

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

A regular meeting of the Charter Township of Union Planning Commission was held on August 21, 2018 at the Township Hall.

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

**Roll Call**

Present: Buckley, Clerk Cody, Darin, Fuller, LaBelle II, Squattrito, & Webster  
Excused: Shingles & Mielke

**Others Present**

Township Planner, Peter Gallinat and Secretary, Jennifer Loveberry

**Approval of Minutes**

**LaBelle** moved **Cody** supported the approval of the July 17, 2018 regular meeting minutes as presented. **Vote: Ayes: 7 Nays: 0. Motion carried.**

**Correspondence / Reports**

- Board of Trustees updates by Clerk Cody
- Township Planner stated that the following items were not ready to be Agenda items, per the requirements of the applications
  - SPA 2018-01 Amending SPR 2017 08 Riverwood Accessory Building amended location of access drive and relief from sidewalk construction located at 1239 E. Broomfield Rd.(Not ready for review at time of packet distribution 8/16/18)
  - SPR 2018-07 Mission Rd. Mini Storage located at 5353 S. Mission Rd. Owner: DeShano Development LLC. (Not ready for review at time of packet distribution 8/16/18)

**Approval of Agenda**

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

**Public Comment**

Open 7:17 p.m.

Mike Hackett, Attorney representing Riverwood, commented on the approval of their access drive and requirement of sidewalks of his client's site plan application.

Closed 7:23 p.m.

**New Business**

- A. **REZ 2018-04 Rezone from AG to R2A 132'x330' located at 997 E. Remus Rd.**  
**Owner: Richard Beltinck, Teresa Clark, and Martha A. Clark**

Introduction by Gallinat

Public Hearing – Open 7:28 p.m.

Richard Beltinck, 811 E. Remus Rd. – Stated that he is in favor of the rezone, also commented on She four’s survey

Tony Martinez 965 E. Remus Rd. – Commented on SchaFour’s survey – disputing property lines  
Public Hearing – Closed 7:35 p.m.

Gallinat, Township Planner stated as a reminder that any civil matters are between the property owners not the Township.

Webster moved Cody supported to recommend approval of REZ 2018-02 to the Board of Trustees, as this rezone is consistent with the Master Plan Future Land Use Map and would make the parcel conforming to dimensional requirements. **Vote: Ayes: 7 Nays 0. Motion carried.**

**B. SUP 2018-04 Mission Rd. Mini Storage located at 5353 S. Mission Rd.**

**Owner: DeShano Development LLC.**

Prior to discussion Commissioner Fuller stated that the company that he works for sells and constructs mini storage units and asked if the Commissioners felt there may be a conflict of interest. Chair Squattrito proposed the question to the Commissioners; they all felt that there was no reasonable conflict of interest.

Introduction by Gallinat, Township Planner, he stated that the applicant is requesting to construct three additional self storage units in the currently owned B4 section of the property.

Public Hearing – Open 7:58 p.m.

Gary DeShano, Owner of property, stated that he would like to be able to build more storage units

No written correspondence was received.

Public Hearing – Closed 7:59 p.m.

The Commissioners discussed the general requirements for all special uses in section 30.3 1-10 of the Zoning Ordinance. Requirements of self storage units, Section 30-14.U 1-10 was also discussed by the Planning Commissioners.

Webster moved LaBelle supported to recommend approval of SUP 2018-04 to the Board of Trustees, contingent to the approval of SPR 2018-07. **Vote: Ayes: 7 Nays 0. Motion carried.**

**C. Sidewalks and Pathways Prioritization Committee Recommendation Review**

Gallinat, Township Planner stated that the Sidewalks and Pathways Prioritization Committee have a recommendation they are ready to present to the Board of Trustees; however, as a courtesy to the Planning Commission, they are asking for the Planning Commission’s review and input. The Sidewalk and Pathways Prioritization Committee have recommended calling in waivers with existing waivers of sidewalk construction that are located on priority streets, which are labeled on the Union Township: Sidewalk Implementation and Prioritization map dated April 4, 2018.

**Other Business**

**Extended Public Comment**

Open 8:36 p.m.

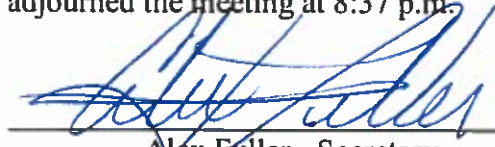
No comments were offered.

**Final Board Comment**

Squattrito mentioned the Annual Joint Meeting will be held at the Commission on Aging on August 29, 2018 starting at 6:30 p.m.

**Adjournment** – Chairman Squattrito adjourned the meeting at 8:37 p.m.

**APPROVED BY:**

  
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Alex Fuller - Secretary  
Mike Darin – Vice Secretary

*(Recorded by Jennifer Loveberry)*