

**WATERVLIET CHARTER TOWNSHIP
PLANNING COMMISSION
REGULAR MEETING MINUTES
FEBRUARY 13, 2024**

Present: Joseph Pater, Joseph Stepich, Deane Fizzell, Louis Nordell, Lane Blatchford, Colleen Curtis

Also Present: None

Acting Chairman J. Stepich called the meeting to order at 2:00 p.m.

The minutes of the December 5, 2023 meeting were read. D. Fizzell made a motion to approve the minutes as read. L. Nordell seconded and the motion carried unanimously.

Master Plan Up-Date

J. Stepich opened discussion on the up-date of the Township's Master Plan. He asked the commissioners to consider a number of questions. Providing copies, he asked them to review the table of contents of the current Master Plan and consider the current relevance of each category. He also presented a copy of a proposed community survey he drafted to use as a tool to obtain a better idea of resident concerns and expectations. Some categories included in the survey are: residential development, commercial development; as well as public services, schools, youth and senior services. A resident will be given the option to grade the several categories by marking that the category is either "Very Important," "Important," or "Not Important."

From the results of the survey, Stepich stated that it is hoped the Commissioners can ascertain whether residents desire that the township retains its rural character and that of a family orientated community, or what else they expect to see in the future. Stepich also stated that the Commissioners should take into consideration, the prospect of drafting some sort of green energy ordinance in compliance with recently adopted legislation at the state level and that more discussion should take place on this.

Stepich continued discussion by noting that the township receives funding through three sources; revenue sharing, millages and from the state for two recreational marijuana retail facilities located within the township. He asked, "What would bring more money in?" J. Pater suggested that perhaps the attraction of younger families with kids would be a significant start through the development of soccer fields, skating rinks and other facilities of that nature. L. Blatchford suggested Pickle Ball courts to generate additional revenues. Pater continued by noting that making the township and the downtown, or city areas, more attractive would go along way in attracting individuals willing to spend money in the area.

Stepich pointed out that near the end of the draft survey there is a question regarding taxes and millages and what of ten categories residents would have the willingness to

support as an increase in taxes and, Stepich inquired, should this question be included in the survey? J. Pater replied in the affirmative noting that millages fund schools and that schools are very important to the community if the attraction of young families is considered important. Pater also suggested the inclusion of a comments and suggestion space somewhere in the survey to allow respondents to voice their opinions on matters that the Planning Commission may not have considered.

With no further discussion or business before the Commission, D. Fizzell made a motion to adjourn. L. Nordell seconded and the motion carried unanimously.

The meeting was adjourned at 3:10 p.m.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Robert Lohr", written in a cursive style.

Robert Lohr
Zoning Administrator