

Minutes of the Planning Comm. Hearing
May 20th, 2010-7pm/Twp.Office/Applicant-Gerry Rich
Business name of Quality Tree Service at 13210 Phelps Ave., Kent City

*Members present: Traverse Scholz-acting chair, Dave Johnson, Jim Morgan, Mike Rexford, Shelley Worley-Secr. Casey Patterson-Zoning Adm/Bldg Insp.

*Visitors present: Gerry Rich

*Traverse Scholz-chair opened the hearing at 7pm asking for public comment. Gerry Rich went into general information on the business. They would like to add some retail sales, chainsaws, arborist materials, outdoor furnaces. Mr. Rich highlighted the drawing that had been presented to the board, along with parts of his letter. Casey went thru the information on zoning definitions of the C-2 uses, and explained the contractor yard use is listed under Industrial section. No further public comment, the motion was made by Shelley to close the hearing, seconded by Jim Morgan. Hearing closed at 7:15pm by Mr. Scholz.

*Planning Commission regular meeting was opened at 7:16pm. Motion was made by Dave to accept the minutes of the Feb. 2010 mtg as presented, seconded by Jim. Carried. Went into discussion on the rezoning application of Mr. Gerry Rich. Question had been raised on the use being granted to an applicant, if they are in a land contract. Our attorney had been contacted and the applicant can make the application, and the current owner could also ask that the use be discontinued. Went thru the information that was sent from our planner-Tim Johnson. Motion was made by Jim to recommend the rezoning of this property to C-2, seconded by Dave. Carried. Went into discussion on the contractor yard being added as an amendment to which zoning classification. Casey did confer with Tim Johnson on the contractor yard being added as a Special Use to give the planning commission more options for setting guidelines and conditions. Motion was made by Shelley to set the public hearing for the text amendment of contractor yard as a Special Use under C-2 for July 1st; per passage of the rezoning recommendation by the township board. Motion was seconded by Mike. Carried. Went thru the scenario of upcoming dates for all present. Twp.Board regular mtg-June 8th-7:30pm. July 1st-Planning Comm.Hearing/Mtg for text amendment. July 13th will be the next regular Twp. Board mtg-7:30pm.

Motion was made by Mike to adjourn at 7:40pm, seconded by Jim. Carried.