

## THORNAPPLE TOWNSHIP PLANNING COMMISSION

Regular Meeting, March 25, 2024

1. Call to Order:

- a. The meeting was called to order by Chairperson Tom Kilgore 7:00 p.m. at Thornapple Township located at 200 E. Main St. Middleville, MI 49333.
- b. Present: Linda Gasper, Tom Kilgore, Bryan Finkbeiner, Elaine Denton, Liz Hansson, and Craig Wandrie. Also Present: Phil Gensterblum, Amy Brown, Keri Case, and Caleb Case. (Sandy Rairigh was absent.)

2. Approval of Agenda:

**MOTION** by Gasper **SUPPORT** by Denton to approve the agenda as presented. **MOTION CARRIED** with 6 yes voice votes.

3. Approval of Minutes:

**MOTION** by Gasper **SUPPORT** by Denton to approve the Minutes from the January 22, 2024, Meeting Minutes as presented. **MOTION CARRIED** with 6 yes voice votes.

4. Citizen Comments: None

5. Public Hearings:

- a. Special Use # 167 – 4573 Bender Rd. – Homebased business, feeder insect breeding/sales.
  - i. Applicant Presentation – Keri Case explained there is a need for living insect feeders for people with reptiles as pets in the area. Currently Cutlerville, Hastings, or Nashville are the closest locations for live feeders. Ms. Case stated that she has been raising them for a while for her own pets, but several friends have shown interest. They are being raised in the basement and are all Michigan approved insects. None are invasive species.
  - ii. Staff Introduction – Gensterblum said he had mailed out notifications to all the surrounding neighbors. Only one had some questions. The neighbor talked with Case directly and then written an email to Gensterblum stating that he had all his questions answered and was giving his full support of her business.
  - iii. Public Comments Public Hearing OPEN: 7:07 p.m. No public attended the meeting, and no comments were received. CLOSED: 7:07 p.m.
  - iv. Commissioner Questions and Deliberation – Denton asked Case about the roaches. Ms. Case explained that these roaches are not native to Michigan, and they could not survive if they got out. Ms. Case also explained that they do not have wings so they can't fly, and they are raised in plastic storage bins and can't climb the smooth sides. She admitted it was possible for an insect to get dropped while being transferred but that possibility already exists when people bring the feeders into their homes from any supplier.

**MOTION** by Finkbeiner, **SUPPORT** by Gasper to approve Special Use #167 – 4573 Bender Rd. – Homebased business of feeder insect breeding/sales.

**Roll Call Vote:** Finkbeiner: yes, Denton: yes, Gasper: yes, Hansson: yes, Kilgore: yes, Rairigh: absent, Wandrie: yes. **MOTION CARRIED** with 6 yes voice votes.

6. New Business: None.

7. Unfinished Business: None.

8. Committee Reports:

- a. Ordinance Committee – [Kilgore, Finkbeiner, Rairigh, Gasper(alt)]
- b. Site Plan Committee – [Finkbeiner, Denton, Wandrie, Hansson (alt)]
- c. Joint Planning Committee – [Rairigh, Gasper, Denton, Kilgore (alt)]

9. Administrator's Report:

- a. Zoning Ordinance Audit: Kilgore stated that it is likely there will be funds available in the 2024/25 fiscal year budget to review and update the ordinances with Williams and Works. However, he is waiting to hear final details.
  - b. Zoning Report: Gensterblum has had eleven requests for permits so far this year, which is an increase of one over last year. Last year was a record year for activity, so this year looks to be another busy year.
  - c. Code Enforcement Report: Gasper asked Gensterblum if enforcement is complaint driven or if he is seeking out situations while out and about the township. He confirmed that it is complaint driven, although if he sees something while he is out, he will look into things, ask questions, and address anything that may need to be addressed.
10. Commissioner Comments: Gasper mentioned that the Master Plan Implementation Schedule calls for a review in 2024 with completion by 2025. Previously, Gasper, Rairigh, and Getty worked as a committee which then brought their proposed changes to the Planning Commission for feedback. Gasper felt that worked well and that a lot of improvements were made in the revision from 2020.

11. Adjournment:

**MOTION** by Finkbeiner **SUPPORT** by Gasper to adjourn the meeting at 7:16 p.m. **MOTION CARRIED** with 6 yes voice votes.



Sandra Rairigh, Secretary



Amy Brown, Recording Secretary

Approved 4/22/2024