

DRAFT Minutes for the Caledonia Township Planning Commission

SPECIAL MEETING

November 9, 2023 6:30 PM

- I. Call to Order: Dan LeClair called to order at 6:30 pm
- II. Pledge of Allegiance:
- III. Roll Call: Sobeck\_\_X\_\_, Donovan\_X\_\_, LeClair\_\_X\_\_, LaLonde\_\_X\_\_, MacKinnon\_X\_\_
- IV. Approval of meeting minutes: Sobeck made the motion to approve minutes. LaLonde seconded. Motion passed.
- V. Public Comment: Cyndi Apsey – thanks the Planning Commission and Susie Morrell. Karen Brancheau – Lakeview Drive: Should not approve of the new zoning ordinance due to special land use permits, feels that it is too constricting. Has concerns about consistency between zoning ordinances about the throughout the Tri-Township
- VI. Nomination and Election of a Township Planning Commission Secretary: Sobeck made a motion to nominates Madison Donovan for secretary, LaLonde seconded. Sobeck – yes; Mackinnon - yes; Leclair - yes; LaLonde - yes; Donovan - yes. Motion passed.
- VII. Public Hearing: Caledonia Township Zoning Ordinance: Dan LeClair acknowledges that not everyone will be happy with the new ordinance, and the commission is doing its best to protect both community investments and heritage.

Bobby Olesen - 6068 Mt Maria Rd: Has concerns about verbiage and restrictions within the new ordinance. Says it is non-conforming and not in the townships best interest. Disagrees with labelling properties as “non-conforming”. Asks for “non-conforming” to be removed from the ordinances verbiage. Believes that current “non-conforming” properties should be grandfathered in. Has concerns about the consequences for property owners who have lots. Worried about putting public interests of Hubbard Lake over the interests of property owners.

Ken O’Dea - 5800 Mt Maria: Believes the non-conformity section of the new ordinance should be eliminated. Expressed qualms about the Commission’s reception to public comment.

Jeff Geppert – 5062 Mt Maria Rd: Expresses discontent with property taxes in Caledonia

Al Lipski - 5573 W. Mt. Maria: Expressed concern about how much the new ordinance book was changed. Believes that there needs to be more public representation within the ordinance book. Questioned the Commission about addressing public safety and health concerns.

Ken O’Dea: Feels that the new ordinance book has a “city” feel.

Jeff Geppert: Pointed out that a lot of the properties surrounding Hubbard Lake predate the modern zoning ordinances, has concerns about those heritage properties.

Bobby Olsen: Feels that the announcement of the new ordinance book was not widespread.

VIII. Motion by LaLonde to close public hearing and adjourn at 7:01pm. MacKinnon second. All in favor, motion passed

Signed: \_\_\_\_\_

Date: \_\_\_\_\_