

FINAL

NORVELL TOWNSHIP PLANNING COMMISSION

December 20, 2023, MEETING MINUTES

Meeting held in person at the Township Hall

CALL TO ORDER 7:00 PM

PLEDGE OF ALLEGIANCE

ROLL CALL/VERIFICATION OF A QUORUM (Attendees are listed)

Monika Cook – Commissioner/Chair, **Russell Grimes** – Secretary, **Andrew Haystead** – Township Board Rep, **Amelia Kukla** – Commissioner, **Bob Frontiera** – Commissioner, **Lynn Waldecker** – Commissioner, **Geoffrey Cripe** – Commissioner

Guest(s) – S. Pacheco, 3 others.

APPROVAL OF AGENDA

Motion to accept the agenda by R. Grimes, 2nd by A. Kukla. No discussion. Motion carried.

APPROVAL OF November 2023 MEETING MINUTES

Motion by A. Kukla to approve the regular meeting minutes, 2nd by L. Waldecker. No discussion. Motion carried.

BOARD REPRESENTATIVE REPORT

- A. Haystead provided electronic report to board.
- In addition, there was a special township board meeting earlier today to set sewer rates. New rates were approved 5-0.

ZONING ADMINISTRATOR REPORT

- Hard copy provided for review with Planning Commissioners

ZBA REPRESENTATIVE REPORT

- No report and no meeting in the last month. Next meeting on January 7th.

COMMITTEE REPORTS

- No committee reports at this time.

UNFINISHED BUSINESS

- 12a – Overview from S. Pacheco on draft Master Plan. Summary memo was issued to the planning commission for this plan. A draft report was provided for review planning commissioner review.

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- 12b – Solar ordinance:
 - S. Pacheco’s recommendation to the Planning Commission was to table the current ordinance and update to match the new state level ordinance that was just adopted. The Norvell Township board approved a 1-year moratorium on industrial solar permits. This is resolution 23-15.
- 12c - Storage Yard Use Text Amendment Hearing. S. Pacheco gave the planning commission an overview of the updates for the outdoor storage ordinance. He is communicating with the owner of the 13150 Wamplers Lake road property. They had requested a conditional use permit for the property for boat storage.
- The Planning Commission recommends the approval of the proposed zoning txt amendment (ZTA) as presented. This recommendation is based on the amendment’s compliance with the Norvell Township Master Plan and its potential to promote health, safety, and welfare of the Township and its citizens. The ZTA achieves this by allowing the outdoor storage or recreational vehicles, while also implementing regulations to protect the surrounding properties and the Townships citizens from potential impacts associated with this use.
- A motion to approve the amended ordinance was provided A. Haystead. 2nd by Amelia Kukla. No discussion. Motion carried.

NEW BUSINESS

- No new business

PUBLIC/COMMISSIONERS COMMENTS

- Presentation by Mr. Turner. Austin Farms property. 35-acre property. Eventually develop into a subdivision.

ADJOURNMENT – 8:39 PM

- Motion by R. Grimes to adjourn, 2nd by L Waldecker. No discussion. Motion Carried.

Next meeting January 17th, 2023 (6:00pm in township hall)

Respectfully submitted by R. Grimes, Secretary