

Eureka Charter Township Planning Commission
Eureka Charter Township Hall, 9322 SW Greenville Rd., Greenville, MI
Regular Meeting Minutes – *Approved 9-20-23
August 16, 2023

Agenda Items 1 & 2: Meeting Convene & Roll Call

Chairman Putnam called the regular meeting of the Eureka Charter Township Planning Commission (PC) to order at 7:02 pm.

Roll call found the following PC members in attendance: Marty Posekany, Linda Weger, Randy Klepper, Jon Behrends, Mary Sharp, and Board Liaison-Trustee Shayne Becher.
There was a quorum for the meeting.

Zoning Administrator Darcia Kelley and 2 others were also present.

Agenda Items 3 & 4: July Minutes & Correspondence Received by Secretary

Motion was made by Commissioner Posekany to accept the July minutes as written. Motion supported by Commissioner Weger.

Motion carried.

There were no items of correspondence.

Agenda Item 5: Audience Comments on Non-Agenda Items

There were no audience comments.

Unfinished Business

Zoning Administrator Darcia Kelley shared an update regarding the Visser Construction project for the Ride All Drive property. She has talked with both Jay Carl and Visser Construction. Heath Baxter, from Visser, told her that they are in the final stages of the necessary environmental and septic/well studies. Forty-three lots have been tested for septic; all but 3 passed due to the clay level. They may need to rearrange the layout. The next step will be arsenic testing. Both parties are confident that the project will move forward.

A revised ZBA Appeals Application for Variance form was shared. The form now reflects the 8 standards for variance listed in the Zoning Ordinance. A few typos were found that need to be corrected. After some discussion, Commissioner Posekany made a motion to accept the new form as presented with changes to show the correct numbering on the first page and the removal of the word "in" at the top of the second page. Motion supported by Commissioner Klepper.

Motion carried.

Denise Johnston and Joe Ryske were present to discuss her request to abandon an undeveloped road bisecting parcels off Burgess Lake Road. She has the 7 signatures required, but some residents have concerns about whether it will remain a right of passage. It was suggested that the easement for the road proposed for abandonment be transferred to the road currently being used. Denise will be talking more with the Road Commission to determine next steps.

New Business

There was no new business this month.

Zoning Administration – Kelley

- 3 complaints
- 4 permits – 3 accessory buildings, 1 new sign
- 15 burn permits
- 5 inspections

Township Board – Becher

- Gave a brief report from the August 14 Township Board meeting; minutes are available online

Zoning Board of Appeals – Putnam

- Nothing to report

Commissioners

Are there any comments, concerns, questions, or suggestions on any other topic?

- Commissioner Weger provided some updates from a recent City of Greenville Planning Commission meeting and a recent MTA meeting

Items for next Agenda

- Visser Construction update on Ride All Drive project
- Denise Johnston - road abandonment request update

The meeting was adjourned at 7:52 p.m.

The next meeting will be on September 20, 2023, at 7:00 p.m.

Respectfully submitted,

Deb Homant
Recording Secretary

Linda Weger
PC Secretary