



PLANNING COMMISSION MEETING
Wednesday, January 24, 2024, at 7:00 P.M.
Minutes

The meeting was called to order at 7:00 P.M. by Vice Chairperson Robert Lyng.

Attendance was done by roll call vote.

Present: Commissioners Hoffman, Johnson, Lyng, Riggs, Sly, Boshears.

Excused: Commissioner Egnatuk.

Others Present: Seth Koches Township Attorney, and several citizens.

Commissioner Lyng led the Pledge of Allegiance.

Motion made by Commissioner Johnson and seconded by Commissioner Riggs to approve the agenda.

Voice Vote: Aye: Commissioners Hoffman, Johnson, Lyng, Sly, Riggs and Boshears. Opposed: None

Excused: Egnatuk

Public Comment: Barry Wayne Adams- Discussed the Committee for Marshall-Not the Mega site court findings and the path ahead and constitution information.

Motion by Commissioner Johnson and seconded by Commissioner Boshears to approve the minutes from the January 2, 2024, meeting minutes with typographical and grammatical changes.

Roll Call Vote: Aye: Commissioners Hoffman, Johnson, Lyng, Sly, Riggs and Boshears. Opposed: None

Excused: Egnatuk

Old Business: Re-Opening September 5th, 2023 public hearing for review and possible revocation of a Conditional use Permit for David Brown Auto Collision.

Township Attorney Seth Koches provided an update on the issue and that an engineered site plan is not a requirement as the previous site plan pre-dated the current ordinance. David Brown's Attorney J. Thomas Schaefer summarized the work to be done at the location to bring it into compliance and that they have been working to improve the location. Commissioner Lyng asked for the site plan to be modified to show parking spots and where the fence will be constructed regarding property lines. He also mentioned crushed stone for hard surfacing. He stated the Zoning Administrator could work with him and walk around the property to see what needed to be done.

Commissioner Johnson referenced the check list on page 2 of 3 of the previous letter from Township Attorney Seeber on August 17, 2017, and how it ties to the items needing to be completed to bring the property into compliance.



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Commissioner Sly asked if the problem with wrecked cars being visible was a lack of storage space issue. Attorney Schaefer shared the addition of the fenced in area to south of building should correct this. Motion made by Commissioner Johnson and seconded by Commissioner Boshears to not revoke the Conditional Use Permit at this time with an agreement the following be completed to bring the property into compliance;

- 8' fence additionally south of building and down property line to east end of site.
- Gravel or other improved hard surface in storage area. No concrete needed.
- Increase parking spaces from 14 to 19.
- Employee parking behind the fenced in area.

and that a letter of understanding be submitted for approval to the Planning Commission at the March 5th meeting and construction will be completed by June 30, 2024. It was shared the Zoning Administrator is available for assistance if needed.

Roll Call Vote: Aye: Commissioners Hoffman, Johnson, Lyng, Sly, Riggs and Boshears. Opposed: None
Excused: Egnatuk

Public Comment: Glenn Kowalske and Rick Sadler provided written comment by email for the record. Barry Wayne Adams provided comments about the Planning Commission not being able to control what topics are discussed or public comment time, agenda items vs non- agenda items. He provided other comments about the Constitution, and the Office of the Great Seal.

Julie Ann Bryant provided comments about the need for everyone to use the microphones when speaking, why the presence of the police officer at the meeting and lack of community trust in local government.

Commissioner Comments

Commissioner Johnson shared information on renewable energy training to be held January 17th in person and virtually, she announced a Michigan Township Association (MTA) conference in April in Traverse City and wants to keep moving forward completing goals of the Master Plan.

It was moved by Commissioner Johnson and seconded by Commissioner Sly for adjournment at 8:05 P.M.

Voice Vote: Aye: Commissioners Hoffman, Johnson, Lyng, Sly, Riggs and Boshears. Opposed: None
Excused: Egnatuk

Respectfully submitted by Secretary Hoffman

Next Meeting February 6, 2024.