

## GERRISH TOWNSHIP PLANNING COMMISSION (GTPC) MINUTES

**MEETING:** Regular Monthly Meeting.  
**DATE:** Aug 1, 2019.  
**MEMBERS PRESENT:** Briggs, Kirkpatrick, Link, Ostling, Semack, & Shaltz.  
**MEMBERS ABSENT:** 1 Open Position.  
**OTHERS PRESENT:** Jason Jansen (Gerrish Township Building & Zoning Administrator). Three residents.  
**MEETING OPENED:** Meeting called to order by Shaltz at 7:01 p.m.  
**PLEDGE TO FLAG:** 7:01 p.m.

**APPROVAL OF MINUTES (MEETING ON JUL 3, 2019):** Motion by Semack, seconded by Kirkpatrick to approve minutes of the Regular Monthly Meeting held Jul 3, 2019. Motion carried (6-0).

**AGENDA CHANGES:** None.

**TEE PEE MOTEL (Mr. Steve Jackson, Resident).** Mr. Jackson solicited the GTPC for feedback on zoning issues and the possibility of the Tee Pee Motel being converted to a residential short-term rental complex for low income residents. He presented his intended uses and renovation plans if he were to purchase this property. The GTPC informed him of the zoning change request process and identified several renovation items that would be necessary to comply with Gerrish Township Zoning & Rental Ordinances.

**ZONING ORDINANCE (ZO) ISSUES (Administrator Jansen):** Updated changes based on discussions from previous meetings were presented for the two specific ordinances listed below. Motion by Ostling, seconded by Link to table these change proposals until Dec 2019. Motion carried (6-0).

1. Article 20, Sections 20.15.A.1 & 20.15.A.2 (Fences).
2. Article 3, Footnote 3.a to Table 3-4 (Front & Side Yard Setbacks).

**SITE PLAN REVIEW CHECKLIST (Commissioner Briggs):** Briggs presented an updated draft of a Site Plan Review checklist to be used by the GTPC with the recommended changes from the last meeting. A final version will be presented for approval at the next GTPC meeting.

**GTPC MEETING DATES FOR YEAR 2020 (Commissioner Shaltz):** The number of GTPC Regular Monthly Meetings deemed necessary for 2020 was discussed. The GTPC is considering convening less often than the current once a month, possibly to a minimum of 4 per year (as required by State Regulation) with the expectation that special meetings would be convened on an Ad Hoc basis (e.g. Public Hearings, Site Plan Reviews, etc.). This topic will be discussed again at the next meeting.

**GERRISH TOWNSHIP BOARD (GTB) UPDATE (Commissioner Link):**

1. GTPC Open Position. The solicitation for the open position on the GTPC closed on Jul 31. The GTB has received applications and anticipates filling this position by the next GTPC meeting.
2. GT ZO Review. The scope and cost estimates of conducting a legal compliance update review of the ZO are being reviewed.

**BUILDING & ZONING ACTIVITIES (Administrator Jansen):** There have been recent inquiries by residents to construct privacy fences on their properties. The ZO regulations with respect to privacy fences were discussed.

**ZONING BOARD OF APPEALS CONCERNS (Commissioner Briggs):** NSTR.

**OPEN LINE:**

1. MSUe Workshop 'Protecting Lakes: A Shoreline Stewardship Workshop' (Jul 19, 2019). Briggs attended, and will provide a synopsis of relevant items of interest to the GTPC.
2. 2019 Community-Up: Community & Economic Development Community Reinvestment Act (CRA) Conference (Sep 4-5, 2019). To be held at Little Bear East Arena & Community Center, St. Ignace, MI. Briggs plans to attend.
3. Michigan Broad Band Summit (Sep 24, 2019). To be held at Treetops Resort, Gaylord, MI. Briggs plans to attend.

**ADJOURN:** Meeting adjourned by Shaltz at 8:45 p.m.

**NEXT MEETING:** Sep 5, 2019 at 7:00 p.m.

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Michael B. Briggs, Secretary

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Date Approved