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# COUNTY OF ALLEGAN

## PLANNING COMMISSION

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

## MINUTES

**Meeting Date:** January 11, 2010  
**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 1:28 P.M.

**2. Roll Call.**

Members present: Kelle Tobolic, Ken Pardee, Marv Voss, Jackie DeZwaan, Sam Dykstra, John Bouterse, and Dawn Buist

Absent: Terry Burns, Fritz Spreitzer, and Tom Vogeler

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

**3. Approval of Agenda.**

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

**4. Approval of Meeting Minutes from December 14, 2009.**

DeZwaan requested an amendment under Item 10 Continuing Education, to revise "Funds are available to *local units of government...*" to now read "Funds are available to *qualifying property owners* who are interested in restoring wetlands in their jurisdiction." A motion was made by Pardee, seconded by Bouterse to approve the December 14, 2009 minutes as amended. The motion carried unanimously.

**5. Approval of Expenditures as of January 6, 2010.**

Voss stated there are two expenditures that appear on the 2009 year end financial statements; \$944 for per diems and \$357 for mileage reimbursements. A motion was made by Voss, seconded by Dykstra to approve the expenditures as of January 6, 2010. The motion carried unanimously.

**6. Public Participation.**

None.

**7. Discussion and Presentation Items:**

None.

**8. Commission Business:**

None.

**9. Continuing Education:**

DeZwaan Mileage Reimbursement (Wetland Restorations Workshop, November 10, 2009) – Tobolic

DeZwaan attended the Wetland Restorations Workshop on November 10, 2009 and gave her attendee report during the December 14, 2009 meeting. The registration deadline for the workshop was prior to her getting approval from the Planning Commission at the November 9, 2009 meeting for her mileage reimbursement, therefore she is requesting approval at this time. A motion was made by Buist, seconded by Voss to approve mileage reimbursement for Jackie DeZwaan to attend the Wetland Restorations Workshop on November 10, 2009. With DeZwaan abstaining from the vote, the motion carried by everyone present.

**10. Communications:**

None.

**11. Final Actions Received:**

None.

**12. Received for Notice:**

None.

**13. Received for Information:**

None.

**14. Received for Review:**

None.

**15. Martin Township PA116, Boerson Farms Inc. – Vogeler, Pardee**

Total acreage in cultivation is 12 for parcel numbers 15-017-009-20 and 15-017-009-10.

The above referenced Martin Township PA116 for Boerson Farms Inc. was tabled during the December 14, 2009 meeting until further review of the eligibility requirements. Voss read from the eligibility requirements where it does not mention anything about zoning being an issue. The Planning Commission determined the application is within the eligibility requirement guidelines. A motion was made by Voss, seconded by Pardee to approve the Martin Township PA116 application for parcel numbers 15-017-009-20 and 15-017-009-10. The motion carried by everyone present.

**16. City of Plainwell Draft Master Plan Update – Vogeler**

The Plainwell City Council has approved the review process of the draft master plan prepared by the local planning commission. Upon receipt of the proposed draft master plan on December 15, 2009, the statutory 63 review period has commenced and all comments or concerns should be forwarded to the township within that period.

In Vogeler's absence, Tobolic stated the City of Plainwell Draft Master Plan Update discussion will resume during next month's meeting, February 8, 2010.

**17. Leighton Township Ordinance Amendment – Dykstra**

The proposed text amendment would amend certain chapters and sections of the zoning ordinance, and to reformat the balance of zoning ordinances for purposes of consolidation and codification. The ordinance amendment was approved by the Local Planning Commission on December 9, 2009.

Reasons for action taken: The zoning ordinance needed to be updated.

Ayes 7; Nays 0; Absent 0; Abstaining 0

Dykstra stated there were many things that needed to be updated in the Leighton Township ordinance that has now been completed. After reviewing the lengthy amendment, he stated the township did a good job. A motion was made by Dykstra, seconded by Pardee to approve the text amendment as recommended by the Local Planning Commission. The motion passed with a unanimous vote.

