

WRIGHT TOWNSHIP
PLANNING COMMISSION MEETING MINUTES
APRIL, 18, 2016, 7:30PM

1. Meeting was called to order at 7:30 pm by Commissioner Dausman, with the Pledge of Allegiance, and a Prayer. Commissioners present at the meeting; Rich Dausman, Dan VanDyke, Gary Karr, and Denise Ruwersma. Steve Gray was absent. Also present were Greg Ransford, the Wright Township Planner, and Clerk Theresa Frank as meeting recorder. Public present at the meeting; Dennis Worrell, and Tracy Worrell
2. No parking in marked fire spaces was announced.
3. No additions to the agenda.
4. Ruwersma moved, and Karr supported the approval of the March 21st, 2016 Planning Commission Meeting. Motion Carried.
5. No public comments for items not on the agenda.
6. Considering the request from Rustic Rouge, LLC, to amend, section 502 – Special Uses of the Agricultural Zoning District of the Wright Township Zoning. Planner Greg Ransford, explained that Rustic Rouge LLC has requested to have banquet or reception halls as a special use in an agricultural zoning district. He also reminded the Commission that if the Commission did recommend the ordinance change, it would then go to the Township Board to adoption. The Public Hearing was opened at 8:13pm and closed at 8:14pm. At this time the applicants explained their request. They stated this change would benefit the Township by allowing new use for old, unused barns that would extend their life and help maintain their historical value. They stated that old barns are expensive to maintain. If the Township ordinance permitted using the barn for receptions and other gatherings, the income would provide funds to help preserve the structure. A case in point is an old barn on their property, which they would like to bring up to commercial standards, and offer it for wedding receptions, graduation parties, and similar uses.
After discussion the Commission recommended the following change to the Township Board as follows; k) a banquet or reception hall in preexisting accessory buildings or structures that were previously occupied for agricultural use for at least ten (10) years on the same lot as the primary residence. In addition to other possible considerations, the following may be reviewed for a proposed banquet or reception hall:

1. Hours and days of operation;
2. Number of attendees;
3. Provisions for parking and permitting alternative parking surfaces including maintained grass or pasture;
4. Proximity to residences;
5. Generation of noise.

Karr moved, and Ruwersma supported. Motion carried unanimously.

7. VanDyke moved, and Ruwersma supported to table the review of the Master Plan to the next Planning Commission meeting. Motion Carried.
8. No Commission member concerns.
9. Karr reported to the Commissioners that there was a movie company asking to have their schedule to film at the Berlin Raceway approve.
10. VanDyke moved, and Ruwersma supported to adjourn the meeting at 9:50pm. Motion carried.

Respectfully submitted by,

Theresa Frank Wright Township Clerk, Working as Planning Commission Recorder