

**KOCHVILLE TOWNSHIP PLANNING COMMISSION
PUBLIC HEARING AND REGULAR MEETING MINUTES
JANUARY 11, 2016 – APPROVED
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7:00 PM: Opened with the Pledge of Allegiance.

Roll Call: Present: Tony Leuenberger, Joanne Cammin, Russ Herlache, Ron Robishaw, Don Jackson, Rhonda Ferrell, and Chair Kiss.

Approval of Agenda: Mr. Jackson made a motion to approve the presented Sign Board of Appeals agenda. Seconded by Mr. Herlache. Motion carried.

Approval of minutes of Sign Board of Appeals: First meeting no previous minutes.

Public Comment: Mr. Palmer spoke on behalf of Bob Evans Restaurant 2832 Tittabawassee Road Sign Board of Appeals. Mr. Palmer spoke to Eric Alford of Bob Evans. He stated that Bob Evans was going to comply with the ordinance and lower their permanent sign to the correct size requirements within the ordinance.

Close Public Comment:

Close Public Hearing

Open Regular Meeting

Approval of Agenda: Mr. Robishaw made a motion to approve the presented agenda. Seconded by Mrs. Cammin. Motion carried.

Approval of minutes of December 14, 2015: Mr. Jackson made a motion to approve the minutes of December 14, 2015. Seconded by Mr. Leuenberger. Motion carried.

Public comment: Steve King, Manager/DDA thanked the Planning Commissioners for their hard work. He invited everyone to a meeting held by MSU Design on February 11th at the Kochville Veteran's Hall on conceptual design plan. Mr. King would like to see the Township Board, DDA Board, and the Planning Commission get together for a meeting of the minds.

Close public comment.

PA33 Committees: no comments.

Report from Township Board: Rhonda Ferrell:

- The Board approved Manager King to advertise for a part-time Office Assistant position.
- The Board approved the rezoning of parcel #18-13-4-34-1008-017 from R1-A to R-3.

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- The Board approved the special assessment district petitions for Fashion Sq Blvd construction to Kochville Road. The certificate pertaining thereto is filed with the meeting minutes. The Board approved Spicer Group to proceed with the development plans for this project, the location thereof, and an estimate of the costs.
- Ron Robishaw was reappointed to the Planning Commission for 3 years.
- Beverly Yanca was reappointed to the Zoning Board of Appeals for 3 years.
- Don Jackson was reappointed to the DDA Board for 4 years.
- The Board approved Resolution #15-032: Appointing Jim Loiacano and Steve King (alternate) to the Mid MI Waste Authority for 4 years.
- The Board approved Resolution 15-031: 2016 Board of Trustees Meeting Calendar.
- The Board approved to use Resolution 14-032 Connection fees for DaVita's sewer connection charge.
- The Board approved the Cobra head street light conversion with the stipulation that the brightness is equal to or better than our existing lights.

Business Items:

(A): Election of 2016 Planning Commission Officers:

Chairman: Mr. Robishaw made a motion to nominate Joel Kiss for chairman. Supported by Mrs. Cammin. Mr. Kiss accepted the nomination.

Roll Call: Mr. Leuenberger – Yes; Mrs. Cammin – Yes; Mr. Herlache – Yes; Mr. Robishaw – Yes; Mr. Jackson – Yes; Mrs. Ferrell – Yes; and Chair Kiss – abstained. Motion carried.

Vice Chairman: Mr. Jackson made a motion to nominate Tony Leuenberger for Vice Chairman. Supported by Chair Kiss. Mr. Leuenberger accepted the nomination for Vice Chairman.

Roll Call: Mr. Leuenberger – abstained; Mrs. Cammin – Yes; Mr. Herlache – Yes; Mr. Robishaw – Yes; Mr. Jackson – Yes; Mrs. Ferrell – Yes; and Chair Kiss – Yes. Motion carried.

Secretary: Mr. Jackson made a motion to nominate Rhonda Ferrell for Secretary. Supported by Mr. Herlache. Mrs. Ferrell accepted the nomination.

Roll Call: Mr. Leuenberger – Yes; Mrs. Cammin – Yes; Mr. Herlache – Yes; Mr. Robishaw – Yes; Mr. Jackson – Yes; Mrs. Ferrell – abstained; and Chair Kiss – Yes. Motion carried.

(B): 2016 Capital Improvement Plan: Mr. Leuenberger and Mr. Dier presented the CIP plan to the Commissioners for review.

Mr. Robishaw questioned the Bay/Kochville Road traffic light. Mr. Dier said it is more speculation. Mr. King commented that this is not approved by MDOT.

Mr. Jackson questioned the extension of Fashion Square Blvd. It will be discussed further at the DDA meeting.

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Mrs. Cammin questioned if we had any dead end water lines. Yes, the Township does and the Township is aware of the problem.

Mr. Jackson made a motion to accept the Capital Improvement Plan 2016: April 1, 2016-March 31, 2022 as presented and forward it onto the Township Board for final approval. Seconded by Mrs. Cammin and Mr. Robishaw. Motion carried.

(C): Multiple-Family Zoning Review Schedule: Sarah Traxler, McKenna Associates presented to the Planning Commission a project schedule for the technical review of the multi-family residential zoning standards. Sarah will email the Commissioners the technical review this week. She asked that the Commissioners email Mr. Dier with questions and comments, and he will forward them on to her. There will be discussion at the next Planning Commission meeting on February 8th with an additional special meeting/public hearing on February 29th at 7:30pm.

Mr. Jackson made a motion to approve the project schedule for the multi-family residential zoning standards. Seconded by Mr. Herlache. Motion carried.

Other Business: Mr. King reiterated he would like a meeting set up with the three boards in the near future. He will work with Chair Kiss to figure out a future date.

Comments from Staff/Commission:

Tony Dier put together Master Plan binders for the Commissioners and he mentioned CIP history.

Mr. Palmer stated we got another Sign Board of Appeals application for Sherwin Williams. He is working with them to comply. There is a rezoning application which was submitted. It will be on the agenda for next month. It is on Kochville Road E of Bay Road. Zoning Board of Appeals and Construction Board of Appeals will be on the calendar for meetings next month.

Chair Kiss would like to thank Mr. Palmer on the detailed review of the Sign Board of Appeals for Bob Evans.

Mrs. Cammin would like to be excused from next month's meeting February 8, 2016.

Mr. Jackson commented on the extension of Fashion Sq Blvd up to Kochville Road. Engineering is done. Development still needs to be approved by the Township Board and DDA.

Chair Kiss would like to mention that Marvin Hare had passed away on Saturday. He was the Saginaw County Treasurer for 35 years. His family and friends can gather at the Reitz Herzberg Funeral Home on Wednesday from 12 noon to 8pm with funeral on Thursday at 11am.

Adjournment: Next meeting February 8, 2016: Mr. Jackson made a motion to adjourn. Seconded by Chair Kiss. Motion carried.

Respectfully submitted by:

Rhonda Ferrell, Secretary

