

**Dorr Township Planning Commission
December 19, 2006 Minutes**

1. Chairman Robert Wagner called the meeting to order at 7:00 P.M.
2. The Pledge of Allegiance was recited.
3. Roll Call--Members Present: Norm Fifelski, Gordon Lieffers, Doug Montgomery, Joycelin Denstone, Karen Slater, Robert Wagner, and Tim Johnson Township Planner. Members Absent: Larry Dolegowski.
4. The Minutes of the November 21, 2006 meeting were presented. A motion was made by Gordon Lieffers and supported by Norm Fifelski to approve the minutes as presented. All Aye. Motion carried.

Norm Fifelski asked for clarification of the statement attributed to Tim Johnson under New Business-Weed Ordinance that "in site condominium projects mowing and maintenance within the road easement was allowed." The statement was recorded in context with the issue under discussion-namely the control of weeds alongside sidewalks in a site condominium. There was no intent to imply that mowing and maintenance within the road easements in other areas was not allowed.

5. Changes or Additions to the Agenda
None.
6. Public Comments
None.
7. Old Business:
 - a. Continue discussion on Rabbit River Overlay zone regulations

Tim Johnson presented the draft of the new Chapter 5C-Riparian Area Protection Overlay Zone

The following revisions were made:

Change all chapter numbers to "5-C;"

Rename the map "Riparian Area Protection Overlay Zone" to be consistent with the title of the proposed Ordinance;

Tim Johnson plans to address the number of maps needed with Mark Sisson;

The "List of Invasive Species" will be obtained;

D-2 (a)-add "and drains" following "creeks;"

D-2 (b) (1)-change "2 acres" to "one acre;"

C-4 (iv)-change to “allow removal of existing vegetation” to “allow a path parallel with the waterway on the outer edge of the 35 foot natural vegetation zone to avoid damage to the stream bank;”

C-4 (iv)-change “nine feet” to “eight feet unpaved surface;”

Section 24.05 (c) change “ten feet” to “eight feet;”

Section 5C.06-change the minimum lot area from “40,000 square feet” to “20,000 square feet;”

5C.06-d. (1) delete;

Exempt publicly owned or operated park land.
and complete Section 7.

8. New Business:

- a. Approve 2007 meeting dates.

A motion was made by Joycelin Denstone and supported by Gordon Lieffers to hold the regular Dorr Township Planning Commission meetings at 7:00 p.m. on the 3rd Tuesday of the month. All Aye. Motion carried.

9. Commissioner Comments:

Condolences were expressed to Joycelin Denstone on the loss of her father. Joycelin Denstone thanked the Township for the flowers sent to them after her father’s death.

Seminars on Basic Training for Township Planners (2/22/07 at the Radisson in Kalamazoo), Advanced Zoning Board (3/22/07 in Holland), and Site Plan Review (4/12/07 Eberhardt Center in Grand Rapids) are scheduled. Anyone interested in attending must contact the Township Office for registration.

Robert Wagner reminded the Board Members that we need to ask questions and carefully consider all proposals before implementing any new or revising old Ordinances.

The Public Hearing on the Master Plan is scheduled to be the sole item on the agenda at the January 16, 2007 meeting.

Tim Johnson will present the next draft of the Riparian Area Protection Overlay Zone Ordinance at a Special Meeting if one is held between regular meetings in January and February 2007. Otherwise the Ordinance will be presented at the February 2007 meeting.

The lack of progress on the Hammersma and Hillcrest Mall projects was discussed.

Happy Holidays to all.

10. A Motion was made by Doug Montgomery and Supported by Joycelin Denstone to adjourn. All Aye. The meeting was adjourned at 8:30 P.M.

The next scheduled regular Planning Commission meeting is January 16, 2007.

Respectfully Submitted,

Karen Ann Slater

Karen Ann Slater
Secretary