Chairman Peat called the Paw Paw Township Planning Commission meeting to order at 6:00 P.M. on May 24, 2018 at the Township Hall.

PRESENT: Randall Peat, James Tapper, Ivan Olsen, Fran Sanders, Kip Kerby, and Bill Johnson.

ABSENT: Phillip Arbanas.

ALSO PRESENT: Marilyn Murphy, Kristen & Mike Ely, Ken Barnes, Sue & Dave Crouse, Kevin Paquette, Rebecca Harvey (Planning Consultant), Bert Gale (Zoning Administrator), and Kelly Largent (Zoning Administrator).

APPROVAL OF THE AGENDA:

Motion by Kerby, supported by Tapper to approve the agenda as submitted. The motion was unanimously approved.

APPROVAL OF MINUTES:

April 26, 2018: Motion by Sanders, supported by Kerby to approve the April 26, 2018 minutes as amended. The motion was unanimously approved.

PUBLIC COMMENT:

The Chairman stated that the meeting was video-taping. He also stated that the public may comment on non-agenda items. However, under the advice of the Township Attorney the Planning Commission cannot comment on any issued pertaining the present lawsuit the Township is involved in.

NEW BUSINESS:

Public Hearing for Medical Marihuana Facilities:

The Chairman opened the Public Hearing at 6:05 P.M. The Chairman asked for public comment. There was no public comment. The Chairman closed the Public Hearing at 6:06 P.M.

The Planning Commission began discussion of the proposed text amendment.
The Chairman had a question regarding the security item in the proposed text. He asked Ms. Harvey if the facility needed to meet the emergency rules for security, including 24/7 monitoring, on- and off-site storage (web) of surveillance images. Ms. Harvey stated yes.

Sanders asked about the language for disassembly of the facility and if it was needed. The Chairman stated that it wouldn’t be any different than any other use. Mr. Gale stated that if the use were terminated and not reestablished within the allotted timeframe the Special Use Permit would be void and the owner of the property would have to reapply for the Special Use Permit and receive approval again prior to the issuance of a license by the State of Michigan for a Medical Marihuana Facility. Or, if it was another use, then the owner would need to obtain either a Special Use Permit or Site Plan approval prior to establishing the new use.

Ms. Harvey asked if any written correspondence was received. The Chairman stated no.

Motion by Kerby, supported by Olsen to recommend approval to the Township Board as submitted. The motion was unanimously approved.

Zoning Ordinance Update:

Ms. Harvey presented Articles 2, 8, and 9 to the Planning Commission. These are the last sections and the Planning Commission now has a complete ordinance to review.

The Commission requested that they receive a totally complete document for review from Ms. Harvey to ensure they have all of the correct pages in one document. Ms. Harvey stated she would provide an electronic copy to the Township, so they could pick up a hard copy at the Township. Kerby also requested an electronic version be emailed to him.

The Chairman outlined the timeline for the review as follows:

- June Planning Commission meeting: Planning Commission to provide comments to Ms. Harvey for inclusion into the update of the Zoning Ordinance.
- July Planning Commission meeting: Public Hearing for the updated Zoning Ordinance and recommendation to the Township Board.

Johnson had a question about the numbering of the sections in the update and the current text amendment. He noted that the numbering of some of the sections in the current amendment did not correspond with the current ordinance and if it was meant to correspond with the update instead. Ms. Harvey stated that the current text amendment should correspond to the current ordinance and she would review the text prior to submission to the Township Attorney to ensure it was accurate.

OLD BUSINESS:

Special Even Facility:
The Chairman stated that the Township Attorney recommends that the proposed amendment be tabled until the Township Board requests the Planning Commission resume consideration of the proposed language. This is due to the impending litigation and the submission of a new application for a Special Event Facility.

The Chairman requested that Ms. Largent table this until the Planning Commission receives notification from the Township Board that it may proceed with consideration of the proposed language.

Paw Paw Community Gateways:

The Chairman asked what Antwerp Township had decided. Ms. Harvey stated that they had discussed it and placed it on their list of things to do.

Ms. Harvey recommended having a conversation about this topic and decide when the Planning Commission would like to begin discussion by placing is on its work items list.

The Chairman asked Ms. Largent to carry this forward on the agenda for a while.

OTHER BUSINESS:

The Chairman stated that when the Planning Commission gets to the point of discussion for a Special Event Facility, and given the experience with Ely’s, they want to discuss the 300-foot notification distance. The Chairman stated that this distance is not set in stone and a decision as to what this distance should be needs to occur.

Sanders stated that the Public Hearing notice was posted on Facebook as well as in the paper and on the door of the Township Hall.

The Chairman stated that it is important that the neighbors have the information about the proposal and the meeting date.

Susan Crouse stated that they have given Ms. Largent an updated site plan tonight prior to the meeting which included a spreadsheet for the neighbors input and the decibel information from the May 19th DJ noise testing.

ADDITIONAL PUBLIC COMMENT: None.

ADJOURNMENT:

Motion by Tapper, supported by Olsen to adjourn the meeting at 6:33 PM. The motion was unanimously approved.

Respectfully submitted,
Kelly Largent
Zoning Administrator