

Chikaming Township Planning Commission

November 3, 2021

Approved on December 1, 2021

The meeting was called to order with the pledge of allegiance at 6:30 pm by chairman John Chipman, with members Doug Dow, Cam Mammina and Jerry Kohn present. Township zoning administrator Kelly Largent and township attorney Charles Hilmer were also present. Planning commission members Bill Marske, Grace Rappe, and Andy Brown were absent.

The Agenda was reviewed, and Doug Dow moved to approve the agenda as presented, supported by Jerry Kohn. Motion Carried.

John Chipman provided an update on Union Green timeframe stating their impact assessment will be made available to the public once received with Union Green likely presenting in either the December or January planning commission meeting.

Minutes of the September 1, 2021 meeting were reviewed. Doug Dow provided four small grammatical changes to the 9/1 meeting minutes. Doug moved to approve the minutes with changes, supported by Cam Mammina. Motion Carried.

Unfinished Business:

Zoning Ordinance Amendment Update- Zoning amendments that were discussed and approved at 9/1 meeting go into effect on November 2nd.

New Business:

Dan Coffey, RE/MAX Harbor Country, 5888 Sawyer Road, Sawyer, requesting the Planning Commission to waive the standards of Chikaming Township Zoning Ordinance #144, Section 12(D) to allow a backlighted/interior lighted sign.

Cam Mammina disclosed that he is a realtor with a different RE/MAX brokerage.

Dan Coffey presented his plan for a backlit sign that would be approx. 2'x2' and lit with LED from the inside. Kelly Largent provided the appropriate sections of the zoning ordinance for waiving the standards. The commission discussed the signage and Dan Coffey asked to table the request until the 12/1 meeting. Doug made a motion to allow Dan to withdraw and present the following month, supported by Cam. Motion carried 3-1 With Jerry Kohn dissenting.

Site Plan Review: SO Stockholm Objects. Reinhard and Annette Brinkmeier, 13630 Red Arrow Highway, Harbert, requesting site plan review for an addition to a commercial building. Property is zoned C-H. Reinhard presented the addition to their commercial building.

Kelly Largent reviewed the applicants Site Plan Review with the planning commission. Most conditions have been met with the exception of approvals from County Drain Commission and Road department and soil erosion analysis. The commission discussed the site plan and Kelly informed them that they can make a final approval as well as initial approval if they feel it's ready to go. Doug Dow made a motion to approve both the initial and final site plan with the condition that approvals are received from Berrien County Drain Commission and Road Department, supported by Cam. Motion Carried.

Chikaming Initiative

Eric Neagu of the Antero Group and Michelle Kelly of Upland Design presented Harbert Streetscape concepts and provided an update on the Harbert Planning project. They shared design concepts or signage, benches, and planting and discussed the next steps moving forward including potential grant funding.

Public Comment

Jim Harper of Union Pier thanked the planning commission for their time spent on Union Green during the July meeting.

Adjournment

With no further business before the Commission Doug Dow moved to adjourn the meeting at 7:41 PM, supported by Cam Mammina. Motion carried.

Respectively Submitted

Cam Mammina Acting Secretary Chikaming Planning Commission