



Armada Township

PLANNING COMMISSION

23121 E. Main Street, P.O. Box 578

Armada, Michigan 48005

Telephone: (586) 784-5200 Facsimile: (586)784-5211

MINUTES

January 3, 2018

7:00 p.m.

Regular Meeting

Call to order

1. Pledge of Allegiance
2. Roll Call
3. Approve/Amend Agenda
4. Approval of minutes: **Regular Meeting September 6, 2017**
5. Public Comments
6. Public Hearing:
7. Reports and Correspondence
8. New Business: A.) Set 2018 Meeting Dates
B.) Annual Report
C.) Ordinance Review
D.) Park & Recreation Master Plan
9. Unfinished Business
10. PC Projects
11. Public Comments
12. Adjournment

Next Scheduled Regular Meeting: February 7, 2018

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Call to order: Chair Kehrig called the meeting to order at 7:00 p.m.

Pledge of Allegiance: Chair Kehrig led the group in the Pledge of Allegiance.

Roll Call: Present: Finlay, Kehrig, Jabara, Wieske, Kanehl, and DeCock. Absent: Abercrombie
Also present: Planner Joe Tangari and Recording Secretary Christine White

Approve/Amend Agenda: **Motion made by Finlay, seconded by DeCock, to approve the agenda as presented. All Ayes: Motion Carried.**

Approval of Minutes: Regular meeting minutes September 6, 2017. **Motion made by Jabara, seconded by Kanehl, to approve minutes. All Ayes: Motion Carried.**

Public Comments: None.

Public Hearing: None.

Reports and Correspondence: Chair Kehrig noted the Planning & Zoning News for August, September, October, November and December. Term expirations are coming up in March for Kehrig and DeCock. They both would like to be re-appointed for the three year term. **Motion made by DeCock, seconded by Kehrig, to receive and file as presented. All Ayes: Motion Carried.**

New Business: A.) Set 2018 Meeting Dates: The planning commission went over the dates for 2018. **Motion made by Finlay, seconded by Wieske, to remove July 4, 2018 and approve all the other dates. All Ayes: Motion Carried.**

B.) Annual Report: Two minor corrections are to be made. The spelling of Jesse to Jessie, and there were six (6), not eight (8) meetings in 2017. **Motion made by Wieske, seconded by Kehrig, to approve the report with the two minor corrections and send to the township board to receive and file. All Ayes: Motion Carried.**

C.) Ordinance Review-Planner Tangari went over the updated version of the parking ordinance. They discussed the retail parking. Going with one parking space for every two hundred and fifty square feet, compared to the one hundred square feet currently required. Open air business, lists of types of parking by what type of business has been listed. **Motion made by DeCock, seconded by Kanehl, to approve the parking ordinance as presented and include it in the next public hearing. All Ayes: Motion Carried.**

Shipping Containers-a discussion of the use of shipping containers and how they could be classified took place. Looking at the Open Storage and Vehicle Parking Ordinance was a starting point, under that ordinance commercial highway trailers and commercial vehicles with a rated capacity greater than 24,000 pounds shall not be parked or stored on any residentially zoned property at any time. Discussion of them being used as an accessory structure also took place. Each property is allowed to have one shed not to exceed two hundred square feet. Temporary storage is allowed in the township with approval from the ZBA with a performance bond. **Motion made by Finlay, seconded by DeCock, to table. All Ayes: Motion Carried.**

The commission also discussed the use of the term “resident” versus the term “taxpayer” as it is used within the ordinances. Jabara requested clarification on Section 2.24 Open Storage and Vehicle Parking Area section A. it should encompass everything within that. Vehicle is parked should be replaced with “such items”. The Michigan Right to Farm Act and how it is conveyed was discussed. Many times it is claimed or used out of context and the commission discussed having some information available to the public. A farm definition was also discussed. **Motion made by Finlay, seconded by DeCock, to table until next month. All Ayes: Motion Carried.**

D.) Park & Recreation Master Plan: The commission went over a proposal submitted by the Planner for the scope of services that would be needed to update the Parks & Recreation Master Plan. Planner Tangari answered questions about the proposal with the commission. There are 2019 deadlines for grant submissions. Planner Tangari discussed condensing the plan and updating the community profile, as well as updating the inventory by adding the newly completed skate park and the loss of the K of C hall property. There are community members wanting to add a mega play scape and are looking into different funding options. Two forms of public input will be needed. An online survey is low cost and efficient and this service would be provided by the planners. A public meeting including the Park Director Gary Goedel was mentioned. **Motion made by DeCock, seconded by Finlay, to recommend to the township board to update the recreation master plan. All Ayes: Motion Carried.**

Unfinished Business: None.

PC Projects: None.

Public Comments: None.

Adjournment: Motion made by DeCock, seconded by Jabara, to adjourn at 8:49 p.m. All Ayes: Motion Carried.

Respectfully submitted:

Christine White,
Recording Secretary

Approved:
DJ Kehrig,
Chairperson

Date _____