

COLUMBIA TOWNSHIP

8500 Jefferson Road
Phone: (517) 592-2000

Brooklyn, MI 49230
Fax: (517) 592-8115

www.twp.columbia.mi.us

Columbia Township Planning Commission Meeting Minutes for November 15, 2011

The Columbia Township Planning Commission meeting was called to order Tuesday November 15, 2011 at 7:00 P.M.

Roll Call: Robert Willerer present, Philip Reynolds present, Mike Raczkowski secretary present, Roger Gaede Chairman present, Michael McKay present & Jerry Hayes present. Pam Jarvis absent.

There was no public comments.

Applicant: Dunigan, Steve 5600 Brown's Lake Rd., Jackson, Mi. 49203

Description of Project:

- A) Time sensitive
- B) Build Restaurant, 1200 Eagle Point
- C) Closer to Lake
- D) Family Style
- E) More Parker
- F) Value added to whole area
- G) No dumpster @ storage

Parking Issues:

- A) Parcel 000-19-16-351-001-14 applicant was requested to combine with parcel 000-19-16-351-001-00 to meet parking requirements.
- B) Planning Commission is not aware that this request has been approved.
- C) Outside seating is included in parking calculations as shown on drawing being 169 seats and 100 parking spaces (drawing sheet 2 of 2)

Gasoline Tank (fuel tank)

- A) Roger Gaede concerned with site specifics and fire department approval.

Ron June, 1314 Eagle Point (president of Eagle Point Condominium Association)

- A) Supports as President of Condo Assoc. and as an individual
- B) Will submit letter of support to Township Board

Garbage Issue:

- A) Reference garbage disposal Point Bar & Grill

Combining of Parcels

Statement of fact:

- A) Planning Commission took no action on sign due to lack of sign application & information.

Supervisor, Bob Elrod

Clerk, Barry Marsh

Treasurer, John Calhoun

Trustees: Brent Beamish, Rick Deland, Michael Raczkowski, Judy Reynolds

Drain Commission Statement of fact:

- A) Letter from Drain Commission should be dated November 15, 2011, not November 15, 2010.

Recommendations:

- A) Parking issues
 - 1. Must have board approval for combination of parcel indicated earlier to meet parking requirements.
- B) Fuel Tank – Applicant to:
 - 1. Applicant to update site plan with the intended relocation of electrical system with containment wall.
 - 2. Get Fire Chief's approval
- C) Ron June will submit letter of support for restaurant project (President of Edgewater Condominium Association).
- D) Garbage Issue – Applicant
 - 1. Reference garbage disposal of the Point Bar & Grill (11*15*2011)
 - 2. Dunigan to show bin location (west side of restaurant and screening.
 - 3. Show detail of construction and slab for holding garbage containers.
- E) These recommendations are based on :
 - 1. The Point 1. drawing, page 1 of 2 dated 10*13*2011 and the Point 2, page 2 of 2 dated 11*2*2011
 - 2. Further revisions must be noted in the revision box and office must be supplied with appropriate number of sealed drawings.
- F) Applicant will comply with county Drain Commission letter.
- G) Applicant will comply with Road Commission recommendations from its board
- H) Final drawings submitted to Township Board will include the following:
 - 1. Letter showing property has been combined
 - 2. Relocate fuel tank & electric
 - 3. Letter of approval from fire chief approving site plan
 - 4. Fuel tank screening
 - 5. Trash containers and concrete pad
 - 6. Trash containers screening
 - 7. Show removal of small building
 - 8. Show revisions in revision block with dates
- I) Motion by Philip Reynolds:
 - 1. To approve submitted site plans contingent on changes to be submitted on final site plan.
 - 2. Seconded by Jerry Hayes
 - 3. Ayes: Willerer, Reynolds, Hayes, Raczkowski, Gaede, Hayes. Abstained: McKay.

Approval of September 6, 2011 minutes:

- A) Motion by McKay, Seconded by Willerer
 - 1. Ayes: All

Public Comments: None

Motion by Reynolds to Adjourn:

- A) Ayes: All
- B) 9:32 P.M.

