

BLAIR TOWNSHIP PLANNING COMMISSION
Regular Meeting - December 5, 2007

- A. The regular meeting of the Blair Township Planning Commission was called to order by Chairman Heim at 6:02 pm at the Blair Township Hall.
- B. The Pledge of Allegiance was recited.
- C. Present were commission members Hanson, Fitzpatrick, Rademaker, Clous, Heim, Williamson, and Pahl. There were three guests and the Zoning Administrator also in attendance.
- D. Jeff Dohm welcomed Pat Pahl back to the Planning Commission.
- E. A motion was made by Pahl supported by Williamson to approve the amended agenda. Motion passed unanimously.
- F. There was no conflict of interest stated.
- G. A motion was made by Williamson supported by Rademaker to approve the minutes of the November 7, 2007 meeting as presented. Motion passed unanimously.
- H. There was no correspondence received.
- I. 1.) ZONING ORDINANCE AMENDMENT #104-05-07-04, PUD STANDARDS
There was discussion regarding wetlands and open space, setbacks and renderings/elevations. There was also discussion regarding comparison plans and calculations. A motion was made by Pahl supported by Rademaker to send the amendment to Public Hearing. Motion passed unanimously.

2.) DISCUSSION ON AG DISTRICT DENSITY There was discussion regarding allowable splits per parcel, lot widths, land divisions, maximum lot size, and the Master Plan. The Zoning Administrator will bring the suggested revisions to the next meeting for initial discussion on an amendment.
- J. 1.) ELECTION OF SECRETARY Dennis Fitzpatrick was nominated and elected unanimously.

2.) SUBDIVISION DEVELOPMENT ORDINANCE The Zoning Administrator stated that the current Subdivision Development Ordinance is null and void because it does not meet the requirements of the Land Division Act. To allow a parcel in a platted subdivision to be split, the township has to have a Subdivision Development Ordinance. Mr. Rademaker presented a copy of a suggested ordinance from the state Subdivision Control Committee.

3.) PRELIMINARY REVIEW OF PUD 28-02-029-028-00, OLD M-37
Kristy Andersen with Andersen and Crain presented the plan. There was discussion regarding open space, wetlands and setbacks.

K. There were no reports.

L. 1.) ADDITION TO AGENDA The Zoning Administrator added the preamble to this meeting's agenda and the commission members were all in agreement that this be on each meeting's agenda.

2.) FINDING OF FACT DISCUSSION A motion was made by Clous supported by Fitzpatrick to table this discussion. Motion passed unanimously.

3.) MEETING LENGTH The commission members decided that since the meetings now start at 6:00 pm that they would discuss no new business after 9:00 pm and would adjourn no later than 11:00 pm.

M. The meeting adjourned at 9:04 pm.

Respectfully submitted,

Lynette Ferman
Recording Secretary