

**MINUTES OF THE CLAY TOWNSHIP PLANNING COMMISSION  
REGULAR MEETING HELD AUGUST 13, 2008 IN THE CLAY  
TOWNSHIP MEETING HALL, 4710 PTE. TREMBLE ROAD,  
CLAY TOWNSHIP, MICHIGAN 48001**

**1. CALL TO ORDER:**

Chairperson Dorothy DeBoyer called the meeting to Order at 7:30 p.m.

**2. ROLL CALL:**

PRESENT: Ed Keller, II, Whitey Simon, Secretary Kathy Schweikart, Thomas Krueger, George Lyle, Earl Lines, Edward Sharrow, Chairperson Dorothy DeBoyer

ABSENT AND EXCUSED : Vice-Chairman, Anthony Antkowiak

A quorum was established.

**3. AMENDMENTS TO AGENDA:**

None.

**4. APPROVAL OF MINUTES OF JULY 9, 2008:**

**Motion by Lines, supported by Simon, to approve the Minutes of July 9, 2008 as submitted.**

DeBoyer: Requested the following corrections:

Page 3, 4<sup>th</sup> paragraph, last sentence, change:

“But, they will participate in doing the study and qualm peoples’ fears.”  
to “But they will participate in doing the study and quiet peoples’ fears.”

Page 10, 6<sup>th</sup> paragraph, last sentence, change:

“What needs to be verbatim are the Motions, and the motion needs to say what you what done and why you want it done.” to “What needs to be verbatim are the Motions, and the motions need to say what you want done and why you want it done.”

**Chairperson DeBoyer restated Motion by Lines, supported by Simon, to approve the Minutes of July 9, 2008 with the requested corrections.**

**AYES: All                    NAYS: None**

**ABSENT: Vice-Chairman Antkowiak.**

**MOTION CARRIED.**

**5. PLANNING CONSULTANT'S REPORT:**

None.

**6. Z.B.A REPRESENTATIVE'S REPORT:**

None.

**7. CHAIRPERSON'S REPORT:**

Chairperson DeBoyer: Updated the Planning Commission on the proposed Clay Township Park being worked on between the DDA and the Township Board. A Site Plan has been issued to the DDA. The first phase includes the current cement block building that once was a wash house for the old trailer park located there. They are going to refurbish this building and turn it into a concession/restroom/hospitality building if the Committee and the Township Board agrees. They also have planned out paths throughout the property and possibly around the entire perimeter. This Site Plan will probably come before the Planning Commission at the last meeting in August.

Chairperson DeBoyer also stated that she met with the Township Attorney today and reviewed documents pertaining to the Lucky 7 lawsuit that the developer claims they provided to the Planning Commission. They reviewed the documents and determined which documents had and had not been received. This information will now be presented to the Court. The Township Attorney feels this lawsuit will probably be concluded by the end of the year.

Chairperson DeBoyer also stated that there may be a possibility of some new development in the Township in the near future, but nothing definite.

**8. PLANNING COMMISSION MEMBERS' COMMENTS:**

Lyle: Questioned when the next Master Plan Committee meeting will be held?

Chairperson DeBoyer: She is not certain at this time. She is in the process of sending out letters to all utilities in the area and all department heads for their comments. There will then be a committee meeting and they will determine the dates of the visioning meetings and where they will be held. She suspects that there will be one at the Township Hall and one at a location on Harsens Island. By law, they have to contact all the utility companies and department heads for their input.

Lines: Questioned whether Mr. Kras was going to appear with an update as to court cases involving the Township and wondered when he would be doing so? He also inquired as to whether anything had been done concerning the Buscemi property. He has seen no action or movement there and was curious as to the status of same.

Chairperson DeBoyer: She can request that he be present at the next meeting with an update. In regard to the Thulin property, they will probably be presenting a new Site Plan at the first Planning Commission meeting in September. The Site Plan Review Committee will be meeting with them before it comes before the Planning Commission.

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Keller: Questioned as to how they, as Commissioners, want to complain about a property and have it looked at, how should they do so?

Chairperson DeBoyer: You would have to do so as an individual.

Keller: Complimented Chairperson DeBoyer on the fantastic job she does as Chairperson of the Planning Commission. He feels she is very poised and intelligent with what is going on in the community, and he enjoys listening to her comments.

Krueger: Stated that the bond that was discussed at the last Planning Commission meeting was \$20,000.00. He thought the Township approved a \$25,000.00 bond.

Chairperson DeBoyer: The Township Board did approve it at the amount of \$25,000.00. A letter was sent to the Applicant. He did stop in today and stated that the bond would be coming shortly.

Krueger: Questioned the possibility of some new developments in the Township?

Chairperson DeBoyer: There is a possibility of some development at the corner of Nook and M-29.

Lyle: Stated that there is a new video store opening at the CVS plaza in Algonac and an antique store.

**9. PUBLIC COMMENTS:**

None.

**10. ADJOURNMENT:**

**Motion by Krueger, supported by Lines to adjourn the meeting at 7:50 p.m.**

**AYES: All                    NAYS: None                    ABSENT: Vice-Chairman Antkowiak**

**MOTION CARRIED.**

Respectfully Submitted,

Christine Holcomb  
Recording Secretary