

Chairperson Denhof called the meeting to order at 7:00 p.m. Other members present: Duane Anderson, Paul Herremans, Troy Goodno, Norm VanDyke. Dale Fedewa and Charles Lane were absent. Zoning Administrator Julie Lovelace was also present.

Agenda Approval-

Motion by Herremans to approve the agenda. Second-VanDyke, motion carries.

Public Comment- None**Approval of Minutes-**

Motion by VanDyke to adopt the minutes of November 28, 2022 as presented. Second Anderson, motion carries.

New Business-

Election of Officers- Motion to elect Herremans as Vice-Chairperson, motion to elect VanDyke as Vice-Chairperson. Roll call vote: Anderson-Herremans, Denhof-VanDyke, Fedewa-absent, Goodno Herremans, Herremans-VanDyke, Lane-absent, VanDyke-Herremans. Paul Herremans is elected as Vice-Chairperson for 2023.

Motion to elect Denhof as Chairperson. Roll call vote: Anderson-Denhof, Denhof-abstain, Fedewa-absent, Goodno Denhof, Herremans-Denhof, Lane-absent, VanDyke-Denhof. Jon Denhof is elected as Chairperson for 2023.

Helen Dietrich was appointed as recording secretary.

Jon Denhof was appointed as representative to the Zoning Board of Appeals.

Meeting Dates- Motion by Goodno, second by Herremans to approve the schedule of meeting dates for 2023. Motion carries

Annual Report- Planning Administrator Lovelace gave a review of the Planning Commission for the 2022 year. Motion by VanDyke, second by Anderson to accept the report. Motion carries.

Land Division Application-21857 16th Ave-Marc McKinley-Mr. McKinley discussed the property in question. Motion by VanDyke, second by Anderson to bring the application to public hearing. Motion carries

Old Business-

Master Plan complete draft-The Commission proposed changes to the master plan map. The plan will be sent to the attorney for review.

Accessory Dwelling Units- Commission read through the first draft. Proposed changes to size and acreage.

Planning Commission Discussion-

Board Report-Trustee Troy Goodno-Nothing to report

Zoning Board of Appeals report-PC Rep Jon Denhof-Nothing to report.

Zoning Report(attached)-Motion by Anderson, second by Goodno to accept the zoning report. Motion carries.

Village of Sparta Intent to Plan-Motion by Herremans to accept the intent to plan by Village of Sparta, second by Anderson. Motion carries

Public Comment-A resident asked about the intent to plan from Township vs. Village.

Adjournment- Motion by Herremans to adjourn at 7:58 p.m.

Helen Dietrich

Chester Township Clerk

(Any document referenced in these minutes is on file in the Clerk's office)