

## MINUTES OF THE CALEDONIA TOWNSHIP PLANNING COMMISSION

November 2<sup>nd</sup>, 2020

The Regular Meeting was called to order by Sobeck, at 7:00 p.m. at the Caledonia Township Hall, Spruce, Michigan.

Pledge of Allegiance.

**Roll Call:** Present: Sobeck-Chair; Beck- Vice Chair; Gilbert-Secretary; Tice  
Absent: Scott;

**MOTION:** by Beck the November 2nd, 2020 Agenda with the following change:

1. Add Approval of last month's minutes (Sobeck)

**SUPPORT:** by Gilbert, Motion carried.

**CITIZEN COMMENTS CONCERNING ITEMS ON THE AGENDA:** none.

**CITIZEN COMMENTS CONCERNING ITEMS NOT ON THE AGENDA:** none

**MOTION:** by Beck to approve the **October 5th, 2020 MINUTES** as submitted by email and reviewed at November 2<sup>nd</sup> meeting.

**SUPPORT:** by Tice, Motion carried.

### REPORTS:

**Zoning Board of Appeals**— Variance for Mr. DeGrace was disapproved and the ZBA Chair request that we have a discussion for the Planning Commission.

**Board of Trustees** —No Report.

### UNFINISHED BUSINESS:

**Definition of Zoning Boundaries on our Map (Hubbard Lake);** Sobec Provided maps for zoning boundary around Hubbard Lake. Discussed the proposed boundary and showed that it was to make it an easier plan for all Township Officials. There will be a straight line on the East Boundary and North of Hubbard Lake. Sobec will provide documents to the Secretary so that all members can review documents provided. Additionally, Mrs Apsey will receive a copy of documentation for the instruction to notify the constituents of the Township. NEMCO advised that we update the boundaries. Public hearing will be held December.

**SOLAR ORDINANCES:** Apsey will send out a copy that the Township Legal Team reviewed for further processing and discussion.

### NEW BUSINESS:

Non-Conforming Lots:

**Motion:** by Gilbert that we table this discussion until the next meeting so that we can further

research the situation.

**SUPPORT:** by Beck, Motion carried.

Review Storage Container, Garages, on 50 ft lots to determine exactly what this means in our Ordinances. Section 5.7 and 5.9 covers these items.

**NEXT PLANNING COMMISSION MEETING – December 7th, 2020 at 7:00 P.M.**

**PUBLIC COMMENT:** General Discussion between Board and members of the community.


Topics for future discussion are as followed:

1. Towers are required to have a 250ft fall radius. New owners are requesting that they have a 50ft fall radius. We are not willing to change our fall zone for their needs as it is a public safety concern.
2. Powerline overhead requirements.
3. Fencing setbacks from the road
4. Upgrading Internet

**MOTION:** by Beck to adjourn at 8:05 P.M.

**SUPPORT** by Gilbert; Motion carried.

Respectfully Submitted,



James Gilbert  
Secretary

P.C. Minutes – October 5th, 2020 (Draft)