

LAPEER TOWNSHIP PLANNING COMMISSON
Lapeer Township Hall and Community Building
Monday August 17, 2009
Regular Meeting
7:30 pm

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

ABSENT: Chairman Tim Roodvoets absent.

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

Vice Chairman Ewing called meeting to order at 7:30 p.m.

Roll call followed, a quorum was present.

APPROVAL OF MINUTES: The July 20, 2009 regular meeting minutes were presented for approval.

MOVED by Commissioner Thick, support by Commissioner Lendt to approve the July 20, 2009 regular meeting minutes as presented. A vote was taken, Ayes: (6). ***MOTION CARRIED.***

The August 3, 2009 study session minutes were presented for approval.

MOVED by Commissioner Thick, support by Commissioner Cady to approve the August 3, 2009 study session minutes as presented. A vote was taken, Ayes: (6). ***MOTION CARRIED.***

PUBLIC TIME: Vice-Chairman Ewing opened the meeting for public time.

No one appeared wishing to address the Planning Commission during public time. Public time was closed.

OLD BUSINESS:

MASTER PLAN: Planning Consultant Chris McLeod opened discussion on Planning Area #3 that was distributed at the previous meeting. Planning Area #3 involves the I-69 / Wilder Road Interchange. Existing zoning and land uses were discussed.

Commissioner Rutzen informed planning commissioners that at the August board meeting, officials were presented with a resolution requesting support of infrastructure improvements of Bowers road to Wilder road in preparation of Kamax Company seeking grant funding in upgrading these roads to deal with semi-truck traffic involved with their planned expansion. This expansion has the potential to create 250 new jobs in the area. Discussion followed.

Discussion regarding open space was reviewed and discussed along with future considerations in the area. Planner McLeod noted that he felt that an option to rezone these areas should be built into the master plan as it is important to recognize the potential for some areas to go commercial as road use changes.

Commissioner Rutzen requested that on page 1-3 the bullet with etc., be removed as he was not sure what it meant.

Planning Area #2 – Imlay City Road Corridor was distributed to commissioners to review for the next meeting.

PARKS & REC PLAN:

Clerk Walker noted that the Health Department was at the Township to do an inspection on water source for a public building. She asked questions on installing public restrooms for the pavilion.

There is a reserve septic field area designated. Commissioners acknowledged that depending on where this sits the playground area previously discussed may have to be altered.

The Township Engineer will have to be contacted regarding the septic and well for a pavilion. Planner McLeod noted that there are also composting bathrooms.

Commissioner Rutzen stated that he has contacted a couple of tree companies regarding wood chips for the recreation plans trails. Possibly Boy scouts or other volunteer agencies could be utilized to work on the undeveloped walking path.

Commissioner Lendt noted that we are not at the point where we need grants. But we should get some boiler plate language started to apply for grants.

Commissioners discussed a ¼ mile improved asphalt trail for walking and a ½ to ¾ mile unimproved walking trail (wood chip). Paving should be completed to ADA compliance close to the pavilion and hall facilities.

CORRESPONDENCE:

None was received.

REPORTS:

Commissioner Rutzen reported from the board.

ADJOURNMENT:

There being no further business before the Commission,

MOTION by Gingell support by Thick to adjourn meeting at 8: 38 p.m. By unanimous consent the meeting was adjourned.

Ruth Lendt
Secretary

Dawn Walker
Recording Secretary