

**ADRIAN CHARTER TOWNSHIP PLANNING COMMISSION MEETING HELD AT THE
TOWNSHIP HALL**

MINUTES-March 28, 2023

ORDER OF BUSINESS:

Call to Order by Doug McGee 7:00

Pledge to the flag

Roll Call: McVay, Hribar, Doug McGee, Dawn McGee= Present
Buku, Becker, and Ruesink= Absent

Approval of Minutes:

Motion:McVay, Support: Hribar

The minutes from February 28th were unanimously approved. It should be noted that the charge for solar panel inspection should be changed from \$6 per solar panel to \$5 per solar panel.

Approval of Agenda: Motion: McVay, Support: Hribar

The agenda for the 3/28/23 meeting were unanimously approved

New Business: Item # 1Wendy Knox, Executive Director for Habitat and members of the First Christian Church of Adrian were requesting that the church house individual groups of college aged volunteers that would be serving on construction sites. They would be using the building for lodging when they are not working. They would be adding showers and upgrading the kitchen facilities so all operations would meet safety standards. They would be using the building to prepare meals and for sleeping. They would also be using the Kiwanis trail for sleeping needs. There would be 6-12 service members rotating through every 8-10 weeks as their terms are up.

Americore service members (college aged kids) would have tuition paid through this program. Mrs Knox commented that these individuals would be 8-10 weeks and another group would rotate in. "We would like this to be a long term commitment." Mrs. Knox mentioned there would be an on site supervisor 24-7. The initial thought was this program would be year round, but the most would be two groups at a time as it stands right now. This request would be for temporary housing, not a homeless shelter. The first group would maybe be ready by August 2023 and the next group would be spring of 2024.

Hribar made a motion to grant the church a special use permit for 1 year so long as the Adrian Township building inspector confirms that the church has met all of the appropriate occupancy codes. There was support from Dawn McGee. Doug McGee

voted yes and Phil McVay voted no. The motion passed. There were a couple of residents that live near the Adrian Christian Church that voiced their concerns and why they were not in favor of the habitat for humanity project housing the service members at the church.

Item # 2 Joe Rodriguez wants to use the property ID# No. ADO- 125-4208 located at 2577 North Adrian Hwy., Adrian , Mi 49221 to park his RV trailer and lodge in while renovating his house. Mr. Rodriguez wants to use the back area of the property which is 350' from the front road back by the rear of the DOT plant. Mr Rodriguez has contacted Black Swamp to empty waste from the trailer on a regular basis. Mr Rodriguez's request would require a special use permit. The planning commission had questions and concerns over the time period of this project request and also wanted to know how Mr Rodriguez would obtain his electrical power for the project. Would there be a generator on site and if so, would there be noise concerns from neighboring residents. The planning commission discussed all of these questions and concerns and thought it would be beneficial to talk with Mr. Rodriguez upon his return to his Adrian Michigan address before moving forward with this request. Dawn McGee made a motion to table this request with support from Hribar. The motion unanimously passed.

Public Comment: Mr. Coudron, Adrian township resident and neighbor of a house at 2550 Bent Oak Hwy, Adrian, Mi voiced his concern over this house being used as Airb/b. Our current land use and zoning does not permit this as an appropriate use in our township. Mr. Coudron mentioned there were people coming and going from this house since it being sold in November of 2022. The owners of the house are not living in this house and are advertising the house as an Airb/b. Mr. Coudron also mentioned that the house has several limbs down and has not been unkempt and is concerned of the property values of neighboring residences.

Old Business: The Planning Commission continues to work on census and statistical data to update the Land Use Plan.

Adjournment: Motion: Dawn McGee, Support: Hribar
The motion carried with unanimous support 8:30 adjournment

Respectfully Submitted,

Phil McVay, Secretary