

CHARTER TOWNSHIP OF UNION
Planning Commission
Regular Meeting

A regular meeting of the Charter Township of Union Planning Commission was held on July 18 2017 at the Township Hall.

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

Roll Call

Present: Buckley, Fuller, Mielke, Robinette, Squatrito, Strachan, Webster, Woerle, & Zerbe

Others Present

Township Planner, Peter Gallinat and Secretary, Jennifer Loveberry

Approval of Minutes

Mielke moved Woerle supported the approval of the June 20, 2017 regular meeting minutes with correction. Vote: Ayes: 9 Nays: 0. Motion carried.

Fuller moved Woerle supported the approval of the June 29, 2017 special meeting minutes as presented. Vote: Ayes: 9 Nays: 0. Motion carried.

Correspondence / Reports

Woerle updates from the Board of Trustees

Approval of Agenda

Webster moved Mielke supported approval of the agenda as amended. Vote: Ayes: 9 Nays 0. Motion carried.

Public Comment – Open 7:13 p.m.

Melissa Schafer, 430 E. Pickard – concerned with blight issue next to her property.

Public Hearing

- **REZ 2017-05 R-2A One and Two Family Low Residential District to OS Office Service District 502' x 298.5' Bellows Messenger LLC (authorized by current owner First Baptist Church of Mt. Pleasant 1802 E. High St. PID 14-023-20-016-01**

Public Hearing open 7:18 p.m.

Brief description for the rezone request was given by Township Planner.

Susan Gardner, 205 Madison, Brighton, MI – owns property at 1677 Gaylord, in favor of project, concerned with trespassing through property.

John Denheeten, 1654 E. High St. – property owner concerned with lot description showing on his property frontage.

Nick Gadbury, 3295 S. Isabella Rd. – supports rezone, concerned with drainage.

Jim Gardner, 205 Madison, Brighton, MI – owns property at 1677 Gaylord, questions about rezone, concerned with trespassing through property.

Public Hearing closed 7:34 p.m.

New Business

A. REZ 2017-05 R-2A One and Two Family Low Residential District to OS Office Service District 502' x 298.5 Bellows Messenger LLC (authorized by current owner – First Baptist Church of Mt. Pleasant 1802 E. High St. PID 14-023-20-016-01.

The applicant is proposing to rezone 502' x 298.5 of PID 14-023-20-016-01.

Michael Faeth, Rowe Professional Services Company, represented the applicant.

Township Planner gave a brief history of the property.

Discussion was held by the Planning Commissioners.

Mielke moved **Webster** supported to recommend approval of REZ 2017-05, R-2A One and Two Family Low Residential District to OS Office Service District 502' x 298.5 Bellows Messenger LLC (authorized by current owner – First Baptist Church of Mt. Pleasant 1802 E. High St. PID 14-023-20-016-01 to the Charter Township Board of Trustees. **Vote: Ayes: 9 Nays 0. Motion carried.**

B. SPR 2017-05 CMHCM Clubhouse 20121 E. Remus Rd. Owner Community Mental Health for Central Michigan

Township Planner, Gallinat gave a brief history of the property, stating that the applicant is proposing to pave property for parking. **Woerle** moved **Strachan** supported to approve SPR 2017-05 CMHCM Clubhouse 20121 E. Remus Rd. Owner Community Mental Health for Central Michigan with the condition that sidewalks are installed as well as all outside agencies: Mt. Pleasant Fire Department, Isabella County Road Commission, MDOT, Isabella County Transportation Commission, Isabella County Drain Office for storm water management, and Township Utilities be adhered to. **Vote: Ayes: 7 Nays 2. Motion carried.**

C. Discussion of designation of Sidewalks and Pathways Prioritization Committee

Township Planner, Gallinat gave a brief history of the Sidewalk and Pathway Ordinance- *Ordinance No. 2009-03 Adopted: December 30, 2009.* Section 129.005 states the duties and explains the composition of the committee. **Mielke** moved **Buckley** supported to recommend designating a Sidewalks and Pathways Prioritization Committee. **Vote: Ayes: 9 Nays 0. Motion carried.** **Mielke** moved **Webster** supported that the Board of Trustees nominate a representative from the Board to the Sidewalks and Pathways Prioritization Committee, as well as advertise for two (2) Township residents, and one (1) member at large. **Vote: Ayes: 9 Nays 0. Motion carried.**

D. First Master Plan Draft Action: Recommendation to Board of Trustees for 42 day distribution

Discussion was held by the Commissioners. **Buckley** moved **Zerbe** supported to recommend to the Board of Trustees distributing the first draft of the Charter Township of Union Master Plan for 42 days. **Vote: Ayes: 9 Nays 0. Motion carried.**

Other Business

Buckley moved **Mielke** supported to recommend to the Board of Trustees to consider installation of sidewalks at 2100 E. Remus Rd. (ICCU) as The Township deems it necessary due to sidewalk being installed at the property to the East. **Ayes: 8 Nays 1. Motion carried.**

Extended Public Comment –open 9:59 p.m.
No Comments.

Final Board Comment

Mielke – Commented on the need to update zoning ordinance after the Master Plan is completed and implementing policies to prevent long Planning Commission meetings.

Robinette – Commented on Planning Commission’s integrity while deliberating on Agenda items.

Buckley – Commented on enforcement of Robert’s Rules while deliberating Planning Commission items.

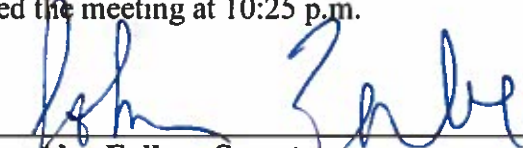
Fuller - Commented on responsibilities of Planning Commission while deliberating Agenda items.

Woerle – Commented on procedures of the Planning Commission when deliberating on items.

Squattrito –Defended process the Planning Commissioners use while deliberating on Agenda items.

Adjournment – Chairman Squattrito adjourned the meeting at 10:25 p.m.

APPROVED BY:



Alex Fuller - Secretary
John Zerbe Vice Secretary

(Recorded by Jennifer Loveberry)