

Helga Township  
Planning Commission Meeting Minutes  
May 1, 2013

**PRESENT:** Eric Schulke, Mona Dagestad, Silas Hooker, Verlyn Skersick and Brian Hughes

Meeting was called to order at 7:10 PM. The pledge of allegiance was recited.

**APPROVAL OF PREVIOUS MINUTES:**

**Motion** by Brian to approve the April 3, 2013 meeting minutes with no changes, **second** by Silas and **approved**

**ORDINANCE DISCUSSIONS AND RECOMMENDATIONS:**

Land use Map -discussed the need for a Land Use Map as the ordinance refers to it. **Motion** by Mona to get a map, **second** by Verlyn, **approved**. (Page 10, Article V, Section 1)

Our Attorney states we do not have the authority to accept/approve conditional use permits in the agriculture/rural residential district. We discussed numerous examples and scenarios **Motion** by Silas, that we add language to include the option of applying for a conditional use permit (CUP) when living in the agriculture/rural residential district, **second** by Brian, **approved**. (Page 13, Article VI, Section 1)

Commercial District (C1 & C2) – Discussion regarding the need for two commercial districts. **Motion** by Brian that we combine C1 and C2 so as we only have one commercial district, **second** by Silas, **approved**.

Conditional Uses in the Commercial District – Discussion regarding the need for the list of condition uses within the commercial district. Decision was to remove the list. **Motion** by Silas to remove the list of uses allowed in a commercial district with a CUP, **second** by Brian, **approved**. (Page 14-19, items 1 - 114).

Class B Home Occupations - **Motion** by Eric to remove the Class B Home Occupation from the ordinance, **second** by Verlyn, **approved** (Page 21, Section 3, C)

Land Use Administrator – Through discussion it was decided that we did not feel there was a need for a Land Use Administrator position and that applications could be accepted by the township clerk position. **Motion** by Silas to remove the land use administrator position from the ordinance, **second** by Verlyn, approved. (Page 36, Section 3, A-C)

Topics for next meeting agenda:

- Interim Use
- Redefine Class A Home Occupations
- Consider language regarding site inspections

Silas discussed a phone conversation he had with Mona.

Brain will make proposed changes to a copy of the ordinance.

Next meeting is Wednesday, June 5<sup>th</sup> (7PM) Helga Town Hall.

**ADJOURNMENT: Motion** to adjourn by Brian, **second** By Mona, **approved** at 9:12 PM

Respectfully submitted by:

Mona Dagestad  
Mona Dagestad

6-5-13  
Date

Silas Hooker  
Silas Hooker

6-5-13  
Date