

**BROOKS TOWNSHIP PLANNING COMMISSION
REGULAR MEETING
March 26, 2018 @ 7:00 PM
DRAFT**

MEMBERS PRESENT: Mark Pitzer, Pat Baker, Phil Knape, Ryan Schultz, Matt Arthur, Danielle Hummel

MEMBERS ABSENT: Cheryl Rosen

STAFF PRESENT: Supervisor Cory Nelson, Zoning Administrator Joe Selzer

Chairman Pitzer called the regular meeting to order at 7:00 p.m. This meeting was properly posted and a quorum of the Brooks Township Planning Commission was present.

APPROVAL OF AGENDA:

Moved by Schultz, **Seconded** by Knape to accept the agenda with the addition of election of officers under New Business.

Approved Unanimously

PUBLIC HEARING

Moved by Baker, **Seconded** by Schultz to suspend the regular meeting and open the Public Hearing.

Approved Unanimously

Public Hearing was opened with discussion of the Special Land Use for the construction of a duplex at Basswood and M-82. The following comments were made:

- ZA Selzer stated the SLU began in January and they made application in February. All standards in the site plan review have been met.
- Grant Carpenter stated he heard the neighbors to the north were not very happy.
- Dustin Turner stated they plan to live in one side and rent the other.
- Grant Carpenter, Joy Turner's grandfather, said in 1993 this was a 3.6 acre parcel that was split into 1 acre and 2.6 acre parcels.
- Sandra Wygle is opposed to a duplex. Has concerns about it becoming low income housing. She lives across the street
- ZA Selzer states this is zoned R-3 and has a 1 acre minimum.

Moved by Baker, **Seconded** by Hummel to close the Public Hearing and resume the regular Board Meeting.

Approved Unanimously

APPROVAL OF MINUTES:

Moved by Schultz, **Seconded** by Hummel to accept the minutes of the February 26, 2018
Approved Unanimously

PUBLIC COMMENT: None

CORRESPONDENCE: None

UNFINISHED BUSINESS:

1. Expansion of business district - The Zoning Administrator sent out a new map showing the area up for discussion. Continued discussion on what/where to expand. The next step is to obtain public input to see what they might want to see happen. **Moved** by Arthur, **Seconded** by Hummel to publish a notice and send letters to those affected for a public hearing at the May 21 meeting. **Approved Unanimously.**
2. Nuisance Ordinance – nobody could recall why it was put on the agenda. **Moved** by Baker, **Seconded** by Hummel to remove from the agenda. **Approved Unanimously.**

NEW BUSINESS:

1. SLU – duplex - **Moved** by Baker, **Seconded** by Schultz to accept the SLU as presented an approve the permit. **Approved Unanimously**
2. Election of Officers – **Moved** by Baker, **Seconded** by Schultz to keep the officers the same for the next year (Pitzer – Chair, Knape – Vice-Chair, Baker – Secretary)
Approved Unanimously

STAFF UPDATE: No ZA report for February – ZA did state there is a potential for a SLU permit for a campground on M-82 near Oak Ave.

PUBLIC COMMENT: Comments received

PLANNING COMMISSION MEMBER COMMENTS: None.

ADJOURNMENT:

Moved by Baker **Seconded** by Arthur to adjourn at 8:02 pm
Approved Unanimously

Respectfully Submitted,

Pat Baker
Planning Commission Secretary

Jennifer Badgero
Clerk