

**MINUTES**  
Cascade Charter Township  
Planning Commission  
Monday, September 17, 2018  
7:00 P.M.

**ARTICLE 1.** Chairman Sperla called the meeting to order at 7:00 P.M.  
Members Present: Johnson, Katsma, Krieter, Lewis, Noordyke, Pennington, Rissi and Sperla  
Members Absent: None  
Others Present: Community Development Director, Steve Peterson and those listed on the sign in sheet.

**ARTICLE 2. Pledge of Allegiance.**

**ARTICLE 3. Approve the current Agenda.**

**Motion was made by Member Pennington to approve the Agenda. Supported by Member Lewis. Motion carried 8 to 0.**

**ARTICLE 4. Approve the Minutes of the September 10, 2018 meeting.**

**Motion was made by Member Johnson to approve the minutes of September 10, 2018 as written with changes. Supported by Member Rissi. Motion carried 8 to 0.**

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

No visitors came forward.

**ARTICLE 6. Case #18:3482 Nathan Seeley**

**Public Hearing**

**Property Address: 9404 28<sup>th</sup> St SE**

**Requested Action:** The Applicant is requesting a special use permit to construct an accessory building over 832 sq ft.

Director Peterson stated that the Applicant is requesting a special use permit to construct a 30' x 56' building with a height of 14' tall at the midpoint. This requires a minimum 10' side yard setback. The building will be 15' from the property line. There are a few other buildings on the property. They have 17 acres. The new building will replace a chicken coop that will be torn down. This is a normal size building for a property such as this.

Director Peterson recommends approval of the special use permit as required with the following conditions:

1. The building cannot be used for living space or to run a business; and
2. Any outdoor lighting meets township regulations.

**Motion was made by Member Pennington to open public hearing. Supported by Member Krieter. Motion carried 8 to 0.**

No members of the public wish to speak on this manner.  
Director Peterson received an email from a neighbor Mr. Miller at 9370 28<sup>th</sup> St SE stating he has no objections to the building.

**Motion was made by Member Katsma to close public hearing. Supported by Member Johnson. Motion carried 8 to 0.**

**Motion was made by Member Noordyke to approve the special use permit to construct an accessory building over 832 sq ft with the conditions stated by Director Peterson above. Supported by Member Rissi. Motion carried 8 to 0.**

**ARTICLE 7. Case #18:3483 William Hillman  
Public Hearing**

**Property Address: 8790 52<sup>nd</sup> St**

**Requested Action:** The Applicant is requesting a special use permit to construct an accessory building over 832 sq. ft.

Director Peterson states that the Applicant is requesting a special use permit to construct a 36' x 48' building. The building has a lean to on each side and that area is added to the total square ft. It will have a 16' midpoint which requires a 40' side and rear setback.

Director Peterson recommends approval of the special use permit as required with the following conditions:

1. The building cannot be used for living space or to run a business; and
2. Any outdoor lighting meets township regulations.

**Motion was made by Member Rissi to open public hearing. Supported by Member Noordyke. Motion carried 8 to 0.**

No members of the public wish to speak on this matter.

**Motion was made by Member Rissi to close public hearing. Supported by Member Krieter. Motion carried 8 to 0.**

**Motion was made by Member Rissi to approve the special use permit to construct an accessory building over 832 sq ft with the conditions stated by Director Peterson above. Supported by member Noordyke. Motion carried 8 to 0.**

**ARTICLE 8. Case #18-3480 Mark Stachowiak  
Tabled from Meeting on September 10, 2018**

**Property Address: 7871 Shadybrook**

**Requested Action:** The Applicant is requesting a special use permit to construct an accessory building over 832 sq ft.

**Motion was made by Member Rissi to remove from the table. Supported by Member Johnson. Motion carried 8 to 0.**

Director Peterson has nothing new to add to the discussion.

Mr. Stachowiak stated the access drive placement will be determined by the applicant and the Kent Co. Road Commission and if not approved would come off the existing driveway. The fenceline is within boundaries determined by the survey. The fenceline was approved in May for a distance of 275 ft along Buttrick and additional fence has been installed in other areas since May for containment of kids and pets and to have privacy.

Director Peterson recommends approval of the special use permit as required with the following conditions:

1. The building cannot be used for living space or to run a business
2. Any outdoor lighting meets township regulations
3. Permit obtained from Kent Co Road Commission for access onto Buttrick; and
4. The existing building be removed no more than 30 days after completion.

**Motion was made by Member Rissi to approve the special use permit to construct an accessory building over 832 sq ft with the conditions stated by Director Peterson above. Supported by Member Johnson. Motion carried 8 to 0.**

**ARTICLE 9. Consideration of Resolution for Claude Robinson**

Director Peterson suggests passing this resolution for Claude for his many years on the Planning Commission and for his dedication.

**Motion was made to approve the resolution as seen by Member Rissi. Supported by Member Johnson. Motion carried 8 to 0.**

**ARTICLE 10. Any other business**

Director Peterson showed the Master Plan flyer with reminders of upcoming dates with opportunities for involvement along with additional information on the township website.

**ARTICLE 11. Adjournment**

**Motion was made by Member Johnson to adjourn. Supported by Member Rissi.  
Motion carried 8 to 0. The meeting was adjourned at 7:30 p.m.**

Respectfully submitted,  
Phil Johnson, Secretary