

FREEDOM TOWNSHIP PLANNING COMMISSION
Regular Meeting
June 28, 2016

These minutes are not approved until our next meeting.

The Pledge of Allegiance was said.

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

Members present: Susan Ochs, Dan Schaible, Matt Little, Larry Lindemann and Carol Huehl. Planner Rodney Nanney and Township Supervisor Dale Weidmayer were also present.

A motion was made by Little with support of Ochs to move New Business in front of Old Business and adopt the agenda. The motion passed.

A motion was made by Schaible with support from Little to approve the minutes as presented. The motion passed.

Communications: nothing

Audience participation: nothing

New Business:

1) Boundary adjustment for Vashon/Zecman. Jim Covals letter was read by Lindemann and it stated the boundary adjustment would correspond with the ordinance. The Planners report was discussed. It was noted the back lots do not have road frontage. The private road ordinance will be reviewed in a future meeting. Lindemann made a motion with support from Ochs to approve the Boundary Line adjustment as designated in parcel A #N1434100014 and that any improvements for residential dwellings must comply with the current Private Road Ordinance and that condition be filed with the Register of Deeds. A roll call vote was taken: Schaible-yes, Little-yes, Lindemann-yes, Ochs-yes and Huehl-yes. The motion passed. It was noted that the applicants would need a copy of the minutes. Huehl will complete and mail them to the applicants.

3) Cornell land division. Planner Rodney Nanney went over his report. The requirement was meant but the survey was missing the correct lot area of the parent parcel. Little with support of Ochs made a motion to accept the land division for Mike and Marie Cornell with the conditions of Rodney's report to correct the survey with the proper acreage and add foot prints of the buildings within 60 calendar days to the Township that would cover both parcels. A roll call vote was taken: Schaible-yes, Little-yes, Lindemann-yes, Ochs –yes and Huehl-yes. The motion passed.

2) Discussion on privacy screen Lake Front property. Lindemann made a motion with support of Schaible to under Section 6.09 E under Waterfront Lots to strike A & B and change C to read six (6) feet. A roll call vote was taken: Schaible-yes, Little-yes, Lindemann-yes, Ochs-yes and Huehl-yes. The motion passed.

Old Business:

2) Zoning Ordinance updates. We reviewed Section 3.202 Lot and density calculations. F. Setbacks on Waterfront lots. In sections 3.204 strikeouts were good. In sections 7 6.09 went over the entire report from the Planner.

3) Set Public Hearing meeting for the Zoning updates. It was decided to set the Public Hearing prior to our regular August 4, 2016 meeting beginning at 7:00 p.m.

1) Rose Land division. At our meeting on February 3, 2015 a motion was made to deny the application for a land division for the Roses based on the side yard setbacks. The Roses went to the ZBA and got approval on those setbacks. Lindemann made a motion with support from Ochs to rescind the motion of February 3, 2015 for the Rose application. A roll call vote was given; Schaible-yes, Little-yes, Lindemann-yes, Ochs-yes and Huehl-yes. The motion passed. The application for the boundary adjustment, land division and another boundary adjustment was back open. Lindemann made a motion with support from Huehl to make the Boundary Adjustment to N1402400005 the Land Division to N1402400006 and the Boundary adjustment to N1402300004 as stated on the Arbor Land survey with the revised date of 10-23-2014 and with the ZBA granting relief from the side yard setbacks dated June 2, 2016. A roll call vote was taken; Schaible-yes, Little-yes, Lindemann-yes, Ochs-yes and Huehl-yes. The motion passed.

Reports: nothing more.

Audience participation: Karen Flahie said Thank-you.

Chairman Lindemann adjourned the meeting at 9:45 p.m.

Respectfully submitted,

Carol Ann Huehl, secretary