

WHITEWATER TOWNSHIP PLANNING COMMISSION
MINUTES FOR REGULAR MEETING
July 10, 2019

Call to Order at 7:04 p.m.

Roll Call: Hooper, Jacobson, Lawson, Mangus, Savage

Absent: Dean, Render

Also in attendance: Recording Secretary MacLean

Set / Adjust Agenda: Set

Declaration of Conflict of Interest: None.

Public Comment: None

Public Hearing: None

Approval of Minutes:

MOTION to approve June 5, 2019, Regular Meeting Minutes by Hooper, second by Savage. All in favor.
Motion carried.

Correspondence: None.

Reports:

Zoning Administrator Report,: NA.

Chair's Report, Mangus: Yesterday the board selected three candidates for interviews for ZA. Five Acre information gathered by Wolf and presented to the Board to be sent to the lawyer. Recodification is apparently on hold at the Board level.

Township Board Rep., Lawson: Ordinance #27 has been approved for complete removal and sent to the lawyer for further input. A list of questions will be presented to the PC regarding #37 and the definition in #3. Repeal of the private road ordinance has been forwarded to the lawyer. Formal request from the Board for the PC to start the review of the Master Plan (MP). There is professional service money in the PC budget to pay a consultant to work with the PC. The MP map will need to be addressed. Discussion of maps and legal descriptions. May want to look at getting a surveyor consultant to go through.

ZBA Representative, Hooper: No meetings in June. Meeting in the works for August. Went to a zoning training for two days. As a representative of a board the representative cannot vote on both boards, such as Lawson voting on issues at the PC and at the Board – one of the other and Hooper with the ZBA. Civil infractions were discussed and are highly recommended by MTA. Recommend reviewing the Master Plan every year – not necessarily make changes. Ordinances should refer to the Master Plan. For instance, the finding of fact for the ZBA should refer to the Master Plan. Highlights how important the Master Plan is.

Committee Reports: None.

Additional Items: None.

Unfinished Business

1. Update on stand-alone storage buildings text amendment: Questions coming back from the Board. Some of the questions will be pretty simple. It has been noted multiple times that this is one of the most common requests for the zoning administrator.
2. Review Environmentally Sensitive Ordinance #27: Has been turned over to the lawyer for review for complete removal of the ordinance.
3. Review Condominium Subdivision Ordinance #28: Wolf requested this to be reviewed by the PC as it was something brought to her attention from the attorney when the most recent condominium subdivision was under review. She provided a sample ordinance.
Review and discussion: Attorney to be consulted for all condominium conversions; fees and legal fees; Section 66 Condominium Act will be sent to PC members for review; private road ordinance #32 is in the process of being repealed via the board and the attorney and the verbiage will need to be adjusted;
Will pick up at the next meeting.

New Business:

1. None.

Next Regular Meeting is scheduled for August 7, 2019.

Agenda items: Continued Condominium Subdivision review; Master Plan review: discussion of public outreach, use of consultants/professional service and maps (Article 5).

Public Comment:

Commission Discussion/Comments:

Continuing Education: Discussion of Robert's Rules of Order. Postpone

Adjournment: 9:00 p.m.

Respectfully Submitted

Lois MacLean,

Recording Secretary