

**CHARTER TOWNSHIP OF HAMPTON
PLANNING COMMISSION
APRIL 13, 2017**

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

PRESENT: Klass, Helminiak, Talaga, Brey, Mulders

ABSENT: Basket, Dewyse

ALSO PRESENT: Sheppard, Dewyse, Benchley, 3 people in the audience.

Motion by Mulders seconded by Helminiak that the minutes of the March 9, 2017, meeting be approved as printed and that the reading of the minutes be waived. Motion carried.

COMMUNICATIONS:

There were no communications.

UNFINISHED BUSINESS:

There were no unfinished business.

NEW BUSINES:

Mark Duncan, representative of Crystal Anne Investments, owner of 496 W Hampton Rd, appeared before the board to request a special use permit for a non-conforming building after the sale of property.

Discussion was held on the following: Sheppard discussed the need for a special use permit. The realtor discussed what had happened to the property and now the property is in the processes of being sold. The township had a covenant recorded that there is a non-conforming building on the property since the previous owned sold off land to a neighbor. Further discussion was held on the following: the drainage plan, property line to north setbacks, what cannot be done in the future if something happens to the non-conforming building.

Motion by Mulders seconded by Klass to approve the special use permit to Crystal Ann Investments to keep a non-conforming building with the condition that the building cannot be replaced or repaired if damaged and owner must maintain proper drainage.

AYES: Mulders, Klass, Talaga, Brey, Helminiak

NAYES: None

ABSENT: Basket, Dewyse

Motion carried.

Eggers to discuss his sample definitions at the next meeting.

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OPEN TO THE PUBLIC:

Robert Querback, of 627 W Borton Rd, asked about a two story garage or accessory building. Planning commission will add to the agenda for discussion at the next meeting.

John Meyer, representative from Oakland Orthopedics at 515 Mulholland St. addressed the board on the steps to take to get an expansion on the building. He was told to apply for a site plan review.

Dewyse addressed the attorney about a resident not pulling a permit for a fence after multiple letters being sent. Sheppard to send a letter to the homeowner.

Dewyse asked for clarification on the weed ordinance. The grass/weeds only need to be cut back the first 200' feet.

Motion by Helminiak seconded by Klass that the meeting adjourn. Motion carried.
Meeting adjourned at 9:15 pm.

Respectfully submitted:

Jerry Talaga, Vice Chairperson

Jodie Hebner, Recording Secretary