

HILLSDALE COUNTY PLANNING COMMISSION

Minutes

Monday, July 20, 2020, 1:00 p.m.
MSU Extension Office
20 Care Drive, Hillsdale, MI 49242

1. **Call to Order** by: Brad Benzing at 1:18 p.m.
2. **Roll Call**
Members Present: Brad Benzing, Namrata Carolan, Jack McLain, Aaron Ritter and Andy Welden
Excused with Notice: Jack Mosley, Sue Smith
Absent: Troy Reehl
Others present: Don Fiegel, Somerset Township
3. **Approval of Minutes (06-15-2020)**
Motion by Andy Welden to approve minutes as amended. Support by Namoo Carolan.
Approved Unanimously.
4. **Approval of Agenda**
Motion by Namoo Carolan, supported by Aaron Ritter.
Approved Unanimously.
5. **Public Comment**
No public comment.
6. **Public Hearings**
No public hearings.
7. **Unfinished Business**
 - a. **County Master Plan – Ongoing**
 - Namoo informed the Commission that there was a presentation at the recent Board of Commissioner’s meeting from Region 2. She discussed the option of becoming a member of Region 2 and the services it would afford the County, Planning Commission, etc. This could afford opportunities not otherwise feasible such as grants to help fund the Parks and Recreation plan updating, other resources would also be available.
 - **Parks and Recreation** from Part Two was discussed again and we have no authority to enforce. We can only encourage them to do so and assist them when able with County resources.
 - **Part Three**
 - **Agriculture/Open Space Preservation** Andy Welden indicated that it doesn’t seem as though the intent with the residents has changed. Moscow Twp. had some discussion regarding windmills. Did this interfere with open space? No proposed changes to this section.

- **Commercial Lands and Industrial Lands** This section will be revisited at the next meeting after getting input from Sue.
- **Part Four** emphasizing the word “guide” in the first paragraph of the **Summary**.
 - **Projects** Strike the second bullet point as it is not relevant. This is not something the Planning Commission can see the BOC funding the development of these models. Namoo reiterated that we should encourage this development. We could help coordinate the compilation of these ordinances and land use plans in a common place such as the County website – add this as a new bullet point. The 3rd bullet point, the word develop would be replaced with “encourage”.
- **Part Five**
 - **History of Development** Brad to get with the historical society and see if they would review/edit this section and include a reference to the website of the Hillsdale County Historical Society.
 - **Climate** Kim to see if there is someone within Extension that can help verify the current information.
 - **Drainage and Surface Water** Brad suggested that this section should all include information on aquifers. Mark Wiley may have some information on this topic.
 - **Soils Maps** to insert updated versions of these maps.
 - **Population** Verify information on these tables. **Table 2** Currently includes years 1970-2010. Should we drop 1970 and add 2020?
 - **Race** Aaron asked if this section still needed to be included. Brad commented that there may be people outside of our community that would possibly look at this information and a decision making tool. Jack McLain questioned whether or not we needed to be a publisher of racial information. Strike Race from the plan unless required.
 - **Age & Gender** These tables to be updated as necessary.
 - **Education** Namoo will check with Troy on the content of this section as he is our Educational representative. It was discussed that we should at additional area schools such as Hillsdale Beauty College and the Litchfield Training Center.
 - **Economy** Looking to Sue for input.
 - These sections will be discussed at the next meeting.

Motion by Andy Weldon to approve up to Demographics section while revisiting sections mentioned at next meeting due to committee members’ absence. Support by Namoo Carolan.

Approved Unanimously.

8. New Business

a. Township of Somerset Zoning Ordinance Update

Don Fiegel spoke on behalf of Somerset Township and gave a few comments on what they had been and are continuing to work on with their zoning ordinance. Some changes were made in residential/lake areas. They have done away with RV1. The map is complete. Ma be changes with some parts that don’t flow together. Did away with one commercial zone, C-3. Reorganized the ordinance. The last time it was really gone through was in 1973. Supplemental regulations, parking and number and types of vehicles that may park in

different areas. Spelling and grammar mistakes will be an ongoing process. Did receive some input from the public hearing that was held. Brad asked about the Bundy Hill Recreation Area. Don indicated that the property is classified commercial. There are some noise issues they are currently working on with the state. Brad also asked about recreational marijuana growers and how this meshed with their zoning. Don replied that they just need to know location and the must follow guidelines. Jack McLain questioned whether or not they issued permits for the “enclosures”. Don indicated that they do not but you must not be able to see any of the plants from the road. They do not have any commercial marijuana operations in their township.

Motion by Namoo Carolan to approve the Somerset Township Zoning Ordinance as presented. Support by Andy Welden.

Approved Unanimously.

b. 2021 Planning Commission Budget

Some discussion was had regarding the conversation had at the recent Board of Commissioner’s meeting on joining Region 2.

Brad wanted to encourage the Board of Commissioners to afford compensation to the Planning Commission members for meeting attendance. This compensation would not be mandatory for the members to request but was available. \$1,620 was added to this year’s budget request for add for compensation at \$30 per meeting/9 members/6 meetings. Namoo will take these changes to Derek.

9. Any Other Business/On-going Business

a. Discussion regarding sunset of Hillsdale County Planning Commission on July 1, 2021

Brad to check and be sure this is required by the law. Kim was going to look at MCL 125.3801 and get back with everyone.

10. Public Comment

None

11. Communications

Namoo brought documents on behalf of Pittsford Township. These items will be placed on the agenda for September

12. Adjournment

Motion by Namoo Carolan, support by Aaron Ritter to adjourn at 2:55 p.m.

Approved Unanimously..

Next Meeting: Monday, September 21, 2020 @ 1 p.m.