

## **Bengal Township Planning Commission Meeting Minutes August 31, 2022**

Members Present: Kurt Koenigsknecht, Lori Pung, Nolan Solomon, Brenda Zlotek

Members Absent: Sam Nielsen

Public Present: Christopher Khory- Township Zoning Administrator, Tom McComb- Township Inspector/Enforcement Officer, Nick McDonald -Township Supervisor, Forrest Thurston, Kimberly and Richard Poljan

**Meeting called to order at 7:02 PM by Chairman Solomon**

**Pledge of Allegiance led by Chairman Solomon**

**Agenda Approved as presented**

**Motion by Kurt Koenigsknecht to approve the July 27, 2022 minutes as presented, seconded by Nolan Solomon, Motion Carried.**

**Public Comment on Non- Agenda items- none**

**Township Inspector/Enforcement Report:** Mr. McComb reports there is still one ongoing clean up of “junk” on property. It is progressing, however, Mr. McComb will be issuing a letter notifying the property owner they have 14 days to submit a plan of correction and then 60 days to complete the site cleanup and become compliant with the Zoning Ordinance. During the course of reviewing the “junk” complaint it was noted by the Inspector that an adjacent property is in the process of building a non-approved deck, the property owner will be contacted with instruction on how to follow up for Zoning Compliance on their new deck.

Mr. McComb is ending his contract as the Township Inspector/Enforcement officer and he will transfer all the documentation for current issues to the Planning Commission Chairperson prior to his departure. The Planning Commission thanks Mr. McComb for his service to the Township. Mr. Forrest Thurston, a long term Bengal Township Resident of 5372 W. M21 St. Johns MI 48879, expressed interest in the vacant position and was available to the Planning Commission for any questions related to his experience with building and ordinances.

**Lori Pung motioned to Recommend the Bengal Township Board hire Mr. Forrest Thurston as the Bengal Township Inspector/Enforcement Officer, seconded by Kurt Koenigsknecht, Motion Carried.**

**Zoning Board of Appeals Report:** Kurt Koenigsknecht reports there was no meeting last month. The ZBA has one appeal related to an accessory structure scheduled in September.

### **Old Business:**

Zoning Language- Solar Energy Facilities Master Plan Addendum:

**Lori Pung motioned to recommend to the Bengal Township Board the Master Plan Addendum- Solar Farms Draft 8-25-2022, as amended to correct the Community Solar Garden Language. Seconded by Kurt Koenigsknecht, Motion carried.**

The Planning Commission discussed the zoning language drafts presented by Chris Khorey on Solar Energy Facilities, Civil Infractions, Temporary Dwellings, and changes to the township FAQ’S.

**New Business:** none

**Public Comment on Agenda Items:** Richard Poljan had questions related to the process and time line for adoption of the Zoning ordinance changes and Master Plan changes. Zoning Administrator Chris Khorey addressed Mr. Poljans questions. Mr. Tom McComb wished to express his opinion on the Townships Legal Counsel and their lack of response to his request for meetings and questions several months ago. He indicated that lack of response had a contributing factor in his resignation.

**Planning Commission Comments:** Discussion related to the necessity of providing Zoning amendments to the County Planning Commission for Review with Chris Khorey.  
Lori Pung expressed a request be made to Township Assessor Dr. Mark Holley to attend an upcoming Township Planning Commission Meeting for Q & A.

Meeting Adjourned by Chairperson Solomon at 9:12 PM.

Respectfully Submitted pending Approval

Brenda Zlotek,  
Bengal Township Planning Commission Secretary'

Approved  
09\_\_/\_28\_/2022