

LAPEER TOWNSHIP PLANNING COMMISSON
Lapeer Township Hall and Community Building
Monday October 5, 2009
Study Session
7:00 pm

PRESENT: Chairman Tim Roodvoets, Vice-Chairman Kenneth Ewing, Secretary Ruth Lendt, Commissioners Phillip Thick, John Rutzen, Deborah Cady and Dan Gingell.

ABSENT: None.

OTHERS PRESENT: Christopher McLeod of Community Planning & Management, P.C. - Lapeer Township Planning Consultant
Leonard Lumley, Lapeer Township resident
Dawn Walker, Lapeer Township Clerk and recording secretary

Chairman Roodvoets called meeting to order at 7:08 p.m.

Roll call followed, a quorum was present.

PARK & RECREATION
PLAN:

Commissioner Rutzen as chairman of the Recreation Plan Subcommittee presented an outline on priorities in regards to the recreation plan. This included the following:

1. Trail Development
 - Layout
 - Stakeout of trail
 - Rough-cut trail footprint
 - Determination of staging areas for material accumulations
 - Determine wetland areas
 - Estimate costs and seek funds from board
2. Pavilion
 - Include in grant application
 - Final size
 - Roof materials
 - Size of attached storage room if any
 - Bathroom facilities
 - Lighting/electrical requirements
 - Other needs
 - Picnic tables, size and quantities
 - Other
3. Playground
4. Swamp Acquisition

The Commissioners discussed and planned the following:

The preferred size of a pavilion is 30 x 72 with a 12 x 30 closed area for storage. Or second choice being a 30 x 60 open pavilion. Shingled roof with the pavilion ceiling being enclosed with pole barn steel.

The restroom facilities will be started with porta johns. Electricity is needed, security lights and outlets with optional lighting and plan for future lighting needs.

Secured garbage cans will be needed and also four charcoal barbeques.

Eight foot picnic tables, possibly have Ryan Edward with the inmate program assemble them. Number of picnic tables is not yet determined.

Locate the pavilion at the west end of the septic field. It should have a poured concrete floor.

Consultant McLeod has access to a wetland consultant. For now it is wished to avoid wetland areas at the Township grounds. Dan and John will determine an estimate on the cost of supplies and will inventory trees. Will plan walking paths around established trees as there is no wish to cut any down and a soil erosion permit may be needed. Goal is to open in late spring (2010) or early summer. Signage and insurance will be needed before opening.

Dawn Walker entered at 8:00 p.m.

It was reported that Supervisor Jarvis has had conversations with the neighbors to the north of the Township hall and they would be interested in hearing purchase offers on the 11 acres behind their home.

Commissioners looked at the Township maps to determine the exact location on the above mentioned parcel. It was noted that the parcel 44-012-xxxxxxx has a section that has Morris road frontage north of the home at xxx Morris Road. This has pros and cons associated with it. The planning commission wished to see the Board pursue this. The Lapeer Township assessor should be asked to give a fair market value on the parcel. Also, Deb and Ken will get values from real estate agents.

There is also a possibility of acquiring property along the railroad tracks between Sutton and Hunters Creek roads.

Planner Chris McLeod will print out the DNR hand out on acquisition grants for the planning commission to review.

CORRESPONDENCE: Commissioners received updated pages for their zoning ordinance books.

REPORTS: Chairman Roodvoets reported on the planning conference he attended last week. Of great interest was the seminar on conditional zoning.

ADJOURNMENT: There being no further business before the Commission,

MOTION by Gingell support by Ewing to adjourn meeting at 9: 00 p.m. By unanimous consent the meeting was adjourned.

Ruth Lendt
Secretary

Dawn M. Walker
Recording Secretary

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