GREEN LAKE TOWNSHIP PLANNING COMMISSION

GOLDEN FELLOWSHIP HALL

9700 RILEY ROAD

INTERLOCHEN, MI

MAY 24, 2021

MINUTES

1. CALL TO ORDER: By Chairman Schworm at 6:01 pm.
2. PLEDGE OF ALLGIANCE: Was recited by all.
3. ROLL CALL: Board members present were: Schworm, Horne, Volkening, Mouser, McDonald, and Schuster. Barck was absent and excused. Also present were Alycia Reiten, Planning and Zoning Director and Ronda Robinson, Recording Secretary.
4. APPROVAL OF AGENDA: Moved by Mouser and supported by Horne to approve the Agenda, as presented. Carried.
5. APPROVAL OF MINUTES*:* Moved by Schworm and supported by McDonald to approve the corrected Minutes of April 26, 2021. The signature lines were corrected. *Chris Haight* was changed to *Stephen Horne* and *Zoning Board of Appeals* was changed to *Planning Commission*. Carried.
6. FIRST PUBLIC COMMENT: None.
7. CONFLICT OF INTEREST: None.
8. CORRESPONDENCE: Nothing additional was submitted after the packet was distributed.
9. NEW BUSINESS
10. CONDO SP 20-001 A request for the extension of an approved Condominium Subdivision and detailed site plan for a 28 Unit Condominium Subdivision at US HWY 31, Interlochen MI and owned by Lighthouse acres Development Co., LLC.

Parrish explained that this Condominium Subdivision was approved last year. The pandemic caused the project’s schedule to fall behind. Trees have been cleared but the road has not been started. The other permits are all up to date. There will be no deviation from the original plan. They would like a one-year extension.

Reiten reported the applicants made the strides they could with the limitations of the past year.

Motion by Mouser and support by McDonald to approve an extension of one year for CONDO SP 20-001. Carried.

1. SEP 21-003 A request for approval of a Special Event Permit for TNT Fireworks at 2022 Old Grand Ave, Interlochen.

Bryan Lopac, 950 Sherman, Marquette MI, explained that they have been operating since 2009 at this location. There will be no changes from the prior years. The same employees and requirements will be in place.

 Reiten said there has been no complaints about TNT Fireworks. Schworm stated the

 Business has been run well in the past.

Motion by Mouser and second by Schworm to approve Special Event Permit for TNT Fireworks. Carried.

1. PUBLIC HEARING: ZOA 21-001 A public hearing to receive and discuss any public comment for consideration given relative to a proposed amendment to the Green Lake Township Zoning Ordinance for the creation of a short-term rental ordinance.

Schworm opened Public Comment at 6:13 pm.

No public input.

Schworm closed Public Comment at 6:13 pm.

Reiten reported that she had lots of inquires about ZOA 21-001. She explained the proposed Ordinance to all who inquired. She asked for representation from the Planning Commission when ZOA 21-001 comes before the Board of Trustees.

McDonald recommended three changes to the draft Ordinance and the Board agreed with the following changes:

1. Move the Septic and Well Static Report to the Capacity Section.
2. Remove *1 or 2* from the top of page 4.
3. Change *that* to *to* in Applicable Rules on page 5,

Motion by Volkening and second by Mouser to approve ZOA 21-001, as amended, and send it to the Board of Trustees for approval. Carried unanimously.

1. OTHER BUSINESS: None.
2. LIASON REPORT FROM ZONING BOARD OF APPEALS: No meeting held in May.
3. OLD BUSINESS:
4. CONVERSATION RELATED TO MASTER PLAN UPDATE/ZONING MAP CORRECTION

The Board discussed the need for workforce housing, non-conforming lake front lots, the vision for development at the corner, the desire for sewer and water, the idea of changing 5-acre lot requirement to 1 acre lot requirements, changing R5 to R1 or R2, adding more commercial areas, and traffic issues. They are pondering if the primary goal should be to attract businesses or workforce housing.

Reiten will bring draft language to the next meeting.

1. SECOND PUBLIC COMMENT:

Susan Fritz, 822 Michigan Ave, Frankfurt, asked questions about the Master Plan Process.

1. DISCUSSION: None.
2. ADJOURNMENT: Schworm adjourn the meeting at 7:33.

STEPHEN HORNE, SECRETARY

GREEN LAKE TOWNSHIP PLANNING COMMISSION

RONDA ROBINSON, RECORDING SECRETARY

GREEN LAKE TOWNSHIP PLANNING COMMISSION

NOTE: THESE MINUTES ARE SUBJECT TO AMENDMENT AND/OR CORRECTION PRIOR TO THEIR ACCEPTANCE.