

**ALLENDALE CHARTER TOWNSHIP  
PLANNING COMMISSION MEETING**

*December 4, 2017*

*7:30 p.m.*

*Allendale Township Public Meeting Room*

1. Call the Meeting to Order
2. Roll Call:  
Present: Longcore, Adams, Knoper, Zuniga, Schut  
Absent: Zeinstra and Kleinjans  
Staff Present: Planner Greg Ransford
3. Received for Information:
4. Motion by Schut to approve the November 6, 2017 PC Minutes as presented. Seconded by Adams. **Approved 5-0**
5. Motion by Longcore to approve the Agenda as presented. Seconded by Knoper. **Approved 5-0**
6. Public Comments for *non-public hearing items*: None
7. Public Hearing:  
A. Section 12.07D – Procedures, Step 4 Final PUD Site Plan Review  
B. Section 12.07E – Procedures, Step 5 Township Board Action and Public Hearing  
  
Both sections were discussed and acted on together. Planner Ransford reviewed his memorandum regarding the changes to these sections.  
  
Chairman Longcore opened the public comment section of the Public Hearing.  
No Public comments were received.  
Chairman Longcore closed the public comment section of the Public Hearing.  
  
Commissioners discussed the wording of Section 12.07D.3 and directed Planner Ransford to remove the word *reasonable*.  
  
Commissioners discussed the wording in Section 12.07E.1 and directed Planner Ransford to change the wording of the final sentence to read as follows:  
  
*Except for a Final PUD Site Plan required by Section 12.11C of this Ordinance, or otherwise required by the PUD resolution or elsewhere within this Article, no Final PUD Site Plan shall be reviewed by the Township Board when the original PUD resolution identifies the available uses within the PUD.*  
  
Motion by Adams to recommend to the Board that they approve zoning text amendments to Section 12.07D and Section 12.07E with the aforementioned changes directed to Planner Ransford. Seconded by Schut. **Approved 5-0**
8. Site Plan Review:
9. Old Business:
10. New Business:
11. Public Comments:

12. Township Board Reports:
13. Commissioner and Staff Comments:  
Commissioners discussed the Funeral Home/Daycare PUD and if the changes to the ordinance would have changed the outcome of that at application.  
Commissioner Schut will not be at the next meeting.  
Planner Ransford stated that there are not any applications pending at this moment, but there might be an amendment to the Kleinjans Site plan. Chairman Longcore discussed the possibility of cancelling the next scheduled meeting.
14. Chairman Longcore adjourned the meeting at 7:48 p.m.

**Next meeting December 18, 2017 at 7:30 p.m.**

