

ROSS TOWNSHIP
KALAMAZOO COUNTY, MICHIGAN

NOTICE OF PLANNING COMMISSION MEETING
AND PUBLIC HEARINGS ON SPECIAL LAND USE REQUESTS,
ZONING ORDINANCE TEXT AMENDMENT, AND REZONING
TO BE HELD ELECTRONICALLY

TO: THE RESIDENTS AND PROPERTY OWNERS OF THE TOWNSHIP OF ROSS,
KALAMAZOO COUNTY, MICHIGAN, AND ALL OTHER INTERESTED PERSONS:

Please take notice that a regular meeting of the Ross Township Planning Commission will be held on July, 27, 2020 at 6 p.m. by electronic remote access and will include the following:

1. A public hearing and Planning Commission action on the request of William Weiant for special land use approval to construct an alteration to the exiting roof on the detached garage at 1396 E. C Ave., within Ross Township, in accordance with Section 22.3B of the Ross Township Zoning Ordinance. The proposed construction will increase the height of the roof by a change from a flat roof to a pitched roof resulting in an expansion of a nonconforming building that is only permitted as a special land use under the Zoning Ordinance. The applicant is also requesting approval of a site plan for the proposed construction. The subject property is located in the R-1 Low-Density Residential Zoning District and has the following parcel identification number for property tax purposes: 3904-17-203-010.
2. A public hearing and Planning Commission action on the request of Dale Brown and Lisa Gardner for special land use approval to construct a 36 x 56 pole building on vacant land and located in front of the proposed residence at 7780 N. 46th St., within Ross Township, in accordance with Section 18.4D and 18.4E of the Ross Township Zoning Ordinance. The proposed construction is only permitted as a special land use under the Zoning Ordinance. The applicant is also requesting approval of a site plan for the proposed construction. The subject property is located in the R-R Rural Residential Zoning District and has the following parcel identification number for property tax purposes: 3904-24-130-061.
3. A public hearing and Planning Commission action on the request of Allendale Park LLC for rezoning an approximately 0.64-acre parcel from Medium Density Residential Zoning District (R-2) to Bay Commercial Zoning District (C-1) at 156 and 160 E. Gull Lake Dr. within Ross Township, in accordance with Article 25 of the Ross Township Zoning Ordinance. The subject property has the following parcel identification number for property tax purposes: 3904-20-178-020.

4. A public hearing on proposed zoning ordinance text amendment to Article 1 Section 1.3 of the Ross Township Zoning Ordinance to add a last sentence as follows: "Notwithstanding any provision herein, the Michigan Right to Farm Act, Public Act 93 of 1981, and lawfully adopted Generally Accepted Agricultural and Management Practices thereunder shall control over the provisions of this ordinance to the extent of any conflict."
5. Such other and further matters as may properly come before the Planning Commission.

Electronic remote access, in accordance with the Michigan Governor's Executive Order 2020-129, will be implemented in response to COVID-19 social distancing requirements and limitations on indoor meeting numbers as provided for by Executive Order of the Michigan Governor. The public may participate in the meeting through Zoom access by computer and smart phone using the following link:

<https://us02web.zoom.us/j/2828593848?pwd=UXZBUkFDWHVURmIYT3IldUlyM1I0UT09>

Meeting ID: 282 859 3848

Password: 470

The public may also participate by calling into the below toll free number:
877 853 5257 US Toll-free Password: 470

Members of the public will be able to speak during the public comment and public hearing portions of the meeting and such comments will be limited to three minutes per person for each item. To provide for orderly public participation a person wishing to speak must state their name and request to be recognized by the Planning Commission Chairperson. The Chairperson will recognize all persons wishing to speak during public comment and public hearings. If, prior to the meeting, members of the public have certain questions or wish to provide input on any business that will be addressed at the meeting then such persons may contact the Planning Commissioners through Norm Kellogg, Ross Township Clerk, by email to Clerk@rosstown.comcastbiz.net, or by mail at 12086 M-89, Richland, Michigan 49083.

The proposed text amendment, applications for the special land uses and site plans, application for re-zoning and the Ross Township Zoning Ordinance/Map/Land Use Plan may be examined at the Township Hall by contacting the Ross Township Clerk during regular business hours on regular business days maintained by the Township offices from and after the publication of this Notice and until and including the day of the meeting.

Ross Township will provide necessary reasonable auxiliary aids and services at the meeting to individuals with disabilities upon 72 hours advanced notice to the Township. Individuals with disabilities requiring auxiliary aids or services should contact the Township Clerk by email, phone, or mail at the below.

Ross Township Planning Commission
By: Jim Lauderdale, Chairperson

Norm Kellogg
Ross Township, Clerk
12086 M-89
Richland, Michigan 49083
Phone 269-731-4888
Email Clerk@rosstown.comcastbiz.net