

## GERRISH TOWNSHIP (GT) PLANNING COMMISSION (GTPC) MINUTES

**MEETING:** Monthly Meeting.  
**DATE:** Sep 14, 2023.  
**MEMBERS PRESENT:** Andreev, Barber, Briggs, Newton, Purkey, & Semack.  
**MEMBERS ABSENT:** 1 vacancy.  
**OTHERS PRESENT:** Jansen (GT Bldg. & Zoning Admin. [GTBZA]), & Squires (GT Clerk).  
**MEETING OPENED:** Meeting called to order by Chair Barber at 7:02 p.m.  
**PLEDGE TO FLAG:** Recited.

**AGENDA CHANGES:** None.

**PUBLIC COMMENTS:** None.

**APPROVAL OF MINUTES – MONTHLY MEETING HELD Sep 14, 2023:** Motion by Purkey, seconded by Newton to *“approve the Minutes of the Special Meeting held Sep 14, 2023.”* Motion carried (6-0).

### **OLD/ONGOING BUSINESS:**

1. *Election of Vice Chair.* Barber led the discussion to elect a new Vice Chair. Purkey was nominated for Vice-Chair by Andreev, seconded by Newton. No other nominations were made. Motion by Briggs, seconded by Newton to *“close nominations and elect Purkey as Vice-Chair.”* Motion carried (6-0).
2. *Possible Modifications/Future GT Zoning Ordinance(s) (GTZO).*
  - a. *Jason Jansen (GTBZA).* Jansen received recommendations (Ref: Letter to GTBZA, dtd Jun 7, 2023) from GT Attorney Mr. Scott Hess (Hess Law Office, P.C.) regarding prior GTPC discussions. Jansen addressed the recommendations and other potential ordinance changes, that included: Shoreline Stabilization/Erosion (GTZO Section 20.12, adding additional paragraph to permit general maintenance, and changing verbiage of “Site Planning Authority” to “GTPC”); GTZO acronym updates (name change of MDEQ to EGLE); Mini-Storage clarification (GTZO Section 7-17.6.a.1); and Mobile Homes (age limits, third party inspections, and/or unconventional homes definition). The GTPC will review the GTZO sections and definitions of Unconventional and Mobile Homes for future discussions.
  - b. *Septic Systems.* Barber led the discussion on a possible GT Septic Ordinance continued from previous meetings that included the following updates: State of Michigan Septic Regulations (House Bills 4479 & 4480); Lyon Township Septic Ordinance development; and GTB guidance. Semack and Andreev will attend future related Lyon Township meetings. The GTPC will continue to monitor these efforts, along with the current Gerrish-Lyon Township Sewer System Project.
  - c. *Short Term Rental Properties.* Several local Townships in Roscommon (e.g., Markey Township) are in the process of, or have recently enacted Short Term Rental Property Ordinances. Semack will research these efforts further.
  - d. *Solar Energy Systems.* Barber provided a copy of a report to each GTPC member for background information purposes, titled “Planning & Zoning for Solar Energy Systems: A guide for Michigan Local Governments.” It was recently compiled by Michigan State University Extension and the University of Michigan’s Graham Sustainability Institute.

**NEW BUSINESS:** None.

**OPEN LINE/PUBLIC COMMENT:**

1. Newton. Provided an update on recent GTB actions, that included DTE's 30-year Gas Franchise Ordinance agreement with GT that will expire in Aug, 2024. They submitted a letter to GT to renew the agreement that enables them to provide service to GT residents and businesses.

**ADJOURN:** Motion by Briggs, seconded by Andreev to ***"close this meeting."*** Motion carried (6-0). Meeting closed by Barber at 8:55 p.m.

**NEXT MEETING:** Nov 9, 2023.

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Michael B. Briggs, Secretary

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Date Approved