

# ALPENA TOWNSHIP PLANNING AND ZONING COMMISSION

MINUTES - Special Meeting - Wednesday, September 16, 2009

**MEETING COMMENCED:** 7:00 PM

## PLEDGE OF ALLEGIANCE

### THOSE PRESENT

Larry Dehring, David DeKett-Chair, Jim Rau, Gary Schuelke, Fred Sterns and Karen Szymanski

### ABSENT

Chuck LeFebvre

### OTHERS PRESENT

Marie Twite - Supervisor

Fran Brink - Planning Consultant

Les Klimaszewski - Building Inspector

Mark Skiba - 2150 Sommerset Drive

James Dean - 1220 US 23 North

## PUBLIC MEETING PARTICIPATION RULES

### APPROVAL OF MINUTES

F. Sterns made a **motion** to approve the July 13, 2009 minutes, **supported** by G. Schuelke. *Motion passed unanimously.*

### CASE

**Case #P-03-09:** Leng Lee requested a **site plan review** for the construction of a family restaurant. Property is located at 1237 US 23 N, Parcel No. 012-009-000-876-00, in a B-2 zone district.

Builder Mark Skiba and neighbor James Dean were present to address this case.

F. Sterns made a **motion** to grant the SITE PLAN REVIEW, **supported** by J. Rau. Reasons for granting Case #P-03-09 were:

- a. Skiba stated that run off will stay the same.
- b. Landscaping - between the driveways there will be rocks, grass, flowers and shrubs. Area north of the building will be reseeded with grass.
- c. Signs - existing sign will not exist. New sign will be on the building and must meet township requirements.
- d. Concrete slab with 3 sided fence for garbage.
- e. Hours of operation will be 9:00 a.m. - 9:00 p.m. All these items were added to the site plan by Mr. Skiba.

**Roll call vote:** L. Dehring-aye; D. DeKett-aye; C. LeFebvre-absent; J. Rau-aye; G. Schuelke-aye; F. Sterns-aye; and K. Szymanski-aye. *Motion passed unanimously.*

**WORKSHOP - Master Plan Review**

The Commission, Fran Brink, Marie Twite and Les Klimaszewski discussed the future of the township. The Commission wants more business districts in the master plan. Appropriate districts for industrial district, cleaning up wetland areas and residential areas. Would also like to see amendments for wood burners that meet EPA standards and are smokeless.

**NEXT MEETING:** October 12, 2009 (tentatively)

**MEETING ADJOURNED:** 8:45 p.m.

Respectfully submitted,

Karen Szymanski  
Secretary

/ldt