

**CHARTER TOWNSHIP OF HAMPTON
PLANNING COMMISSION
DECEMBER 12, 2017**

The regular meeting of the Charter Township of Hampton Planning Commission was called to order at 7:00 p.m. by Chairperson, Basket in the Boardroom of the Hampton Township Administrative Offices.

PRESENT: Brey, Dewyse, Helminiak, Mulders, Klass, Talaga, Basket

ABSENT: None

ALSO PRESENT: Sheppard, Eggers, Joe Dewyse, Hebner, Close, Samyn, Weiler, Schafer-Andress, Benchley and 4 people in the audience.

Motion by Helminiak seconded by Dewyse that the minutes of the September 14, 2017, meeting be approved with the change that the second "Mulders" be changed to Brey for the motion of SUP to Somalski and that the reading of the minutes be waived. Motion carried.

COMMUNICATIONS:

There were no communications.

UNFINISHED BUSINESS:

Eggers reviewed his wording changes for 2nd story garages. Discussion was held on the setbacks. Minimum setback from principal building and any other structure should both be at 20'. Board would like the fire department's input on the setbacks. More discussion and final wording be approved at the January meeting and then hold a public hearing in February for the ordinance amendment.

NEW BUSINES:

Discussion was held on updating the zoning ordinance to allow 8' fences for memory care units, or similar uses in the Commercial and Industrial zones and possibly in the AG zone. Who would be responsible for granting the use? The planning commission, zoning or building administrator. More discussion and final wording be approved at the January meeting and then hold a public hearing in February for the ordinance amendment.

Motion by Brey seconded by Talaga to have final discussion in January and hold a public hearing February for, 2nd Story Garages and Wall/Fences.

Discussion was held on the township getting involved in Medical Marijuana. The township Board of Trustees have "opted in" to allow Medical Marijuana and have instructed the planning commission to move forward with ordinance changes. Rich explained what the differences are between what is allowed now and what the new state law allows. There are "growers", "processors", "secured transporters", safety inspections", and provision centers/dispensaries". Any of the five businesses are only allowed in the AG or Industrial Zone. The township is looking to possible rezone some of Center Ave to Industrial to allow these uses. The planning commission may want to look at the future land use map and update the Master Plan. DDA should be notified as well as the property owners that would be involved with the rezoning.

The planning commission would have to update the Zoning Ordinance to allow Medical Marijuana facilities in the Industrial Zone.

At this time the meeting was open to the public.

Shaun Hewes, 408 S Mountain St, Bay City, stated how allowing these uses could cause economic stability and possible revitalization of the township.

Motion by Mulders seconded by Talaga to have the Township Board of Trustees talk to the DDA about rezoning, draft a letter and notify landowners in the DDA district about rezoning. And make changes to the zoning ordinance to allow Medical Marijuana in the Industrial Zone.

AYES: Mulders, Talaga, Helminiak, Klass, Dewyse, Basket, Brey

NAYES: None

ABSENT: None

Motion carried.

Discussion was held on the township constructing a gun shooting range for officer training. The permit would be allowed by a special use. The township would also need site plan approval. The notice will be published and a public hearing scheduled for the January meeting.

At this time the meeting was open to the public.

Klass noted that New Hope Bay has paid for upgrades to the pump station on Pine Rd. An agreement was drafted that if any other businesses come into the area within 5 years, they are to pay the township for tap fees and the township will reimburse New Hope Bay for those tap fees.

At this time the meeting was closed to the public.

Motion by Dewyse seconded by Brey that the meeting adjourn. Motion carried. Meeting adjourned at 9:05 pm.

Respectfully submitted:

Mark Basket, Chairperson

Jodie Hebner, Recording Secretary