

**MONTCALM COUNTY PLANNING COMMISSION
M I N U T E S**

Monday, June 20, 2005, 7:00 p.m.
Third Floor Conference Room
Administrative Building

Members Present: Franz Mogdis
John Johansen
Bruce Noll
Don Smucker
David Raney
Pete Haines

Members Absent: Phil Lund, Lonnie Smith

Participating Members Present: Don Lehman, MSUE

Others Present: Lisa Lund, Recording Secretary, Norb VanderSteen

Call to Order

Chairman Mogdis called the meeting to order at 7:00 p.m.

Pledge of Allegiance

Chairman Mogdis led the group in the Pledge.

Roll Call

Lisa Lund took roll call and announced a quorum present.

Public Comment

Chairman Mogdis opened the floor for public comment.

Don Lehman shared information from a presentation by Dr. Soji Adelaja and Mary Beth Lake at the June 16 coalition meeting regarding “Agricultural Viability and Resiliency Study” conducted by MSU Land Use Policy Program. He shared printed materials including a summary of the presentation (Handout A) and the PowerPoint presentation (Handout B). The study was conducted to rank agricultural lands by a variety of factors including agro-economic, market, social, and ecological conditions. Franz Mogdis said he was going to work with the researchers to include information from this report into the land use plan and obtain further insights into the issues and rankings presented. The study results will be used to support land use preservation. Franz Mogdis stated MSU is planning to fly over the whole state of Michigan to create Ortho maps by Fall. Don Lehman distributed an article discussing Property Development Rights (PDR) programs (Handout C). Don also presented information about a Request For Proposal for Land Use Policy Educator positions in counties or groups of counties (Handout D). Franz Mogdis asked Don L. to approach surrounding counties to determine if there is interest to package a cooperative submission.

Approval of Minutes

The minutes of the May 16 meeting were reviewed. Motioned by John Johansen to approve the minutes as presented. Seconded by Don Smucker. Motion carried.

Approval of the Agenda

The agenda was reviewed. Franz wanted to add invoice from Planning and Zoning under new business. Motioned by Pete Haines to approve the agenda as amended. Seconded by David Raney. Motion carried.

Reports

None

Old Business

All handouts noted are on file with the Recording Secretary.

Draft Fact Book

Franz Mogdis passed around a copy of the edited version of the fact book submitted to Planning and Zoning Inc. (PZC Inc.). PZC Inc. will attend July Planning Commission meeting to present a revised version of the fact book.

Franz Mogdis met with John Johansen and John Berchtold and representatives of the county equalization office and Land Information Access Association and believes they resolved the issue as it relates to having a usable base map. Some of the township facilities information is still missing and is still being pursued. Franz Mogdis was able to obtain the building permit information as discussed at last months meeting. The draft fact book will be ready for the Planning Commission meeting on the July 18 and the Montcalm Township Association meeting planned for July 19.

Franz Mogdis distributed the draft build-out analysis section from the fact book (Handout E). Franz asked Planning Commission members to submit editing comments to him by early next week.

Status of Planning Process

Franz Mogdis stated that while the planning process is about two months behind according to the original schedule, we are still on a reasonable timetable.

New Business

All handouts noted are on file with the Recording Secretary.

Planning and Zoning Center Inc. Invoices for Approval

Franz Mogdis received an invoice for work performed by PZC Inc. during May, 2005. The invoice was dated June 6 for the amount of \$1,525 (Handout F). The balance left on the contract after payment of this invoice would be \$42,460 which is less than half of total contracted amount.

Motioned by Bruce Noll to recommend payment by the Board of Commissioners in the amount stated on the invoice. Seconded by Don Smucker. Motion carried. Lisa Lund will forward these invoices to Melissa Hetherington.

David Raney stated that he has accepted a teaching position outside the county and will have to officially resign his position by the August meeting.

The July Planning Commission meeting will be held Monday, July 18 at 7:00 p.m.- Third Floor Conference Room, Administrative Building.

Motioned by John Johansen to adjourn. Seconded by David Raney. Motion carried.

Meeting adjourned at 7:57 p.m.

Respectfully submitted,

Lisa Lund, Recording Secretary