

BLENDON TOWNSHIP
PLANNING COMMISSION MEETING

MINUTES

5-9-17

1. At 7:00 pm Chairman Mark Leathead called the meeting to order.
2. Paul Potter offered the invocation.
3. Roll call: Present; Mark Leathead, Jim VanderVeen, Rick Lamer, Jeff DeWind, Terry Huberts & Paul Potter. Absent with notice; Ron Wind
4. Attendees:
 - Andrew Moore, Planning Consultant
 - Kurt Gernaat, Zoning Administrator & Fire Chief
5. Approval of the Agenda
Motion by Jim VanderVeen, supported by Rick Lamer to approve the agenda as presented.
Motion carried.
6. Approval of the minutes of the April 4th Planning Commission meeting.
Motion by Paul Potter, supported by Rick Lamer to approve the minutes from the April 4th, 2017 planning commission meeting.
Motion carried.
7. Opportunity for public comment – no comments from the public were heard.
8. New Business – no new business
9. Old Business –
 - a. Moore presented and reviewed a findings of fact to the commission approving the special land use amendment for Farmhaus Cider, as requested by the commission at the April meeting. Motion by Paul Potter supported by Jeff DeWind to approve the application for an amendment to an existing site plan and special land use permit by Mr. John Behrens to construct an addition to his farm with entertainment facility located at 5025 Stanton Street, based on the formal Findings of Fact (titled Special Land Use Amendment – Farmhaus Cider, 5025 Stanton Street, May 9, 2017). Roll call vote went as follows; Leathead – yes, VanderVeen – yes, Lamer – yes, Potter – yes, Huberts – yes, DeWind – yes, Wind – absent.
Motion carried

- b. AJ Pallet SLU concerns – discussion was held and it was decided to allow AJ to continue working on getting the site cleaned up. We will review it again next month.
- c. Lake Summerwood SLU concerns – Zoning Administrator Kurt Gernaat gave a report on the progress, and stated that the contractor has acknowledged that the berm will be removed prior to completion. Drainage does not appear to be a problem right now.
- d. Master Plan - The commissioners reviewed the document and recommended a few minor changes. Moore advised the commission on the next steps for adoption of the plan.
Motion by Rick Lamer, supported by Terry Huberts to recommend to the township board to distribute the Master Plan with suggested revisions to neighboring communities.
Motion carried
- e. Township Water / Sewer ordinance discussion was held about our current policy related to the required extension of water/sewer for projects within 660 feet of such utilities. The commission decided to leave it as-is.
- f. Review of current bonds

10. Correspondence – no correspondence

11. Upcoming events

- a. Township Board Meeting – May 18th, 2017
- b. Planning Commission Meeting – June 6th, 2017

Adjourned at 8:20 pm

Recorded by Kurt Gernaat

Submitted by Paul Potter, Secretary