

**WHITE LAKE TOWNSHIP  
PLANNING COMMISSION**  
Regular Meeting  
7525 Highland Road  
White Lake, MI 48383  
**January 4, 2007 @ 7:00 p.m.**

Chairperson Novak-Phelps called the meeting to order at 7:00 p.m. Roll was called and all the members were present.

ROLL CALL: Steve Anderson  
Todd Birkle  
David Chabot, Vice Chairperson  
David Lewsley  
Michael Long  
Gail Novak-Phelps, Chairperson  
Sue Schweim, Secretary  
Beverly Spoor, Board Liaison  
Stan Woodhouse

Also Present: Stephen T. Rumble, AICP, PCP, PWS, Community Development Director  
David Birchler, AICP, PCP, Township Consultant  
Lynn Lindon, Recording Secretary

Visitors:1

**Approval of Agenda:**

**Mr. Birkle moved to approve the agenda as presented. Mr. S. Anderson supported and the MOTION CARRIED with a voice vote. (9 yes votes)**

**Approval of Minutes:**

- a. Regular meeting of December 7, 2006

**Mr. Birkle moved to approve the minutes of December 7, 2006 as presented. Mr. Woodhouse supported and the MOTION CARRIED with a voice vote. (8 yes votes; 1 abstained - Spoor)**

**Call to the Public:** (for items not on the agenda)

Mrs. Novak-Phelps opened the discussion for public comment on items not listed on the agenda, but none was offered.

**New Business:**

- a. Draft meeting dates for 2007

**Mr. Woodhouse moved to approve the 2007 meeting dates as presented. Mrs. Spoor supported and the MOTION CARRIED with a voice vote. (9 yes votes)**

b. Election of Officers

**Mr. Woodhouse moved to elect David Chabot as Chairperson, Sue Schweim as Vice Chairperson and Todd Birkle as Secretary. Mr. Long supported and the MOTION CARRIED with a voice vote. (9 yes votes)**

c. Amendments to Planning Commission By-Laws

Mr. Birkle indicated that most of the amendments to the by-laws reflect correct references and dates to the Zoning Enabling Act.

Page 9 was amended to eliminate the reference to "Roberts Rules of Order". The attorney felt this was a good idea and the by-laws already state how meetings are to be conducted. Mr. S. Anderson was concerned that there would be issues with tabling cases and how to identify things if Roberts Rules were not being called. Mr. Birchler noted that the process of the meeting is already in the by-laws and Mr. Rumble added that this could allow diverting from those rules in certain circumstances.

Mrs. Novak-Phelps questioned page 6, wherein after the chairperson recognizes the member, staff or agent, one of those 3 could direct questions or comments to the audience. She indicated that the Planning Commission has never done this and she feels this could lead to a lot of banter between commission members and the audience. Mr. Birchler clarified that sometimes the applicant may bring someone with them or a person in the audience could raise a valid issue that might warrant more conversation.

On page 10 item j, the term "motions shall be recorded by roll call vote including the position taken by each member", it was determined that they will strike "including the position....".

Page 11 referencing tabling considerations, the 2<sup>nd</sup> sentence will be stricken, since the 1<sup>st</sup> sentence seems to say it all.

**Mr. Lewsley moved to adopt the recommended amendments to the By-Laws. Mr. Woodhouse supported and the MOTION CARRIED with a voice vote. (9 yes votes)**

**Community Development Director's Report:**

Mr. Rumble had nothing further to add.

**Communications:**

- a. **Next meeting dates:**
- Study Meeting – January 18, 2007
  - Regular Meeting – February 1, 2007

**Other Business:**

Mr. Long stated that he has issues with the signage specifically at the new mattress store. It would appear the tenant has used 10% of the building frontage, not his store frontage. Mr. Rumble indicated that the tenant has 3 units, but signage is only on one section and this could be due to the façade/structure. Mr. Rumble stated he could talk to the building official on how the ordinance is interpreted or do an ordinance amendment until then. Mr. Long would like to see something that the township could reinforce. Mr. Woodhouse suggested having signage per lineal foot of what is being occupied. He feels an amendment is in line to specify, especially when the township starts getting into 2-story buildings. Mr. Rumble suggested analyzing this issue again at the next meeting.

Mrs. Novak-Phelps noted that she received a complaint about the mattress store, wherein they got a C of O before the fire inspection. As it turned out, the emergency exit sign was located in the back storage room. Mr. Rumble noted that he signs off on planning department issues and usually, the fire department

doesn't hesitate to complain when they have an issue. This should be resolved between the Fire Chief and the building official.

**Adjournment:**

**Mr. Schweim moved to adjourn the meeting at 7:51 p.m. Mr. Birkle supported and the MOTION CARRIED with a voice vote. (9 yes votes)**