

TUSCOLA COUNTY PLANNING COMMISSION
125 W. Lincoln Street, Caro, Michigan 48723

Minutes November 1, 2017

Wednesday November 1, 2017 – Commissioners' Board Room

- I. CALL TO ORDER: 5:10 p.m.
- II. PLEDGE TO THE FLAG
- III. ROLL CALL – Present: Zygmunt Dworzecki, Cynthia Kapa, Lonnie Kester, Albert Pearsall, Sonja Rajkovic-Bennett, Ann Westover
- IV. Absent: Board Representative: Kim Vaughan
- V. Guests: Bruce Folder, Supervisor for Vassar Township.
- VI. Motion to Approve the Minutes for October 4, 2017, Moved by Lonnie Kester, second by Albert Pearsall; with the motion to amend II. e. to read 'moved by Albert Pearsall, seconded by Lonnie Kester'. Motion passed.
- VII. Motion to Approve the Agenda for November 1, 2017, Moved by Lonnie Kester, second by Ann Westover; Motion passed.
- VIII. PUBLIC COMMENT: none

COMMUNICATIONS CONCERNING ITEMS NOT ON THE AGENDA: Zygmunt Dworzecki received a call from a future resident to the county and gave the correct contact person phone number to attain the answers that were asked.

- I. OLD BUSINESS: none
- II. NEW BUSINESS:
 - a. Introduction of our new planning commission member Sonja Rajkovic-Bennett. Sonja introduced herself to the commission and informed the committee of her email address correction.
 - b. Gilford Twp. master plan receipt, Zygmunt Dworzecki stated he had sent letter of receipt.
 - c. Dayton Township master plan review; moved by Zygmunt Dworzecki to recommend approval, second by Lonnie Kester, motion passed.
 - d. Zygmunt Dworzecki states a letter was sent regarding Wisner Twp. Notice of intend to develop a master plan.
 - e. Motion to recommend approval Millington Twp. Amending Ordinance No. 17-02 to implement regulation for solar energy. Moved by Cynthia Kapa, second by Albert Pearsall, motion passed.

- f. Motion to not recommend approval to Ellington Twp. amendment for Section 18.01 of the Township Ordinance. Moved by Zygmunt Dworzecki, second by Cynthia Kapa. Motion passed.
- g. Motion to recommend approval Vassar Twp. Ordinance language change. Remove the language "However, non-conforming manufactured housing (single-wide mobile homes) may be replaced with another single-wide as long as the replacement unit is less non-conforming than the unit being replaced" from Sections 12.4E and 13.03C. Moved by Zygmunt Dworzecki, second by Cynthia Kapa. Motion passed.
- h. Motion to recommend approval Vassar Twp. Zoning amendment. Moved by Cynthia Kapa, second by Zygmunt Dworzecki. Motion passed.
- i. Motion to recommend approval PA 116 Akron Twp. request from Treiber Land LLC for SEC 3, TN 14N, RN 8E, Acres 38.84. Moved by Albert Pearsall, second by Lonnie Kester. Motion passed.
- j. Motion to recommend approval PA 116 Akron Twp. request from Vader Fields LLC for SEC 30, TN 14N, RN 8E, Acres 35. Moved by Albert Pearsall, second by Lonnie Kester. Motion passed.
- k. Motion to not recommend approval PA 116 Novesta Twp. request from Ronald and Violet Patera for SEC 17, TN 13N, RN 11E, Acres 35.35. Due to lack of information provided, range, section and tax numbers. Moved by Albert Pearsall, second by Zygmunt Dworzecki. Motion passed.
- l. Motion to recommend approval PA 116 Koylton Twp. request from Nevin and Heather Wenger for SEC 14, TN 11N, RN 11E, Acres 80. Moved by Albert Pearsall, second by Ann Westover. Motion passed.
- m. Motion to recommend approval excluding numbers 4 and 5, and the correction to number 7. PA 116 Ellington Twp. request from Brent Robinson for
 - 1. SEC 8, TN 13N, RN 10E, Acres 10
 - 2. SEC 8, TN 13N, RN 10E, Acres 22
 - 3. SEC 9, TN 10N, RN 10E, Acres 11
 - 4. SEC 10, TN 13N, RN 10E, Acres 10 incomplete missing latest tax bill
 - 5. SEC 17, TN 13N, RN 10E, Acres 2.87 in complete missing latest tax bill
 - 6. SEC 17, TN 13N, RN 10E, Acres 8.80
 - 7. SEC 17, TN 13N, RN 10E, Acres
 - 8. SEC 17, TN 13N, RN 10E, Acres 1.2
 - 9. SEC 17, TN 13N, RN 10E, Acres 3.64
 - 10. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 11. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 12. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 13. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 14. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 15. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 16. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 17. SEC 17, TN 13N, RN 10E, Acres 2.07
 - 18. SEC 30, TN 13N, RN 10E, Acres 2.07


Moved by Zygmunt Dworzecki, second by Lonnie Kester. Motion passed.


- n. Motion to not recommend approval of m. 4 and m. 5 due to lack of current tax or assessment information. Moved by Albert Pearsall, second by Cynthia Kapa. Motion passed.
- o. Motion to recommend approval PA 116 Almer Twp. request for Brent Robinson for
 - 1. SEC 12, TN 13N, RN 9E, Acres 4.46
 - 2. SEC 12, TN 13N, RN 9E, Acres .80Moved by Albert Pearsall, second by Ann Westover. Motion passed.
- p. Motion to approve rescheduled meeting December 7, 2017 @ 5 p.m. Moved by Zygmunt Dworzecki, second Albert Pearsall. Motion passed.

III. OTHER ON-GOING BUSINESS:

- a. Review county's master plan Chapter 5. Postponed- Guest Bruce Folder will attempt contact with Amber Hughey to retrieve information she has worked on concerning master plan.

IV. ADJOURNMENT: 6:10 p.m.


Zygmunt P. Dworzecki, Chairperson


Ann Westover, Secretary