

APPROVED 9-9-15

Regular Meeting of the Casco Township Planning Commission
August 3, 2015 - 7:00 PM

MEMBERS PRESENT: Daniel Fleming, Judy Graff, Lewis Adamson, David Campbell, Paul Macyauski

ABSENT: Dian Liepe and Greg Knisley

PUBLIC PRESENT: Dan Cooper

STAFF PRESENT: Susan West, Recording Secretary

1. **Call to Order and review of agenda** - Meeting was called to order at 7:01 pm. There were no changes to the Agenda.
2. **Constitution “Moment” / Purpose: To remind ourselves of the origin and meaning of the Constitution of the U.S. that we have solemnly sworn to support** – Chairman Fleming read aloud the Mayflower Compact
3. **Public Comment:** None
4. **Approval of minutes of July 13, 2015** - Motion by Graff, supported by Macyauski, to approve the Minutes of the July 13, 2015 Regular Meeting as written. All in favor, MSC.
5. **Report from the Township Board Representative** – Judy Graff reported on the July 20, 2015 Board Meeting as follows:
 - a. Deputy Kurt Katje stated that there has been no more “gang activity” and that things have been quiet.
 - b. The car for Deputy Katje has been received and is being used.
 - c. There has been 3 car break-ins at the Nature Preserve and 5 car break-ins at the City Park on Lakeshore.
 - d. Bruce Brandon, Parks and Recreation Committee, stated that 3 life rings will be placed at the beach, the 2 missing signs that mark the North and South lines will be replaced, and maintenance to the stairs will be done.
 - e. The signs in the water near 1st Street Beach that were the subject of a complaint, have been removed.
 - f. The stairs for the 1st Street Beach will be power washed.
 - g. The Water & Sewer Authority has indicated that there is a problem with the sewer capacity in South Haven which will affect the Townships. Allan Overhear will start checking into this matter.

Commission and that the ZBA can do the same. Graff stated that she believes the Planning Commission is a 3rd source for bringing up issues that need to be addressed. Chairman Fleming stated that anyone can make a Motion.

- i. Graff stated that she is just one person on the Planning Commission and that she doesn't want to be considered as the "elected official". Campbell stated that he believes that all Commissioners feel free to state their opinions.
- j. Campbell stated that since he has been on the Planning Commission, he can remember three major issues being addressed, to-wit: the apartments issue that came from Allan Overhear, the wind deal from the farm community and the small homes issue brought up by Graff and that there was good discussion on all. Graff then asked if the extensive amount of time spent on those issues was justified. Graff further stated that she believes Allan Overhear should direct the Planning Commission.
- k. Macyauski stated that if the Township Board makes a request, the Planning Commission needs to act.
- l. Chairman Fleming asked if, in past meetings regarding small homes, the Planning Commission ever looked at Section 21.07. Campbell answered that he believes the answer is yes and that advice was also received from Ellingsen. Further, Campbell stated that input was received from the public at both the Planning Commission meeting and the Special Joint Training meeting held in February, 2015.
- m. Dan Cooper, of 7023 107th Ave., South Haven, Michigan 49090, stated that the Planning Commission must address an individual's issue in a timely manner. Graff stated that Mr. Cooper has a good point, but that in the past, the Planning Commission has acted like a decision has to be made as soon as possible and that maybe the issue can be tabled and handled in the future, i.e.: when the Master Plan is being redone.
- n. Campbell stated that an individual appearing before the ZBA with an application is completely different than an individual appearing before the Planning Commission with an idea.
- o. Graff stated that she believes this matter should be clearly completed so that same does not come back up for discussion. Chairman Fleming stated that he still feels at a loss regarding this matter and asked if anyone had further comment.
- p. Campbell stated that he believes we have a process for making Amendments and that the Purpose section of the Zoning Ordinance Book (Section 1.04) allows for the process to occur. Campbell further stated that the Zoning Ordinance Book is the standards.
- q. Campbell stated that he agreed with Mr. Cooper in that the Planning Commission cannot tell an individual to come back in five years.
- r. Chairman Fleming stated that the Commissioners should all think this matter over and the subject may be discussed in the future.
- s. Campbell stated that if someone wants to change the Master Plan, they should present a full proposal for review.

9. New Business: None

10. Reading and discussion of the Master Plan / Purpose: to familiarize ourselves, as a group, with the document we have created and will need to review as a group: –

- a. Graff asked what the purpose is for this Agenda item. Chairman Fleming answered that by reviewing small sections now, the Commissioners will not feel rushed when it comes time for the 5 year review.
- b. Graff asked if the Master Plan is only to be discussed at this time and no decisions will be made. Chairman Fleming answered yes. Graff asked if it is the plan to go through the whole Master Plan. Chairman Fleming answered that it is.
- c. Graff asked if there will be any records kept with any comments made. Macyauski stated that each Commissioner should take their own notes.
- d. General discussion was had regarding Sections 1 & 2 of the Master Plan.

11. Public Comment: none

- a. **Closing comments and adjournment** – Motion to adjourn by Macyauski, 2nd by Graff. All in favor, MSC. Meeting adjourned at 8:11 pm

Minutes prepared by Susan West, Recording Secretary

Next Meeting: Regular Meeting on September 9, 2015 at 7:00 pm