

These are the minutes of the April 9, 2009 Planning Commission meeting.

Meeting called to order at 7:30 p.m. by Chairman Shields.

Present: Shields, Heasley, Myers, Oosterink, Blakeslee, Berens. Also present were Mark Sisson and Bob Jones of PCI.

Absent: Boyles

Blakeslee made a motion to approve the 3/12/09 minutes as presented, Berens seconded, motion carried.

Public comment: none

Conflict of interest: none

New Business/Continued:

Centerline Industrial Park (Miller/Demaray) Parcel 5 Site Plan Review – the concept of preliminary site plan was approved at the 3/12/09 meeting. Applicant is presenting a detailed site plan dated 4/9/09 at the meeting tonight for approval for parcel 5, zoned commercial, located at 2610 142nd Ave./26th St.

Demaray reviewed the updated site plan with the PC and pointed out changes.

Mark Sisson then reviewed the site plan and went over the Site Plan Review Check List and Comments dated 4/9/09 (attached hereto and made a part of these minutes).

Discussion:

Pavement on the North side of the building being right next to the building. No landscape is planned to allow provision for a drive-up window.

Cross easements on property-emergency access will most likely be on drive easement once property is developed.

Septic tanks located under blacktop on the site plan

Landscaping-more or less? Intent is not to hide the building but to make look nice.

Build up the berm on the east side to aid should drive thru occur.

Disturbed or open areas should be seeded to avoid blowing sand

After further discussion, Berens made a motion to approve the Site Plan of the Centerline Industrial Park, Parcel 5, dated 4/9/09 subject to the following conditions:

1. Issuance of a Soil Erosion Permit by the Allegan County Health Department
2. Approval of well and septic by the Allegan County Health Department
3. Approval of the Storm Water Management Plan by the Allegan County Drain Commission
4. Compliance with all applicable standards of Section 14.06b relating to groundwater.

5. The access easements and the unified access and circulation pattern indicated on this plan shall control development on parcels 5 and 6.
6. All landscaping sizes installed must meet minimum requirements.

Blakeslee seconded, motion carried.

Other:

Discussion continued on the Bylaws draft reviewed at the March meeting. After minor typographical changes, Blakeslee made a motion to approve the Bylaws dated 3/12/09 with the minor changes on page 2, Oosterink seconded, motion carried. A clean corrected copy will be forwarded to the Twp. Board by the Secretary for informational purposes. A copy is also attached hereto for record.

142nd St. Sand Mine update: Bob Jones of PCI

Everything is in place, agreements have been reached. The property has been cleaned up and improved and all is good.

No further business, Myers made a motion to adjourn, Oosterink seconded, motion carried.

Meeting adjourned at 9:05 p.m.

Submitted by,
Cris Heasley, Secretary
Salem Township Planning Commission