

**Caledonia Township
Planning Commission
Regular Meeting Minutes
March 6, 2023**

The regular meeting of the Caledonia Township Planning Commission at the Township Hall was called to order at 7:00 PM by Jim Klarich.

Pledge of Allegiance

Roll Call:

Sobeck- present, Klarich – present, LaLonde – present, LeClair – present, Morrell - absent

Also Present: Nick Duby – Zoning Administrator, Denise Cline – NEMCOG

Approximately five Caledonia residents

Approval of Agenda:

Motion to approve by Sobeck, second by LeClair, carried

Approval of previous Minutes:

Motion by Sobeck to approve minutes from February 6, 2023, Second by Klarich

Commissioner Comments:

Dan LeClair recused himself from the first agenda item under old business due to a conflict of interest.

Public Comments:

Dan LeClair from GreenTech Engineering representing Abram Realty re-stated Abram's position toward the re-zoning request.

Dan Savage stated:

- Property was zoned residential/commercial and presented tax statement to the board indicating the same.
- Doesn't understand why the commission wants him to mediate with Abram
- Wants the commission to make a decision and move the request forward

Chairman Klarich stated that in 1995, the property was zoned commercial

Rebecca Abend from Abram Realty stated:

- The ingress/egress easement across Abram property was there when she bought the property and that she and Rachel agreed to leave it the way it currently is
- She had Terry McKenzie give a value of the proposed land sale that she and the Savages discussed.
- She and the Savages originally agreed on a purchase price of the land at 2 times the appraisers value.

Committee Reports:

Zoning Board of Appeals – No report

Board of Trustees:

- The board discussed the budget
- New LED lights & ceiling tile, kitchen improvements and a standby generator for the township hall

Old Business:

1. Savage Rezone Request:

Trustee Sobeck said we need to forget about the driveway as it is a civil matter. The tax records say it's commercial.

Chair Klarich said the driveway easement is a matter between property owners and is a separate process. He wished the master plan was updated.

Motion by Sobeck to recommend approval of the Savage re-zoning to the Board, Second by LaLonde. Motion passed unanimously.

2. NEMCOG Updated Ordinance Review

Denise Cline stated the township has been working on the document for the past two years. The commissioners were given a draft copy of the proposed amended ordinance with mark ups.

The commissioners discussed several items within the amended document and Denise will make revisions and send a final draft back to the commission.

New Business: - None

Motion to Adjourn: at 9:30 pm by LeClair, second Sobeck, Motion carried.

Next meeting: April 3, 2023 at 7:00 PM at the Caledonia Township Hall, Spruce, MI

Respectfully submitted by Dan LeClair