

Wilson Township Planning Commission
Regular Meeting
September 7, 2016

CALL THE MEETING TO ORDER: Chair John Mathers called the meeting to order at 6:00 PM and led the Pledge of Allegiance.

ROLL CALL: Planning Commission (PC) Members Present: Jeff Argetsinger, Mark Wuerth, John Mathers, Ray Guzniczak, and Mel Nowland. Absent: Aaron Nordman. Also present: recording secretary Marilyn Beebe, and planner Scott McPherson.

APPROVAL OF MINUTES:

1. **Moved by** R Guzniczak and **second by** M. Nowland to approve minutes from the August 3 2016 Wilson Township Planning Commission meeting. Voice vote: Ayes 5, Nays 0, Absent 1. **MOTION CARRIED.**

CITIZENS COMMENTS ON NON-AGENDA ITEMS:

NEW BUSINESS:

1. Review Planned Unit Development Ordinance: Planner Scott McPherson reported that he attended the July Board of Trustees meeting and discussed Planned Unit Development (PUD) requirements. The board unanimously decided that the PC should proceed with a PUD ordinance, but the issue was not a high priority.

Acting under the board's direction, Scott provided the Planning Commission members with draft language for a Planned Unit Development ordinance for discussion. In the first draft ordinance, Scott noted several areas for discussion: 1) areas where PUD's could be allowed and 2) density incentives for maintaining open space. Issues for discussion at a later date are the approval process and the approving authority. Scott noted that the intent for this meeting was to discuss the issues and areas that the PC were uncomfortable with in a PUD ordinance.

Locations in the township that could be considered a fit for a PUD were examined, with areas close to Boyne City or East Jordan as preferences. After considerable debate, the PC determined that they should refer to the Wilson Township Master Plan future land use and goals before proceeding with the process to formulate a Planned Unit Development ordinance.

OTHER COMMUNICATIONS / REPORTS

1. Planner and Zoning Administrator's report: submitted.

ADJOURNMENT: **Moved by** M. Nowland, **second by** R Guzniczak to adjourn the meeting at 7:17 PM. Voice vote: Ayes 5, Nays – 0, Absent 1. **Motion carried.** The next regular meeting is scheduled for 6:00 PM October 5, 2016.

Respectfully submitted,

Marilyn Beebe, Recording Secretary

Mel Nowland, Secretary