

EGELSTON TOWNSHIP
PLANNING COMMISSION MEETING

June 4, 2024

Attendees: Brent Hartman, Nate Stephenson, Ike Villalpando, Sheila Quillin, Jeff Ream

Absent: Cariann Avery

1. Call to order/Pledge to flag

Mrs. Quillin called the meeting to order at 7 pm

2. Appoint Chairperson

Mrs. Quillin motioned to appoint Mr. Villalpando as Chairperson, Mr. Hartman supported.
The motion was carried by a roll call vote 4-0

3. Review/Approval of Agenda

Mr. Hartman motioned Mr. Stephenson supported to approve the agenda as written
Motion was carried by voice vote 4-0

4. Public Hearing

Open Hearing 7:02 pm

a. Special land use and preliminary site condominium project,

parcel 61-11-019-300-0003-00, S. Brooks Road

Steve Vallier, Westshore Engineering & Survey, and Jeff Miedema were present.

Mr. Vallier explained about proposed subdivision.

Multiple residents were concerned about traffic, the amount of homes, and impact on water supply.

b. A site plan, a new excavating company, parcel 61-11-031-200-0015-00, Northwoods Dr.

Derek Hicks was present, this would be for equipment and material storage.

c. Rezone northern back half from I2 to R1, parcel 61-11-031-200-0015-00 – E. Evanston

Steve Franklin was present. The purpose was for his residence and possibly a few more homes. Resident concerns were possible water contamination and residential so close to commercial.

d. Special land use and site plan to dig a pond, parcel 61-11-031-200-0015-00 – E.

Evanston

Steve Franklin was present. Residents were concerned about safety, stagnant water and pollution.

e. Special land use to dig a pond, parcel 61-1-032-200-0006-00 – 5454 E. Evanston

Steve Franklin was present and explained possible homes on site and pond would be an amenity. Residents concerns were just a pond at this point and safety, water table alteration

Close hearing 8:17 pm

5. Public Comments

None

6. Review/Approval of Minutes- May 14, 2024
Mr. Hartman motioned , Mrs. Quillin supported to accept the Planning Commission minutes from May 14, 2024 as presented.
The motion was carried by voice vote 4-0
7. Reports to the Township Board
Mrs, Quillin motioned and Mr. Hartman supported to use the Planning Commission meeting minutes from May 14, 2024 as communication to the Township Board.
The motion was carried by voice vote 4-0
8. Reports from the Township Board
None were included in packet
9. Reports from Zoning Administrator
Machine Shop on Maple Island up and running
10. New Business
 - a. Special land use and preliminary site condominium project, parcel 61-11-019-300-0003-00, S Brooks Road
Mr. Hartman motioned to deny, Mr. Stephenson supported
Motion carried by roll call vote 4-0
 - b. A site plan, a new excavating company, parcel 61-11-031-200-0017-60 – Northwoods Dr.
Mr. Stephenson motioned to approve, Mr. Hartman supported.
Motion carried by roll call vote 4-0
 - c. Rezone northern back half from I2 to R1, parcel 61-11-031-200-0015-00= E. Evanston
Mr. Hartman motioned to deny, Mr. Stephenson supported
Passed by roll call vote 4-0
 - d. Special land use and site plan to dig pond, parcel 61-11-031-200-0015-00-E. Evanston
Mr. Villalpando motioned to deny, Mr. Stephenson supported. Water table, safety concerns, pollution issues.
Motion carried by roll call vote 4-0
 - e. Special land use to dig a pond,, parcel 61-11-032-200-0006-00 – 5454 E. Evanston Ave.
Mr. Hartman motioned to deny, Mr. Villalpando supported. Water table, pollution issues , safety concerns
Motion carried by roll call vote 4-0
11. Old Business
 - a. Master Plan (2024)
Mrs. Quillin motioned to table until next meeting, Mr. Hartman supported. Mr, Hartman asked for direction , Mr. Ream will get with Mr. Villalpando
Motion carried by voice vote 4-0
12. Public Comments
A thank you from the audience
13. Board Comments
None
14. Next Meeting July 2, 2024

15. Adjournment

Mrs. Quillin motioned to adjourn Mr. Hartman supported
Carried by voice vote 4-0

Respectfully Submitted
Sheila Quillin