

**Dorr Township Planning Commission
May 19, 2009 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: Joycelin Denstone, Larry Dolegowski, Gordon Lieffers, Karen Slater, and Robert Wagner. Members Absent: Norm Fifelski and John Conklin.
4. The Minutes of the April 21, 2009 meeting were presented.
A motion was made by Gordon Lieffers, and supported by Larry Dolegowski to approve the minutes as presented. All Aye. Motion carried.
5. Changes or Additions to the Agenda
None.
6. Public Comments
None.
7. At 7:00 P.M. the Public Hearing to consider the request of Lewis Stein/C.A.L.M. Properties Inc. to rezone from Commercial Zoning to the Agricultural Zoning District was held.
Louis Stein presented. 4 attended.

Discussion:

Chairman Wagner informed the Commissioners that the Public Hearing could not be held as the neighbors in Ottawa and Kent Counties were not noticed.

Louis Stein explained he would not be able to attend the June meeting and thus gave a brief synopsis of his request. The property is currently zoned Commercial and he desires part of the property remain Commercial Zone as he has a business on that site. Mr. Stein's daughter wants to build a house on a section of the property that is approximately 5 acres in size. The request is to rezone the 5 acres and the adjoining parcels to the north of said property to the corner of 24th Street and 108th Ave.

A motion was made by Larry Dolegowski and supported by Gordon Lieffers, that the request for a Public Hearing by Lewis Stein/C.A.L.M. Properties Inc. for approval of rezoning for Tax parcels 0305-006-017-00, 015-21, 015-20, and part of 015-00 from the current Commercial Zone to the Agricultural Zone be held at the June 16, 2009 Dorr Township Planning Commission meeting to allow time for proper noticing.

All Aye. Motion carried.

8. At 7:15 P.M. the Public Hearing to consider the proposed addition to the text of the Dorr Township Zoning Ordinance which would provide for the creation of a Mixed Use Planned Unit Development (MUPD) district was held.

Chairman Wagner presented. 3 attended.

Discussion: No comments from the Public.

The Public Comment Section was closed at 7:23 P.M.

A motion was made by Larry Dolegowski and supported by Joycelin Denstone the amendment to the Dorr Township Ordinance No. 6 by adding Chapter VC Mixed Use Planned Unit Development District draft #3 dated 4/21/09 be approved for recommendation to the Allegan County Planning Commission and the Dorr Township Board for approval.

Roll Call vote: Dolegowski-Yes, Lieffers-Yes, Denstone -Yes, Slater-Yes, Wagner-Yes. Members Absent: Fifelski & Conklin. Motion carried.

9. At 7:25 P.M. the Public Hearing to consider an amendment to the Dorr Township Ordinance to add a new section 4.43 "Composting Facilities" to the General Provisions Chapter of the Dorr Township Ordinance was held.

Chairman Wagner presented. 3 attended.

Discussion: There were no comments from the Public.

The Public Comment Section was closed at 7:29 P.M.

A letter from the Township Attorney dated 5/18/09 that expressed concerns and made suggestions was distributed to the Planning Commissioners. Karen Slater and Gordon Lieffers stated they could not make an informed decision on the issue at hand without time to read and reflect on the contents of the Township Attorney's letter.

Joycelin Denstone stated while the Township Attorney's recommendations were not clearly stated in his letter.

A motion was made by Gordon Lieffers, and supported by Larry Dolegowski that the Public Hearing on the amendment to the Dorr Township Ordinance to add a new section 4.43 "Composting Facilities" to the General Provisions Chapter of the Dorr Township Ordinance be adjourned to the June 16, 2009 Dorr Township Planning Commission meeting to allow time for the Commissioners to review the Township Attorney's recommendations and to request that Steve McKown Township Attorney attend the June 16, 2009 meeting to assist with the deliberations.

All Aye. Motion carried.

10. Old Business:
 - a. Planning Commission By-laws

No further discussion needed. Karen Slater will contact the Township Office to obtain an official copy and to sign the By-laws.

11. New Business:

None.

12. Commissioner Comments

John Boutrese and Chairman Wagner reported on the Board of Appeals decision to deny the variance request regarding the billboards along 131-highway.

Gordon Lieffers will attend the Citizen Planner advanced training at MSU.

Other educational opportunities were made available.

13. A Motion was made by Larry Dolegowski and Supported by Joycelin Denstone to adjourn. All Aye. The meeting was adjourned at 7:42 P.M.

The next scheduled regular Planning Commission meeting is June 16, 2009.

Respectfully Submitted,
Karen Ann Slater

Karen Ann Slater
Secretary