

ISABELLA COUNTY
PLANNING COMMISSION

February 14, 2013

A Regular Meeting of the Isabella County Planning Commission was held on February 14, 2013 in Room 225 of the Isabella County Building, 200 North Main Street, Mt. Pleasant, Michigan.

MEMBERS PRESENT: Cheryl Jindeel, Gordon Gilchrist, Bob Thompson, Jerry Neyer, Evelyn Kent, Heather Turner, Christine Alwood (7:25 pm), Jim Horton.

MEMBERS ABSENT: Kelly Bean

SUPPORT STAFF PRESENT: Tim Nieporte, Community Development Director
Allison Langworthy, Recording Secretary

The meeting was called to order by Chairperson Neyer at 7:00 p.m.

The Pledge of Allegiance was recited by the Commission.

APPROVAL OF AGENDA

A motion was made by Mr. Thompson, supported by Mr. Gilchrist, to approve the agenda.

Yes: Jindeel, Gilchrist, Thompson, Neyer, Kent, Turner, Horton.

No: None.

Motion carried.

PREVIOUS MINUTES

Minutes of the January 10, 2013 regular meeting were circulated to the Commission prior to the meeting for their review.

A motion was made by Mr. Thompson, supported by Ms. Jindeel to approve the minutes as submitted.

Yes: Jindeel, Gilchrist, Thompson, Neyer, Kent, Turner, Horton.

No: None.

Motion carried.

LIAISON REPORTS

Zoning Board of Appeals – Mr. Gilchrist stated that there was nothing new to report.

PUBLIC COMMENT

Mr. Steve Malish, 6383 W. Pleasant Valley Rd., wondered where the outdoor storage was going to be located. He also asked if there was going to be another loading dock. If so is Mr. Weaver going to be putting something in front of the loading dock?

Mr. Nieporte stated where the 3 areas of outside storage are going to be located. He said he could not answer if there was going to be something stored in front of it or next to it.

Mr. Malish stated Mr. Weaver has boards stacked as high as his loading dock. He also said we had him remove the loading dock last year.

Mr. Nieporte stated that what Mr. Malish is calling a loading dock is not considered to be a building or structure as defined in our ordinance, it is outside storage, it is not a structure.

Mr. Malish asked how high the outdoor storage is going to be.

Mr. Nieporte said that is a question for the Planning Commission.

Mr. Malish stated that the loading dock had been removed last year and wondered how high the logs were going to be stacked and if that was going to be used as a loading dock.

Mr. Nieporte said that he is not requesting under this permit for a building or structure which would be a loading dock. He is asking for outside storage and it has not been defined on how high the outside storage can be.

Mr. Malish stated that he does not want the loading dock to be extended. He stated the time issue was decided last August Mr. Weaver had a choice between 7 am – 4 pm or 8 am – 5 pm. He picked the 7 am – 4 pm. He said that they changed their lives and they are not around their house between 7 am – 4 pm. During the summer when it will change from 8 am – 5 pm, it won't do any good because sometimes they come home early but they won't because they don't want to listen to Mr. Weaver and sawmill. The year Mr. Weaver built the building is the year his wife was diagnosed with a brain tumor. She lost part of her hearing and what hearing she has left is sensitive. She has to sit in the house with ear muffs on. During the summer her business will sometimes let out early...she can't come home. Mr. Malish said he is only supposed to work Monday-Thursday he volunteers to work an extra day so he's not around there. He doesn't feel like they should have to adjust their lives again with the time. He also doesn't want Mr. Weaver to operate his sawmill on the weekends or holidays.

Ms. Alwood came in at 7:25 pm.

No additional public comment was heard.

Yes: Jindeel, Gilchrist, Thompson, Neyer, Kent, Turner, Alwood, Horton.

No: None

Motion carried.

