

<p style="text-align: center;"><b>YANKEE SPRINGS TOWNSHIP PLANNING COMMISSION Regular Meeting</b></p> <p style="text-align: center;"><b>Thursday, June 16, 2016 Yankee Springs Township Hall 284 North Briggs Road, Middleville, Michigan 49333</b></p> <p style="text-align: center;"><b>MINUTES</b></p>	<p><b>MINUTES</b> Page 1 of 2 <b>APPROVED:</b> <u>tk</u></p>
<p>Meeting called to order at 7:00 PM by Chairman Frank Fiala.</p> <p><b>PLEDGE OF ALLEGIANCE</b></p> <p><b>Roll Call:</b> Present: Heystek, Purcell, Fiala, Beukema, Strickland, Campbell, T. Knowles.</p> <p><b>Absent with notice:</b> Rebecca Harvey, Professional Planner</p> <p><b>Staff Present:</b> Zoning Administrator- Larry Knowles, Sandy Marcukaitis</p> <p><b>Visitors:</b> 3 (not including staff present).</p>	<p><b>CALL TO ORDER PLEDGE ROLL CALL</b></p>
<p><b>ADDITIONS OR CORRECTIONS TO AGENDA:</b></p> <p>Strike: Reifel SEU (request withdrawn).</p> <p><b>REPORTS from REPRESENTATIVES:</b></p> <p><b>Board of Trustees-</b> Report by Board Representative, Bruce Campbell. J. Lippert has been appointed to GLASWA Board temporarily (until election of new Board members). Pleasant Valley is requesting a street light. Approved: PA116 – 10 year for McKeown and a landsplit for Lettinga Farm. Also adoption of Resolution to lower speed limit on M-179 took place. Ron Heilman was appointed to the ZBA.</p> <p><b>ZBA-</b> Richard Beukema: A ZBA meeting was not held in June.</p>	<p><b>CHANGES TO AGENDA: Reifel SEU - withdrawn</b></p> <p><b>BOARD REPORTS from REPRESENTATIVES</b></p>
<p><b>PUBLIC COMMENT: None.</b></p>	<p><b>PUBLIC COMMENT</b></p>
<p><b>APPROVAL OF MEETING MINUTES:</b></p> <p>Motion by Beukema with support from Campbell to accept Planning Commission minutes of May 19, 2016 meeting as presented. All ayes. MOTION CARRIED.</p>	<p><b>APPROVAL OF MEETING MINUTES</b></p>
<p><b>NEW BUSINESS:</b></p> <p><b>SEU for Temporary Residence request from Mr. James Reifel has been withdrawn.</b></p>	<p><b>NEW BUSINESS</b></p> <p>Reifel SEU withdrawn</p>
<p><b>OLD BUSINESS:</b></p> <p><b>Update on Phone System -</b> Paul Heystek commented that an ad has been placed in Grand Rapids Press for bid. The Phone Update Committee is looking for approximately four phones with an email component to it. Also a polycom phone with speakers for the township hall. Two bids (sealed) have come in so far.</p> <p>F. Fiala recommended having a <b>survey</b> sent out from the township and having it ready for discussion at the next PC meeting. Fiala would like to see a small group of people working on it for approximately an hour or so. Campbell mentioned asking about limited access to the state park. G. Purcell commented that simpler is better, hopefully keeping the survey to one page. Boat washing and stopping invasive species were noted as possible survey topics.</p>	<p><b>OLD BUSINESS</b></p>

Side & Front Yard Setbacks were briefly discussed.

**Master Plan Update- Update:** R. Harvey – 39 pages regarding the Master Plan and analysis were distributed at tonight’s meeting. PC members were asked to take home and mark items for discussion at the next meeting, July 21, 2016.

Rebecca Harvey gave an overview of her work on the Master Plan. After review of the **introduction** (pgs. 1-16), F. Fiala commented that very few changes needed to be made, and this section of Harvey’s work is very close to being ready for the public hearing.

**Items for further discussion that came up in discussion of the Analysis portion of R. Harvey’s work:**

- Side line setbacks (on small lots)
- Road setbacks- (outbuildings, for example)
- Sliding scale, not penalizing someone with a larger lot (lot coverage standard) – (Gull Lake was cited as having a proportional approach towards this).
- Drainage focus mentioned.

Harvey noted that pages 31-38 of Analysis are not completed at this time.

**Plan for next meeting:** (July 21, 2016): *Start on page 31 (4,5,6)*

**Procedural Comment:**

*It was noted that Notice of Intent (of Master Plan) has gone out. R. Harvey commented that once the Plan is all done, then it goes to the Board (of Trustees. The Board gives an approval to distribute it. Then it goes out to the same entities (as Notice of Intent) and they have 42 days. After the 42 days and comment period, then the Planning Commission can hold a Public Hearing. Then the recommendation goes to the Board (Twp.).*

**PUBLIC COMMENT:**

**Bill Medendorp** – commented that dirt should be an issue of bringing into the lake (not just boats). B. Medendorp gave an example of cattails. Also, if paying extra for a state park pass, Mr. Medendorp commented that there better be a slot available (at Gun Lake), if Mr. Medendorp has his grandchildren and wants to go fishing.

**MEMBER COMMENTS:**

**Cathy Strickland** inquired as to where species (i.e. zebra mussels) on boats actually go after washing. R. Harvey commented on a recent washing station that was approved- (not in YS Township).

**ADJOURNMENT:**

Chairman Fiala brought the meeting to a close at 9:15 p.m.

Approved by: Tressa Knowles Date 7/21/16  
Tressa Knowles, Planning Commission Secretary

**MINUTES**

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APPROVED: JK

**PUBLIC COMMENT:**

**ADJOURNMENT**

Deb Mousseau  
Recording Secretary  
June 20, 2016