

**MINUTES OF CALEDONIA TOWNSHIP, ALCONA COUNTY, PLANNING COMMISSION**  
**June 7, 2010**

Meeting called to order by Chairman Vichunas at 7:00 p.m. at the Caledonia Township Hall, Spruce, Michigan.

Pledge of Allegiance.

Roll Call: Present: Freigruber, Hahn, Preston, Scott, Vichunas, Waldeck  
Absent: Williams

**MOTION** by Preston to approve the **AGENDA** as submitted by email; **SUPPORT** by Freigruber; Motion carried.

**MOTION** by Williams to accept the **MINUTES** of the May 3, 2010 Meeting as submitted by email from Vichunas; **SUPPORT** by Preston; Motion carried.

**CITIZENS COMMENTS/COMMUNICATIONS CONCERNING ITEMS NOT ON THE AGENDA:**  
None.

**REPORTS:**

**Zoning Board of Appeals:** Freigruber had nothing to report.

**Board of Trustees Meeting Synopsis:** Scott provided items of interest from the Board's May 12, 2010 Meeting as published in the ALCONA COUNTY REVIEW on May 19, 2010.

**UNFINISHED BUSINESS:**

**Recreation Master Plan 2010-2014** -- Vichunas stated that a letter dated May 26, 2010 was received from the MDNRE confirming that the Caledonia Township Recreation Master Plan had been approved. Vichunas to ask the Board to have copies printed.

**Zoning Ordinance Book Revision** – Vichunas working on a total retype.

**Proposed Outdoor and Open Burning Ordinance** – Township Ordinance No. 10-01 was published in the ALCONA COUNTY REVIEW on May 19, 2010. This Ordinance will be effective 30 days after publication which is June 18, 2010.

**Additional Language for the Ordinary High Water Mark Definition, Section 202, Definitions and Section 307, Porches and Projections into Yards** – These proposed additions to the Zoning Ordinance were delivered to the Alcona County Board of Commissioners on May 5<sup>th</sup> for the 30 day review period which expired on June 4, 2010. Township Board can now move to adopt language.

**NEW BUSINESS:**

**Proposed Condominium Ordinance** – Vichunas received a response from Fran Brink of Wade Trim on May 21, 2010 stating that there is no requirement under the Zoning Enabling Act to develop an ordinance and, if developed, enforcement would be essential. Vichunas further stated that Denise Cline of NEMCOG recommended that language be included in the Zoning Ordinance applicable to site condominiums.

**Review Zoning as it applies to the Master Plan adopted June 14, 2006 to include preservation of agricultural, forest and recreation land** -- Proposed Forest/Recreational and Residential/Agriculture changes will be incorporated in the Zoning Ordinance revision. Freigruber will draft a recommendation for the new Zoning Ordinance Book.

**Chain Link Fence Definition** -- Williams still researching -- there are numerous variables to consider.

**POLL MEMBERS FOR NEW BUSINESS:** Suggestion to pursue ordinances from other townships/counties relative to setbacks when views are obstructed.

**Next Planning Commission Meeting – July 5, 2010.**

**Next Tri-Township Planning Commission Meeting -- June 24, 2010**, at 7:00 p.m., hosted by Caledonia Township. The final meeting for the year will be held on October 28th at 7:00 p.m. hosted by Hawes Township.

**MOTION** by Freigruber to adjourn at 9:00 p.m.; **SUPPORT** by Preston; Motion carried.

Respectfully Submitted,

Jane Waldeck, Secretary