

<p style="text-align: center;"> <b>YANKEE SPRINGS TOWNSHIP</b>  <b>PLANNING COMMISSION</b>  <b><u>In Person</u>– Special Meeting Regarding the Master Plan</b>  <b>7:00 p.m.</b>  <b><u>February 28, 2024</u></b>  <b>Yankee Springs Township Hall</b>  <b>284 North Briggs Road, Middleville, Michigan 49333</b>  <b>MINUTES</b> </p>	<p> <b>MINUTES</b>  Page 1 of 3 PC  <b>APPROVED:</b> _____  Spec. PC Mtg. Master Plan  February 28, 2024 </p>
<p> Meeting called to order at 7:00 PM by Planning Commission Chair, Shana Bush.  <b><u>PLEDGE OF ALLEGIANCE</u></b>  <b>Roll Call:</b> Present: Fiala, Kooistra, Knowles, Craven, Bush, and Beukema.  <b>Absent with Notice:</b> Frigmanski (with notice)  <b>Zoning Administrator:</b> Joe Shea, Present  <b>Staff Present:</b> Sandy Marcukaitis, Rob Heethuis  <b>Visitors:</b> 1 (not including staff present). </p>	<p> <b>CALL TO ORDER</b>  <b>PLEDGE</b>  <b>ROLL CALL</b> </p>
<p> <b><u>APPROVAL OF AGENDA:</u></b>  <i>Motion by Fiala with support from Kooistra to approve the agenda as presented. All Ayes. MOTION CARRIED.</i> </p>	<p> <b><u>APPROVAL OF AGENDA</u></b> </p>
<p> <b><u>PUBLIC COMMENT:</u></b> None </p>	<p> <b>PUBLIC COMMENT</b> </p>
<p> <b><u>INQUIRY ON CONFLICT OF INTEREST:</u></b>  <b><u>ROLL CALL:</u></b> <i>Fiala asked the PC members present if there was any conflict of any PC member with the agenda of requests and as modified this evening. All PC members noted: NO conflicts. No: 6, Yes: 0, Absent: 1</i> </p>	<p> <b><u>INQUIRY ON CONFLICT OF INTEREST</u></b> </p>
<p> <b>MASTER PLAN REVIEW &amp; UPDATED STRATEGY</b>  Frank Fiala commented on the thoughts coming from the Board and doing an update to the Master Plan at this time and doing a major revamp at the next 5 year update.  Current and Future Land Use maps need updating - possibly using subcommittee(s).  Notification needs to be made to neighboring/surrounding communities regarding our township going through this process. Possibly this notification can be done by Joe or Sandy with necessary terminology coming from Rebecca Harvey.  Same verbiage could be on both maps, but a different name or prefix for current and future land use maps could be used as to keep it from being confusing.  Also noted was that possibly some of the items reviewed in the Master Plan could be excluded. </p>	<p> <b>MASTER PLAN REVIEW &amp; UPDATED STRATEGY</b> </p>

QR Code to an online survey may help to get the public's thoughts involved. Also suggested was a notice in the paper asking residents to email comments into the PC.

A separate committee could be put together to make a plan to survey the public and bring it back to the Planning Commission.

Not sure of the amount of the public's interest or involvement of the Master Plan process.

Previously, business people came in and then non-business people came in to brainstorm/discuss. L. Kooistra noted that he would be interested in dropping off the survey to businesses in the township. Information regarding upcoming meetings could be noted on the survey.

The question was asked, "How much updating would be done?" Things have changed from the previous Master Plan.

Updating data and red-line information will be done by Shana with the whole PC rather than in subcommittees.

**Map Update Committee:**

Larry Knowles  
Joe Shea  
Shana Bush  
Frank Fiala

**Public Input Committee:**

Ryan Craven  
Lee Kooistra

It was noted that Greg Purcell put together a large portion of the survey. Also Western Michigan students in R. Harvey's class previously assisted in the processing of the survey results.

Other topics (issues) to be addressed:

- Affordable housing, RMF, Condos
- Non motorized trails, walkable communities
- DNR, Parking and funneling on Gun Lake.
- Both Game & Rec Areas have five year plans. Reps from the Game Area & Rec Area could possibly be invited to inform the PC regarding their (Game & Rec) plans.

**Next Master Plan Special meeting: 7 p.m. -Wednesday, March 27<sup>th</sup>.**

**OTHER SUCH BUSINESS AS MAY PROPERLY COME BEFORE THE PLANNING COMMISSION**

Additional Business: Lots of hearings are scheduled for the next few months. Five hearings are scheduled for March. Two (2) are commercial site plans for building, a re-zoning request and 2-SEUs.

Scheduled for April: Rezoning requests, some SEUs plus Bay Meadows (PUD Amendment) are scheduled.

Joe will contact Shana with additional requests to get a handle on scheduling them for future meetings.

**MINUTES**

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**APPROVED:** \_\_\_\_\_

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**OTHER SUCH BUSINESS**

**PUBLIC COMMENT:** None

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**ADJOURNMENT:**

**Motion by Bush with support Beukema to adjourn at 7:32 pm. All AYES.**

**Motion carried.**

Approved  
by:

*Frank Fiala*

*3/21/24*

Frank Fiala, Planning Commission Secretary

Date