
COUNTY OF ALLEGAN

PLANNING COMMISSION



KELLE TOBOLIC, Chairperson
3255 – 122nd Avenue, Ste 103
County Services Building
Allegan, Michigan 49010-1350
email: kelle623@sbcglobal.net

MINUTES

Meeting Date: February 9, 2009
Meeting Time: 1:30 P.M.
Location: County Services Complex at Dumont Lake
Human Services Building, Karl Zimmerman Room

1. Call to Order.

The regular monthly meeting of the Allegan County Planning Commission was called to order by Chairman, Kelle Tobolic at 1:34 P.M.

2. Roll Call.

Members present: John Bouterse, Dawn Buist, Judy Graff, Ken Pardee, Kelle Tobolic, Marv Voss, and Sam Dykstra.

Absent: Terry Burns, Fritz Spreitzer, Tom Vogeler, and Rich Haugh.

Also present were: Ronda Foreman, Recording Secretary; Valdis Kalnins, LIS Director; and Bill Hinz, Environmental Health Director.

3. Approval of Agenda.

A motion was made by Buist, seconded by Bouterse to approve the agenda as presented. The motion carried unanimously.

4. Approval of Meeting Minutes from January 12, 2009.

A motion was made by Graff, seconded by Pardee to approve the meeting minutes from January 12, 2009 as presented. The motion carried unanimously.

5. Approval of Expenditures as of February 4, 2009.

Voss had nothing to report on the expenditures thus far this year. A motion was made by Voss, seconded by Bouterse to approve the expenditures from February 4, 2009 as presented. The motion carried by all present.

6. Public Participation.

None.

7. Discussion and Presentation Items:

None.

8. Commission Business:

a. Recommendation from the Board of Commissioners for Sam Dykstra.

As an Elected Official of Casco Township, Graff swore in Sam Dykstra to qualify him as a member of the Planning Commission as recommended and approved by the Board of Commissioners. A motion by Bouterse, seconded by Buist to approve the Board of Commissioner's recommendation and have Sam Dykstra finish Maury Stahl's term on the Planning Commission which expires June 8, 2010. The motion carried by all present.

b. Approval of text amendments to the Bylaws.

Voss pointed out an error he found in the bylaws. Public Act 233, as referred to throughout the bylaws, should be Public Act 33; there is no Public Act 233. Voss also brought to attention the first sentence under Article VIII - Rules, Section 2 which states "Notices of all regular meetings shall be mailed to all members not less than five (5) days before such meeting." His opinion is this sentence should be omitted since the meeting schedule is completed once a year. At that time the Planning Commission approves the schedule and is on notice of the meeting dates. Bouterse felt, instead of omitting the whole sentence, the word 'mailed' should be replaced by the word 'communicated' since the agenda packets are emailed to all the members prior to the monthly meeting. Next, Pardee questioned the revisions under Article III, Section 2B concerning new Planning Commission members and the role the Planning Commission has in the recommendation. His concern is why does the Planning Commission waste their time in recommending someone to the Board of Commissioners if the BOC can reject the recommendation. Kalnins stated the Commission can amend the revised bylaws and send them back to the Board or invite Rob Sarro to the next meeting to explain the reasoning behind the latest revisions. A motion was made by Buist, seconded by Pardee to table the approval of the amended bylaws until after Rob Sarro attends the next meeting to clarify some of the new verbiage. The motion passed by all present.

9. Continuing Education:

MSU - Michigan Land Use Leadership Academy

A weekend academy providing hands-on leadership development for planning and zoning officials.

- \$369; \$329 for MCPs
- Two-day program includes all meals
- Registration deadline: February 14, 2009
- February 20-21, 2009
- Lansing, MI

No one was interested in attending the academy.

10. Communications:

None.

11. Final Actions Received:

None.

12. Received for Notice:

City of Holland – Notice of Intent to revise the City of Holland Master Plan, letter dated January 27, 2009.

13. Received for Information:

a. **State of Michigan** – Department of Agriculture

Landowners who have completed contracts with the State of Michigan under the Farmland and Open Space Preservation Act of 1974.

b. **State of Michigan** – Department of Environmental Quality (DEQ)

Announcement of Coastal and Estuarine Land Acquisition Funding Opportunities.

c. **City of Saugatuck** – Approved Saugatuck Douglas Area 5-Year Parks & Recreation Plan for 2008.

14. Received for Review:

None.

