

## OID TOWNSHIP PLANNING COMMISSION

### OID TOWNSHIP OFFICE, BRANCH COUNTY, MICHIGAN

May 7, 2019

#### MAY MEETING MINUTES

The Ovid Township Planning Commission was called to order by Andy AcMoody at 7:30 p.m.

Members present: Andy AcMoody, Chris Donbrock, Sean Groves, Jim Snivley, Tammi Schorfhaar

Other present: Gregg Gemmill, Russ Jennings, Chris Khorey, Max Benjamin, Rob Covert, Ryan Kinsey, Wes Kinsey

Chris Donbrock made a motion to change the order of the Agenda by moving New Business item #1 to #2; and adding an item #3 under New Business to Amend the By-Laws in regards to meeting times. Sean Groves seconded the motion to approve the Agenda as amended; motion carried.

Chris Donbrock made a motion to approve the March 5, 2019 Planning Commission Meeting minutes; seconded by Andy AcMoody; motion carried.

Old Business: The review of the Zoning Map Changes was postponed. Chris Khorey from McKenna and Associates explained that their mapping department is back-logged but he promised that they are working on it.

#### New Business:

1. Ryan Kinsey is going to be purchasing the property at 429 Warren Road from his parents and he would like to put up an event hall for weddings and family reunions. It is anticipated that the venue would be used from May until September and will be 40' x 120'. It will accommodate approximately 200 people. This property is currently zoned Rural Residential and such a venue would be allowed with a Special Use Permit under a Country Club or Golf Course. Questions were raised about the septic and the preparation of food – the venue will not have a commercial kitchen. Motion was made by Sean Groves to hold a Public Hearing on the Special Use Permit on June 4, 2019 at 7:00 p.m.; Tammi Schorfhaar seconded; motion passed.
2. Chris Khorey from McKenna and Associates addressed a previous discussion which was held at the March 5, 2019 Planning Committee meeting about the possibility of making zoning changes to address minimum dwelling size and miniature homes. Chris offered several suggestions of how the issue of miniature homes has been addressed in other townships. The Planning Committee will continue to consider this matter further. Chris Donbrock made a motion to have a Public Hearing on June 4, 2019 at 7:00 p.m. to change the minimum dwelling unit size in Agricultural and Water Residential Districts from 960 to 1,000 square feet; Sean Groves seconded; motion carried.
3. Chris Donbrock made a motion to amend Section 4.1 of the Planning Commission By-Laws and Rules of Procedure to read:

“Regular meetings of the Commission shall be held in the Ovid Township Hall, 381 South Angola Road, Coldwater, Michigan 49036 on the first Tuesday of the month at a time to be determined by the Board Chair or in accordance with the annual calendar adopted by the Commission, provided that such meetings are held and proper notice is given in compliance with the Michigan Open Meetings Act, Public Act 267 of 1967, as amended. The Planning Commission shall hold no less than four regular meetings per year.”

Jim Snively seconded; motion carried. Andy AcMoody proposed that we have our meetings on the first Tuesday of the month starting at 7:00 p.m.

Zoning Report: Russ Jennings presented the April 2019 Zoning Report.

Public comment: None

Next meeting is Tuesday, June 4, 2019 at 7:00 p.m.

Jim Snively made a motion to adjourn; Sean Groves seconded; motion carried. Meeting adjourned at 8:15 p.m.

Respectfully submitted by Tammi Schorfhaar, secretary.