Ayes 7; Nays 0; Absent 3; Abstaining 0

**18. City of Allegan Draft Master Plan Update – Spreitzer**

The Allegan City Council has approved the review process of the draft master plan prepared by the local planning commission. Upon receipt of the proposed draft master plan on December 28, 2009, the statutory 63 review period has commenced and all comments or concerns should be forwarded to the township within that period.

In Spreitzer's absence, Tobolic stated the City of Allegan Draft Master Plan Update discussion will resume during next month's meeting, February 8, 2010.

**Standing Committee Reports:**

**19. L.I.S. – Valdis Kalnins, Director**

Kalnins stated the imagery tiles have been received, reviewed and the overall accuracy and quality are excellent. A couple of minor issues were noted for the vendor to adjust. Once these minor fixes are completed, the imagery will be made into a county-wide mosaic which can then be distributed and applied to all the county applications that are supported by LIS. The imagery will also be distributed to all local units that partnered in the acquisition. LIS is also awaiting delivery of the new county road maps. Both the final imagery and the road maps should arrive by the end of January.

**20. County Master Plan Committee – Vogeler**

The meeting was canceled due to absence.

**21. Work Program Committee – Pardee**

Allegan County Planning Commission Bylaws Update

Tobolic asked if everyone has a copy of the bylaws drafted by the Work Program Committee; Bouterse had made note of a few items where the verbiage should be clarified and his main concern now is if everything is organized and numerated correctly. Tobolic read through the draft, giving everyone the opportunity to make comments and suggestions. After much discussion, Bouterse will take everyone's input and arrange the bylaws into a concise document to be reviewed by the Planning Commission at their next meeting on February 8, 2010.

**22. Dept. of Public Works – Rininger**

None.

**23. Parks Commission / Recreation & Tourism – Tobolic**

Tobolic stated the 2010 reservations for the county campgrounds and park pavilions have commenced. The annual charity ride will be held at Silver Creek Park on Saturday, April 17, 2010, and there are only a few campsites still available. The recommended increase in fees for overnight camping and the equestrian trails was approved by the Board of Commissioners. The new maps for the equestrian trails are still being worked on and equestrian sites will be added to Ely Lake and Pine Point Campgrounds this coming spring. The Parks

Commission approved the use of Silver Creek Park for the Boy Scouts Klondike Derby to be held on February 5 and 6, 2010.

**24. Region 8 – Burns**

None.

**25. Resource Recovery – Hinz**

None.

**26. Board of Commissioners – Burns, Spreitzer**

None.

**27. Education – Buist**

Buist stated most of the schools in Allegan County will be participating in the ‘Race to the Top’ government program. Martin and Fennville were considering not participating because of the consequences and the risk of being one of the 5% of lowest scoring schools that are taken over by the state; the schools must meet more and more criteria to receive funding.

**28. Discussion and Presentation Items:**

Allegan Township Planning Commission Request – County Wide Wind Energy Ordinance

Tobolic stated this discussion will resume during next month’s meeting, February 8, 2010.

**29. Public Participation:**

None.

**30. Round Table:**

Voss stated an M89 meeting is coming up but he will not be in attendance due to surgery and will probably miss the next Planning Commission meeting as well. He also informed the group that Cheshire and Trowbridge Townships are working on recycling contracts for their respective areas.

Dykstra informed the Commission he will be absent for the February and March meetings.

**31. Adjournment:**

A motion was made by Buist, seconded by Bouterse to adjourn the meeting at 3:15 P.M. The motion passed with a unanimous vote.

The next regular meeting of the Allegan County Planning Commission will be held on Monday, February 8, 2010 at 1:30 P.M., in the Human Services Building, County Services Complex, 3255 – 122<sup>nd</sup> Avenue, Allegan, Michigan.

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