

**Chair**  
Stephen Gobbo  
**Vice-Chair**  
Bruce Keilen  
**Secretary**  
Dale Dailey  
**Commissioners**  
Max Calder, Trustee  
Kimberly Smelker  
Marsha Zimmerman  
Jason Flower  
Theresa Shively  
Tim Fair



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**Community Development Director**  
Richard M. Trent  
**Township Planner**  
Jim N. Foulds  
**Recording Secretary**  
Linda K. Parkinson

**PLANNING COMMISSION MEETING MINUTES**  
**TUESDAY, JULY 6, 2010**  
**7:00 p.m.**

The regularly scheduled meeting of the DeWitt Charter Township Planning Commission was called to order at 7:00 p.m. by Vice Chairman Bruce Keilen.

The Pledge of Allegiance to the Flag was said by those present.

ROLL CALL by Secretary Dailey.

**MEMBERS PRESENT:** Bruce Keilen, Terri Shively, Kim Smelker, Jason Flower, Dale Dailey, Tim Fair and Trustee Calder.

**MEMBERS ABSENT:** Steve Gobbo and Marsha Zimmerman.

**APPROVAL OF AGENDA:** Fair moved to approve the Agenda as presented. Supported. **MOTION CARRIED.**

**APPROVAL OF MINUTES:** Calder moved to approve the minutes of the June 7, 2010 Regular Meeting as amended by Commissioner Dailey. Supported. **MOTION CARRIED.**

**CORRESPONDENCE:** None.

**PUBLIC COMMENTS:** None.

**UNFINISHED BUSINESS:**

**I. Comprehensive Development Plan Update: S. US 127 Access Management Discussion.**

Township Planner Jim Foulds briefly reviewed background information on the expansion and creation a new traffic access management zone along the Business Route-127 corridor which staff has identified as one of the steps in updating the Comprehensive Development Plan.

Foulds advised the Planning Commission that the objective of the new traffic access management plan would be to improve traffic safety, while maintaining traffic flow. The Township has been able to obtain professional assistance in the development process from the Michigan Department of Transportation (MDOT).

Community Development Director Rich Trent outlined the process for implementing a partnership with MDOT in assisting the Township with the project by way of "in kind" resources. This will save thousands of dollars

for the taxpayers of DeWitt Township. Any additional costs to the Township may be mitigated by possible grants.

In closing, Foulds advised that this item will remain on the Agenda for the August meeting for the purpose of keeping the Commission updated.

**II. PUBLIC HEARING - Request for Special Use Permit 10-990002 from Soldan's Feeds and Pet Supplies, for property located at 12286 S. US 27, DeWitt, MI 48820, north of Webb Road, south of Dill Road, in the northeast ¼ of Section 9 of DeWitt Charter Township, to allow the applicant to conduct open air sales of metal accessory structures on the proposed site.**

**A. Open Public Hearing. Vice Chair Keilen declared the Public Hearing opened at 7:15 p.m.**

**B. Administrative Comments/Applicant Comments/Public Comments**

Foulds briefly reviewed staff's report dated July 1, 2010. He noted that the request has submitted as a result of the Township urging the applicant to file a Special Use Permit application to bring their current outdoor displays into compliance.

Hearing no questions of staff, Keilen invited the applicant to speak.

Kara Rogers-Matthews, representing the applicant, 12286 S. US 27, DeWitt, MI 48820 stated she was present for any questions the Planning Commission may have.

Calder asked the applicant how many display items they intend to have on site at any given time.

Rogers-Matthews advised the Planning Commission that they do not intend to have more than five (5) displays on site.

Foulds noted that the applicant's request includes an adequate amount of display area to allow the structures to be relocated for the purpose of mowing the grass.

Due to no public present for comments, Vice Chair Keilen called for a motion to close the Public Hearing.

**C. Close Public Hearing. Fair moved to close the Public Hearing at 7:15 p.m. Supported. MOTION CARRIED.**

**D. Discussion and possible action by Planning Commission.**

**Flower moved that the Planning Commission recommend that the Board of Trustees approve the request for Special Use Permit 10-990002 from Soldan's Feeds and Pet Supplies to display and sell metal accessory structures on the property located at 12286 S. US 27, DeWitt, MI 48820. Approval is recommended on the following basis:**

- 1. Upon compliance with the conditions of the Special Use Permit, the plans will comply with the standards of the Basis for Determination listed in Section 7.4.3 of the Zoning Ordinance.**
- 2. That the applicant confine the display and sales of accessory metal structures to the 21 feet by 67 feet area (1407 Square feet) as indicated on the submitted conceptual drawing.**

3. That the display area as described in item number two above, be located and restricted to the area south and west of the existing pole sign as described on the submitted conceptual site plan dated May 4, 2010.

Supported.

**ROLL CALL vote on motion:**

**AYES: 7      NAYS: 0      ABSENT: 2 (Gobo, Zimmerman)**

**MOTION CARRIED.**

NEW BUSINESS:      None.

EXTENDED PUBLIC COMMENTS ON NON-AGENDA ITEMS:

REPORTS:

I.      Trustee:

Trustee Calder briefly reported on business conducted and action taken at the regularly scheduled Board of Trustees meetings held on June 14, 2010 and June 28, 2010.

II.     Zoning Board of Appeals:

Foulds gave a brief report on business conducted and action taken at the regularly scheduled Zoning Board of Appeals meeting held on Wednesday, June 16, 2010.

III.    Committees: None.

IV.    Staff:

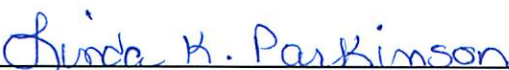
Foulds updated the Commission on the status of the proposed Ordinance Amendment 60.74 related to regulating medical marihuana. He further advised that the Public Hearing will be held before the Planning Commission at their next meeting scheduled for August 2, 2010.


DISCUSSION:

There was brief discussion on the success of the Bath Charter Township and DeWitt Charter Township joint training session held on Wednesday, June 23, 2010.

ADJOURNMENT:

**Fair moved to adjourn the meeting at 7:50 p.m. Supported. MOTION CARRIED.**

  
Linda K. Parkinson, Recording Secretary

  
Dale Dailey, Secretary