

**HANDY TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
THURSDAY, JUNE 25,2020**

The regular meeting of the Handy Township Planning Commission was called to order in the Handy Township Boardroom at 7:00 P.M. by Chairman Redinger. Members present: Elliott, Towns, Limonoff and Eisele. Absent: None. Also present: Zoning Administrator- Call, Zoning Administrator assistant- Bonnie Flanery, Township Supervisor-Alverson, Carlisle Wortman Associates-Township Planner-John Enos, and residents Mike Deeg, Kathleen Smallwood, Brandon Johnson, and Bryan Halfman. Meeting opened with the Pledge of Allegiance.

Approval of Agenda

To add under New Business, Item C) Text Amendment.

MOTION EISELE SUPPORT ELLIOTT TO APPROVE THE AGENDA AS AMENDED. MOTION CARRIED.

Brief Public Comments

None

Matters Pertaining to the General Citizenry

1. Business Session

A. Handy Township Planning Commission Regular Meeting Minutes of 1-23-2020.

MOTION LIMONOFF SUPPORT EISELE TO ACCEPT THE REGULAR PLANNING COMMISSION MEETING MINUTES OF JANUARY 23, 2020 AS PRESENTED. MOTION CARRIED.

2. Old Business

None

3. New Business

A) Site Plan Review: Capital Millworks, Bryan Halfman

Discussed the development of an addition to existing cabinet business building. Will provide offices, storage and other appropriate work areas. Looked at pictures of shop and discussed where the addition will be located. Will have appropriate handicap parking and additional gravel parking. Applicant has addressed all recommendations by the Planner and Engineer.

MOTION ELLIOTT SUPPORT EISELE TO APPROVE SITE PLAN REVIEW FOR, CAPITAL MILLWORKS, BRYAN HALFMAN, OWNER, DATED JUNE 8, 2020, PARCEL NO. 4705-08-200-001, FOR THE CONSTRUCTION OF AN ADDITION TO THE EXISTING BUILDING. MOTION CARRIED.

B) Temporary Dwelling Permit-Medical Hardship: Kathleen Smallwood

Discussed ordinance and need for a manufactured home instead of a fifth-wheel. Manufactured home must be hard lined with water and sewer and placed further back on property.

MOTION EISELE SUPPORT ELLIOTT TO POSTPONE ANY DECISION FOR 90 DAYS (NO LATER THAN OCTOBER 1, 2020) ON THE REQUEST FROM KATHLEEN SMALLWOOD FOR A TEMPORARY HARSHIP DWELLING PERMIT, PARCEL ID 4705-04-200-012, IN THAT THE RV IS NOT SUITABLE FOR LIVING AND DOES NOT MEET THE REQUIREMENTS OF THE ORDINANCE. MOTION CARRIED.

C) Text Amendment

Discussed adding a text amendment to the Handy Township Ordinance regarding Waste Management and Processing Facilities. Reviewed text amendment language as submitted by the Zoning Administrator. Further discussion has been scheduled for July 8, 2020.

MOTION EISELE SUPPORT TOWNS TO SCHEDULE A REGULAR HANDY TOWNSHIP PLANNING COMMISSION MEETING ON JULY 8, 2020 AT 7:00 P.M. FOR FURTHER DISCUSSION OF THE TEXT AMENDMENT FOR WASTE MANAGEMENT AND PROCESSING FAVILITIES. MOTION CARRIED.

4. Communications

A) Rezoning of Properties

Discussed re-zoning of properties south of I-96 that is being initiated by the Handy Township Board. Property owners will all be notified by Supervisor. The goal is to seek out the best zoning for future development in that area.

5. Reports

Zoning Administrator Call discussed the Grand Nickel party store. The owner is seeking to rebuild a new store and add a gas station to the site. A rezoning request will be coming from Camper Trailer Repair. John Enos, Township Planner, informed the commission that short term rentals are now considered a commercial use and can be prohibited in a residential zone.

Adjournment

MOTION ELLIOTT SUPPORT EISELE TO ADJOURN AT 9:01 P.M. MOTION CARRIED.

Respectfully Submitted,

Rebecca Morris
Recording Secretary