

MINUTES

Cascade Charter Township Planning Commission
Monday, August 5, 2013
7:00 P.M.

ARTICLE 1. Chairman Sperla called the meeting to order at 7:00 p.m.
Members Present: Hammond, Lewis, Mead, Pennington, Sperla, Williams ,
Waalkes.
Members Absent: McCarthy, Robinson
Others Present: Planning Director Steve Peterson, Township Manager Ben
Swayze

ARTICLE 2. Pledge of Allegiance to the flag

ARTICLE 3. Approve the current Agenda.

**Motion was made by Member Lewis to approve the Agenda. Support by
Member Mead. Motion carried 7-0**

ARTICLE 4. Approve the Minutes of the July 15, 2013 meeting.

**Motion was made by Member Pennington to approve the Minutes. Support by
Member Mead. Motion carried by vote 7-0.**

ARTICLE 5. Acknowledge visitors and those wishing to speak to non-agenda items

There was no one wishing to speak on non-agenda items.

ARTICLE 6. Case #13-3143 – Lawrence Herzberg

Property Address: 6056 Burton Street, SE

Requested Action: Special Use Permit to allow the construction of a 6ft. tall
fence in a portion of the front yard.

Planner Peterson stated that the zoning ordinance allows a 4 ft. fence in the
front yard. A Special Use Permit has been requested for a 6 ft. fence. The
applicant states they have talked to their neighbor who is in favor of the fence.
We have allowed three other 6 ft. fences in the neighborhood. My concern was
the sight line to the street and it is not an issue in this case.

Chairman Sperla requested if the Applicant had any comments.

Judith Kempf, 2559 Linda Avenue SE, attended on behalf of the applicant.

Member Lewis asked where the fence was going to be placed as there is a large tree that would interfere with the alignment of the fence. Member Lewis stated that in the future we need exact location of the fence.

Chairman Sperla asked for a motion. **Member Lewis made a motion for the approval of the Special Use Permit to allow the construction of a 6 ft. tall fence in a portion of the front yard at 6056 Burton Street SE. Supported by Member Mead. Motion passed 7-0.**

ARTICLE 7. Any other business

1. Township Manager Ben Swayze presented the Capital Improvement Plan Process. The Township is creating the 2014 budget and the 2014-2019 Capital Improvement Plan. The Capital Improvement Plan is a six year rolling planning document that helps us plan capital improvements over the next six years.

The six year Capital Improvement Rolling Plan is a requirement by the state. The Planning Commission is eventually charged with approving the Plan. The subcommittee in the past has been made up by members of the Planning Commission, Administrative Staff, and Township Board Members. I would like to resurrect that process. I am requesting that three Members of the Planning Commission be appointed to this subcommittee. I would recommend Member Lewis as he is on both the Planning Commission and the Township Board. The Staff will have their Capital Improvement Plan recommendations in the next couple of weeks and I would then disseminate the recommendations to the subcommittee to begin ranking the projects. The Capital Improvement document would then be created by the Administrative Staff and the Township Manager from these recommendations before going before the Planning Commission for approval.

Member Lewis, Meade and Waalkes agreed to serve on the subcommittee. Chairman Sperla asked for a vote. Vote passed 7-0.

2. Planner Peterson presented the Complete Streets Plan Update. Staff met with the Kent County Road Commission regarding the Complete Streets Plan. We received positive feedback.

The Complete Streets Plan is coming together and should be ready for our Community meeting soon.

3. Planner Peterson asked if there was any interest in attending the Planning Conference, to contact him for arrangements by the end of the week.

Member Lewis asked for an update on the 28th Street Project. Manager Swayze stated that the project was slated for completion in November but we have received word that the project is two weeks ahead of schedule.

Member Sperla requested an update on the Redwood Apartment Complex. Planner Peterson stated that the project is moving forward.

Member Lewis stated that it is a positive improvement in the Township to have cross access easement right of 28th Street repaired. Signage in the area is still confusing.

Member Lewis asked if there was any ordinance to limit panhandling in the Township. Manager Swayze said that most Townships do not have Ordinances as the push back comes from legitimate fundraisers.

Article 8. Adjournment

Member Lewis made motion to adjourn. Member Hammond supported. Motion carried unanimously 7-0. The meeting was adjourned at 8:05 pm.

Respectfully submitted,

Karen McCarthy, Secretary

Ann T Seykora, Planning Administrative Assistant