

**Lake Township Planning Commission
Regular Meeting and Public Hearing
October 16, 2024
4988 W. Kinde Rd, Caseville MI 48275**

Approved Minutes

The meeting was called to order at 6:00 by Siver at the Lake Township Hall.

Roll call: Keith Hoffman, Bob Siver, Tim Quinn, Matt Pryor, Nicole Collins present.

Supervisor, Valerie McCallum, present as well as three (3) in-person guests and Terry Kelly, Building/Zoning Administrator as well as three (3) guests virtually.

Approval of Agenda: Motion made by Collins to approve the agenda with the addition of the **Fresh Coast Planning** correspondence under **Old Business**, seconded by Quinn. All ayes – passed.

Open Public Hearing: Motion by Hoffman to open the Public Hearing, seconded by Collins. All ayes – passed.

Siver advised that the amendments to the Zoning Ordinance were posted and asked the guests in attendance if anyone had any comments on the amendments.

Public Comments: None

Close Public Hearing: Motion by Hoffman to close the Public Hearing, seconded by Collins. All ayes – passed.

Approval of Minutes: Motion by Collins to approve the September 11, 2024 Minutes, seconded by Quinn. All ayes – passed.

Correspondence: Siver presented to the PC the PA116 Application from ABL Land Company LLC and advised no action was needed; it was presented to keep the PC apprised of what is going on in the township.

Public Comments: None

New Business:

Zoning Ordinance Amendments – Motion by Collins to approve Eidelson’s language modifications and send the amendments to the Board, seconded by Quinn. All ayes – passed.

Old Business:

Search for New Planning Consultant – Siver presented information and asked the PC if it is crucial to have them here to talk to the PC. Siver stated there are two (2) planning consultant options; one was recommended by the Township attorney, the other firm is larger and has many offices around the state with one office in Lapeer. Collins stated interviews could be done virtually; Siver stated it may be advantageous to invite whoever is decided upon to request they come up and view the township. Hoffman asked if the Township has a Conflict-of-Interest Policy. McCallum stated the Township does have a policy but also stated the attorney recommended a few that he is aware of, not just Fresh Coast Planning.

Siver stated Rowe Professional Services has not yet sent a proposal; they provided basic information related to costs and that they specialize in Recreation Plans. A discussion ensued on the rates of both consulting options. Hoffman asked if the PC can get a breakout over the last years as to how many hours were utilized with the current planner. Collins stated she would get that information as well as the budget allocated for these services. Siver suggested inviting both planning consultants to the PC's next meeting.

Public Comments: In-person guest, Craig McMurray, asked when the Zoning Ordinance Amendments will be approved by the Board. McCallum stated that after the Board approves a zoning amendment, it will take effect seven (7) days after it is published; the next Board meeting is 10/21/2024.

The Zoning Administrator, Terry Kelly, advised the PC that regarding the property that is the subject of the Zoning Board Appeals (ZBA) meeting scheduled for 10/24/2024, he was able to determine the setback average from GIS-Fetch related to ordinary high-water mark (OHWM); the average within 500 feet of the property in question is 86.41 feet. Hoffman asked that Kelly's documentation be provided to the ZBA members.

Motion made by Quinn to adjourn, seconded by Pryor. All ayes – passed.

Meeting adjourned at 6:56 p.m.

Next meeting Wednesday, November 13, 2024 at 6:00 p.m.

Submitted by Keith Hoffman