

Holly Township  
Planning Commission – Regular Meeting  
Minutes of March 07, 2017

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**Call to Order:** Chairman Gurski called the regular meeting of the Holly Township Planning Commission to order at 6:30 p.m. At the Holly Township Hall, 102 Civic Drive, Holly Michigan.

Pledge of Allegiance

**Roll Call:**

**Members Present:**

Ted Gurski, Chairman  
Shane Mooney, Commissioner  
Tony Engelberg, Commissioner  
Lloyd Kernen, Commissioner  
Pat Feeney, Commissioner  
AC Alrey, Commissioner  
Stacey Steckley, Commissioner

**Others Present:**

Mike Deem, Township Planner

**Agenda Approval:**

- **Commissioner Engelberg made a motion to approve the agenda as submitted. Commissioner Steckley supported the motion. A voice vote was taken, all those present voted yes; the motion carried by a 7/0 vote.**

**Public Comment – Agenda Items Only:** N.A.

**Public Hearings:** None

**Approval of Minutes – January 03, 2017.**

Commissioner Alrey would like to amend the wording on page 5, regarding his motion; he would like it to read that he made a motion to “make available” rather than “distribute” the 2017-2022 Master Recreation Plan. (Although that was not what was actually stated in the motion during the meeting.) The motion was based on the Township Planners request to have the Commission make a motion to “Distribute” the Master Plan, and A.C. moved to make that motion exactly as the Planner stated.

- **Commissioner Engelberg moved to approve the minutes as amended for January 03, 2017. Commissioner Mooney supported the motion. A voice vote was taken; all those present voted yes; the motion carried by a 7/0 vote.**

**Approval of Minutes** – February 07, 2017.

Commissioner Alrey would like amend his report, to show that he did not send out the training opportunities to everyone; instead, that Clerk Winchester sent them out.

- **Commissioner Engelberg moved to approve the minutes as amended for February 07, 2017. Commissioner Kernan supported the motion. A voice vote was taken; all those present voted yes; the motion carried by a 7/0 vote.**

**Communications:** None.

**Old Business:** None.

**New Business:**

**1. By-Laws – Proposed Resolution PC 2017-02.**

Update the document’s first line from “last reviewed in 2011” to “last adopted on 03/14/2011.”

- **Commissioner Alrey made a motion to adopt the By-Laws – Proposed Resolution PC 2017-02, as amended. Commissioner Feeney supported the motion. A roll call vote was taken; all those present voted yes; the motion carried by a 7/0 vote.**

**2. Wellhead Protection.**

Mike Deem found a draft copy of a Wellhead Protection plan, done in 2008 by the Township Attorney. He included a copy in the packet for everyone to review. He stated that it is well written and includes everything he would have said. It is missing a very key piece to the plan, which would be a map. Overhead photos would also be very helpful to add to the plan.

There are concerns about Shannon Distribution being in an area in regards to “permitted use.” This will be put on the agenda for discussion in April.

**Reports:**

Commissioner Mooney stated he thinks the new commercial property located on Dixie is zoned commercial, and that the clearing was possibly more about land balancing than saving the trees. He reminded everyone to keep Township conversations in Township emails.

Commissioner Alrey questioned if the meetings were moving to Karl Richter campus in the future. In May, the meetings will be moved to that space. He asked what was going on with the Grange Hall and Fish Lake Rd area, regarding the Act 425 agreement. Chairman Gurski stated it was still in the informational stage at this point. Also, what is the status of the Master Plan and Rec Plan? Mike Deem stated these were both being wrapped up and are ready to distribute to the public, they should be on the Township website as well. He attended a good all day course, held at Rose Hill recently, which he recommends.

Commissioner Kernen stated that Christmas in Action will be held April 4<sup>th</sup>, the first Saturday of the month. All the work is done in one day, which helps residents in need. There has been a spaghetti dinner, and an upcoming golf outing for fundraisers. It's a really good event, which helps out our fellow residents, and we're always looking for volunteers of any kind. From painting, to yard clean-up to skilled trades that can assist with needs of any kind.

Commissioner Feeney stated he will be attending an upcoming training session for Planning Commissioners that he is looking forward to. He is also relaying any information necessary to the Township Board, regarding discussions had on both sides.

Chairman Gurski stated that maybe his definition of land balancing is different, regarding Shannon Distribution; it seems that they have done more than originally planned. Maybe we need to revisit the definitions at a future meeting, pertaining to their Phase 1 and 2 stages of development.

**Public Comment:** N.A.

### **Adjournment**

Chairman Gurski, hearing no other business; adjourned the meeting at 9:02 pm.

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Courtney Bird  
Recording Secretary