

**PUTNAM TOWNSHIP
PLANNING COMMISSION MEETING
December 27, 2006
MINUTES**

CALL TO ORDER

The meeting was called to order by Chairperson Balk at 7:05 pm. There were 3 citizens in attendance.

ROLL CALL

MEMBERS PRESENT: Balk, Dobis, *Gazdecki, Gannon, Porath, Ligon, Lester.

MEMBERS ABSENT: NONE

OTHERS PRESENT: Joe Kinney, Planner (via video conferencing), Pat Carney, Zoning Board Administrator

*NOTE: Gazdecki had to leave at 7:40 pm.

APPROVAL OF AGENDA

Item A) Approval of 2007 Calendar was added to New Business.

Item A) Final Site Plan – Hell Creek Ranch was moved to old business.

Motioned by Lester & supported by Porath to approve the revised agenda.

MOTION CARRIED UNANIMOUSLY

APPROVAL OF MINUTES

Motion by Dobis & supported by Ligon to approve December 13 minutes with no changes.

MOTION CARRIED UNANIMOUSLY

CORRESPONDENCE

Balk shared a pamphlet entitled “Smart Growth Tactics”.

PLANNER’S REPORT None.

ZONING BOARD REPORT None.

TOWNSHIP BOARD REPORT

Dobis reported on our new supervisor’s first meeting of 12/20/06.

Three board of review members were reappointed. LSL was chosen to facilitate our joint meeting.

Pat Carney got a new computer.

LAND DIVISION REPORT None.

PUBLIC HEARINGS

Garden Center and Nursery Amendments:

Opened at 7:15 pm, closed at 7:16 pm. No comments from the Public

Dobis reviewed written comments made by Joe Eibler of 28 Rush Lake. Pat Carney, who had talked with Eibler added some comments.

Carney contacted various business establishments in the township regarding the hearing, Only Northland responded.

Joe Kinney, stated that our Supervisor, Ron Rau, had contacted him. Kinney reviewed Rau's comments with the Commission.

Motion by Ligon to approve the adoption of the proposed Garden Center and Nursery Amendments, chapters 18, 19 & 27 supported by Porath. Motion carried unanimously.

CALL TO THE PUBLIC

Opened Call to the Public at 7:40 pm.

Closed Call to the Public at 7:41 pm.

OLD BUSINESS

A) Final Site Plan – Hell Creek Ranch 7:43 to 8:10 pm

James Pappas made a presentation on the new pool for Hell Creek Ranch.

Gannon asked Pappas if all safety issues, such as EMS, Police and/or Fire responding to an emergency, have been addressed. Pappas stated yes, he has met with officials from the Police Dept and the Fire Department and these issues have been discussed at length, and resolved.

After presentation, Lester asks Carney, are you satisfied that all issues have been addressed?

Carney stated he has had many conversations with Pappas and Mike Bickel of Stantec.

Both Stantec and LSL have given clean reviews.

Motion by Lester and supported by Ligon to approve final site plan dated November 17th 2006, job #1401C for Hell Creek Ranch New Pool Construction with the condition that an MDEQ permit be attached to final site plan. Motion carried unanimously. (note: Gazdecki absent)

B) Ordinance Review Chapter 25

Members reviewed pages 1 to 3 of chapter 25 Draft 12-20-06 Commercial and Industrial Districts. It was agreed that the term "Dance Halls" should be replaced with "Dance Club".

Some use designations were discussed and altered.

Discussion around why Future land map and our Ordinance Book use different zoning classifications.

Kinney stated that there is supposed to be a disconnect between the two.

Kinney to find out why CR needs to be changed to AO.

Discussion on the fact that we do not have an M-1 District. We may future plan for an M-1.

NEW BUSINESS

Approval of 2007 Calendar:

Motion to approve Calendar by Dobis supported by Lester

OTHER BUSINESS

Balk also mentioned that commission members get back to him ASAP regarding dates in January and February they “will NOT be available” for joint board meeting.

NEXT MEETING 1-10-07

- 1) Elect a Planning Commission Chairperson.
- 2) Elect a Planning Commission Vice Chairperson.
- 3) Elect a Planning commission Secretary.
- 4) Recommend a representative from the Planning Commission to the Zoning Board of Appeals.
- 5) Continue Ordinance Review Chapter 25, starting at page 3 “Service Related Establishments”

ADJOURNMENT

**Motion by Porath and supported by Ligon to adjourn at 9:39 pm. MOTION CARRIED
UNANIMOUSLY**

James Gannon
Recording Secretary