

Conway Township Planning Commission Meeting Minutes

May 10, 2021

Conway Township Hall – 8015 N. Fowlerville Rd., Fowlerville, MI

Agenda	Items Discussed	Actions to be Taken
Attendees	<ul style="list-style-type: none">• Public: Two attendees• Township Board Members: George Pushies, Trustee, and Bill Grubb, Supervisor, and Anthony St. Charles present• Planning Commission Members present: Londa Horton, Meghan Swain-Kuch, Chuck Skwirsk-Keith Wasilenski, Dave Whitt• Planning Commission Members absent: -0-• Zoning Administrator: Todd Thomas, present• Livingston County Planning Commissioner: Dennis Bowdoin, present• Township Attorney: Abby Cooper, present• Township Planner: Chris Atkin, present	
Call to Order and Pledge to Flag	Chairperson Mike Stock called the Conway Township Planning Commission meeting to order at 7:00pm and led in the Pledge of Allegiance. He called roll call. All present. The next meeting is June 14, 2021 at 7pm.	
Minutes from last meeting	George Pushies moved to approve tonight's agenda. Second by Chuck Skwirsk. All in the favor. Motion passed. George Pushies requested a change to Land Division 1 to 4 General Law Ordinance in the minutes of the April 12, 2021 meeting. Second by Keith Wasilenski. All in favor. Motion passed. Keith Wasilenski motioned to approve the meeting minutes of April 12, 2021 with noted modification. Second by Chuck Skwirsk. All in favor. Motion passed.	
Communications		
Call to the Public	-0-	

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<p>Public Hearing</p> <p>Zoning Ordinance Revisions</p>	<p>7:04 pm opened public hearing on Zoning Ordinance revisions. No public comments. Closed public hearing. 7:07pm. The amendment to the general law land division will take place at the next at the Township Board meeting.</p>	
<p>Old Business</p>	<ul style="list-style-type: none"> • Laptop or tablets are provided for Planning Commissioners. If desired, contact the Clerk. “Can we secure township emails?” asked Meghan Swain-Kuch. PC members advised to contact the Clerk. • Reviewing pending zoning revisions list from Abby. <ul style="list-style-type: none"> ○ Event barns. Special use AR, R, and Industrial areas can be approved believes attorney, Abby Cooper. Sometimes the open space acts as an overlay. Motion for event barns draft of section 13.10w, moved Meghan Swain-Kuch, second by George Pushies. All in favor. Motion passed. ○ Accessory Structures amendments section 6.06. It takes you back to the definitions and it gets convoluted, commented George Pushies. Motion to move forward the accessory structure draft by George Pushies, second by Chuck Swirsk. All in favor. Motion passed. ○ Outdoor furnaces – George Pushies will ask the Township Board again to take action or not. ○ Tabled Accessory Dwelling Units ○ Parking Space Requirements – Add to the amendment section 15.04. Abby Cooper to put in a proposed row to the requirement table for event barns. ○ Medical marijuana caregivers – ZO Amendment Section 6.25 ○ Land Division – have Land Division 1 to 4 General Law Ordinance only applies to parcels of 10 acres or less. It’s reviewable by the township. Criteria includes the ratio depth to width of a parcel consisting of 10 acres or less that does not exceed a 4 to 1 ratio. We need to address the parent parcel, commented Abby Cooper. The ZO minimum lot size of 10 acres or less shall not exceed 1 to 4 width to depth. “Can we just refer to the Land Division Act from the State?” asked Londa Horton. Mike Stock recommended to refer to the ZO for land divisions and take the ratios out. Add language regarding the remainder of the parent parcel. 	<p>Abby Cooper to put in proposed row to event barn requirement table.</p> <p>Put on next agenda – Mike Stock</p>

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Old Business – cont'	<ul style="list-style-type: none"> ○ Solar energy collectors – 1000-foot setback is too much. 100 feet is average commented Chris Atkin. Dave Whitt made a motion to change setback to 200 feet. Second by Londa Horton. All in favor. Motion passed. 	
New Business	<ul style="list-style-type: none"> ● Keith Wasilenski made a motion to send to the Conway Township Board our recommendation of approval for the following proposed amendments to the Conway Township Zoning Ordinance: <ol style="list-style-type: none"> 1. Sign Standards. Replace Article 17 with new sign standards consistent with recent case law. 2. Site Development Requirements. To clarify site plan review and other development requirements applicable to certain uses in the AR, R, C, and I district's set forth in Articles 7, 8, 10, and 11. 3. Shared Drive. Revisions to Section 16.06(A) to remove site plan requirement; 16.06(F) to require construction of the shared driveway prior to issuance of a land use permit for a building. 4. Keeping of Animals/RTFA. Revise Sections 6.22 (A), (B) to include references to, and exclusion of, uses per the Right to Farm Act. 5. Airport Approach. Revise Section 6.23 to reference and incorporate the January 7, 2020 airport approach regulations and maps. <p style="margin-left: 20px;">Second by Chuck Swirsk</p> ● Roll call vote: Londa Horton, Meghan Swain-Kuch, Chuck Skwirsk Keith Wasilenski, Dave Whitt, Mike Stock – all Yes. 	
	<ul style="list-style-type: none"> ● Overall comprehensive Zoning Ordinance review to confirm accuracy to Master Plan and Cross Functional Articles – think about how we might accomplish this. 	

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Zoning Administrator Report	Todd Thomas granted three Use Permits for April 2021. <ul style="list-style-type: none">• A deck on Hidden Creek• A pole barn on Herrington• A deck on Eva Lane ZA list review of proposed zoning revisions.	
Update from the Board	George Pushies gave an update from the Township Board.	
Update from Land Division Committee		
Call to Public	-0-	
General Discussion	What to do about a neighbors' barking dog? Contact Livingston County Animal Control.	
Adjournment	Chuck Skwirk made a motion to adjourn, second George Pushies. All in favor. Motion passed. Adjourned at 8:40pm.	