

FREEDOM TOWNSHIP PLANNING COMMISSION
Regular Meeting
August 7, 2008

Chairman Lindemann called the meeting to order at 7:35 p.m.

Members Present: DeLoof, Huehl, Lindemann and Ochs. Absent Horning. Also present Bill DeGroot, Planner.

Minutes of the previous meeting were read. Corrections were made to the following. DeLoof abstained from voting on minutes due to his absence at the meeting. Under the audience participation section in the 1st sentence it should read 8 parcels ranging from 10 ½ acres to 26 acres. In the 6th sentence delete and have it be well lit. Also, cross out motion passed and meeting adjourned, this was typed twice. A motion was made by DeLoof and support from Ochs to accept the minutes as corrected. Motion passed.

Communications: The Vehicle, Huron River Conference 9/24/2008, MTA News which contained a very good article on agriculture, DEQ renewal application for Barrett Paving South Lake. Also, Stan Tschiltz will give SWMCOG to Larry.

Audience Participation: Jean Little asked about the bill for the Barrett Lawsuit and when Crow would be paying the Township back for their half of the bill. She was told that this was a Township Board matter; not the Planning Commissions.

New Business:

1) Hickory Sticks land division application. The Maintenance agreement is just a rough draft. The Planning Commission will forward the application to the Township Engineer for his approval. A lot of discussion followed. DeLoof made a motion with support from Ochs to table the Hickory Sticks land division to the next meeting depending on referral from the Township Board to the Planning Commission to review and make recommendation to the Township Board on the Private Road Application. Motion passed.

2) On August 1, 2008 Peter DeLoof was driving by the American Aggregate Pit at 6:01 a.m. and Trucks were pulling in and the lights were on. He wondered if we should send the Ordinance Enforcement Officer (Alvin Ernst) to check on this. Larry said he would contact Alvin.

Old Business:

1) Conditional Use Application for Jennifer Wells and David Bucholtz. We went over the report from Planner Pennington dated July 14, 2008. A lot of discussion followed. One topic was the driveway and how to handle large deliveries with large trucks. Several different ideas were shared and it was decided that if large trucks with deliveries had to be made they would drop them off across the street at the Veterinary Standard and then bring them across the street. A Public Hearing was held for the rezoning of the property but not the Conditional Use Permit. The applicant requested that the Preliminary Site

Plan and Final Site Plan review be combined and completed at the same time. DeLoof with support from Huehl made a motion to set the Public Hearing for Wells – Bucholtz conditional use permit for September 2, 2008 at 7:00 p.m. Motion passed. Huehl will forward to the Manchester Enterprise for publication in time to meet the deadline for Public Hearing notices. DeLoof made another motion to approve applicants request to combine the preliminary and final site plans for the Planning Commissions approval; support from Ochs. Motion passed.

2) Rezoning Application request for Place 1 LLC (Ron Milkey). Steve Milkey was present at the meeting and gave a brief update of what was happening.

3) Site Plan Review for Greene Manufacturing. An email was received from OHM with an estimate for site inspections for grading. Section 5.09 of the Zoning Ordinance asks for an amount in the escrow for inspections. Discussion followed.

It was decided to set a work session for the Growth Management Plan (Master Plan) and Zoning Ordinance update for August 26, 2008 at 7:00 p.m.

A motion was made by Huehl with support from Ochs to adjourn the meeting. Motion passed. Meeting was adjourned at 10:45 p.m.

Respectfully Submitted,

Carol Ann Huehl, Secretary