

Planning Commission  
Meeting  
August 13, 2015

Meeting called to order at 7:00 pm by Chairman Stalmack, showing present: Bardell, Borden, Clark, Cichewicz, Stalmack, Oddy, Pokerwinski, and Claxton. Also present: Planner Matt Lonnerstater, Deputy Clerk J. Hoffman and 2 residents.

Motion by Oddy, supported by Claxton to approve the regular Planning Commission Minutes of July 9, 2015. Motion carried unanimously.

Planner Matt Lonnerstater spoke on the Proposed Text Amendments to section 6.37 of the Zoning Ordinance-Outdoor Sales of Automobiles or Vehicles. Planner Lonnerstater's possible addition to the ordinance 6.37 (a) is as follows: On Commercial Property: No person shall offer, show, or display for sale a motor vehicle on commercially-zoned or use property unless in possession of a valid vehicle dealer license from the State of Michigan for said property, subject to the following requirements which will stay the same as in the current ordinance. The purpose for this addition to the Ordinance is to prevent the transformation of a commercial property that was approved for another use into becoming a used vehicle sales lot.

Planner Lonnerstater's also proposed a second set of additions 6.8 (b) on Residential Property: Outdoor sales of used automobiles on residentially-zoned or used property sale will be subject to the following requirements such as not more than two (2) privately-owned vehicles for sale on the site at any time, sales of vehicles can display no longer than ninety (90) days, vacant residential lots or parcels shall not be utilized for the sale of vehicles, all vehicles displayed for sale must be registered to the occupant of the premises or an immediate family member, and last the vehicles listed for sale may not be placed within a street right-of-way.

Planner Lonnerstater's will come next month with more proposed edits so that section 6.8 aligns with the proposed amendment 6.7.

Planner Lonnerstater spoke regarding the Detached Accessory Building Setbacks and the problems that he discovered with the current regulations. The memo that he proposed for the Planning Commission Board is just a starting point as to where to go from here. Planner Lonnerstater said that if the Board likes the sliding scale table they can start from here and figure out the actual numbers in terms of sides and rear setbacks and in terms of how large a structure they can have on a lot. The planner wants to make the Zoning Ordinance user friendly so that all would be able to understand it. Planner Lonnerstater stated he will draft up proposals and bring them to the next Planning Commission Meeting next month.

Open Floor: Brandon Brzys spoke regarding the ordinance Sec. 14-267 Discharge of Fire arms. He stated that he has been a hunter all of his life and he was wondering how to get it changed or amended for target shooting. Chairman Stalmack explained that it falls under the General

Ordinances and not Planning Commission. Matt Oddy stated that it is actually being reviewed by the Police Department and that he suggested Mr. Brzys talk to Captain Luke.

Motion by Oddy, supported by Bardell to close Open Floor discussion. Motion carried unanimously.

Motion by Oddy, supported by Pokerwinski to adjourn at 8:00 pm. Motion carried unanimously.

Respectfully submitted,

Janet Hoffman  
Deputy Clerk