

ISABELLA COUNTY PLANNING COMMISSION

December 12, 2019

A Regular Meeting of the Isabella County Planning Commission was held on December 12, 2019 in Room 225 of the Isabella County Building, 200 North Main Street, Mt. Pleasant, Michigan.

MEMBERS PRESENT: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

MEMBERS ABSENT: Jerry Neyer, Tim O'Neil, Phillip Vogel

SUPPORT STAFF PRESENT: Ray Johnson, Planner/Zoning Administrator
Kim Kennedy, Recording Secretary

The meeting was called to order by Mr. Murphy at 7:00 pm.

The Pledge of Allegiance was recited by the commission.

APPROVAL OF AGENDA

Mr. Murphy requested that the agenda be approved as presented.

A motion was made by Mr. Bean supported by Mr. Rogers to approve the agenda.

Yes: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

No: None

Motion carried

PREVIOUS MINUTES

Minutes of the November 14, 2019 meeting were circulated to the commission prior to the meeting for their review.

A motion was made by Mrs. Silker supported by Mr. Bean to approve the minutes as submitted.

Yes: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

No: None

Motion carried

LIAISON REPORTS

Zoning Board of Appeals – None

Parks & Recreation – Mr. Murphy reported that the Parks Board held their last meeting for the year. Mr. Murphy also stated the improvements at Coldwater Lake are completed.

Board of Commissioners – Mr. Horton stated that the Commission held a special meeting to interview the three architectural firms for the new Jail. The Commission also met to vote to increase the wages for the Sheriff and Prosecutor's Office based on the wage study and meetings with the Elected Officials. Lastly, Mr. Horton expressed concerns for Union Township residents who will be impacted by the connection of the new sewer system from Nottawa Township to the City of Mt. Pleasant.

TOWNSHIP CONCERNS

Denver – Jackie Curtis that the township adopted an ordinance to not allow marijuana facilities in the Township.

Sherman – Richard Schmidt had nothing to report

PUBLIC COMMENT – none

SUP#19-04 Daniel and Martha Detweiler

Mr. Johnson informed the Board that a special use permit application for a rural production and processing facility (metal fabrication shop) was received by Mr. Detweiler including a site plan showing the current dwelling and the proposed accessory building.

Mr. Johnson indicated the applicant had submitted a narrative addressing Section 12.03 and 12.05 KK of the ordinance.

Mr. Johnson discussed the proposal to construct a 20 x 40 ft accessory building in a location that is between existing mature pine trees and the adjacent residence to the northwest. The application indicates there will be no additional employees and all scrap metal will be kept inside until it is disposed of at a recycling facility.

Staff would recommend an approval be conditioned that the applicant maintain the existing screening between the use and the adjacent residence. Mr. Johnson also reviewed letters of support from Phil and Carol Crowley, Ronald Willing, and Denny Nelson.

Public Hearing Open 7:13 p.m.

Public Hearing closed 7:13 p.m.

Mr. Murphy called for a motion.

A motion was made by Mrs. Silker supported by Mr. Rogers to approve Special Use Permit 19-04 (SUP#19-04) as submitted by Daniel Detweiler, to establish a Rural Production and Processing Facility in the Buffer Agricultural (AG-3) district and shall be further conditioned upon the following:

1. The applicant shall maintain the existing screening between the proposed use and the residential use to the northwest in compliance with Section 12.05 KK of the ordinance.

The Board discussed the proposal and found the application was meeting all ordinance requirements.

Mr. Murphy called for a vote.

Yes: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

No: None

Motion carried

SUP#19-05 Connie Marshall

Mr Johnson stated that an application was filed on November 15, 2019 by Connie Marshall. The applicant is requesting a Special Land Use Permit to operate a Group Child Care Home.

Mr. Johnson reviewed the definition between a Family Child Care facility and a Group Child Care facility. Mr. Johnson indicated the Group Child Care home would be in a single family dwelling on a 1 acre parcel and the applicant is proposing a 6 ft privacy fence behind the home as a play area for the children. Mr. Johnson recommended the planning commission condition an approval that the fence be installed.

Mr. Johnson provided a brief review of Section 12.05 S of the ordinance determined the proposal is meeting all requirements. Staff also reviewed State Law regarding Group Child Care Homes and found the applicant is meeting all these requirements as well.

Lastly Mr. Johnson indicated the applicant is requesting to be able to operate beginning at 7:00 a.m. and would recommend this be a condition of an approval.

Public Hearing Open 7:21 p.m.

Patricia Young stated her support for the proposal.

Melissa Callisa stated her support for the proposal.

Megan Long stated her support for the proposal.

Public Hearing closed 7:13 p.m.

Mr. Johnson informed the Board he received a message from Tom Raymond, Lincoln Township Supervisor that the Township Board supports this proposal.

Mr. Murphy called for a motion.

A motion was made by Mr. Horton supported by Mr. Roger to approve special Use Permit 19-05 (SUP#19-05) as submitted by Connie Marshall, to establish a Group Child Care Home in the Restrictive Agricultural (AG-1) district and shall be further conditioned upon the following:

1. The applicant shall install a fence around all outdoor areas accessible to children as shown in the site plan.
2. The applicant shall be able to operate beginning at 7:00 a.m.

Mr. Horton stated the approval is based upon the findings in the staff report that the proposal is meeting state law and zoning ordinance requirements.

The Board discussed the application.

Mr. Murphy called for a vote.

Yes: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

No: None

Motion carried

Mr Johnson stated that staff has received a letter from the Osceola County Planning Commission which details the intent of the planning commission to prepare a master plan. Mr. Johnson indicated that when a draft Master Plan is received staff will present it to the planning commission.

PUBLIC COMMENT – None

STAFF COMMENTS – Mr. Johnson reminded the Board that January is the organizational meeting.

PLANNING COMMISSIONER’S COMMENTS –

Mr Murphy announced is his last meeting as a planning commission member. He indicated he has been appointed to a committee by the Governor and will be spending significant time working with that Board. He thanked everyone for all their service.

ADJOURNMENT

A motion was made by Mr. Horton supported by Mr. Bean adjourn the meeting at 7:28 pm

Yes: Jeremy Murphy, Jim Horton, Bob Campbell, Nathan Rogers, Kelly Bean, Ann Silker

No: None

Motion carried

Ann Sikkler
Secretary
