

**Minutes of the special meeting of the Georgetown Township Planning Commission, held
Wednesday, July 10, 2019**

Meeting called to order by Chairman Smit at 6:00 p.m.

Present: Richard VanderKlok, Jessica Ulberg, Donna Ferguson, Tim Smit, Josiah Samy, Tom Healy, Jeannine Bolhouse

Absent: None

Also present: Mannette Minier, Zoning Administrator

#190710-01 – Agenda for July 10, 2019

Moved by Richard VanderKlok, seconded by Donna Ferguson, to approve the agenda as submitted.

MOTION CARRIED UNANIMOUSLY.

#190710-02 – Minutes of the June 19, 2019 meeting

Moved by Richard VanderKlok, seconded by Jessica, to approve the minutes as presented.

MOTION CARRIED UNANIMOUSLY.

#190710-03 – (REZ1903) Ordinance 2019-04 To change from (LDR) Low Density Residential to (RR) Rural Residential a parcel of land described as P.P. # 70-14-08-200-067, located at 3405 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

Kim Wagner represented the applicant and presented the request.

The Zoning Administrator presented a [staff report](#).

The chairperson opened the floor for public comments. No one was present to speak on this item. The chairperson closed the floor to public comment.

Moved by Donna Ferguson, seconded by Richard VanderKlok, to adopt the staff report as finding of fact and to recommend to the Township Board to approve the following resolution:

**Georgetown Charter Township
Ottawa County, Michigan
(Ordinance No. 2019-04)**

At a regular meeting of the Georgetown Charter Township Board held at the Township offices on _____, 2019 beginning at 7:00 p.m., Township Board Member _____ made a motion to adopt this Ordinance because the proposed zoning designation is **consistent** with the Master plan and the Future Land Use Map for the area; the area is **capable** of sustaining the uses within the RR district without addition public funds; the uses allowed within the RR district are **compatible** with the neighboring uses, as

recommended by the Planning Commission, and to adopt the staff report as finding of fact, which motion was seconded by Township Board Member _____:

AN AMENDMENT TO THE GEORGETOWN CHARTER TOWNSHIP ZONING ORDINANCE, AS AMENDED, AND MAP

THE CHARTER TOWNSHIP OF GEORGETOWN (the “Township”) ORDAINS:

ARTICLE 1. The map of the Georgetown Charter Township Zoning Ordinance, as amended, is hereby amended to read as follows:

(REZ1903) Ordinance 2019-04 To change from (LDR) Low Density Residential to (RR) Rural Residential a parcel of land described as P.P. # 70-14-08-200-067, located at 3405 Bauer Rd., Georgetown Township, Ottawa County, Michigan.

Except as expressly modified by the above, the balance of the Zoning Map of the Georgetown Charter Township Zoning Ordinance, as amended, shall remain unchanged and in full force and effect.

ARTICLE 2. Severability. In the event that any one or more sections, provisions, phrases, or words of this Ordinance shall be found to be invalid by a court of competent jurisdiction, such holding shall not affect the validity or the enforceability of the remaining sections, provisions, phrases, or other words of this Ordinance.

ARTICLE 3. Except as specified above, the balance of the Georgetown Charter Township Zoning Ordinance, as amended, and map shall remain unchanged and in full force and effect.

ARTICLE 4. Effective Date. The provisions of this Ordinance shall take effect upon the expiration of seven (7) days from the date of publication of this Ordinance or a summary of its provisions in accordance with the law.

The vote in favor of adopting this Ordinance was as follows:

- Yeas:
- Nays:
- Absent:

MOTION CARRIED UNANIMOUSLY AND ORDINANCE DECLARED ADOPTED.

CERTIFICATION

I hereby certify that the above is a true copy of an Ordinance adopted by Georgetown Charter Township Board at the time, date, and place specified above pursuant to the required statutory procedures.

Respectfully submitted,

Dated: _____, 2019

By _____
Richard VanderKlok
Georgetown Charter Township Clerk

MOTION CARRIED UNANIMOUSLY.

#190710-04 – Approve Extension for Prince Motors

Moved by Richard VanderKlok, seconded by Josiah Samy, to approve the 6 month extension for the special use permit (SUP1807) and site plan for Prince Motors, as allowed in Sec. 20.2(C) and Sec. 19.5(E).

MOTION CARRIED UNANIMOUSLY.

#190710-05 – Initiate Zoning Ordinance Amendment

There was discussion about a mobile food vending unit ordinance.

Moved by Richard VanderKlok, seconded by Josiah Samy, to initiate a Zoning Ordinance amendment as follows, with the notice to be published at the same time another notice is published.

3.25 Temporary Uses or Structures Requiring Zoning Administrator Authorization

C. Mobile food vending.

- (1) The Zoning Administrator, upon receiving an application, may issue a permit for the temporary use of mobile food vending in the OS, NS, CS, and I districts, including PUDs with non-residential components, with written permission of the property owner, unless on public property with approval by the Township Superintendent.
- (2) In considering a request for a temporary permit, the Zoning Administrator must determine that the operation of such a use is seasonal in nature and will not be established as a permanent use.
- (3) Each permit shall be valid for a period of not more than seventy-two (72) consecutive hours in a seven (7) day period. A maximum of 26 permits are allowed per property in a calendar year with a maximum of 3 mobile vending units per permit.
- (4) Each mobile food vending unit shall be parked in a paved parking lot, using only spaces that are not required for another use, and shall not be parked in any road right of way. There shall be sufficient paved ingress and egress. The unit shall meet all setback requirements for the principal building/use.

- (5) There shall be no outdoor storage. All rubbish and litter stemming from the mobile food vending operation shall be removed from the property after each day that the mobile food vending unit is in operation.

~~(C)~~ (D) In considering authorization for all temporary uses or structures, the Zoning Administrator shall consider the following standards:

- (1) that the use or structure does not have an unreasonable detrimental effect upon adjacent properties;
- (2) the use or structure is reasonably necessary for the convenience and safety of the construction proposed;
- (3) that the use or structure does not impact the nature of the surrounding neighborhood;
- (4) that access to the area or structure will not constitute a traffic hazard due to ingress or egress;
- (5) that adequate off-street parking is available to accommodate the use; and
- (6) that no parking space required for any other use shall be occupied by a temporary use or structure.
- (7) if any conditions of the temporary use permit or any requirements of the zoning or general ordinances are violated, the temporary use permit may be rescinded by the Zoning Administrator. (revised 1-28-02)

MOTION CARRIED UNANIMOUSLY.

#190710-06 – Other Business

#190710-07 – Adjournment

The meeting was adjourned at 6:50 p.m.