

**Rochester Township  
Planning & Zoning  
Commission**

Commission Chairman: Arthur Handelman (Chair)  
Commission Members: Colin Paterson  
Laura Laudon  
Chris Forgarty  
Brad Lewis (secretary)  
Brian Zmolek (alt)  
Jamie Neisen (alt)

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**Minutes of the December 7, 2021 Planning & Zoning Commission Meeting**

Rochester Township Planning and Zoning Commission Meeting: Meeting called at 7PM.

Chair: Arthur Handelman Members Present: Colin Patterson, Brad Lewis, Laura Laudon, and Jamie Neisen.

Present: Brian Zmolek (alt), Roger Ihrke (TCPA)

Proponents: Jordon Yaggy (applicant), Bill Tointon (WSE)

Item One: Request for a zone change from A-4 Urban Expansion District to RA Rural Residential District

Mr Yaggy, owner and City of Rochester are proposing to enter into a utility connection agreement

Staff Report: Mr Ihrke: See TCPA Staff Report: In summary, the property is currently located within the City of Rochester's Land Use Plan as future residential development. As such, interim development requires a utility connection agreement with the City of Rochester is required. This agreement was approved by the Rochester City Council on 12/6/2021. The request to rezone to RA fits with the adjacent properties and is compatible with adjacent land use as interim development as a for single residential lot, and does not require a special district. The proposal meets the township requirements and ordinances.

Public Comment: None

Public Comments: Closed

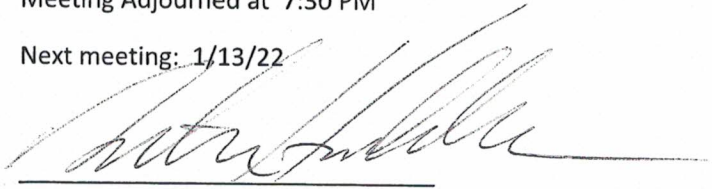
Commission Discussion: Mr Handelman questioned what the possible advantages and disadvantages to the township might be and no disadvantages were anticipated. Advantages would be a slight increase in tax base and appropriate interim development.

Approval was based on staff findings included in the staff report.

Motion: Approve Zoning requested change from A-4 to RA. Brad Lewis. Second Laura Laudon. Passes 5-0

Meeting Adjourned at 7:30 PM

Next meeting: 1/13/22

A handwritten signature in blue ink, appearing to read 'Arthur Handelman', written over a horizontal line.

Arthur Handelman, Chair

A handwritten signature in blue ink, appearing to read 'Brad Lewis', written over a horizontal line.

Brad Lewis, Secretary