

# YANKEE SPRINGS TOWNSHIP PLANNING COMMISSION 2022 ANNUAL REPORT

In compliance with Michigan Planning legislation the following report on Planning Commission activities for the 2022 calendar year has been prepared for the Township Supervisor and Board members. This is a summary relating to the productive results of 12 monthly meetings, 1 special meeting, and 1 joint meeting with the ZBA and Township Board in attendance. The Planning Commission meets on the Third Thursday of each month.

## 2022 MEETING ATTENDANCE

Commissioner	Meetings Attended					Term Expires
	2018	2019	2020	2021	2022	
Shana Bush (Chair)	NA	9 of 10	12 of 12	14 of 16	12 of 14	12/2024
Frank Fiala (Secretary)	17 of 17	10 of 10	12 of 12	16 of 16	14 of 14	12/2025
Rich Beukema (Vice Chair)	17 of 17	10 of 10	12 of 12	15 of 16	14 of 14	12/2023
Karen Kennedy (resigned)	NA	5 of 10	12 of 12	15 of 16	5 of 5	12/2022
John Frigmanski (PC Rep to ZBA)	NA	NA	1 of 1	14 of 16	11 of 14	12/2024
Larry Knowles (BOT Rep to PC)	NA	NA	NA	16 of 16	13 of 14	12/2024
Lee Kooistra	NA	NA	NA	14 of 16	11 of 14	12/2023
Greg Purcell		NA	NA	NA	6 of 7	12/2025

## SYNOPSIS OF MAJOR ACCOMPLISHMENTS

- Worked on many Special Exception Use cases and site plan reviews
- Addressed requests for 6 rezoning requests (approved 3, denied 3)
- Zoning Amendments sent to the Board of Trustees include:
  - Section 3.11 - add "auto repair shops with no outdoor activity" as a Special Exception Use
  - Section 3.12 - removed references to the sale of alcohol
  - 3.10, 3.13 & 3.14 - added accessory buildings as a permitted use with conditions in commercial zoning districts
  - Article XIII Private Road Standards – revisions to Sections 13.2 - 13.7
  - Article XII General Regulations including a table format for dimensional requirements

- Article III Section 3.16(F) Chief Noonday Corridor Overlay District regarding setbacks
- Article XX Section 20.8, Zoning Board of Appeals Authority
- Section 12.7 Outbuildings subsections (4) and (6)
- Drafted a littering ordinance to propose to the BOT
- Drafted an adjusted fee structure to propose to the BOT

**PERMITS ISSUED**  
(Provided by the Zoning Administrator)

	<b>2022</b>
Single Family Home	17
Mobile Home Park Homes	0
Accessory Structures	5
Demolitions	4
Residential Alterations/Remodels	33
Commercial Alterations/Remodel	3
Commercial New Construction	2
Decks	5
Pools	2
Solar units	4
Fences	0
Signs	2
Miscellaneous	5
<b>TOTAL REVIEWS</b>	<b>82</b>

**REZONING REQUESTS**

2018	2019	2020	2021	2022
1	1	1	2	6

**SPECIAL EXCEPTION USE REQUESTS**

2018	2019	2020	2021	2022
7	5	13	7	8

**SUBDIVISIONS, LAND DEVELOPMENT, SPLITS**

2018	2019	2020	2021	2022
2	1	3(10)	4	0

## POPULATION CHANGES

YEAR	POPULATION
2018 (est.)	4065
2019 (est.)	4065
2020 (est.)	4065
2021 (Census)	5322
2022 (Census)	5322

### Rebecca Harvey, AICP

Services rendered included General Planning, Consultation and Assistance

#### Billing for Services:

YEAR	AMT
2018	\$5,950
2019	\$4,950
2020	\$6,700 (excl. Dec)
2021	\$5,975 (excl. Dec)
2022	\$4,506

### Bauckham, Sparks, Thall

Legal services supplied to PC by Catherine Kaufman

#### Billing for Services:

YEAR	AMT
2022	\$1,686

## EDUCATIONAL CLASS PARTICIPATION

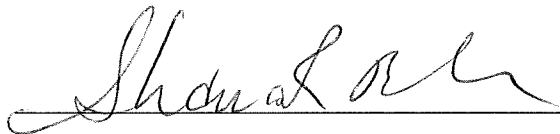
PC Commissioner	Training Name	Training Entity
Shana Bush	Zoning Administration Workshop	Michigan Association of Planning (MAP)
Shana Bush	Township Ordinance Webinar	Michigan Townships Association (MTA)
Shana Bush	Zoning Administration Workshop	Michigan Association of Planning (MAP)
Lee Kooistra	Township Ordinance Webinar	Michigan Townships Association (MTA)
Frank Fiala	2022 MCP Webinar Series Training	MSU Extension
Richard Beukema	2022 MCP Webinar Series Training	MSU Extension
Larry Knowles	2022 MCP Webinar Series Training	MSU Extension
Shana Bush	2022 MCP Webinar Series Training	MSU Extension
Greg Purcell	2022 MCP Webinar Series Training	MSU Extension

## PLANNING COMMISSION STRATEGIES 2023

1. Continue to strongly encourage all Planning Commissioners to attend Michigan Township Association, Michigan State University and Michigan Planning Association training opportunities - especially those needing continuing education credits to maintain Master Citizen Planner Credentials. Encourage Master Citizen Planner Accreditation
2. Promote the Non-Motorized Trail in conjunction with the Pure Michigan M – 179 Planning Group, MDOT and others.
3. Assist the Township Board to undertake a “Strategic Planning” effort that conducts:
  - Identification of major goals and establishing priorities
  - Prioritize implementation on those goals
  - Assign goals to specific township officials’ for leadership

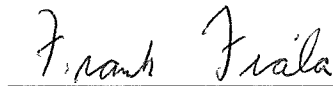
## PLANNING COMMISSION WORK PLAN 2023

1. Look at Solar energy standards
2. Look at Wind energy standards
3. Timely preparation of Capital Improvement Plan Review
4. Begin the Master Plan review and updates



Date 3/16/23

Shana Bush, Chair



Date 3/16/23

Frank Fiala, Secretary