

GOLDEN TOWNSHIP PLANNING COMMISSION
REGULAR MEETING
November 30, 2010
7:30 P.M.
GOLDEN TOWNSHIP HALL

1. Meeting called to order at 7:30 p.m. by Bill Kolenda. The Pledge of Allegiance was recited by all.
2. Roll call: Present; Kolenda, Marciniak, Terryn, Wilson, Mitteer, Hosner & Jake Whelpley, Zoning Administrator. Absent: Ferwerda, Fuehring, Whitney.
3. Approval of Agenda: Mitteer motioned to approve the agenda as presented, Marciniak support, all yes, motion carried.
4. Approval of Minutes
 - Motion by Marciniak, support by Wilson to approve the minutes of the August 31st Planning Commission meeting as submitted. All yes, motion carried.
 - Motion by Marciniak, support by Mitteer to approve the minutes of the September 7th Special Planning Commission meeting as submitted. All yes, motion carried.
5. Correspondence: None
6. Zoning Administrator Report:
 - None
7. New Business:
 - A. Site Plan Review for Joe Hawkins, Accurate Auto
 - 40X60 addition to existing building which is currently 30X40.
 - Property is zoned Resort/Commercial
 - According to the Zoning Ordinance, additions to buildings in Resort/Commercial must be 25' from property lines. Site plan states that the building would only be 18' from line.
 - Given this information, Mr. Hawkins plans to request a variance from the Zoning Board of Appeals.
 - ZBA meets the third Tuesday in December.
 - Kolenda addressed other issues with Mr. Hawkins regarding finishing the 6' high X 40' long privacy fence that the Planning Commission had requested he build at the Feb. 27, 2007 meeting. Kolenda recommended finishing this fence before any additional requests were made.
8. Old Business: None

9. Ordinance Amendments & Other Reports

a. Surveys

- Zoning Administrator has finished tallying the Master Plan Surveys.
- 10% of the surveys were returned. This is a significant number.
- Residents were happy with the Township Roads, the bike path and roundabout project and the improvements in downtown Mears.
- Open space and agriculture was important to survey respondents.
- 40.9% stated that the sewer project was important. 26% stated it was not important.
- Recommended meeting again to incorporate the resident's opinions in to the Master Plan.
- Plan to meet regarding these surveys and working on the Master Plan at the regular Planning Commission meeting on December 28, 2010. The meeting time will be 6:30pm. Kolenda requested the full Board be present, not just the sub-committee.

10. Public Comments:

1. Dr. Roseman questioned whether minutes or notes were available from the Master Plan Subcommittee meetings. Whelpley stated that none were available at this time. Whelpley and Kolenda stated they would put their notes together.
2. Dr. Roseman also questioned what involvement the Planning Commission would have in the sewer project if it ever became a reality. He also questioned how likely it is for the State to come in and impose regulations and require that a public sewer system be installed whether the residents want it or not. Whelpley stated that it is certainly possible, but not likely, at least right now. Whelpley also stated that the survey clearly says that a significant number of residents consider the quality of the lake to be a high priority and would support a sewer system. This is certainly reason to investigate the project more in depth.

11. Marciniak motioned to adjourn, Wilson second.

Mtg. Adjourned: 7:58 pm

Respectfully Submitted,

Tina Wiegand
Recording Secretary

