

DANBY TOWNSHIP PLANNING COMMISSION

PUBLIC HEARING & MEETING

September 24, 2014

Prior notice of the meeting having been posted, the meeting of the Danby Township Planning Commission was called to order at 7:04 p.m. at the Danby Township Hall, 13122 Charlotte Highway. The meeting opened with the Pledge of Allegiance.

Roll Call - **Members Present:** Bahr, Brown, Goodman, Lay, McCormack, Russman
 Members Absent: Dean.

Approval of Minutes:

Approve August 27, 2014 minutes as presented.

Motion by Brown Secoded by Russman MOTION CARRIED

Approval of Agenda:

Approve Agenda as presented.

Motion by McCormack Secoded by Bahr MOTION CARRIED

Public Comment: None.

David & Stephanie Reay - Special Use Home Based Business Application

PUBLIC HEARING

Hearing Convened:

The public hearing was convened at 7: 07 p.m.

All supporting documents for the SUP by the Reays were presented at the last meeting. It was indicated that they didn't have anything new to add to that information.

With no public comment, the public hearing was closed at 7:08 p.m.

Meeting Reconvened:

The meeting was reconvened at 7:08 p.m. The Chairman stated that Ms. Vandersloot had provided each member with a memo that outlined the criteria for home based businesses and the standards of review for a special use permit. She also provided information on her interpretation of whether that criteria or standard had been met by the applicants. The applicants were asked whether a business sign was going to be installed at the home to which they stated no. As previously indicated the Reays will have at times vehicles parked at the residence for servicing. It had been previously indicated that they may have to park said vehicles behind a fence or other type of screening. Members felt that because of the large lot size and the building being a distance from the road, that no screening would be needed at this time. However, it was indicated to the Reays that should there be complaints or a problem with the vehicles being parked there they would have to install a fence/screening. With no further questions from the PC members, the Chairman stated that the Reays have met all the requirements for this SUP.

Approve the Special Use Home Based Business Application for Portland Transport LLC by David and Stephanie Reay and recommend that it be sent to the Township Board for approval.

Motion by Bahr Secoded by Russman MOTION CARRIED

Public Comment: None.

Other Business: Ms. Vandersloot presented the PC members with documents that contained proposed changes to definitions as it relates to farm operations. She also presented proposed changes as it relates to accessory buildings. These changes have been requested by the Township Board. The members will review these and discussions will start at the next meeting regarding these and other changes and/or updates to the zoning ordinances.

Ms. Vandersloot also reminded the members that the Portland Township Master Plan draft had been sent for review and discussion on that will also take place at the next meeting.

Announcements: Our next regular meeting will be held on October 15, 2014.

Adjournment: Adjourned at 8:09 p.m.

Dated: September 24, 2014

Pamela McCormack

Pamela McCormack
Planning Commission Secretary