

**LONDON TOWNSHIP  
PLANNING COMMISSION (DRAFT) MINUTES  
Monday April 4, 2022**

Note: We have (2) citizens times for input. At other times, you must be recognized by chairperson prior to speaking.

Pledge of Allegiance Recited

Call to Order by Chairman Dan Cable at 7:30pm

**Roll Call:** Chairman Dan Cable-Present, Vice-Chair Doug Darling-Present, Secretary Anita Straub-Present, LeRoy Zieske-Present, Kenneth (Darrell) Howard-Present, James Turner-Excused, Daryl Nichols -Present

**Approval of the Agenda –**

-Incorrect Date of April 7, 2022

Motion by LeRoy Zieske, seconded by Darrell Howard, to accept the Agenda as amended.

All in Favor: AYE

Opposed: NONE

**Motion Carried**

**Approval of March 7, 2022, Minutes:**

-Incorrect spelling of Michael Pinkowski.

-LeRoy Zieske found the minutes to be well written.

Motion by Doug Darling, seconded by LeRoy Zieske, to approve the March 7, 2022, Minutes as amended.

All in Favor: AYE

Opposed: NONE

**Motion Carried**

**1<sup>st</sup> Citizens' Time:**

-Amanda Taepke believed after the motion to start the Public Hearing in February, there was no roll call. However, she stated there is no need for a motion, but only the time of the start and stop needs to be documented.

-Apex Solar will be hosting an Open House the beginning of May. Notices and invitations will be sent out.

**Unfinished Business:**

**1. Master Plan Review:**

-Discussions included the Master Plan needs to be reviewed approximately every 5 years and updated every 20 years.

-Workshops will be planned after the next BOT meeting for approval to work on the updates as to not interfere with agenda items at the monthly meeting.

-Secretary Straub has been gathering information on the population growth and the future projection of the Township.

Motion by Doug Darling, seconded by Darrell Howard, to table in order to obtain Board approval for review workshops.

All in Favor: AYE

Opposed: NONE

**Motion Carried**

## **2. Section 1 Article 1.09 (Violations and Penalties):**

-LeRoy Zieski informed the PC that there seems to be some discrepancies in Section 1, Article 1.09 (Violations and Penalties).

-Doug Darling noted that there was a Public Hearing in 2016. Making Article 1.09 a Misdemeanor from a Civil Infraction. The BOT's passed this in February 2016.

-Anita Straub stated the BOT passed Ordinance 2020-02-01 Municipal Penalties, Civil Infractions and Appearance Ticket Ordinance at the February 10, 2020, meeting this has been published in the paper. It did not come before the PC and seems to be a standalone Ordinance.

Motion by Doug Darling, seconded by LeRoy Zieske, to forward all information on the Current Ordinance and Previous Ordinance 1.09 (Violations and Penalties), Public Hearing March, 2016, and Ordinance 2020-02-01 Municipal Penalties and Civil Infractions and Appearance Ticket Ordinance for review to Township Attorney Kerry Bondy.

All in Favor: AYE

Opposed: NONE

**Motion Carried**

## **New Business:**

### **1. Milan Dragway Site Plan:**

-Jeff Schroder explained there are no major changes except for upgrades and repairs. There will be no structure changes, no changes to the parking and traffic. The Dragway would like to have a chassis certification event on April 23 & 24, 2022, this will not involve racing.

-Co-Owner Harold Bullock stated this is a family involved ownership. The goal is to make this a community and family orientated project. The first Fridays of the month will be the biggest events.

-Co-Owner Pam Merlo would like to possibly have local bands perform at some of the events. They will be working on a Milan and London Township Day. Will be looking at having potential fireworks. The alcohol license has transferred from the previous owners. The owners will be meeting with the Sheriff and Fire Departments. General hours of operation will be gates open at 8am and close at midnight. Racing will be noon to dusk. If there are to be any events out of the normal operations, the owners will be in contact of the Zoning Administrator.

-Chris Baxter working on getting the water going as the pipes have frozen over the winter.

-Sand drags will not happen this year.

-There will be approximately 40-50 employees.

-Doug Darling encouraged the new owners to contact the Methodist Church on Plank Rd. to be "good neighbors" and to minimize noise during their services.

Motion by LeRoy Zieske, seconded by Anita Straub, to approve the Milan Dragway Site Plan with the exemption of large band events and to encourage the end of racing times to be around 11pm.

All in Favor: AYE

Opposed: **NONE**

**Motion Carried**

**2<sup>nd</sup> Citizens' Time:**

-Amanda Taepke welcomed the new owners of the Dragway.

**Commissioners Comments:**

-LeRoy Zieske is concerned about the status of the Extraction Ordinance. Anita Straub will look to see what has been completed.

-Pam Merlo remembered they have time trials Sunday mornings that usually start at 9:30am. For noon racing.

Motion by Dan Cable, seconded by Darrell Howard, to amend the previous motion for approval of the Milan Dragway Site Plan.

All in Favor: **AYE**

Opposed: **NONE**

**Motion Carried**

Motion by Doug Darling, seconded by Anita Straub, to reapprove Milan Dragway Site Plan with the addition of gates open at 8:00am. gates locked by 2:00am. No cars on track until 9:00am. races to be done at dusk with exceptions. Contact the Methodist Church regarding their services. Contact the sheriff's office and Fire Departments. Document opening and closing times.

All in Favor: **AYE**

Opposed: **NONE**

**Motion Carried**

-After the budget is complete, workshops will be set up to work on the Master Plan.

-Discussion on Solar. PC members are to review the Solar Ordinance during the 6-month moratorium.

**Adjournment:** Motion by LeRoy Zieske, seconded by Daryl Nichols, to adjourn at 9:36pm.

All in favor **AYE**

Opposed: **NONE**

**Motion Carried**

Respectfully Submitted by,  
Anita R. Straub  
Planning Commission Secretary