15. Allegan Township Zoning Ordinance Amendment - Spreitzer

The zoning ordinance amendment involves changes to setbacks in R-2. Changed front yard setback from 50' to 40' and rear yard setback from 10' to 15'. Approved by the Local Planning Commission on January 12, 2009.

Ayes 6; Nays 0; Absent 0; Abstaining 0

In the absence of Spreitzer, Tobolic reported that the township would like to amend the setback requirements in areas zoned R-2. A motion was made by Tobolic, seconded by Dykstra to approve the townships recommendation. Prior to the vote, discussion ensued regarding the incomplete information and incorrect form the township had used for the amendment. The motion was denied with a tally of two ayes, five nays, none abstaining, four absent. A motion was made by Buist, seconded by Dykstra to return the zoning ordinance amendment to Allegan Township requesting they use the correct form and provide information pertinent to the amendment. The motion passed with a tally of six ayes, one nay, none abstaining, four absent.

Standing Committee Reports:

16. L.I.S. – Valdis Kalnins, Director

Kalnins had nothing new to report at this time.

17. County Master Plan Committee – Vogeler

Kalnins had something brief to report; County Administration signed the contract with LSL Planning a couple of weeks ago, although it was too late for LSL to get prepared for this morning's meeting. Kalnins said it worked out for the better since the meeting ended up getting canceled due to the absence of committee members who had other obligations. The County Master Plan Committee is set to have the kick-off meeting on Monday, March 9, 2009 and will work with LSL for the next five or six months until their portion is done.

18. Work Program Committee – Pardee

2009 Planning Workshop scheduled March 31, 2009, approval of invitation.

Motion by Buist, seconded by Dykstra to approve the 2009 Planning Workshop invitation to be held on Tuesday, March 31, 2009. The motion carried unanimously. Foreman will mail the invitations to all of the City, Township and Village clerks and interoffice some copies to Administration to be distributed to the Board of Commissioners.

19. Dept. of Public Works – Rininger

None.

20. Parks Commission / Recreation & Tourism – Spreitzer, Tobolic

Reporting on the Parks Commission meeting held on February 3, 2009, Tobolic stated Silver Creek Park is completely booked for the Annual Charity Ride in April. Also at Silver Creek, there was a Boy Scout Klondike Derby held last weekend. In exchange for having the Special Use Permit fee and camping fees waived for the derby, the troops will return in April and May to help Silver Creek and other County parks with spring clean-up. As reported at the January meeting, Tobolic stated the Equestrian Trails Lease that Kevin Ricco obtained from the State will be presented for action to the Board of Commissioners at their meeting on Thursday. If the BOC doesn't take action, there is a real possibility that the trails in the game area will not be available for equestrian use anymore and will cease to exist.

21. Region 8 – Burns

None.

22. Resource Recovery – Hinz

Hinz stated he has an appointment later this month to meet with the Ganges Township Planning Commission to go over onsite sewer and onsite water planning. Hinz also informed the Commission that on March 28, 2009 from 9 A.M. – 1 P.M., there will be an electronics-recycling event at the Allegan County Fairgrounds. Although most electronic items can be recycled at no charge, there will be a fee of \$12.00 for televisions and \$3.00 for computer monitors.

23. Board of Commissioners – Burns, Spreitzer

None.

24. Education – Buist

Buist reports bad news for her school district in Hopkins; it has been projected they will lose 40-70 students next year. She stated this will take a huge bite out of the budget and the district is hoping not to lose as many students as predicted. She has heard other schools in the County are facing the same issue.

25. Discussion and Presentation Items:

Tobolic asked Dykstra if he would be willing to take over the responsibility of Leighton Township and she will assume Wayland City from this point forward. Up to now, Tobolic had Wayland Township and Leighton Township, while Dykstra was assigned Wayland City and Hopkins Township. Dykstra agreed to the reassignment and Foreman will revise the “Township Assignments to County Planning Commission Members” document and will redistribute to all of the contacts.

26. Public Participation:

None.

27. Round Table:

None.

28. Adjournment:

A motion was made by Dykstra, seconded by Pardee to adjourn the meeting at 2:24 P.M. The motion carried with a unanimous vote.

The next regular meeting of the Allegan County Planning Commission will be held on Monday, March 9, 2009 at 1:30 P.M., in the Human Services Building, County Services Complex, 3255 – 122nd Avenue, Allegan, Michigan.

Minutes respectfully submitted by Ronda Foreman, Recording Secretary for the Allegan County Planning Commission.