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DEC 26 2018

Oakfield Township

Oakfield Township
10300 14 Mile RD, Rockford, MI 49341
Planning Commission Meeting Minutes
11-20-2018 7:00 PM

Approved

CALL TO ORDER

A regular meeting of the Oakfield Township Planning Commission was held November 20, 2018, at 10300 14 Mile Rd., Rockford MI. The meeting was called to order at 7:00 pm by Chairman Gary Olger.

Present: Anthony Marko, Dannie Marko, Gary Olger, William Pelak, Bryan Porter, David Puszczak and James Tilton

Absent:

Also Present: Kayla Wright, Lloyd & Linda Bourassa, Martha J. Goetz, James A. Simon, Sam Peterson, Roger Mason and Betsy Koett

APPROVAL OF MINUTES

Motion to approve Meeting Minutes from October 16, 2018 offered by Tilton second by Dannie Marko approved 7-0.

TOWNSHIP BOARD REPORT

Bryan Porter shared that next month on the 18th of December the Planning Commission will hold a public hearing at 7 pm on a Zoning Ordinance regarding Recreational Marijuana Establishments.

NEW BUSINESS

Proposed Group Child Care Home at 11350 Wabasis Ave NE (Richards Lane). Ms. Kayla Wright is applying for Special Use for this property as a Group Child Care Home 7-12 Children under Zoning Ordinance 5.3(8). Kayla Wright explained that this property was purchased so that she could run a child care group home for up to 12 children. This is a house connected to a warehouse located on a private drive. She would like to get permission for special use and operate a childcare business in the warehouse. It is Kayla Wrights understanding that she must have approval from Zoning before the State will give her a license for childcare. The warehouse was inspected by the Fire Chief and Professional Code Inspections. There are code violations. Some of the violations have already been corrected. Kayla Wright is waiting for quotes from contractors to take care of some of the violations. The board explained that all of the violations would need to be mitigated and another inspection would be required before permission for special use would be granted. According to Section 5.2 of the Zoning Ordinance,

Kayla is allowed to run family child care home with no more than 6 children if she is state licensed, without a special use permit.

Motion to table special use request offered by Olger second by Puszczak approved 7-0.

OLD BUSINESS

None.

Public Comments

Neighbors Lloyd & Linda Bourassa of 11340 Wabasis Ave NE said that they presented Kayla Wright and Rodolfo Smith with an Easement Agreement as they share the private drive. Kayla Wright is waiting to hear from her lawyer before she signs the agreement.

Neighbor Martha Goetz of 11366 Wabasis Ave NE said that she feels a fence is necessary as there is a ravine close to the property and she is concerned for the children's safety.

Neighbor James A. Simon of 11366 Wabasis Ave NE is concerned that once this business is approved in a residential neighborhood it may be used for something other than childcare in the future.

Board Comments

The Easement on the private drive needs to be resolved before moving forward.

Meeting adjourned at 7:49 pm

Motion to adjourn offered by Olger, second by Pelak approved 7-0.

Minutes submitted by Betsy Koett

Betsy N. Koett 12-26-18