

Keene Township Planning Commission

Corrected Commission Meeting Minutes - Tuesday, February 6, 2024

Denny Briggs called the meeting to order at 7:00 with the Pledge of Allegiance.

Roll call:

Present: Denny Briggs, Ray Krieger, Nancy Solomon, Matt Stahlin, Corey Wojcik, Cori Wilbur, Chistine Hendrick

There were approximately 30 members of the community present along with Jeanne Vandersloot, a representative from Invenergy and Aaron Roth.

Approval of last meetings minutes:

Corey motioned to approve last meeting minutes and Nancy seconded. Motion carried.

Changes to the agenda:

No changes. Board appointments will remain the same as last year.

Jeanne gave her Zoning Administration Report.

Report from Township Board Rep:

~~Corey~~ Corey stated that Taylor is working on the Solar Survey and that the Master Plan survey has been postponed. Bob Shafer stated that the six question survey is being sent to the group for review and will be discussed at next week's board meeting.

Public comments - Topics not on the agenda:

Dan Briggs asked if the new members were sworn in by the township board. Christine stated yes they were sworn in by Judge ~~Schafer~~ Sykes.

Dan Briggs also asked if the PC received paper copies of the green energy information. Dan stated that the Moratorium should not be voted on until everyone received and reviewed this information. Dan stated that at the December 6th meeting he made a motion which Ray seconded but this action was not noted in the minutes. Motion was made to rescind the approval of the minutes until verification of the video recording of the 12-6-23 meeting. Seconded by Matt. Video was reviewed by Keith, Dan and Nathan.

Old Business:

Food Truck or Food Trailer Ordinance was a proactive request by Jones. Cori spoke with the Health Department and learned there are two types of food trucks: Special Transitory and Mobile Food Establishment. The requirements are the same for both.

PC agreed to the following changes:

- Section 15.49
 - Letter A: After birthday party, add "auction and fundraisers".

- Letter D: Change to: “The hours of operation shall not be earlier than 6:00 a.m. and not later than 11:59 p.m.”
- Letter O:
 - #6: Change “property” to “properties”.
 - #7: Change “showing the proposed” to “showing each proposed”.
 - #10: Remove entire sentence.

Ray motioned to send the Food truck ordinance with changes for public hearing. Motion seconded by Matt. All said Aye. Motion carried.

Jeanne will submit for publication on 2-13-24, to be published in paper on 2-16-24.

Matt motioned to send for Public Hearing and Corey seconded. All said Aye. Motion carried.

Public hearing is set for March 5.

Agriculture Migrant Labor Housing:

Aaron Roth contributed good information regarding this topic.

PC agreed to the following changes:

- Definitions Section 2.02
 - Agriculture Migrant Labor Housing
 - Strike “located on farms”.
- Section 12:32 Agriculture Migrant Labor Housing
 - Letter D: Change “an single apartment” to “a single story apartment”
 - After Letter E add Letter F to state: int state: “Owner to notify local fire and emergency department upon receiving a certificate of occupancy”.
 - Change letters F to G, G to H, H to I and, I to J.

Matt motioned to send it to Public hearing upon completion of changes. Corey W seconded. All said Aye. Motion carried.

Jeanne will submit for publication on 2-13-24, to be published in paper on 2-16-24. Public hearing is set for March 5.

The video of the 12-6-23 meeting could not be viewed by Keith, Dan and Nathan. It was decided that the minutes previously approved and then rescinded will now be approved again. Corey W and Christine abstained but all others approved. Motion carried.

It was agreed by all PC members to create a non-compatible ordinance. The Invenergy Representative stated they would work with the township. Matt motioned and Corey seconded the following work meetings:

- March 5 (this is also the public hearing date)
- March 19
- April 17
- May 8 (regular PC meeting)

PC Member Replacement Applications and Recommendation to Board:

Denny stated that both he and Bob Shafer agreed that we need a full time farmer on the PC.

Ray has agreed to continue to serve on the PC for the time being. Interviews are being

postponed per Bob but a time limit was not specified. Cori asked if the open position is being advertised.

New Business:

Much discussion was made regarding the current Police Moratorium for Wind and Solar. It was determined that a stronger Moratorium is necessary. It was agreed that the Ordinance Moratorium in the future should state that it could be rescinded at a later date. PC members agreed to work on the Solar and Wind Ordinances.

Motion made by Nancy to accept the Moratorium as written. Christine seconded. Matt voted yes as long as the minutes stated it could be rescinded at a later date. Cori, Nancy, Christine, and Matt voted Yes. Ray, Denny and Corey voted No. Motion carried 4-3. Public hearing set for March 5.

Public Comment - Any Topic:

Cori W moved away from the PC table to state the following: Zoom meetings are not available for PC Members but are OK for the public. Public can make comments if PC says it's OK. Someone would need to do a transcript. Cori also stated that Zoom meetings in the future could be limited by the internet connection.

Motion to adjourn by Matt and seconded by Corey. Motion passed and the meeting adjourned at 9:25.

Minutes written by Nancy Solomon.