

Conway Township Planning Commission Meeting Minutes

May 13, 2019

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

Agenda	Items Discussed	Actions to be Taken
Attendees	<ul style="list-style-type: none">• Public: Herm and Shirley Yost, Dennis Bowdoin, Mitch and Ruth Snyder• Township Board Members: Larry Parsons, Trustee present• Planning Commission Members present: George Pushies, Londa Horton, Mike Stock, Chuck Skwirsk, Keith Wasilenski, Caleb Jenkins.• Planning Commission Members absent: -0-• Zoning Administrator, Todd Thomas, present• Attorney, Abby Cooper, 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 10, 2019 at 7:00pm.	
Minutes from last meeting	Larry Parsons moved to approve the minutes of the April 8, 2019 meeting. Second by Caleb Jenkins. All in favor. Motion passed.	
Communications	<ul style="list-style-type: none">• <i>Township Focus</i> in May 2019 focused on solar panels and wind energy ordinances, pointed out Mike Stock.	
Call to the Public	-0-	

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Old Business	<p>a) Review Abby Cooper's list of 'Proposed Zoning Ordinance Amendments March 2019' (Attached). These are ordinance revisions. Confirm changes to send forward for June Public Hearing.</p> <ul style="list-style-type: none"> a. Items 1-6 have potential to go through Public Hearing for a change, commented Mike Stock. b. Questions still exist for items 7 and 8. c. Deerfield township does have a model sign ordinance, commented Abby Cooper. This is a local township similar to Conway township. d. Solar panel ordinance – discussion over size of panels. Locke township adopted solar panel ordinance with no size limit, comments on setback and landscaping, schedule of requirements for the lot, maximum percentage of coverage depending on lot size, commented Mike Stock. They are considered an accessory structure for ground mounted solar panels. <ul style="list-style-type: none"> i. 320 watts are generated per panel, commented Keith Wasilenski. To run an air conditioner, it would take 10 solar panels. ii. Recommendation to add 1000 feet onto item #9 and take it to Public Hearing. e. Larry Parsons made a motion to have a Public Hearing on items #1-6 and 9 changing it to 1000 sq. feet rather than 500. This is in section 6.26f. Second by George Pushies. All in favor. Motion passed. Abby Cooper to provide a draft to the clerk so Mike Stock can put it in the newspaper for the Public Hearing. 	<p>Abby Cooper to provide a draft to the clerk so Mike Stock can put it in the newspaper for the Public Hearing.</p>
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New Business	<ul style="list-style-type: none"> • James and Ruth Snyder of 4901 Nicholson Rd. shared drive agreement for Parcel ID#4701-24-400-027 and Parcel ID#4701-24-400-026 which is on 6424 Sherwood Road. Two lots share the one driveway. Is the Commission okay with the waiver? There is a shared maintenance agreement. They have to put in a culvert for the drain. Motion by George Pushies to approve waiver for the site plan review. Second by Caleb Jenkins. All in favor. Motion passed. 	
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	<ul style="list-style-type: none"> • Article 6 section 6.26 regarding changes for solar energy collectors. Discussion ensued regarding use of solar panels without a primary residence on the lot. In the MTA answer section, go to “S” for solar, commented Larry Parsons. • Chuck Skwirsk recommended we look for a smaller township planner. <i>Land Plan</i> is a smaller firm with Mark Idleson out of Lansing. Rob Sanford in Livingston County is also a planner. • Todd Thomas gave the Zoning Administrator report. Seven land use permits were issued for this month. 	
Update from the Board	Larry Parsons gave an update from the Township Board.	
Call to public	Livingston County Planning Commission is looking for another Commissioner, commented Dennis Bowdoin.	
General Discussion		
Adjournment	George Pushies made a motion to adjourn at 7:50pm. Second by Caleb Jenkins. All in favor. Motion passed.	