

BRIDGEWATER TOWNSHIP PLANNING COMMISSION MEETING
MONDAY 7 PM March 18, 2019
BRIDGEWATER TOWNSHIP HALL, 10990 CLINTON RD.

Meeting Minutes

CALL TO ORDER

Meeting called to order at 7:02 PM

ROLL CALL

Present: Messing, Baetens, Horney, McQueer, and Iwanicki. Absent: None. The Township Engineer Kris Enlow and Township Planner/Zoning Administrator Rodney Nanney were also present.

CITIZEN PARTICIPATION

Mindy Appold, 8555 Burmeister Rd., shared with the commission her plans for a home-based business of a landscape architecture home-office also offering garden-classes for about 15 students at a time, and her interest in an expanded home occupation ordinance to allow this activity in the General Agriculture Zoning District.

REVIEW AND APPROVE AGENDA

Approved as presented, moved Messing, second Horney. Approved unanimously by voice vote.

APPROVAL OF MINUTES

Approved the February 18, 2019 Planning Commission meeting minutes as amended, moved Messing, second Horney, Approved unanimously by voice vote.

PUBLIC HEARINGS

No public hearing scheduled or held

OLD BUSINESS

- A **8430 Kaiser Rd. Home Occupation** - *The property owner, Mr. Frey, was present, and asked about including the detached garage in the calculation of allowable floor area for home occupations. The Zoning Administrator stated that only the floor area of the dwelling and any attached garage can be counted in the calculation and confirmed that the proposed home-based custom rug-making business would exceed the maximum floor area allowed under the current home occupation rules. The proposal cannot move forward without changes to those rules.*

Mark Iwanicki is excused, and leaves the meeting at 8:02pm

- B **13115 East Michigan Ave. Proposed Landscaping business** - *No new information.*

- C **Update bylaws** - *Reviewed the updated draft bylaws.*

*Motion by **Dave Horney**, seconded by **Cal Messing** to adopt the amended Planning Commission Bylaws contingent upon correction of the meeting*

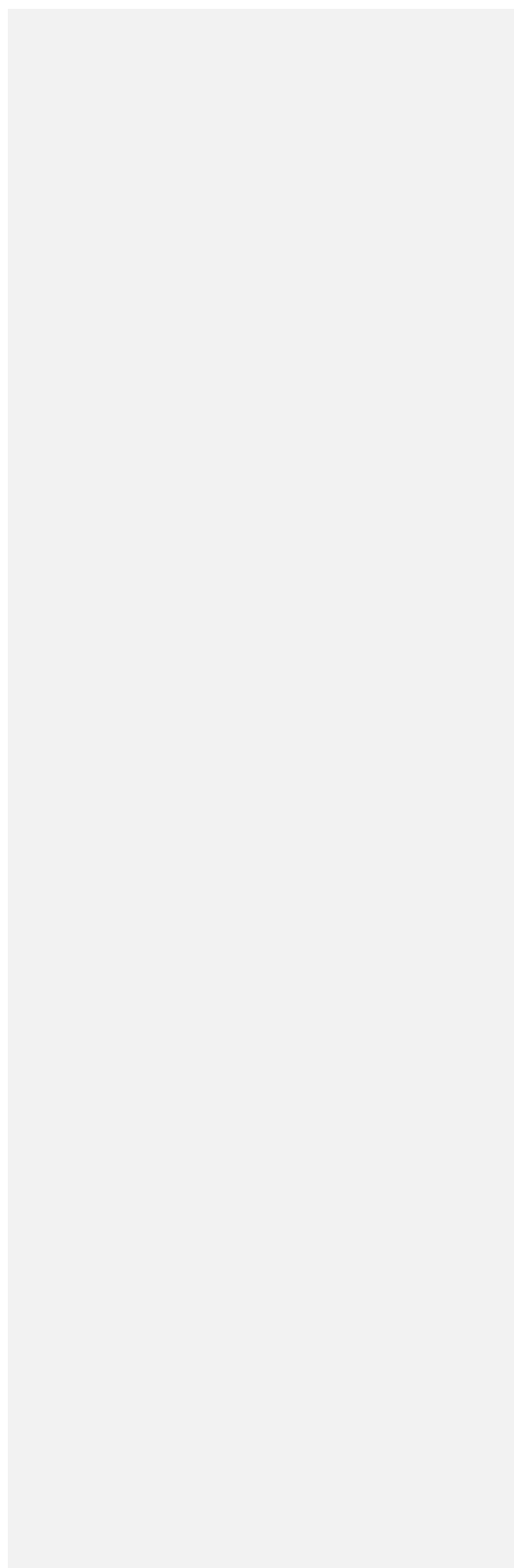
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APPROVED



January, April, July, and October regular meetings as being on the second Monday. Roll call: Horney, Messing, Baetens McQueer all voted Yes. Motion adopted.

Mr. Nanney will submit a copy of the as-adopted bylaws to the Township Board of Trustees.

D Historic Blum Farm event barn minor site plan review

The applicant, Mr. Barbu, gave a presentation addressing changes made to the site plans in response to the consultants' reports, and discussed building, barrier-free access, outside agency requirements, parking lot grades, and drainage details. Mr. Barbu submitted an updated site plan to the Planning Commission, which was given to the consultants with a request for review and comment in time for the April regular meeting.

NEW BUSINESS

A Policy Recommendations for Medical Marijuana Facilities - Discussion of the various types of allowable medical marijuana facility licenses, potential impacts, and options for allowing broadly or by a restricted geography. Discussed the packaging/processing Company proposal. Began discussion of specific license types, with a consensus that provisioning centers continue to be an undesirable facility for the Hamlet. Evaluation of policy options and preparation of recommendations to the Board of Trustees to resume during the April meeting.

B Zoning Ordinance Amendment for Home-Based Limited Businesses - Mr. Nanney gave a brief overview of the proposed amendment. Because of the lateness of the hour, further discussion was postponed until the April meeting.

COMMUNICATIONS

Mr. Nanny's Zoning Administrators report is on file. The February Township Board Meeting minutes are on file. Township Board Representative, Ms. McQueer, gave a brief update.

INFORMATIONAL ITEMS

None

PUBLIC COMMENT

None

ADJOURNMENT

Moved to adjourn by Horney, second Messing. Unanimous voice vote to adjourn at 9:50pm.