

# MINUTES

## **Monterey Township Planning Commission**

Monday, November 12, 2018, at 7:00 PM

Location: Monterey Township Hall

Call to Order: Meeting was called to order at 7:00 by Scott Boeve

Roll Call: Jerry Williams, Earl Collier, Scott Boeve, Burton Brenner

Note: (Henry Reinart Township Supervisor and Lori Castello PCI also present)

Guests Present: Kenneth and Debra Kelly

Approve Agenda: Motion made by Earl Collier to approve agenda, Burton Brenner seconded and all were in favor. Motion Carried.

Approve Minutes: Motion made by Scott Boeve to table Minutes from September 10, 2018 to the end of agenda because of changes needed. Jerry Williams seconded and all were in favor. Motion Carried.

Michaela and Steve Sunde Temporary Housing: After no public comment it was closed to the board for discussion. Notices were not yet sent out so Earl Collier made a motion to postpone to the January 14, 2019 meeting. It was seconded by Jerry Williams, and all were in favor. Motion carried.

Rezoning of Parcel 16-031-027-10 at 2461 36<sup>th</sup> Street from C-1 to R-2: After no public comment it was closed to the board. Notices were not sent out yet so Jerry Williams made a motion to postpone to the January 14, 2019 meeting. It was seconded by Burton Brenner and all were in favor. Motion carried.

Kenneth and Debra Kelly Rezone from R-1 to R-2: After public comment from Debra and Ken it was closed to the board for discussion. The area in question was an area targeted to change to R-2 possibly already. A suggestion was made to lump additional properties with this request and notices still needed to be sent out. A motion was made by Jerry Williams to postpone to the January 14, 2019 meeting and add additional properties. It was seconded by Scott Boeve and all were in favor. Motion carried.

#### Public Hearing on Amendments to Zoning Ordinances:

1. Section 8.05, Required Minimum floor sizes in R-3 zoning districts: After no public comment it was closed to the board. PCI suggested making changes to R-3 floor size requirements to match what we have for R-2 requirements. One bedroom, 650 sq feet, two bedroom 750 sq ft, and 3 bedroom 850 sq feet. A motion was made by Jerry Williams to approve changes to Township Board as suggested. It was seconded by Burton Brenner and all were in favor. Motion carried.
2. Section 10.26, Necessary Temporary Housing: After no public comment it was closed to the board. After discussion a motion was made to approve to the board to have mobile homes for temporary housing, with handicap ramps. Jerry Williams seconded and all were in favor. Motion carried.
3. Section 10.14, Minimum Standards for Private Roads: Henry Reinart requested changes to private road requirements. After discussion Lori Castello will make some changes and bring back to Planning Commission. Burton Brenner made a motion to postpone to the January 14, 2019 meeting. Earl Collier seconded and all were in favor. Motion carried.
4. Section 10.40, Removal and processing of Top Soil: No public comment. It was discussed that some changes should be made to the ordinance that would more clearly spell out requirements. This could take more burden off the township with PCI having clear direction as defined in the ordinance. Jerry Williams made a motion to postpone to January 14, 2019 meeting so changes could be proposed and discussed. Scott Boeve seconded and all were in favor. Motion Carried.

Approve Minutes: Scott Boeve made a motion to approve minutes with amended changes. Burton Brenner seconded and all were in favor. Motion carried.

Round Table: None

Public Comment: Henry Reinart discussed wood burning stove ordinance.

Adjourn: Motion made by Jerry Williams to adjourn. Burton Brenner seconded, and all were in favor. Motion carried. Adjourned at 8:30 PM