

MANCHESTER TOWNSHIP PLANNING COMMISSION
Manchester Township Hall, 275 S. Macomb, Manchester, Michigan 48158
Regular Meeting Minutes
January 4th, 2023 7:30 PM

A. CALL TO ORDER BY CHAIR

The meeting was called to order by Chairman Mike Walter at 7:31 PM. Members Present: Mike Walter, George Daubner, Mike Fusilier, Sybil Kolon, Doug Brooks, Dave Thompson. Others Present: Recording Secretary Brenda Bancroft, Manchester Township Planning Consultant Alissa Starling; Manchester Township Supervisor Ron Milkey; Carl Werner.

B. APPROVAL OF AGENDA

Add under New Business: I. Manchester Township Planning Commission 2024 Regular Meeting Schedule

A motion was made by Daubner, second by Brooks, to approve the agenda as amended.
Ayes: all. **Motion carried.**

C. APPROVAL OF MINUTES

Minutes from the December 7th, 2023 Manchester Township Planning Commission Meeting were presented.

A motion was made by Fusilier, second by Brooks, to approve the minutes of the December 7th, 2023 Manchester Township Planning Commission meeting as presented.
Ayes: all. **Motion carried.**

D. PUBLIC COMMENT

The Planning Commission heard 2 comments from the public.

E. REPORTS AND CORRESPONDENCE

I. Report of Chairperson – Walter reported that the use of the potential auxiliary structure residence has not had any more developments. Would still like to look at the language so that it covers the Township appropriately in regards to duplexes or similar structure. Would like to add multiple family structures as a parking lot item for future discussion. Walter mentioned that the City of Manchester is updating their sign ordinance, as the state language has changed – he would like to bring that up with the Township as well and would like to add this as a parking lot item as well.

II. Report of Township Board Representative – Mike Fusilier provided the Planning Commission a brief report from the December 2023 Manchester Township Board Meeting. Also reported that there are 2 interviews scheduled for the vacant Planning Commission Position.

III. Report of Zoning Board of Appeals – No request for review since the last meeting. Looking for a Zoning Board of Appeals member and Walter urged the Planning Commission if they know of anyone that would like to apply.

IV. Report of Planning Consultant – Township Consultant Alissa Starling spoke to the Planning Commission about what areas she felt needed attention and also sent a memo regarding the Agritourism Ordinance, to be discussed later in the meeting. She also informed the Planning Commission that the State of Michigan has changed legislature regarding signage and that the Township's Sign Ordinance should be addressed in the next upcoming meetings to ensure that the Township's language is following state guidelines.

V. Reports of Committees

i. SWWCOG – No report. Next meeting is in February.

ii. GIHRIC (Greater Irish Hills Regional Intermunicipality Committee) – Kolon reported that she attended virtually and gave a brief report to the Planning Commission.

iii. Joint Planning Commission – Walter reported that they met directly before this meeting – will need to schedule a special meeting to review what John Enos will provide. Enos would like an official agreement that both communities want to move forward with this now that Manchester is a City, and that everyone in attendance at the Joint Planning Commission voted yes to continue with the Joint Plan. Pat Vaillencourt will bring it to the City Board to put to a vote, and this will also need to be put in front of the Township Board for a vote as well. Went through the updates from both communities – key items that have been brought up, but the City is currently working on providing the infrastructure for what is required as a City, and will continue through the year. Also set the schedule for 2024, but will likely need some adjustments to accommodate scheduling conflicts as the year proceeds.

iv. Land Preservation – Kolon reported that they've met and in the next few months they may have some suggestions to bring to the Township Planning Commission.

VI. Correspondence – Township Focus Magazine, Pamphlet from Michigan Association of Planning regarding upcoming training workshops.

F. UNFINISHED BUSINESS

- I. Agricultural Tourism – Alissa Starling presented a memo to the Township Planning Commission regarding pivoting and creating Establishment of Agricultural and/or Conservation District. The Planning Commission discussed if they should move forward with this – and that this could be tied in with Land Preservation within the Township, as well as how to move forward with preserving farming and open spaces with Agritourism and Agricultural practices.
- II. Review of Parking Lot Items – Added the following to the Parking Lot: Sign Ordinance, Multiple Family Structures, Data Processing Ordinance, Event Barns. Will move Sign Ordinance and Multiple Family Structures to Unfinished Business for the next meeting.

G. NEW BUSINESS

- I. Manchester Township Planning Commission 2024 Regular Meeting Schedule –
Motion Kolon, Second Daubner to approve the Manchester Township Planning Commission 2024 Regular Meeting Schedule as presented.
Ayes: All. **Motion Carried.**

H. COMMENTS FROM THE COMISSIONERS

Fusilier commented that he liked the idea of the agricultural overlay district and appreciated that Alissa Starling presented the idea.

I. PUBLIC COMMENT

There ^{was} were 1 comment from members of the public.

J. ADJOURNMENT

A motion was made by Brooks, second by Daubner, to adjourn the meeting. Ayes: all. **Motion carried.**

Meeting was adjourned at 9:04 PM.

Approved as amended.

2/1/24

Brenda Bancroft

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Approved as amended.

John R. ...
10/1/04