

# LAKE TOWNSHIP PLANNING COMMISSION

Unapproved Minutes  
Wednesday, July 31, 2006

This meeting of the Lake Township Planning Commission was called to order at 5:20 PM by Chairman Lou Colletta. McCallum, Geppert, Ehrlich and Lalley present. No guests.

Discussion on boat hoist registration. Planning commission would recommend that upon registration of a hoist, registrant has two weeks to put hoist in or registration will be voided. For hoists registered, registrants have until one week following May 31<sup>st</sup> to put hoist in water or registration will be voided in order to allow new registrations.

Review of Chapter 11 through 14. Corrections and modifications made and flagged in two copies of zoning ordinance.

*(Kelterborn arrived at 6:30 P.M.)*

Kelterborn spoke to Russ Lundberg at Huron County Building & Zoning regarding Hume Township rezoning along M-25 corridor. The county rezoned the corridor and then did a corridor study after the rezoning. The rezoning was upheld by the court. Mr. Lundberg stated that he wouldn't have commercial zoning along the shoreline since it is a higher intensity use, but suggested looking at how properties are currently used and what type of development the township wants to see. Multiple dwelling residential has a lower impact than commercial. Mr. Lundberg further stated that there is nothing wrong with spot zoning as long as it is harmonious with surrounding properties.

Discussion on nonconforming parcels in R-1 and R-2. Colletta to check on insurance for nonconforming buildings.

Discussed the need for a windmill amendment to the ordinance.

Discussion on General Business zoning along the shoreline. Those parcels should be rezoned to Residential-Business. Setbacks on R-B reviewed. Setback between adjacent R-B parcels should be changed to three (3) feet.

Need to add a section on Penalties and Administrative Liabilities. Use those sections from previous zoning ordinance.

Graphics on nonconforming 15' extension needs to be changed.

Meeting scheduled for Thursday, August 10, 2006 at 6:00 P.M. to review zoning overlay draft and chart.

Motion by Geppert to adjourn, seconded by Lalley. Meeting adjourned at 9:25 P.M.

Valerie McCallum, Secretary