

ST. CLAIR TOWNSHIP
1539 S. Bartlett Rd. St. Clair, MI 48079
Phone (810) 329-9042 Fax (810) 329-1198
www.twp.stclair.mi.us

Planning Commission
September 10, 2015
7:00 p.m.

Meeting called to order at 7:06 p.m.

Pledge of Allegiance to the Flag

Roll call: Short, M. Boulier, Hunter, Westrick, Dembinski, Acciavatti,

Absent: D. Boulier (excused), Karadimas (excused), Ameel (excused)

Motion by M. Boulier to approve agenda as presented. Seconded by Hunter. Motion carried unanimously.

Motion by M. Boulier to approve May 14, 2015 meeting minutes as presented. Seconded by Dembinski. Motion carried unanimously.

Brief public comment: None

Correspondence/Communications:
Survey – St. Clair County Health Department

New Business:

Glenn Westrick – I nominate Frank Short to continue as Chairperson, Mike Boulier as Secretary, and Carolyn Hunter as Vice-Chairperson. Seconded by Dembinski. Motion carried unanimously.

Possible Ordinance changes – Treasurer Miskus would like to see the accessory structure looked at. B. Bayly – stated that houses that are set back a long way from the road in some cases you can construct it in front of the house. Treasurer Miskus would like to change the ordinance to state the structure should be behind the house. If the ordinance is changed the property owner would still have the ability to go before the BZA and ask for a variance. B. Mahaffy has an issue when a house sits back we should allow a home-owner to construct a building. Westrick – if the owner is aware of the ordinance, they should not construct the house too far back in case they want to add a building in the future.

Clerk Skonieczny – I would like to see the farm ordinance revisited. Currently we do not have restrictions for the number of acres for horses. If the property is not large enough, you do not have enough area for manure management. Possibly 5 acres for the first 2 horses, 3 horses between 7 and 9 acres and after 10 acres there are no restrictions. B. Bayly – right now in the

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Planning Commission 9-10-15

(2)

rural district if you had a 60 x 120 lot you could have (2) horses. Anything over (2) horses have to appear before the Planning Commission for special approval.

Westrick – can we adopt an ordinance that states you have to mow the grass around the house even if it is over the (2) acres? It is a danger to the house and also a problem for the fire department to get to the house in case of an emergency.

B. Bayly – would like to revisit the ordinance governing the commercial/industrial in the Township. I would like to ability to issue permits for a small structure or a fence, etc.

Westrick – we eliminated the watershed ordinance from the ordinances. I believe that was a mistake and I think we should also look at that also. B.Bayly – all new construction has that in place. Hunter – In some cases in the Township we are the only community body that a resident can turn to. I think it is our responsibility to enforce those areas. Acciavatti – As far as the drainage goes, there are some areas that have natural watercourses that cross property lines and you are not allowed to obstruct that.

B. Bayly to gather information from other communities and discuss changing the ordinances, accessory structures, farm animal, and grass cutting, drainage and bring back to next meeting.

Old business: None

Call from the Floor: None

Reports:

Township Board – M. Boulrier No meetings this month
BZA – No meetings held

Call from the Table:

Next meeting scheduled October 8, 2015 7:00 p.m.

Meeting adjourned at 8:05 p.m.

Respectively submitted,

Mike Boulrier, Secretary