

WEST TRAVERSE TOWNSHIP  
REGULAR PLANNING COMMISSION  
FEBRUARY 11, 2009

Chairman Mooradian called the meeting to order at 7:00 p.m.

Present: Paul Mooradian, Joey Arbaugh, Nancy Sarowski, Pete Wallin,  
Ann Wilderom.

Absent: Kristi Hollingsworth, Paul Repasky.

Visitors: Alford LaCount, Bob Sandford, Randy Frykberg.

Minutes: Approval of January 14, 2009 Minutes: **Wilderom made a motion to approve the minutes as presented. Wallin seconded the motion.**

**Vote: All yes.**

NEW BUSINESS:

Planners Moments Seminar: The seminar was not viewed due to technical difficulties.

UNFINISHED BUSINESS:

Discussion of Draft #12 Wind Energy System Amendment: Randy Frykberg presented Draft #12 for review. This new draft contains the changes that were discussed at the last meeting. Some clerical errors were pointed out so they could be corrected. There was some discussion regarding fees associated with a Planning Commission review. Mooradian does not think that any tower over 60' should ever be allowed regardless of review by the Planning Commission unless it was on a 5 – 10 acre parcel. Sarowski felt that limiting a tower to 60' would not do justice to the taxpayers and they should have the opportunity to come in with a plan and ask for a taller tower. After much discussion, it was agreed to leave the height restrictions of 60' to 100' with a formal review for anything over 60'. The rest of the ordinance was reviewed and it was decided to go ahead with a public hearing at the April meeting.

Discussion of Draft #5 C-1 Commercial District Amendment: Randy Frykberg presented Draft #5 with changes that had been discussed at the last meeting. There was discussion of language and if certain phrases needed to be changed. There was discussion of pet shops and it was decided that they should only be allowed in the I-1 Light Industrial District.

Discussion of Draft #4 Light Industrial-Commercial District: Randy Frykberg presented Draft #4 with changes that had been discussed at the last meeting. There was

Proposed: February 11, 2009

Approved: March 18, 2009

discussion regarding the number of required parking spaces and areas where parking would be permitted, whether parking should be permitted in the front of buildings as long as it was not within the setback area. The Planning Commission will re-visit the Commercial and Light Industrial Ordinances again at the March meeting.

Zoning Administrator's Report: Frykberg presented his written report.

Township Board Representative: Frykberg read Hollingsworth's report. Planning Commission members received a copy of the last Board meeting minutes.

Planning Commissioner Comments: None.

Public Comments: Alford LaCount had some suggestions regarding buffering for noise in the C-1 and I-1 districts.

Adjournment: **Wallin made a motion to adjourn the meeting. Arbaugh seconded the motion.**

**Vote: All yes.**

The next regularly scheduled meeting will be March 18, 2009 at 7:00 p.m.

Submitted by:

Joey Arbaugh, Secretary

Transcribed by:  
Susan Matsko  
Township Secretary