

VEVAY TOWNSHIP PLANNING COMMISSION  
Regular Meeting  
Wednesday, December 6, 2017  
Vevay Township Hall – 7:00 p.m.

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MINUTES

**Members present:** Jack Cady, John Lazet, Chris Lewis, Pattie McNeilly, Jim Minster, Bruce Walker, and Al Winters.

**Members absent:** None.

**Other Persons present:** Supervisor Jesse Ramey and Legal Counsel David Revore.

**I. Call to Order:** The meeting was called to order at 7:00 p.m. by Chair McNeilly.

**II. Pledge of Allegiance**

The audience joined the Commission in reciting the Pledge of Allegiance.

**III. Set/Amend Agenda**

The agenda was accepted as submitted.

**IV. Approval of Minutes: Regular Meeting/Public Hearing 11-8-17**

No amendments were offered.

**MOTION Cady, seconded by Walker, to approve the November 8, 2017, Special Meeting minutes as submitted.**

**CARRIED 7-0.**

**V. Brief Public Comment**

There was no public comment.

**VI. Reports**

November, 2017, AGS Building/Zoning Report

The written report indicated that there were two building/zoning permit actions, involving: a re-roof, and an addition. There were three outstanding authorizations to enforce the Zoning Ordinance, relating to junk and junk vehicles (letter sent by Township legal counsel); a stop order issued for an improperly issued building permit, and a second complaint of junk and junk vehicles, where clean-up has started.

**VII. Pending Business**

A. Election of 2018 officers

Comm. McNeilly was nominated for the position of Chair; there were no other nominations.

**MOTION Cady, seconded by Minster, to elect Comm. McNeilly as Chair for 2018.  
CARRIED 7-0.**

Comm. Walker was nominated for the position of vice-chair; there were no other nominations.

**MOTION Cady, seconded by Minster, to elect Comm. Walker as Vice-chair for 2018.  
CARRIED 7-0.**

Comm. Lazet was nominated for the position of Secretary; there were no other nominations.

**MOTION Cady, seconded by Minster, to elect Comm. Lazet as Secretary for 2018.  
CARRIED 7-0.**

B. Set Meeting Dates for 2017

**MOTION Cady, seconded by Minster, to set the following dates for regular Commission meetings during 2018, all Wednesdays, and all starting at 7:00 pm:**

<b>January 3</b>	<b>April 4</b>	<b>July 11</b>	<b>October 3</b>
<b>February 7</b>	<b>May 9</b>	<b>August 8</b>	<b>November 7</b>
<b>March 7</b>	<b>June 6</b>	<b>September 5</b>	<b>December 5</b>

**CARRIED 7-0.**

C. Consider Amendment to Zoning Ordinance, Chapter 16, Special Land Use

COMMISSION – noted that recent inserts for the Zoning Ordinance books needed modifying to fully reflect newly added amendments; changes were pointed out on pages 3-2 (subdivision deletions), 14-1 (language addition), and 14-5 (font correction).

COMMISSION – Supervisor Ramey had last month distributed proposed language to Sec. 16.06 (A) – Agricultural Service Establishments. There was extensive discussion on the Chapter Two definition of “Agriculture/Agricultural Operation”; the history and intent of Sec. 16.06 (A); the purpose today of Agricultural Service Establishments; how agricultural operations could overlap with home occupations; nuisance impacts on neighboring parcels, such as blight, front yard operations, and noises not traditionally associated with crop and animal husbandry farming; driveway cuts and heavy equipment traffic; and the large number of small acreage residential use parcels in the Agricultural District that could be affected by any change in Sec. 16.06 (A).

COMMISSION – had discussion on proposed changes to Sec. 16.06 (I) and gravel mining operations. Comm. Lazet proposed new names for the various plans that need to be submitted, and offered to distribute an initial “cut and paste” reorganization of the subsection to serve as a starting point for discussion.

Chair McNeilly – other possible Zoning Ordinance amendments that will likely need special meetings of the Commission include:

- home occupations. She has looked at other jurisdictions, and will scan and forward copies of an ordinance from Washtenaw County;
- gravel mining. Mr. Revore provided a copy of a mining ordinance from Texas Township in Kalamazoo County as a possible starting point for consideration of content, standards, and possible language.

**VIII. Any Other Business**

No other business was discussed.

**IX. Additional Public Comment**

There was no additional public comment.

**X. Adjournment**

There being no further business, the meeting was adjourned at 9:04 p.m.

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John Lazet, Secretary