



# Planning and Zoning Commission

## MEETING MINUTES

March 13, 2007

Deerfield Township Hall

**CALL TO ORDER:** Meeting was called to order by chairman, Ken Kopke at 7:07 pm.

**PRESENT:** Ken Kopke, Randy Martin, Virginia Wood, Janice Zeien, Al Johns, Andy Spence, and Administrator Jack Long.

**ABSENT:** Ward Farquer

### AGENDA REVIEW:

**MINUTES OF LAST MEETING:** Minutes of the Feb. 13, 2007 meeting were read by Virginia Wood. Motion to approve made by Al Johns, seconded by Janice Zeien.

**INSPECTOR'S REPORT:** Administrator, Jack Long reported a verbal complaint made about cow manure on the Cotter property at the corner of Littlefield and M20. Nothing to be done until the ground dries up and they (Cotters) have a chance to clean it up.

### ACTION ITEMS:

1. Master Plan update: No response as yet from surrounding townships. The final date before it is presented to the board is March 25<sup>th</sup>.
2. Pine Ridge: Letters received by the township from Lorenz Survey, and the Central Mi Dist Health Dept. show all requirements have been met, and the appropriate permits issued. RE: Drain, sewage, and water.

The newer map, dated 10-13-07, is the final map for this phase of the development. Motion to approve the site plan revision dated 10-13-07 made by V. Wood and seconded by Andy Spence. Motion approved.

3. Review of the Deerfield Township Ordinances: Sec. 1&2 reviewed by V. Wood. Added Sec. 2.28 to “Definitions” pertaining to “Non Mobile Home Parks”.

Suggested by Randy Martin to include a definition for wind turbine farms, possibly as a Special Use. Also add definition for “Private Roads” and “Driveways”.

Sec. 3, reviewed by Ken Kopke. Several changes need to be made including sec. 3.19 concerning resent ZBA ruling on requiring a 12 foot buffer for private roads, and fire apparatus access roads. Also 3.26; “Waste, accumulation of”. Do we need to push for a blight ordinance?

Added under Sec. 3, 3.16, “Mobile Home”, 3.17, “Mobile Home Park”, and 3.18, “Modular Home”.

#### **INFORMATIONAL ITEMS:**

- 1.

**PUBLIC COMMENT:** None

**ADJOURNMENT:** Motion to adjourn made by Andy Spence, and seconded by V. Wood. Meeting adjourned at 8:20 PM.

**NEXT MEETING:** May 15, 2007 at 7 PM