

**Marquette Township Planning Commission – Regular Meeting
Wednesday, January 14, 2017 – 7 p.m.
Marquette Township Community Center**

Chairperson Sargent called the meeting to order at 7:00 p.m.

MEMBERS PRESENT: Lyn Durant, Dave Wiegand, Jim Johnson, Ellen Sargent, Steve Pelto

MEMBERS ABSENT: None.

STAFF PRESENT: Jason McCarthy – Planner/ZA, Janelle Ruff – Planning & Zoning Technician

OTHERS PRESENT:

APPROVAL OF AGENDA:

MOTION: *To approve the agenda as amended with the addition of 6a – Election of Officers.*

*Durant, Moved
Wiegand, Supported*

Carried: Unanimously

MINUTES FROM PREVIOUS MEETING: December 10, 2014

MOTION: *To approve the minutes, as amended.*

*Pelto, Moved
Durant, Supported*

Carried: Unanimously

PUBLIC COMMENT: None.

NEW BUSINESS:

Election of planning Commission 2015 Planning Commission Officers

MOTION: *To elect Ellen Sargent as Chairperson of the Planning Commission for 2015.*

*Pelto, Moved
Durant, Supported*

Carried: Unanimously

MOTION: *To elect Steve Pelto as Vice Chairperson of the Planning Commission for 2015.*

*Durant, Moved
Wiegand, Supported*

Carried: Unanimously

MOTION: To elect Lyn Durant as Secretary of the Planning Commission for 2015.

Wiegand, Moved
Pelto, Supported

Carried: Unanimously

OLD BUSINESS:

Outdoor Lighting Ordinance Language – Discussion

Sargent stated that Planner McCarthy has now incorporated the street lighting policy into the proposed zoning ordinance language.

McCarthy detailed a couple of minor amendments to proposed items (F) and (J) stating that architectural and landscape be turned off when the business is unoccupied.

Sargent commented that at the time when a major lighting remodel is planned, that the percentage of light fixtures that shall trigger full compliance with the ordinance needs to be included in the ordinance – 50% of the fixtures or more.

Sargent also stated the definition of **Light Trespass** needs to be further refined so that it is easy to understand and administer.

The Planning Commission had a brief discussion on **Light Trespass** and their interpretation of it for clarification of the subject.

Ruff read aloud a definition of **Light Trespass** that the Planning Commission agreed to use.

The Planning Commission also stated that they want to ensure that this ordinance can be enforceable.

McCarthy stated that there are the same provisions in the lighting ordinance for enforcement as there are for other sections of the ordinance.

Sargent asked how and when the Planning Commission wanted to invite lighting contractors and developers to a future Planning Commission meeting for their input.

Wiegand suggested that the ordinance be refined to a point where the Planning Commission is more comfortable with the language prior to discussion with outside entities.

Sargent replied that she would prefer to have their information up front.

In the end, it was agreed that the Planning Commission would continue to refine the ordinance language prior to inviting industry folks to a meeting.

Property Maintenance Ordinance – Discussion

Sargent stated that after reading the existing property maintenance ordinance that staff distributed, it may be best to start over and draft a new ordinance.

McCarthy agreed and asked the Planning Commission for a sense of how detailed they would like the ordinance to be.

Pelto commented that he believes a property maintenance ordinance is needed but that he believes that it needs to be enforceable.

Johnson stated that if you cannot enforce the ordinance that it isn't worthwhile to draft it.

Weigand commented that the ordinance needs to be relevant to Marquette Township in scope and that perhaps the residential zoning district types can determine the scope of property maintenance enforcement detail.

Sargent also stated that enforcement is important. She also stated that junk vehicles/unregistered vehicles, weeds, and unsafe structures and site situations need to be addressed in the new property maintenance ordinance.

Ruff suggested that it be narrowed to Urban Residential and Rural Residential Zoning Districts.

McCarthy added that in no zoning district shall the accumulation of junk/rubbish be tolerated.

Ruff stated concern about building codes vs. property maintenance and that the rewrite of the property maintenance ordinance will resolve most of those issues.

Staff will continue to research and draft property maintenance ordinance for the Planning Commission to consider.

Capital Improvement Program Planning – Discussion

McCarthy distributed and explained a draft CIP request work-sheet that staff drafted in 2013 for the Planning Commission to utilize.

Sargent asked that worksheet include definitions for Essential, Desirable, and Acceptable and Deferrable requests.

A brief discussion on CIP ensued.

Staff will continue to draft the CIP worksheet.

CORRESPONDENCE:

McCarthy stated that although Marquette Township has been recommended for funding of a Small Development Grant from the Michigan Department of Natural Resources – Trust Fund Grant Program, we have not received official word on the legislation for funding.

The Township was not recommended for a Recreation Passport Grant for this year.

REPORTS:

Lions Field Recreation Area Progress – Update

Wiegand provided an update of the Lions Field Ice Rink and Warming House project. The lights are up and work has begun on the inside walls of the building.

ANNOUNCEMENTS:

PUBLIC COMMENT:

ADDITIONAL COMMENTS PLANNING COMMISSIONERS WISH TO MAKE:

Johnson asked about a home on S. Vandeenboom Road regarding the Road Project and whether or not utilities were planned to be installed as part of the project.

McCarthy replied that he should ask Kirk Page about the subject.

Wiegand provided an update from the Road Committee regarding the recent result of the tax tribunal case. He stated that staff is researching the financial impact of the tax tribunal and that he will report back to the Planning Commission on those findings. He stressed that if there is not enough revenue to complete the project as presented to the township residents, that we would either not do the project or go back to the voters in May of 2015. It is imperative to be transparent with the residents regarding the road rehabilitation project.

Johnson inquired about snow-plowing across the road in Marquette Township.

McCarthy replied that it is a Marquette County Road Commission enforcement issue and he provided Johnson with the Road Commission's phone number for questions and/or comments on the matter.

Sargent suggested canceling the second meeting in January and the Planning Commission agreed.

ADJOURNMENT: Meeting adjourned at 8:55 PM

MOTION: To adjourn the Planning Commission meeting.

***Pelto, Moved
Johnson, Supported***

Carried: Unanimously

Lyn Durant, Secretary