

**REYNOLDS TOWNSHIP PLANNING COMMISSION
AUGUST 20, 2024**

7:00pm Call to order

Pledge of Allegiance and Invocation

7:01pm Roll Call

Members Present: Chuck DeLaney, Thomas Phinney, Jerry Poprawski, Matt Westerbrink, Rand Sherburne, Ron Baker

Members Absent: Rob Bergstrom

Also in attendance: Dave Kelsey/ Zoning administrator

7:02pm Review of Minutes from Meeting on July 30, 2024

Member DeLaney stated that it was Jerry Poprawski that informed the council of Member Potts resignation **NOT** Member DeLaney.

Motion to approve previous meeting minutes with minor change by Member Poprawski, Seconded by member Sherburne.

Ayes:6

Nays:0

7:04pm New Business: Public hearing for John Herschberger regarding Special Land Use permit for parcel located on the NW corner of M46 and Federal rd.

Member DeLaney stated that the commission had tentatively approved the permit pending this meeting.

Member Poprawski asked Dave Kelsey if he has checked setbacks on the plans yet and Dave stated he has not at this time.

Member DeLaney stated that the business would have to follow the ordinance for parking, but equipment storage/display and unloading areas do not need to be paved.

Member Phinney stated that he would need to follow ADA regulations on parking.

Mr. Herschberger asked if he would be able to start fencing once approved and Member DeLaney stated that with special land use approval as well as approved drawings he would be able to start displaying equipment as well as construct the fence. Setbacks would also need to be approved.

7:20 Open Public Hearing

Member DeLaney opened the public hearing and asked if anyone would like to comment.

Mr. and Mrs. Thomas Sampier of 19025 Timberland drive had questions of the type of business and size of the building(s) going on the property. Mr. DeLaney stated that the township has not received any written notifications from any property owners within the reporting boundaries of the property. The Sampiers state that they have no objections to the proposal and were just curious as to what the intended business would be. Member DeLaney moved to close the open public hearing.

7:27 pm Close public hearing

Mr. DeLaney asked for a motion to approve the special land use permit.

Motion by Member Phinney to approve the special land use permit

Seconded by Member Sherburne.

continued

Mr. DeLaney asked for a motion to approve the special land use permit.
Motion by Member Phinney to approve the special land use permit
Seconded by Member Sherburne.

Ayes: 6

Nayes:0

Member Poprawski clarified that it now goes to the township board for final approval

7:28 pm open planning commission discussion

Member Poprawski stated we need to address the rezoning changes the township wants to make. Member DeLaney stated he will be talking to the board for guidance.

Member Poprawski also stated He has been contacted about non compliant signs in the township and reasons the board denied recent applications for signs that do not meet current ordinances. Mr. Poprawski stated that the previous zoning administrator did nothing about them. There is little we can do about these old signs at this point.

7:32 pm Motion to adjourn by member Poprawski

Seconded by member Sherburne

Ayes:6

Nayes:0