

## **PLANNING COMMISSION MINUTES - APRIL 7, 2025 (joint meeting with Township Board)**

The meeting was called to order at 6:02 pm.

**MEMBERS PRESENT:** Jenny Irvine, Rod Lowe, Phil Bontrager, Paul Williams, Christine Lundquist

**AGENDA:** The agenda was approved on a motion by Rod with support by Phil.

**MINUTES:** The minutes from January 8, January 9, and February 20, 2025 were approved on a motion by Paul with support by Rod.

**PUBLIC COMMENT:** None at this time.

**RESIGNATION OF CHAIRPERSON:** The resignation of Larry Shaffer was formally accepted. It was noted that the bylaws call for the remainder of his term be served by the current vice chairperson, Jenny Irvine. The vice chair position needs to be filled. Motion by Paul with support by Phil to have Rod fill the position. Motion carried. It was noted that the Township is currently advertising for a new member for the Planning Commission.

**PUBLIC HEARING:** Motion by Paul with support by Christine to formally close the public hearing from the February 20 meeting related to the Hildebrandt conditional use request. Motion carried.

### **DISCUSSION WITH TOWNSHIP BOARD:**

Laurie McShane provided the Commission copies of the last. Recreational Plan and noted a 5 year revision needs to be completed by February. She noted that a harbor amendment is needed. This document needs to be completed by the Planning Commission and approved by the Township in order to apply for many grants, including one that would assist with the harbor. She noted that CUPAD may be hired to assist with this project.

Jon Babbitt discussed the Planning Commission's authority. He noted that any issues with the consultant should have been brought to the Township Board. Discussion ensued regarding the draft zoning plan and the consultant. Most members have not studied the new draft yet. It was noted that the former chairperson had submitted requested changes noted in meeting minutes to the consultant. Some members indicated that some changes were not made. There should be notes available to explain why. Shirley Vanderlan commented from the audience that she has been part of this process in another community, and it is a long and difficult process.

Owners of the Voyager Motel asked when the next public hearing would be, as they believe that mapping is still in error around their property. Jenny Irvine noted that fixes requested on the maps have not been done or not done correctly. Discussion ensued about the possibility of doing them ourselves, but the Township does not have access to the software required. Linda Stenke asked how often the Recreation Plan is required to be done. It is a 5 year plan.

It was agreed that the Planning Commission will have a special meeting on April 24th to review the most recent draft of the zoning ordinance. It was requested that all members, as well as the Zoning Administrator, carefully review the document prior to the meeting and come prepared to discuss adjustments needed. The meeting will be at 6:00pm.

Laurie McShane indicated that the Planning Commission needs to have a designated time if the month for its meetings. After discussion, it was agreed that regular meetings will be scheduled for the 3rd Tuesday of the month at 6:00 pm.

**OTHER:** none

**PUBLIC COMMENT:** Ms. Hildebrant asked if there was any chance of reconsideration of her request. It was noted that it is on the Township Board's agenda for tomorrow. However, it is possible that if/when the new zoning ordinance is adopted, they may have to go thru the process again. The Township Supervisor agreed they would waive the application fee if that process needed to be followed.

**ADJOURNMENT:** The meeting was adjourned on a motion by Paul with support by Rod.