

# Almont Township

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## ALMONT TOWNSHIP PLANNING COMMISSION REGULAR MEETING

June 10, 2015

The regular meeting of the Almont Township Planning Commission was called to order at 7:00 P.M. by Chairperson Bryan Zender at the Almont Township /Village Hall, 817/819 N. Main Street, Almont, Michigan 48003. Roll call was taken.

**MEMBERS PRESENT:** Steve Francis, Jean Gross, Fred Hunter, Mark Lauwers, , Clay Stroup, and Bryan Zender. Also present was Doug Piggott from ROWE Professional Services.

**MEMBERS ABSENT:** Excused were Commissioner Kim Streeter and Cory Mabery, P.E. from Davis Land Surveying and Engineering, PC.

**ALSO PRESENT:** 4 guests

**CORRESPONDENCE:** Presented

**MINUTES: MOVED BY FRANCIS AND SUPPORTED BY LAUWERS TO RECEIVE THE MINUTES FROM MAY 13, 2015 AS PRESENTED. MOTION CARRIED.**

**PUBLIC COMMENTS:** None offered

**LATE AGENDA ITEMS:** Pre-application from SirCo Scape (7375 Tubspring Road) site & use modifications

Mr. Ryan Siarkowski owner of Sirco Scape was present along with his partner John D'Anna and Jason Arnott of Earth Environments, a landscape architect. Mr. Siarkowski noted that he would like to expand his business to be an urban industrial farm. The expanded business would include greenhouses, a fish farm, earth stone products that will be manufactured on site, aquascapes, wholesale and retail sales, wood processing (mulching) and nursery. Mr. Siarkowski also stated that he would like to do some organic recycling and recycling of metals.

Planner Doug Piggott went through his review noting that there were several things that would need to be defined in detail by the applicant. The planner noted that some of the proposed uses are permitted while other uses are not due to the industrial zoning of the property. As these proposed uses seem to be all inclusive and a part of the proposed business, the applicant will need to seek special land use approval.

LATE AGENDA ITEMS: Pre-application from SirCo Scape (7375 Tubspring Road) site & use modifications continued:

Discussion was held by the Commissioners on the proposed uses. Consensus agreed that the applicant would need to redesign his site plan so that it would be in compliance with the zoning ordinance and that the applicant would need to provide in more detail each and every aspect of the proposed uses. The commissioners suggested that because the proposed expansion is quite large in scope, to break the site plan up into phases. The applicant was also encouraged to take advantage of the joint meeting that is available between the Township's Planner, Engineer, Supervisor, Zoning Administrator, and one of the commissioner's.

**INTRODUCTION:** None

**PUBLIC HEARINGS:** None

**NEW BUSINESS:** 1. Review Article 5 – Special Land Use Review Procedures

Planner Doug Piggott reviewed the proposed amendments to Article 5. Mr. Piggott was asked to provide a draft document of the proposed changes for the next meeting.

**OLD BUSINESS:** 1. Review Article 4 – Site Plan Review Requirements and Procedures

Planner Doug Piggott reviewed the draft of the proposed revisions to Article 4. Consensus was to accept the revisions as proposed and wait until the remaining amendments to Zoning Ordinance No. 39 are completed before holding a public hearing.

**Reports:**

Planner- None

Engineer: None

Zoning board of Appeals –A meeting is scheduled for June 22<sup>nd</sup> to consider a variance from Article 2, Section 2.02.3.

Zoning & Building: None

Planning Commission – General Comments: Due to a lack of agenda items the July meeting may be canceled.

Proposed Agenda – July 8, 2015: Old Business: Review proposed draft amendments to Article 5  
New Business:

**MOVED BY HUNTER AND SUPPORTED BY LAUWERS TO ADJOURN THE MEETING AT 8:49 P.M.**

**MOTION CARRIED**

Respectfully submitted by:

*Ida L. Lloyd*

Ida L. Lloyd, Recording Secretary

