportation Commission, Isabella County Road Commission, Isabella County Drain Office for Storm Water Management, and Mt. Pleasant Fire Department and Township Utilities (additional construction drawings may be needed for Township Utilities final approval after the site plan has been approved).

Discussion was held by the Planning Commissioners.

**Robinette moved LaBelle supported to approve SPR 2016-17 Woodland Investments, LLC site plan review with the condition that sidewalks on Remus Rd. are added to the revised Site Plan submitted to the Township, sidewalks are temporarily waived on Remus**

Rd. until the Township deems necessary, and sidewalks are waived on Rodgers Rd. **Vote:**  
**Ayes: 7 Nays 0. Motion carried.**

**B. LSL Planning Commission Master Plan Kickoff**

K. Duffy and J. Penn from LSL joined the Planning Commission for the Master Plan Kickoff. They went over Plan Goals, a Map Exercise, and the Process of updating the Master Plan.

9:11 p.m. Robinette excused himself from the meeting.

**Old Business**

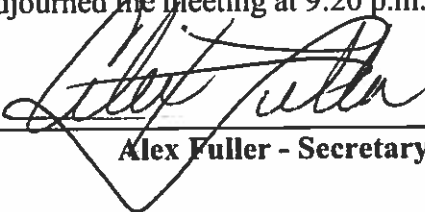
**Other Business**

**Extended Public Comment** –open 9:20 p.m.

No comments.

**Adjournment** – Chairman Squattrito adjourned the meeting at 9:20 p.m.

**APPROVED BY:**

  
\_\_\_\_\_  
**Alex Fuller - Secretary**

*(Recorded by Jennifer Loveberry)*