

<p align="center"><b>YANKEE SPRINGS TOWNSHIP</b>  <b>Planning Commission</b>  <b>Regular Meeting</b></p> <p align="center"><b>Thursday, 18 November 2010</b>  <b>Yankee Springs Township Hall</b>  <b>284 North Briggs Road, Middleville, Michigan 49333</b></p>	<p><b>FINAL MINUTES</b>  <b>Page 1 of 4</b>  <b>APPROVED:</b> <u>    <i>CF</i>    </u></p> <p>Transmitted 11-24-10  via email &amp; drop-off @ hall</p>
<b>MINUTES</b>	
<p>Meeting called to order at 7:00 pm by Frank Fiala, Chairperson.</p> <p>Present: Wells, Jansens, Cook, Strickland, Fiala, Schwennesen and Constable Misak, 4 visitors. Purcell absent with notice.</p>	<p><b>CALL TO ORDER</b>  <b>PLEDGE OF ALLEGIANCE</b>  <b>ROLL CALL</b></p>
<p><b>APPROVAL OF AGENDA</b> – brought McKenna billing issue to top of agenda.</p>	<p><b>APPROVAL OF AGENDA</b></p>
<p><b>McKenna Billing:</b> Discussion of appropriate procedure for approving this monthly billing because Treasurer has indicated that he does not like paying the bill prior to the Planning Commission's recommendation to pay. Also discussed concern over whether or not it is necessary for Planner to attend every meeting. Recommendation to put the on agenda for the joint Township meeting for discussion.</p> <p>Several PC members complimented Greg Milliken on the great job he does for Yankee Springs township.</p> <p>Schwennesen commented that the legal fees charged to the Twp. have been greatly reduced since utilizing McKenna.</p> <p>Review of October 2010 billing from McKenna Associates. MOTION by Wells to accept BILL FOR \$855.00. Second by Schwennesen. Approved by all. Motion carried.</p>	<p><b>MC KENNA OCTOBER BILLING</b></p>
<p><b>MEETING REPORTS:</b>  <b>ZBA</b>– (Gordon Wells) No meeting held.</p> <p><b>Township Board</b> – (Al Schwennesen) Open Burning ordinance meeting scheduled for Nov. 22 @ 7:00 pm and advised the township is considering purchasing a generator for the fire barn. Discussion regarding remodeling, expanding, or new construction of the Township Hall – 5 individuals to review options on an ad hoc committee..</p> <p><b>Zoning Administrator</b> –(Bob Lippert) In Lippert's absence Schwennesen reviewed the following complaints:</p>	<p><b>MEETING REPORTS</b></p>

Home in disarray with no garage door and dirt floor, recyclable materials outside container, multiple dogs and inoperable vehicles on Lynn Drive, generator running at 4am at Charter Communications, garbage up & down Payne Lake Rd. due to vandalism, 3 temporary storage buildings located on Vista Drive on designated wetlands.

REPORTS, Cont.

**PUBLIC COMMENT:** Bill Baughman discussed a lot being filled on Westwood near wetlands. Request for Bob Lippert to check into.

PUBLIC COMMENT

**NEW BUSINESS:** Discussion regarding this year's accomplishments and list of educational classes of the PC for the annual report.

NEW BUSINESS

Review of 2010 objectives:

- Complete outbuilding ordinance
- Boat lifts w/canopies on lakefront

Fiala suggested another joint meeting with all three boards to discuss Township business.

OLD BUSINESS  
Portable Businesses

**OLD BUSINESS:**

**Portable Businesses Discussion:**

- A. Administrative procedure for charitable exceptions
- B. Feasibility of consolidated location for farmers market

Discussion regarding the criteria on the application for charitable causes being too strict. Acceptable information would be name, address, phone number, location and date.

**MOTION** by Strickland to exempt charitable uses from the definition of portable business and further recommend that they not be subject to any ordinances regarding portable businesses. Second by Wells. Approved by: Wells, Jansens, Strickland  
Rejected by: Cook, Fiala and Schwennesen. Motion failed.

Fran Faverman discussed the proposed form and feels the

property number, tax id number, etc. is requesting too much information

Bill Baughman and Schwenessen concerned with traffic safety issues.

Shane Vandenberg questioned what spurred this ordinance language in the first place. Have there been any citizen complaints?

Review of the language provided by McKenna.

MOTION by Wells to table until the next meeting for further review. Second by Cook. Approved by all. Motion carried.

**Gravel Mining Standards**—Wells questions why the PC is reviewing the standards now when there is already an ordinance in place. Fiala explained that our ordinance is outdated and the Zoning Administrator is concerned about enforcement.

Bill Baughman feels the proposed ordinance doesn't adequately control dust issues; it is too subjective and should require immediate shutdown of that part (only) of the operations that is generating the dust.

Cook concerned with pre-existing operations appearing not to need SEU Permits.

Add a statement to Parking & Roads - Site clear vision where applicable, driveways to be permitted by Barry Co Road Commission in safe distances.

Recommendation to require having operation in the center (delete "where practical").

Recommendation to make the setback measurement firm (delete 'weasel language' which would reduce setbacks if operations can be carried out in a compatible manner).

Change requirement to replace topsoil and re-seed within 6 months of ceasing operations for six months, rather than waiting for one year.

Copies of MSDS for each chemical utilized to be stored at Twp. Hall.

Verify language regarding tipping fees – are they allowable?.

**Final Minutes**

**18 November 2010**

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**APPROVED:** 

OLD BUSINESS, Cont.

Portable Businesses, cont..

Gravel Mining Standards

Change to \$100,000.00 security deposit requirement and \$10 million liability insurance.

Recommendation to give changes to Greg Milliken and schedule a public hearing.

Cook concerned with fencing height making access difficult, and also with width of setbacks and green-belts.

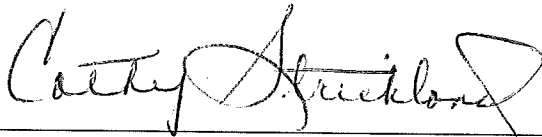
**Wind Turbine Ordinance** – MOTION by Strickland to postpone until the December meeting. Second by Wells. Approved by all. Motion carried.

**PUBLIC COMMENT:** Bill Baughman discussed the procedure for stopping blowing dust which gives them a whole day to correct the problem following a verbal warning. Strickland suggested changing to a zero tolerance policy for dust, debris, dirt, and etc. which would require the immediate shutdown of the source.

**ADJOURNMENT:**

There being no further business the meeting was adjourned at 8:58 pm.

Respectfully submitted,

 12-17-10

Cathy Strickland, Secretary

Date

Gravel Mining, cont.

Wind Turbine Ordinance

PUBLIC COMMENT

ADJOURNMENT

Katie Hayward, Recording Secretary 11-19-2010