

CITY OF ALLEGAN and Allegan Township
Joint PLANNING COMMISSION MEETING
December 15, 2014
Allegan Township Hall
3037 118th Avenue, Allegan MI 49010

MINUTES

1) Call to Order

The meeting was called to order at 7:00 pm, by Chairperson Terry Skoglund.

2) Attendance

Present: Charles Tripp, Brad Burke, Deb Leverage, Cindy Manning, Stacie Gratz,
Cindy Thiele, Thomas Morton, Terry Skoglund, Karl Spreitzer, Marty Ruiter,
Mike Buese, Hollis Hough, Ted Heckman, Jim Connell

Absent: Sally Sturgis, Peter Savage

Others Present: Tasha Smalley (ZA), Rob Hillard, Andy Moore, Steve Schulz, Connie
Rushmore, Nora Balgoyen-Williams

3) Approval of minutes from October 20, 2014

Cindy Thiele made a motion to approve meeting minutes. Motion was supported by Karl Spreitzer. Motion passed by acclamation.

4) Public Hearing – none

5) New Business –

A. Wellhead Protection

Report was submitted by Fleis & Vandenbrink, Wellhead Protection and the City of Allegan. A wellhead committee has been put together including representation from the City and the Township. They had a meeting on December 4 to go over the report. The committee is to keep the policy up to date. Keep the aquifers and wells protected from contamination. A wellhead protection area has been designated in the City and some of the flow areas come from the Township; sprawls to Cheshire and Trowbridge Township. The City already has wellhead protection language in the zoning ordinance. The policy will help obtain grants in the future for projects. Mike Ruiter asked if the contaminated river gets into the aquifers. It was stated that it does not. The river has a thick underlining that contaminated do not get through. Terry Skoglund asked about old underground tanks. Old underground tank could get into the aquifers. The wellhead protection area is an area of concern for development. Example: a factory or gas station wishes to locate in that area there would be precautions to protect the water or not allow the use.

6) Old Business

A. Master Plan review – Andy Moore Williams and Works

Andy presented a packet including updated data and maps. Updated key population, demographics and land use data for City and Township. The City highest population is under 5. Good spread of all age groups. Allegan Township has increased in population. Township highest population is 50-54 and 10-14. These demographics will play key role in planning. What will this age range need: schools, sidewalks, hospital, etc. Township has 15% surface water, including wetlands. This knowledge will help guide growth in the right areas. Land use and development text had few questions if pertinent to City today. Rental vs home ownership, data gathered from American Community Survey may not be accurate, home value data for City and Township may be inaccurate. Andy will look into better data. The master plan maps were discussed. Some of the maps will need updating. Later in the review they will be discussed in depth.

Next in the process is to have community input. A few options were discussed by Andy. Visioning session and open house were discussed. The City and Township decided on the open house. Several topic tables will be set up and the public will be able to give input. Meeting will be mid-February, date not set at this time. The next joint meeting is Jan 19, 2015 at the Griswold.

B. Goals...

2014/2015 goals discussed; working on goals; with this joint township meetings

7) Communications/Correspondence-

Terry Skoglund read a letter that was received from a Township resident. It stated concerns regarding dogs. Unleashed dogs, dogs running loose, dog feces, etc. Terry Skoglund asked if the City has an ordinance for this issue. Tasha Smalley stated yes. The City police regulate the dog issues. Jim Connell stated the Allegan County Animal Control regulates the dog issues for the County. If a concern arises residents should call them. Over the past years they have worked hard to make this more efficient. They went from 6 weeks to a few hours time to address a complaint. The Township may not need to have additional rules and regulations if the County already has procedure in place.

8) Education – none

9) Public Comment – Rob Hillard state that the City of Allegan received a 250,000 grant for the riverfront development and another 100,000 for a kayak launch. Nora Balgoyen-Williams, Economic Development, said she had other Township business before the meeting and heard there was another meeting so she stayed. Thought the meeting was good and very informative.

10) Commission Comment- Karl Speitzer stated he likes the joint meetings. Terry Skoglund stated he is excited about what has been done and things we can do.

11) Future meeting dates.....next regular scheduled meeting January 19, 2015

12) Adjournment

Stacie Gratz made a motion to adjourn the meeting. Motion was supported by Karl Spreitzer. Motion passed by acclamation. -8:19pm

Respectfully submitted,

Tasha Smalley

Zoning Administrator