

## **BAINBRIDGE TOWNSHIP**

Planning Commission Meeting Minutes

November 18, 2024

The meeting was called to order by Chairman, Larry Burghdoff at Bainbridge Township Hall, 7315 Territorial Rd, Watervliet, Michigan 49098 at 7:00 pm.

### **ROLL CALL:**

**Present:** Larry Burghdoff, Alternate Chad Yetzke Melissa Morlock, Ron Bjes, Dave Peden, Don Baiers @7:17

**Absent:** Josh Blonde, Jim Doroh

### **PUBLIC COMMENT:**

OPENED: 7:02

CLOSED 7:02 NONE

### **APPROVAL OF AGENDA:**

Motion by Dave Peden/Chad Yetzke to approve the agenda. Voice Vote: All in Favor

### **APPROVAL OF MINUTES:**

Motion by Ron Bjes/Chad Yetzke to approve the September 16, 2024, minutes. Voice Vote: All in Favor

**NEW BUSINESS:** None

### **OPEN PUBLIC HEARING: MASTER PLAN**

OPENED: 7:03

CLOSED: 7:05

**PUBLIC COMMENT:** None

### **Document Changes:**

**Page 9 - Remove 1<sup>st</sup> paragraph:** ~~The population is among one of the most important factors in determining the growth in a community. Land use and services provided by a jurisdiction are impacted when the population changes. This chapter provides an overview of the demographic information in Bainbridge Township.~~

**Page 10 - Remove 1<sup>st</sup> sentence of third paragraph:** ~~however, projections do give some guidance on the potential for development. The projections have implications regarding future land use, the demand for various public services, and capital improvements.~~

**Page 11 - Change 3 to 4:** "Between 2010-2020 the Township received an average of ~~3~~ **4** building permits for new residential dwellings annually"

**Page 16 - Add "migrant camps" to 'Housing' paragraph:** Seasonal vacant housing units include those that are used for summer or winter sport/recreation, such as cottages on Pipestone Lake, winter cabins for snowmobiling or hunting, **and migrant camps**, intended for occupancy in certain seasons of the year.

**Page 28 - Include source (USDA) and update to current numbers and reclassification:**

1. Corn – 3,791 acres
2. Soybeans – 2,988 acres
3. Apples – 1,976 acres
4. Cherries – 1,447 acres
5. Grapes – 1,134 acres
6. Alfalfa Other Hay/Non-Alfalfa – 767 acres
7. Blueberries – 337 acres
8. Peaches – 157 acres
9. Peppers - 132 acres
10. Winter Wheat – 115 acres

**\*Source: USDA-National Agriculture Statistics Service (NASS)**

**Page 56 - Change 'Expand' to 'Maintain' for Goal 5:** ~~Expand~~ **Maintain** Highspeed Broadband Coverage.

**Page 67 – Add, at the discretion of the Planning Committee and pending Board approval, to the end of the first sentence:** The Zoning Ordinance is the primary tool that the Township utilizes to implement the Master Plan ***at the discretion of the Planning Commission and pending Board approval.***

**All other highlighted changes, which are spelling and grammar related.**

Resolution offered by Dave Peden/Ron Bjes to approve the Master Plan with approved edits. (attached)

**Roll Call Vote:**

**“Yes”** – Larry Burghdoff, Ron Bjes, Dave Peden, Don Baiers, Melissa Morlock, Chad Yetzke.

**“No”** – None

**CORRESPONDENCE:** None

**ADJOURN:** 8:22 PM

Motion by Dave Peden/Chad Yetzke to Adjourn

**Voice vote:** All in Favor

Respectfully,

Larry Burghdoff  
Planning Commission Chair