

Township of Somerset Planning Commission
Meeting Minutes

July 13, 2021

I. Call to order

Vice Chair Namoo Carolan called to order the regular meeting of the Township of Somerset Planning Commission at 7:00 P.M. on July 13, 2021 at the Township Hall.

II. Roll call

Roll call indicated the following Commissioners were present: Namoo Carolan, John Berro, David Pumfrey, and Ray York. Absent: Marc (Lynn) Hartzler. Zoning Administrator Don Figiel, Zoning Board of Appeals chair Dan York, Somerset Township Supervisor Tim Shaw and one member of the public Gary Grueneberg were the only other persons at the meeting.

III. Approval of Minutes from Last Meeting

Attendees of last meeting not in attendance to approve minutes. Approval postponed till next Planning Commission Meeting.

IV. Review of Agenda

York moved to approve the Agenda. Second by Pumfrey. Ayes: all present.

V. Conflicts of interest

The attending members reported no conflicts of interest for this meeting.

VI. Correspondence Received

No correspondence received.

VII. Board Representative, Zoning Administrator, Zoning Board of Appeals

Zoning Administrator Don Figiel provided copies of the Michigan State University Duties of the Zoning Administrator to the Planning commission members for their understanding.

Zoning Board of Appeals Chair Dan York spoke to the importance of the open position of a Planning commission member representative to be appointed to the Zoning Board of Appeals. Summary of responsibilities available.

VIII. Public Comment

Gary Grueneberg has been on two committees and failed to write ordinance on B. Obtained an ordinance from attorney Kathy Kaufman and has rewritten for the Somerset Township. Copies sent to the Board and Planning Commission review.

Tim Shaw observed this Planning Commission meeting to be an organizational meeting to elect officers. Also suggested that the Planning Commission meet every month.

IX. Unfinished Business

Namoo Carolan reported on Lynn Hartzler and her effort to pursue training and review of the ByLaws, Master Plan, and Zoning Ordinances for the Somerset Township. There are issues with them that the Planning Commission is addressing.

Master Plan Chapter 6 Land Use and Chapter 7 Goals.

Ordinances – Work better with zoning

- Have been working with Region II – Reality and accessory Buildings.
- Update with State Laws
- Districts corrected – L-1 light industry, Lake not restricted to Lake Front.
- Sections 2.5, 2.5.5, 2.5.6 Enforcement
- Hospitals not allowed in agriculture or residence districts
- Condo use is being reworked
- Mobile homes redefined as Manufactured homes
- Accessory allowed with primary being built later
- Wind energy removed

York suggested that the issues be reported on a matrix with actions to be taken and ability to prioritize and assign issue to Planning Commission members.

X. New Business

Dan York introduced the Zoning Board of Appeals summary

Ray York moved for the Planning Commission to meet once every month. Second by Carolan. Ayes: all present.

XI. Any Other Business

Ray York moved for Namoo Carolan to be the Chair of the Planning Commission. Second by Carolan. Ayes: all present.

Ray York moved for Lynn Hartzler to be the Vice Chair of the Planning Commission. Second by Pumfrey. Ayes: all present.

Ray York moved for John Berro to be Secretary of the Planning Commission. Second by Pumfrey. Ayes: all present.

XII. Public Comment

Don Fegiel brought up issues with the process:

- Hidden problems in the ordinances for understanding parameters of enforcement. Planning Commission not working with Zoning Administration to define. Having to go to Zoning Board of Appeals
Dan York clarified that Somerset Township has establish with the State of Michigan the Zoning Board of Appeals as the body to next go to for clarification of ordinances. Concern with the Board or Planning Commission is them out of the determination of the parameters. Planning Commission members agreed that the Planning commission will be the source for the Zoning Administrator to obtain clarification. Example given of this issue was the accessory building uses.
- Ordinances not sounding right. Too much time is spent on this issue. If it is an issue?

XIII. Adjournment

Ray York moved to adjourn the meeting. Second by Pumfrey. Ayes: all present.

Meeting adjourned at 8:00 P.M.

Submitted by:

Ray York

Next Meeting Scheduled for Tuesday, August 10 at 7 PM

Approved as drafted at the _____, meeting of the Planning Commission.