

WHITEWATER TOWNSHIP PLANNING COMMISSION  
MINUTES FOR REGULAR MEETING  
May 1, 2024

Call to Order at 7:00 p.m.

Roll Call: Jacobson, Keaton, Wroubel, Slopsema, DeYoung, Peltonen, Vollmuth

Absent: None

Also in attendance: Recording Secretary MacLean and Zoning Administrator Graber

Set / Adjust Agenda: Set

Declaration of Conflict of Interest: None

Public Comment:

7:02 p.m. begin

Rod Rebant

7:16 p.m. end

Public Hearing: None

Approval of Minutes:

MOTION by Jacobson second by Wroubel to approve the Regular Meeting Minutes of April 3, 2024, as amended.

On voice vote, all in favor. Motion carried.

Correspondence: None

Reports and Presentations:

*Zoning Administrator Report, Graber:* In addition to the report in the packet Graber notes that she has changed the format of the report. Training on the steps of Special Use Permit (SUP) and Site Plan Review (SPR) public hearing, Graber notes there are differences between what MTA suggests and what our zoning ordinance says.

*Westwind Construction SUP and SPR, large commercial project on M72.*

MOTION by DeYoung, second by Keaton to hold a special meeting May 29, at 7 p.m. for the public hearing of Midwest V, LLC, property owner Dennis & Judith Hoxie, parcel number 28-13-005-008-25 for Site Plan Review and Special Use Permit.

On voice vote, all in favor. Motion carried.

There is a second SUP public hearing that will be held at the regular meeting on June 5.

*Chair's Report, Slopsema:* None

*Township Board Rep, Vollmuth:* No meeting in April. Presented education material on creating the PC annual report. Slopsema requests that Vollmuth create a report that indicates what changes she requests and present to the PC at a meeting.

Slopsema notes that any additional meeting materials that will require follow up needs to be included in the packet.

Correspondence that Vollmuth received will be sent to PC members and will be included in the next meeting packet.

*ZBA Representative, Wroubel:* No cases in April.

*Committee Reports:* None

Unfinished Business:

1. Master Plan

a. Timeline discussion, Mielnik did a run through of the timeline. The PC sends the Draft plan to the board for permission to distribute. When the PC completes their steps the township board approves or rejects it. If the Township Board rejects it they have to tell why so it can be addressed by the PC.

Consensus that once the draft is approved by the PC it will be presented to the Board in a meeting packet.

b. April 18 meeting comments discussion, Mielnik is reviewing the suggestions and the updated draft will be available to review at the June meeting.

Correspondence to individual members should be shared with the chair if the person corresponding wants it included in the packet.

c. Anything else related to the MP, prioritize goals based on the Master Plan. Discussion on setting priorities.

2. Zoning Ordinance Project

a. Zoning map status, surveyor is nearly done. Planning the presentation to the PC at the June meeting. The

zoning map is part of the zoning ordinance.

- b. Zoning Ordinance status update Mielnik provided a presentation of the ZO project. Mielnik believes he can have it ready for the PC to review in June for a meeting review in July.
- c. Anything else related to the Zoning Project - nothing.

3. PC Bylaws update rule of necessity – postpone to June.

New Business:

- 1. Schedule Site Plan Review and Special Use Permit Public Hearings, May 29 at 7 p.m.

Next meeting: Special meeting: May 29 at 7 p.m. Regular meeting: June 5, 2024

Public Comment: 9:01 None

Commission Discussion/Comments:

Keynotes to share with TB and Action items reviewed: The PC will get the drafts of the Zoning Ordinance clarification and the Master Plan for the June meeting. Map surveyor is planned to present at the June meeting. MDOT presentation will be planned for the June meeting.

Continuing Education: Graber will provide the site plan review spread sheet with the packet. Bring your questions from the site visit. Request written comments be submitted for adequate review by May 22.

MOTION by DeYoung second by Jacobson to adjourn.

On voice vote, all in favor. Motion approved.

Adjournment: 9:18 p.m.

Tabled items: Article 5 Districts; Article 25, Special Use Permits: Campgrounds

Respectfully Submitted  
Lois MacLean,  
Recording Secretary