

Alganssee Township Planning Commission March 27, 2017 Minutes

1. On Monday, March 27, 2017 at 7:30 pm Chairman Rodney Carpenter called the regular meeting of the Alganssee Township Planning Commission meeting to order at the Alganssee Township Hall, 378 South Ray-Quincy Road, Quincy, MI. He thanked everyone for coming to the meeting tonight. All Planning commission members were present: Chairman Rodney Carpenter, Vice Chairman Glenn Preston, member Rick Coon, Township Representative John Shilling and Secretary, Pricilla Dodd. Visitors present that signed in were Susan Shilling, Greg Parker, Jeff Ewers and Fred Avra.

2. Minutes: Rick Coon motioned to approve minutes from the February 27, 2017 meeting. Motion supported by John Shilling. Motion carried.

3. Agenda: Glenn Preston motioned to accept the agenda. Motion supported by Rick Coon. Motion carried.

4. Old Business: Junk on Grove Road- Supervisor Russ Jennings said Pridgeon Farms own the land and Vander Pool's have the trailer. Russ said he put the second notice in the mail today.

Pricilla Dodd questioned how many land splits are available on John Girod at 911 Hammond Road. He owns a little over 50 acres. The Planning Commission agreed he has 4 splits remaining. Supervisor Russ Jennings said he would go talk to John Girod about it.

Pricilla Dodd asked for documentation on the January 3, 2017 Alganssee Township minutes on Sherry Haylett's request to change the land split from 2.5 acres to 3 acres. Any Other Old Business- Supervisor Russ Jennings said the township Board approved the land split with some qualifications.

5. Report from Township Representative: Supervisor Russ Jennings said he reported the Township Planner Chris Khorey sent Proposed Language for Solar Panel Amendment to the Zoning Ordinance. Russ said he has had windmill and solar farm companies calling him looking for land in Alganssee Township. Glenn Preston motioned to table this Proposed Language for Solar Panel Amendment to the Zoning Ordinance information from Township Planner Chris Khorey until next meeting. John Shilling supported the motion. Motion carried.

6. Report from Zoning Administrator: Zoning Administrator Matt Ashenfelter reported he issued 4 zoning permits for the month of March as follows-

Zoning permit #850 issued to John Shilling at 373 S. Ray Quincy Road, parcel code #120-015-100-010-01, type Ag, to build a 16' x 20' cattle feed barn date issued 2-27-2017.

Zoning permit #851 issued to Richard McKnight at 283 S. Fremont Road parcel code #120-W10-000-009-00, Type R-1, to build an 8' x 16' covered porch and a 4' x 32' open porch date issued 3-10-2017.

Zoning permit #852 issued to Del-Pay Retreat/Kathy Eversole at 189 Dons Drive, parcel code #120-A11-000-010-00, Type R-1, to build a 26' x 53' pole building over existing mobile home and a 26' x 24' pole building with enclosed interior space covered porch and a raised deck date issued 3-24-2017. Renewal issued as per ZBA approval on 12-2-2016.

Zoning permit #857 issued to Cheryl Potter at 202 Dons Drive parcel code #120-006-400-045-01, Type R-1, to install mobile home, total tear down of existing dwelling, additions and non-conforming shed and install a newer 16' x 68' mobile home (Avra to install).

7. Report from Zoning Board of Appeals Representative: Rick Coon reported they have not met.

8. New Business: Jeff Ewers at 606 S. Fremont Road said in 1997 he had to get a special use permit to run a business out of his home. He is wondering why his neighbors Jim Neuenschwander, Chad Paul, Jason Shilling and the Amish selling rustic barns and sheds don't need to have special use permits to run a business out of their homes. They are driving semi-trucks by his house all hours of the night using their jake brakes rattling the house windows. Jeff said he went down to the neighbors and tried to talk to them about not using their jake brakes and now they do it more often. Supervisor Russ Jennings said that Alganssee Township doesn't have a noise ordinance and neither does Branch County. Supervisor Russ Jennings said he would write them a letter inviting them to the next meeting and ask them not to use their jake brakes.

9. Public Comments: Fred Avra said we need to try to be good neighbors. Supervisor Russ Jennings reported he and State Senator Mike Shirkey met with 8 Amish men at Sam Girod's house. Senator Shirkey stressed safety and road maintenance second. It was a very good meeting.
Any Other Public comment- none

10. Adjournment- The next regular meeting will be on Monday, April 24, 2017 at the Alganssee Township Hall starting at 7:30 pm. Rick Coon motioned to adjourn. Motion was supported by Pricilla Dodd. Motion carried. Meeting was adjourned at 9:10 pm.

Suzanne Preston, Recording Secretary