Elk Rapids Township Planning Commission
Shen B. Smith - Secretary
PO Box 175, Elk Rapids, Michigan 49629
(231) 264-6665 Email - shen@bokhara.com

January 4, 2000

The Regular Meeting of the Elk Rapids Township Planning Commission was called to order by Co-Chair, Dorance Amos at 7:00 PM, January 4, 2000, at the Elk Rapids Township Hall, Corner of Spruce & River Streets, Elk Rapids, Michigan 49629. Present: Dorance Amos, Shen Smith, Renee Mischel, Tom Dame, Don Glowicki, Jr., and Jim Lundy. Absent: Harry Potter. Also present: Larry Sullivan

Minutes of the December meeting were not ready for this meeting.

Material for Special Use & Non-Conforming Use Upgrades. A motion was made by Shen Smith, 2nd by Dorance Amos, that no sketch/maps will be allowed to be submitted for Planning Commission review unless the sketch is drawn to scale or to field measurements of less than 1"=50. The maximum size will be 24" x 24". MOTION CARRIED.

Agendas for Planning Commission Meetings – A motion was made by Don Glowicki, Jr., 2nd by Shen Smith that all material for the monthly agenda will be submitted to Co-Chairman, Renee Mischel a minimum of one (1) week prior to a scheduled meeting so the agenda and any attachments for the meeting can be mailed/delivered the Tuesday before the scheduled meeting.

Preliminary Site Plan Review – Linden Point Farm. Mr. Dave Siebold introduced his attorney (Dick Joseph) and his engineer (Art Lennox) to the Planning Commission. Mr. Siebold submitted a preliminary site plan for an site condo sub-division located on property described as "part of Section 15, T.29 N, R9W, Cairn Hwy, Elk Rapids, Michigan. The property is currently owned by Peggy Naughton. Question regarding the requirement for a newly created lot in an unplatted area 20,000 or 25,000 in relation to site condo sub-division as opposed to a regular sub-division. Larry Sullivan will review ordinance, sub-division control ordinance and site condo ordinances. Plan was reviewed with dates given to potential applicant for submission of materials if they wish to file for a public hearing for an official Site Plan Review Hearing.

Planning Advisor – Larry Sullivan. Don Glowicki, Jr. asked Mr. Sullivan if he had finalized his contract with the Township, of which Mr. Sullivan indicated that he had not. Don Glowicki, Jr. instructed Mr. Sullivan to do so at the earliest convenience. A contract must be executed before the Planning Commission can continue using Mr. Sullivan's professional services.

US-31 Corridor Meeting W/Landowners. Renee Mischel reported that a letter for the landowners has been drafted but a date has not been selected. A consensus of the Planning Commission was to postpone the meeting until late February. Copies of 1995 US 31 Corridor Study will be made up for the property owners in this area.

Shoreline Protection Zone/US 31 Corridor Zone – Larry Sullivan submitted text for review by the Planning Commission. The proposals will be reviewed and be on the agenda for the February meeting.

As there was no further business at this time, a motion was made by Harry Potter, 2nd by Dorance Amos to adjourn. MOTION CARRIED.

Meeting was adjourned at 9:00 PM.

Respectfully submitted,

Shen Smith
Secretary