

Banks Township Planning Commission
Regular Meeting, May 9, 2002

1. Meeting called to order at 7:30 PM.
2. Board members present: Passehl, Rubingh, Ritsema, Williams, Kessler. Absent, Irene Shook, recording sec'y. Public present: Stephen Hicks.
3. Motion made by Kessler, seconded by Williams to approve the April 11, 2002 minutes of the previous meeting with minor correction to paragraph 2, page 1. Sentence corrected to read "She feels there would be no traffic problems because of the location." Motion carried.
4. A letter from Mary Campbell regarding a proposed Wind Turbine Ordinance was read by Passehl. When a proposed ordinance is available from attorneys, Mary will forward to Planning Commission.
5. A brief presentation for school credit was made by EHS biology student Corey Mills on the Pros and Cons of Wetland Development.

OLD BUSINESS

6. There was discussion of the concept of Wind Turbine Ordinance.
7. Passehl will contact Township attorney Kevin Elsenheimer for an opinion as to whether we should consider recommending a 90 day moratorium to the Township Board on Wind Turbine permits until a Wind Turbine Ordinance is in place in Banks Township.
8. We have informed realtor Kevin Heard that the Township attorney and the Planning Commission are waiting to hear from Lange's attorney Dan Barron to respond at which time we are prepared to proceed as speedily as possible with the final deliberations for the Dixie Ridge PUD for Lange Limited LLC.
9. The Township Board adopted PC proposed amendment to the Zoning Ordinance, Article III, Sec. 1, adding definitions.
10. The Township Board adopted PC proposed amendment to Article III, Sec. 2, deleting definition.
11. The Township Board adopted PC proposed changes to Article IV, Sec. 4.10 Animals.
12. The Township Board adopted PC proposed repeal of Article IV, Sec. 4.06 Subdivision of Land; and Article IV, Sec. 4.16 Groundwater Protection.
13. The Township Board did not approve PC proposed amendment to Article IV, Sec. 4.23, sub 2a Planned Unit Developments.
14. After discussion of words "permanent" and "shall never be changed" in Article IV, Sec 4.23, 2a, no action was taken. Chairperson Passehl tabled the item until next month and agreed to ask the Township Board for specific language as to how they would like to change the wording of Article IV, Sec. 4.23, 2a. MC Planning's Mary Campbell will also be asked for her suggestions about the appropriateness of the wording.
15. The Township Board did not adopt Article IV, Sec. 4.24, 2. Antenna Co-location on an Existing Tower or Structure.
16. Motion was made by Passehl and seconded by Williams to recommend deletion of Article IV, Sec. 4.24, 2 in its entirety to the Township Board. Motion carried.

NEW BUSINESS

17. Motion was made by Williams, seconded by Kessler to recommend to the Township Board that they negotiate a service contract renewal with MC Planning and Mary Campbell. Motion carried.
18. Meeting was adjourned at 9:07 PM.

Respectfully submitted,

Nancy Ritsema
Recording Secretary *Pro Tempore*