

**MINUTES**  
**MARSHALL CITY TOWNSHIP JOINT PLANNING COMMISSION**  
**Regular Meeting Tuesday, December 17, 2013**  
**7:00 P.M. – Marshall Township Hall**

**CALL TO ORDER**

This meeting was called to order by Chairman Davis at 7:00 p.m.

**ROLL CALL**

Members Present: Chairman Davis, Commissioners Kiessling, Lyng, Kleinschmidt, Banfield, Burke Smith and Alternates Gresly and Meservey

Members Absent: None

Staff Present: Natalie Dean, Director of Community Services, City of Marshall  
Susan George, Zoning Administrator, Marshall Township

**APPROVAL OF MINUTES**

**MOTION** by Lyng, supported by Kiessling, to accept the minutes of the September 17, 2013 regular meeting as submitted. On a voice vote; **MOTION CARRIED.**

**APPROVAL OF AGENDA**

**MOTION** by Banfield, supported by Lyng, to accept the agenda of the December 17, 2013 regular meeting as submitted. On a voice vote; **MOTION CARRIED.**

**AUDIENCE PARTICIPATION**

None

**PUBLIC HEARINGS**

None

**OLD BUSINESS**

None

**NEW BUSINESS**

Receive and Consider Approval of Site Plan #JPCSP13.01 for 714 North Old US 27, for Marshall Regional Law Enforcement Center

(official)

**MOTION** by Banfield, supported by Kiessling, to Receive Site Plan #JPCSP13.01 for 714 North Old US 27, for Marshall Regional Law Enforcement Center. On a voice vote; **MOTION CARRIED**.

Chief Jim Schwartz, Director of Public Safety, discussed with Commissioners the Marshall Regional Law Enforcement Center (MRLEC) building that the Marshall Police Department, Michigan State Police and Calhoun County Sheriff's Department will be sharing at 714 North Old US 27. Chief Schwartz stated the MRLEC will be the first combined law enforcement building of this nature in the State of Michigan.

Commissioners discussed the locations of the fire hydrants and the two driveways, one to the north and one to the south. Commissioners stated that they would like to see a fire hydrant located by the rear storage building. Chief Schwartz agreed with Commissioners and stated there will be another hydrant added to the plans. Chief Schwartz further stated that the two driveways to the MRLEC were planned so there would be two ways to enter and exit the property for emergencies. He further stated that the main entrance will be to the south and the north entrance will be used for entrance of emergency vehicles and exit of all traffic. Commissioners discussed the possibility of adding an "entry to authorized personnel only" sign to the north driveway.

Commissioners asked Chief Schwartz questions regarding the playing field on the east side of the building and the fence around the retention pond. Chief Schwartz stated that the playing field will remain an open field for any use. He also stated that the fence around the retention pond will not be a chain link fence but the same type of security fence used around the main building. Commissioners discussed the need for the fence since the soil is sandy and there will more than likely not be any standing water. Chief Schwartz stated that for safety reasons he would like to keep the fence but if Commissioners did not want the fence, he would consider taking it off the site plan.

Commissioners also had concerns with the proposed screening to the south of the property next to the Brewer Farms condos. Some commissioners stated that it would be 10 to 15 years before the evergreen trees start to provide screening. Commissioners would like to have some under-plantings added to the evergreen trees. They stated the under-plantings will start to provide screening right of way and will also provide additional screening after the evergreen trees are fully grown. Chief Schwartz stated that he does not have an issue with providing the proper screening but he would need to make sure the screening does not cause safety issues with the building. He mentioned that too much screening could provide "hiding space".

Staff stated that Commissioners are also being asked to approve the proposed ground sign along with the site plan. Staff stated that the petitioner is requesting a 5' high by 18" long (90 square feet per side) ground sign to be placed at the southern corner of the property. Staff further stated that the ordinance states that Commissioners can approve signs that exceed the number, sign area or height permitted by ordinance, through a special use sign permit, provided the applicant provides all necessary information regarding the sign on the site plan. Commissioners debated if they should approve the sign now or have the petitioner go before the Zoning Board of Appeals. Commissioners decided since the property is relatively close to I-94 and the posted speed limit in the area is 55 mph, that the requested ground sign would be appropriate for the area.

(official)

Commissioners discussed the proposed ground sign, the need for a fire hydrant near the rear storage building, the fencing for screening around the retention pond and if they will require a written agreement between the property owners to the north and the city for the storage of soil off-site. After discussing the four possible conditions, Commissioners agreed to have three of the conditions be part of the site plan approval.

**MOTION** by Banfield, supported by Burke Smith, to approve site plan #JPCSP113.01 for Marshall Regional Law Enforcement Center at 714 North Old US 27 with the following conditions:

1. A fire hydrant is to be located to the rear of the property, near storage building; City staff and Engineer to designate best location.
2. Where fence is noted (around building and basin), the final submitted plan must indicate fence detail on "Impass II" fence.
3. A written agreement between the adjacent property owners to the north and the City to store soil off-site must be in place and recorded prior to development.

On a roll-call vote-ayes: Kiessling, Lyng, Burke Smith, Davis and Kleinschmidt; nays: Banfield.

**MOTION CARRIED.**

#### Approve 2014 JPC Meeting Dates

**MOTION** by Banfield, supported by Lyng to approve the 2014 JPC Meeting dates as submitted. On a voice vote; **MOTION CARRIED.**

#### **PUBLIC COMMENTS**

Richard Lindsey, address, stated that being an employee of the Sheriff's Department, he is looking forward to the project.

#### **ADJOURN**

The Joint Planning Commission adjourned at 8:33 p.m.

Respectfully submitted,

*Colleen Webb*