

**CHARTER TOWNSHIP OF GARFIELD  
PLANNING COMMISSION MEETING  
May 24, 2023**

**Call Meeting to Order:** Chair Racine called the May 24, 2023 Planning Commission meeting to order at 7:00pm at the Garfield Township Hall.

**Pledge of Allegiance**

The Pledge of Allegiance was recited by all in attendance.

**Roll Call of Commission Members:**

Present: Molly Agostinelli, Pat Cline, Joe McManus, Chris DeGood, Joe Robertson, John Racine and Robert Fudge

Staff Present: Planning Director John Sych and Deputy Planning Director Steve Hannon

**1. Public Comment (7:01)**

None

**2. Review and Approval of the Agenda – Conflict of Interest (7:01)**

*Fudge moved and Agostinelli seconded to approve the agenda as presented*

*Yeas: Fudge, Agostinelli, Robertson, McManus, DeGood, Cline, Racine*

*Nays: None*

**3. Minutes (7:02)**

**a. May 10, 2023 Regular Meeting**

*McManus moved and Cline seconded to approve the May 10, 2023 Regular Meeting minutes as presented.*

*Yeas: McManus, Cline, DeGood, Robertson, Agostinelli, Fudge, Racine*

*Nays: None*

**4. Correspondence (7:02)**

Correspondence included a staff response to the Watershed Center and a notice of a zoning change from Green Lake Township.

**5. Reports (7:03)**

**Township Board Report**

Agostinelli stated that the Township Board is researching water system updates and will apply for funding from Michigan's Drinking Water State Revolving Fund (DWSRF) program.

**Planning Commissioners**

**i. Zoning Board of Appeals**

Fudge had no report.

ii. **Parks and Recreation Commission**

DeGood had no report

iii. **Joint Planning Commission**

McManus had no report

**Staff Report**

Sych reviewed U.S. Census Bureau population estimates with Commissioners. He pointed out a 3% population growth in Garfield Township from 2020 to 2022.

6. **Unfinished Business** (7:07)

None

7. **New Business**

a. **PD 2023-59 Master Plan Update –Transportation and Infrastructure**  
**(7:07)**

Sych reviewed the types of transportation modes provided in the Township. He stated that the Master Plan would focus on roads and pathways. Sych also reviewed the two main infrastructures in the township which are the water system and the sanitary sewer system.

Commissioners reviewed the goals and objectives pertaining to streets and roads, parking and sidewalks, water and sanitary sewer and stormwater. Commissioners discussed the road system and access management plans, especially as it relates to South Airport Road. Future non-motorized plans were also discussed.

b. **PD 2023-60 – Master Plan Update – Community Engagement and Outreach**  
**(8:12)**

At its study session last month, the Planning Commission provided feedback on the concept of conducting some “pop-up” style events. Commissioners discussed the locations of the pop-up events and suggested schools in addition to the dog park and other suggestions made by staff. Staff said that visual preference surveys were excellent tools for feedback. Publicity of the community engagement for the Master Plan will be through the July edition of the Township newsletter, Township website, and media press releases.

8. **Public Comment** (8:28)

None

9. **Other Business** (8:28)

None

**10. Items for Next Agenda – June 14, 2023 (8:28)**

- a. Birmley Meadows Site Condominium – Public Hearing
- b. Ridge 45 Phase I-III Ridge 45 Phase IV (South 22) SUP Amendments – Public Hearing
- c. Oleson PUD Major Amendment – Findings of Fact
- d. 716 Boon Street Special Use Permit - Introduction
- e. Village at Garfield Special Use Permit – Introduction
- f. 1202 N. US 31 South – Conceptual Review

**11. Adjournment**

*Fudge moved to adjourn the meeting at 8:32pm.*



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Joe Robertson, Secretary  
Garfield Township Planning  
Commission  
3848 Veterans Drive  
Traverse City, MI 49684