
COUNTY OF ALLEGAN

PLANNING COMMISSION



KELLE TOBOLIC, Chairperson
3255 – 122nd Avenue, Suite 102
Human Services Building
Allegan, Michigan 49010-1350
email: kelle623@sbcglobal.net

AGENDA

Meeting Date: May 9, 2011
Meeting Time: 1:30 P.M.
Location: County Services Complex at Dumont Lake
Human Services Building, Karl Zimmerman Room

1. Call to Order.
2. Roll Call.
3. Approval of Agenda.
4. Public Participation.
5. Approval of Meeting Minutes from April 11, 2011.
6. Approval of Expenditures as of May 4, 2011.
7. Discussion and Presentation Items:
 - a. County Administration Update – Sarro
 - b. County Development / Parks Commission / Recreation & Tourism Update – Ricco
 - c. Economic Development Commission Update – Ricco
8. Commission Business:
9. Continuing Education:
10. Communications:
11. Final Actions Received:
12. Received for Notice:
13. Received for Information:
14. Received for Review:
15. a. **Gun Plain Township Ordinance Amendment – Vogeler**

The proposed text amendment would make changes to Ordinance No. 149, Chapter XVI, “Sign Regulations” of the Gun Plain Township Zoning Ordinance, amending requirements for wall signs in commercial and industrial zoning districts. The ordinance amendment was approved by the Local Planning Commission on April 20, 2011.

Reasons for action taken:

- To make wall signs more conducive to the relationship of the size of the wall they are to be located on in the commercial and industrial districts.

Ayes 7; Nays 0; Absent 0; Abstaining 0

b. Gun Plain Township Ordinance Amendment – Vogeler

The proposed text amendment would make changes to Ordinance No. 150, Chapter XIX, “General Provisions” of the Gun Plain Township Zoning Ordinance, by adding a definition of Anemometer Tower to Section 19.23 (a). The ordinance amendment was approved by the Local Planning Commission on April 20, 2011.

Reasons for action taken:

- To regulate towers used for wind assessment studies.

Ayes 7; Nays 0; Absent 0; Abstaining 0

16. a. Hopkins Township Rezoning Request – Buist

Change zoning from RR to R-1 (Conditional) for Parcel Numbers 03-10-006-003-00, 03-10-006-004-00, and 03-10-006-001-10. The request was approved by the Local Planning Commission on April 26, 2011.

Reasons for action taken:

- The conditions offered to the township include no further building on interested parcels.
- There is no adverse affect on surrounding area; no increase of traffic/infrastructure.
- All future occupants currently live within one household on site.
- Neighbors support petitioner.
- Combined parcels are large enough to support split within R-1 zoning.
- The petitioner waives future split rights.

Ayes 7; Nays 0; Absent 0; Abstaining 0

b. Hopkins Township Rezoning Request – Buist

Change zoning from I to C-2 for Parcel Number 03-10-012-002-10. The request was approved by the Local Planning Commission on April 26, 2011.

Reasons for action taken:

- The rezoning request fits the Master Plan for mixed use areas.
- There is no adverse affect on surrounding area; no increase of traffic/infrastructure.
- The revised zoning allows for state licensing to continue previously permitted activity of open-air vehicle sales and brings property use into compliance.
- Variance in 2005 was for a “use variance” no longer permitted by zoning enabling act. Use variance expired with business change; this has occurred and brings property in compliance.

Ayes 7; Nays 0; Absent 0; Abstaining 0

Standing Committee Reports:

17. L.I.S. – Kalnins

18. County Master Plan Committee

19. Work Program Committee

20. Dept. of Public Works – Rininger

21. Region 8 – Burns

22. Resource Recovery – Hinz

23. Board of Commissioners – Burns, Sage

24. Education – Buist

25. Discussion and Presentation Items:

a. County Services Meeting, April 28, 2011, Update – Tobolic

b. M-40/M-89 Corridor Committee Meeting – Voss

26. Public Participation:

27. Round Table:

28. Adjournment:

The next regular meeting of the Allegan County Planning Commission will be held on **Monday, June 13, 2011 at 1:30 P.M.** in the Human Services Building, County Services Complex, 3255 – 122nd Avenue, Allegan, Michigan.