

**LINCOLN CHARTER TOWNSHIP  
PLANNING COMMISSION  
Regular Meeting & Public Hearing  
July 2, 2018**

Chairman Mike Freehling called the regular meeting and public hearings of the Planning Commission to order at 6:00 p.m. on Monday, July 2, 2018 in the meeting room of the Municipal Building, 2055 West John Beers Road, Stevensville, Michigan 49127.

**CALL TO ORDER**

**ROLL CALL**

Present: Mike Freehling, Glenn Youngstedt, Charlie Olszewski, Andy Barbott, Chris Miller and Tony Korican.  
Absent: Marc Florian.  
Also present: Building Official James Pheifer, Recorder, Stacy Loar-Porter.

**ADJOURNMENT TO PUBLIC HEARING**

**LINCOLN CHARTER TOWNSHIP  
PLANNING COMMISSION  
Regular Meeting & Public Hearing  
July 2, 2018  
6:01 p.m.**

**PURPOSE OF PUBLIC HEARING**

A proposed amendment to Article 4 of the Township's Zoning Ordinance concerning the minimum parcel size in the AG-Agricultural District.

**AFFIDAVITS OF POSTING, MAILING, AND PUBLISHING** on file.

**PRESENTATION**

None.

**PUBLIC COMMENTS**

None.

**CLOSE PUBLIC COMMENT SESSION**

**CORRESPONDENCE**

None.

**SESSION FOR COMMISSION TO ASK QUESTIONS AND ADDRESS THE CHAIRMAN ON THE PETITION**

None.

**ADJOURNMENT TO THE REGULAR MEETING**

**LINCOLN CHARTER TOWNSHIP  
PLANNING COMMISSION  
Regular Meeting & Public Hearing  
July 2, 2018  
Immediately following Public Hearing**

**ADDITIONS TO AND APPROVAL OF THE AGENDA**

None.

**APPROVAL OF MINUTES**

**Korican**, seconded by **Olszewski** motioned to approve the minutes of the regular meeting on June 4 8, 2018 as e-mailed. No discussion. All Ayes. Motion carried.

**DEPARTMENT OF BUILDING SAFETY**

The Department of Building Safety, year to date has issued 16 permits for single family dwellings, last year there was 11. For the month of June there was 1 permit issued for single family dwellings. For the month of June 2017 there were 4 permits issued for single family dwellings.

At this time last year, house construction values alone totaled \$2,992,750. This year they are at \$4,674,500.

In 2018, total construction (building, electrical, mechanical, plumbing) permits for Commercial, Industrial, Agricultural and Residential districts estimated total values are at \$8,382,175. In 2017, total construction values were at \$7,937,240.

In the month of June there were 269 inspections made on (building, electrical, mechanical, plumbing, and rentals).

**NEW BUSINESS**

A proposed amendment to Article 4 of the Township's Zoning Ordinance concerning the minimum parcel size in the AG-Agricultural District.

**Freehling** stated the intent of the amendment was to allow those that have farm land but no longer farm it to remain on the property the home is located, but give them the ability to sell the unfarmed portion of the property.

The ordinance works for parcels that are 6 acres or larger, the portion of the land without the home on it has to be 5 acres.

**Olszewski**, seconded by **Youngstedt** motioned to recommend to the Board to approve the proposed amendment to Article 4 of the Township's Zoning Ordinance concerning the minimum parcel size in the AG-Agricultural District. No discussion. All Ayes. Motion carried.

**UNFINISHED BUSINESS**

A. Review the sign ordinance.

**Olszewski** reported the sign committee will meet one more time to create bullet points that identify the trigger for a sign to change from a pole sign to a monument sign. Attorney Dienes will then review and create a draft of the amended ordinance.

The goal is to have the ordinance amendment to the Board of Trustees by the end of the year.

**PUBLIC COMMENT**

Youngstead stated the landscaping at the new ice rink is not being maintained. Pheifer stated he has already spoken with the owner.

**CORRESPONDENCE**

Planning and Zoning News.

**ADJOURNMENT**

There being no further business, the meeting adjourned at 6:21 p.m.

The next regularly scheduled planning commission meeting will be held on August 13, 2018 at 6:00 p.m.

Subject to Approval