Commissioners request name plates



November 15, 2010

Barry Marsh, Clerk
Columbia Township
8500 Jefferson Road
Brooklyn, MI 49230

Re: Eagle Point Marina, Boat Club and Restaurant

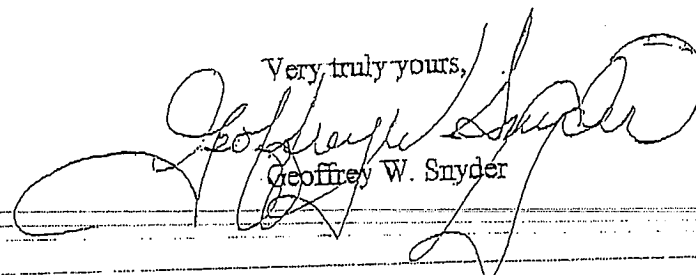
Dear Mr. Marsh:

This Office has visited the captioned site; reviewed the plans dated of 11-02-11, and; recommends that the following be included with the Township's site plan approval requirements:

- A. All new catch basins and manholes be constructed of a "perforated" 4 foot diameter structures (with the exception set forth below).
- B. The "manhole" nearest the well be constructed as a 4 foot diameter non-porous catch basin with a two foot sump and outletted with a down-turned 12 inch elbow.
- C. The lakeside patio be constructed of a "porous" concrete.
- D. After the construction has been accomplished, and prior to issuing occupancy permit, obtain certification from the engineer that items A through C above have been accomplished.

Should the Township need additional information, or if I can be of further service, please feel free to contact me.

Very truly yours,


Geoffrey W. Snyder

GWS/lhw

Cc: Joe Dunigan
Jack Ripstra

Six Brothers LLC
911 East South Street
Jackson MI 49203

Columbia Township Planning Commission
8500 Jefferson Road
Brooklyn MI 49230

Garbage Disposal at The Pointe Bar & Grill

Dear Planning Committee Members

Our plan for disposal of cardboard, garbage and general refuse is to haul from the new restaurant to suitable containers located on the east side of our storage building. Refuse will be hauled as needed and will not be stored next to the restaurant. Every effort will be made to recycle as much as possible. By implementing this procedure we will eliminate an unsightly dumpster and garbage truck traffic. We believe this procedure will best suite the property and will be appreciated by our neighbors.

Respectfully,



Joseph B. Dunigan
Six Brothers LLC

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911 East South Street
Jackson MI 49203

Columbia Township Planning Commission
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Jefferson Road Sign

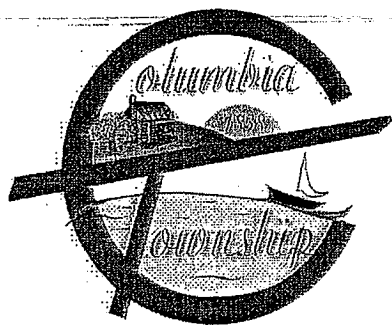
Dear Planning Committee Members

Our sign at 5000 Jefferson Road and Eagle Point Road is in disrepair. We plan to refurbish and replace rotted wood at its current location. Sign will be lighted and the same size as it is now 96" x 144". This sign will be critical to the success of the new Pointe Bar & Grill and we appreciate the commissions review to our request.

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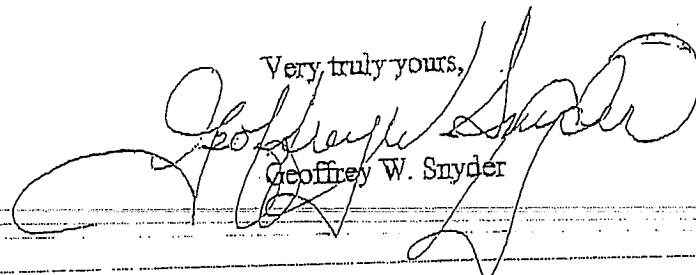
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