

Planning Commission  
Minutes  
April 13, 2017

Meeting called to order by Chairman Stalmack at 7:00 pm. Showing Present: Bardell, Borden, Belinski, Clark Stalmack, Oddy, Pokerwinski, Sherwood. Excuse absence: Cichewicz. Also showing present: Planner Chris Atkin, Deputy Clerk J. Hoffman and approximately 3 residents.

**4. Minutes:** Motion by Oddy, supported by Pokerwinski to approve Planning Commission Minutes of March 9, 2017. Motion carried unanimously.

**5. New Business:**

**A. Set Public Hearing for Special Exception Use: Abraham Filming Company Camping and Family Entertainment 23600 Carleton West Road, 81-051-990-044-713.**

William Abraham addressed the Planning Commission Board speaking of his intentions for property 23600 Carleton West Road. The property is 67 acres, at one time Mr. Abraham ran a business there called Haunted Hill Acres. Mr. Abraham would like to have a Filming Company and Family Entertainment now on the property where his plan is to create an outdoor family entertainment in the way of camping, fishing, bicycling, theatre, weddings, graduations, film festivals, drone flying and paintball games. He does not plan to build any permanent structures but rather use trailers and tents. Mr. Abraham also will have security cameras so that he is able to keep an eye on everything that is going on. He will retain the property as it is and he hopes that the Planning Commission Board will give him a chance and not put many regulations on it because it may stop him from being able to have it.

Planner Atkin thanked Mr. Abraham for the explanation of his plans as it helped clarify some things. Planner Atkin did have some concerns such as traffic and what could happen due to it. Mr. Abraham stated that he doesn't plan to make this a big production, he wants to keep it family oriented. Member Bardell asked the question how long does he plan for this to be opened per year? Mr. Abraham said reality is it will probably be operating for 6 mos. out of the year but wants it for year around. Member Borden asked what would be the method used for the hayrides, horse or tractor? Mr. Abraham replied a truck would pull the wagon but then stated that a tractor would as he has a tractor that is more quiet than the average tractor and would not disturb the neighbors. He would love to use horses but afraid of the dangers that could come along with that.

Motion by Bardell, supported by Belinski to set Public Hearing for May 11, 2017 at 7:05 pm. Motion carried unanimously.

**6. Open Floor:**

**A.** Discussion on scheduling Workshops for working on the Master Plan. The question was asked should the Workshop be on the same day as the Planning Commission Meeting just an hour earlier? Member Oddy stated that he was hoping for an extra day, he said that the Workshops would not be mandatory attendance and possible be the 2<sup>nd</sup> and 4<sup>th</sup> Thursdays of the Month. The first Workshop is April 27, 2017 at 6:00 pm. It will be posted so there is no violation taking place.

**B.** Chairman Stalmack informed Planning Commission that it is that time of the year to vote for the Chair, Co-chair and Secretary. Motion by Oddy, supported by Bardell for Jane Stalmack to be Chair, Jim Clark to be Co-chair and Virginia Belinski to be Secretary. Motion carried unanimously.

**C.** Planner Atkin advised the Board that two people are willing to have a Variance for Pole Barns soon and that the revised graduated scale just hasn't fixed the problem with needing Variances. The scale looks good but doesn't work. Planner Atkin suggested either revisit the Ordinance and make adjustments or go to the Township Board to raise the fee for Variances. Planner Atkin stated that he will see Matt Lonnerstater the next day and see how this came about.

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**7. Adjournment:** Motion by Bardell, supported by Belinski to adjourn at 7:45. Motion carried unanimously.

Respectfully submitted,

Janet Hoffman  
Deputy Clerk  
Sumpter Township