

ONEIDA CHARTER TOWNSHIP PLANNING COMMISSION

MINUTES OF MEETING HELD

MARCH 2, 2021

AT 7:00 P.M.

The Meeting was held on Zoom, Members were at their homes.

MEMBERS PRESENT: CHAIRMAN KILGORE, SCHERER, SCHROEDER, GREEN, KUHLMAN, STAHELIN AND WALTERS.

OTHERS PRESENT: ZONING ADMINISTRATOR GOSCHKA, MRS. GULLEY AND TRUSTEE SCHULTZ.

1. Meeting was called to Order by Chairman Kilgore at 7:00 p.m.
2. Pledge of Allegiance was given.
3. Additions to the Agenda, there were none.
4. Minutes of January 8, 2021 approved as presented in a Motion made by Chairman Kilgore and supported by Mr. Green. Motion Carried.
5. Public Comment: There was none.
6. Zoning Amendment Discussion: Places of Worship & Day Cares operated by Place of Worship. Zoning Administrator Goschka had provided a copy of a Resolution to amend the Zoning Ordinance that would remove the word church and replace it with "place of worship" throughout the Ordinance. This Resolution is attached to these minutes. The Attorney also suggested that if the Commission amends the Ordinance to allow for day cares in churches that it be made a special land use versus a permitted use for churches. He also suggested that we add places of worship to be allowed by special land use in the R-1A district. All districts allowing places of worship as a special land use are: A-1, R-1A, R-2A, R-1B, R-M1, and B-2. Chairman Kilgore asked if everyone had reviewed the attached Amendment Resolution and if they had any questions or comments. Mrs. Scherer said that Section 15.04 G. found on page 15-7 of the Ordinance has the word church and it should also be changed to place of worship. The Commission agreed. There was discussion on how to check the entire Ordinance for the word church. Chairman Kilgore suggested that by using a Control F search the Ordinance could be checked for the word church. Mr. Green thought the Amendment Resolution prepared by the Attorney captured the gist of what the Commission had discussed. Mr. Kuhlman also thought the Amendment Resolution covered what the Commission had discussed. After all discussion, Motion was made by Chairman Kilgore to recommend approval of the proposed Ordinance Amendment as prepared by the Attorney with the caveat that the Ordinance would be checked for the word "church" and if found would change it to "place of worship".
7. Public Comment: Mrs. Gulley asked if the church followed all the steps, could they still be denied. Mr. Green and Mrs. Scherer said if they were in compliance with the Ordinance there would be no reason for them to be denied. Mr. Green noted that there could be some conditions to the approval. Zoning Administrator Goshka said that the request would have to meet the requirements of Chapter 15 and be compatible with the area where it was located.

8. Chairman Kilgore asked if there was any other business: Zoning Administrator Goschka said she would be putting the amendment to the Solar Ordinance through at the same time as the places of worship, Day Care Amendment.

There was discussion on the number of applications that could be submitted in one year.

There was nothing new on the proposed round-about on M-43. Mr. Green told the Commission that the Township Board had written to MDOT to request a traffic light or at least a red yellow light at the corner of St. Joe. Hwy. and M-100. There was discussion on whether or not the upcoming Meeting to be held on the 18th would be in person or virtual.

After all discussion, Meeting was adjourned at 7:29 p.m.

Minutes respectfully submitted by Zoning Administrator Goschka and Jan Schultz.

APPROVED:


MR. JUSTIN KILGORE, CHAIRMAN

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