

## UNAPPROVED

### Courtland Township Regular Planning Commission Meeting Tuesday, March 20, 2018

The regular meeting of the Courtland Township Planning Commission was called to order by Chairman Wood @ 7:00 p.m. Members present were McConnon, Rau, Moore, Wood and Nelson. Also present was Zoning Administrator Brown and Supervisor Krygier.

**Approval of Agenda:** Motion made by Rau, supported by Nelson, to approve the agenda making #3 as #4 and switching them around. All yes, Motion carried.

**Election of Officers:** Motion was made by McConnon, to nominate the same slate as last year, Rock Wood, Chairman, Katy Nelson, Vice Chair and Andy Moore, Secretary. No other nominations were made. Motion was supported by Rau. All members voting yes. Motion carried.

**Approval of Minutes:** Motion made by Nelson, supported by Rau, to approve the October 17, 2017 meeting minutes as presented. All yes, Motion carried.

**Open Comments:** None

**New Business: Site Plan Review,** Joseph Grochowalski/Omega Architects, PC, J & H Oil Gas Station, Hop Family LLC, 11800 Northland Dr.,

Applicants were present to note request for an addition to the North and North east corner wrap around of their existing building. There will be additional storage coolers, and new bathrooms and new counter location to expand the service line by moving it to the NW corner of the building. They will be adding a new "Beer Cave" The interior will be a complete new work up with higher ceilings as well. Parking will be the same. Property is zoned C – General Commercial. No signage is changing.

Public hearing was opened by Chairman Wood. Hearing no comments, public hearing was closed.

The letter of review from the Township Engineer noting the plans satisfy their review standards and from the Township Attorney noting his recommendation was acknowledged and placed on file.

Motion was made by McConnon, supported by Nelson, to approve the amended site plan dated for the March 20, 2018. Also Item #4 in the resolution does incorporate the Engineers approval required as well. All members voting yes, Motion carried

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**Zoning Administrator Report** – ZA Brown stated we are proposing the review of the Master Plan, which is expiring in 2018. McConnon suggested we contact Dennis Cole, Storm Water Sewer Proposal, to see if anything new should be updated on the Master Plan as well.

**Township Attorney Report** – Attorney Scales was absent. No new business.

**Zoning Board of Appeals Report** – Nelson reported two variances were granted that fit with the community.

**Township Board Representative Report** - Member McConnon stated the new Annual Budget for 2018-19 was approved. The Twp. Bd. approved the five year Parks & Rec. Master Plan. People are using the disc golf course already and no parking signs have been added along Myers Lake Ave.

Supervisor Krygier also noted an update on the PFOS Water Contamination in Kent County. We are very fortunate to date, no reported sites of water contamination have been found in Courtland Township. The Oaks of Rockford did do their own private testing and were also negative. Cannon Township is reporting no sites have been found also.

**Adjournment** - Motion by Rau, supported by McConnon, to adjourn @ 7:25 pm.

Respectfully submitted,

*Colleen Brown*

Colleen Brown, Recording Sec., & Zoning Administrator