SPR #12-06 Site Plan Amendment Leroy Weaver

Mr. Nieporte explained that Mr. Weaver is looking for two amendments to his original site plan which was approved last August. Those amendments are a request to move his hours of operation as were approved from 7 a.m. until 4 p.m. under Eastern Standard Daylight Savings Times to 7 a.m. until 4 p.m. Eastern Standard Time. When we approved it back in August he was working 7 a.m. until 4 p.m. ESDT (March-November) then when we switched to EST (November-March) he was then working from 6 a.m. until 3 p.m. He wants to change that so he is working 7 a.m. until 4 p.m. Eastern Standard Time. So from November through March he would be working 8 a.m. until 5 p.m. and then March through November he would be working 7 a.m. until 4 p.m.

Ms. Alwood said he is moving forward rather than back. He won't be working before 7 a.m. and he won't be working after 5 p.m. It will always fall between 7 a.m. and 5 p.m.

Mr. Nieporte explained the second amendment that Mr. Weaver would like to add 3 areas of outside storage out front. It is not uncommon to see wood stacked or hay bails right up in the road R.O.W. and fence lines. He agreed with the screening of placing trees double staggered to buffer and screen the outside storage activity. He is not looking to build anymore buildings or structures. He knows that if he would like to do so it is an amendment and must come in front of the board again. Mr. Nieporte received three emails from the Rolland Township Supervisor Dan Shaw, Clerk Kathy Burdick, and a Trustee Brenda Lint. All explained how they were against Mr. Weaver encroaching on the set back. He explained that that is not an issue at this time. Mr. Weaver is not building any structures and what he is proposing with the outside storage is permitted. Mr. Nieporte emailed Mr. Shaw and C.C. both Ms. Burdick and Ms. Lint explaining that the setback is not an issue, and also explained the time amendment. He had not heard back from anybody.

Mr. Weaver wanted to clarify the time in which he would be operating his sawmill.

The board had additional discussion regarding the time.

A motion was made by Mr. Thompson, supported by Mr. Gilchrist for Mr. Weaver to operate his business 7:00 am to 4:00 pm Eastern Standard Time year round.

ROLL CALL VOTE:

Kent: Yes Thompson: Yes Alwood: No Bean: Absent Neyer: Yes

Gilchrist: Yes Horton: No Turner: Yes Jindeel: Yes

Motion carried.

Ms. Turner wondered what the outside storage looked like. Mr. Malish had a picture.

Motion carried.

PUBLIC COMMENT

Ms. Malish wondered if holidays could be added to when Mr. Weaver does not run his sawmill.

Mr. Gibbs stated that he grew up East of Clare where a lot of sawmills are located and he has seen logs stacked pretty high, so it can be done. They don't have zoning in the area and he's seen logs stacked as high as 40 ft tall.

STAFF COMMENTS

Mr. Nieporte said that the joint meeting between the Planning Commission and the Board of Commissioners will be on Tuesday February 19th at 4 p.m., will be an agenda item during their work session part of the meeting. Review of the goals for the upcoming year, and the county zoning issue will be discussed. All of the board members are encouraged to come.

PLANNING COMMISSION COMMENTS

Ms. Alwood stated that she had attended the Michigan Township Association meeting. There was an intense, active discussion about county zoning. Many township officials were present and had concerns about county zoning. She encourages Planning Commission Board members to personally visit the townships and talk with them regarding this issue.

Mr. Nieporte said that he has received letters, resolutions, or verbal input from most townships. No feedback has said that they want to eliminate zoning.

Ms. Alwood also gave her Parks and Recreation report. She said that she missed the meeting because she was out of state. She said that the Director of Parks provides a Parks Update and she would get a copy to have Tim email that out to the members. She also had a question on the minutes. There was a discussion about the joint meeting with the Board of Commissioners and she did not see anything in the minutes about it, and wondered if that could be added in.

Mr. Thompson said that he appeared at the Board of Commissioners meeting on February 5th, and it was determined that it was not considered to be a conflict of interest if he continued service on the Planning Commission even though he currently serves as a township supervisor for Sherman Township. He found it interesting that the opinion had changed overnight.

ADJOURNMENT

The meeting was adjourned by the call of the Chairperson at 8:30 p.m.


Christine Alwood, Secretary

Allison Langworthy, Recording Secretary