

**Minutes of Regular Monthly Meeting
Crystal Lake Township Planning Commission
7:00 PM May 25, 2022
Crystal Lake Township Hall**

1. CALL TO ORDER at 7:00 pm by Chairman Greg Wright

2. ROLL CALL AND RECOGNITION OF VISITORS

Present: Commission Chairman Greg Wright
Commissioner Mike Pasche
Commissioner Dr. William Northway
Excused: Commissioner Lee Ewing
Commissioner Bill Herd
Also Present: Zoning Administrator Tom Kucera
Recording Secretary Jeannette Feeheley
Visitors: Brenda Mead
Sarah Ross
Roger Mix
Lucy Augustson
Becky Church
Steve Church
Miya Ingle, 7 & 4 UpNorthLive News
Darren Adair
Allen Gruss

3. CALL FOR CONFLICT OF INTEREST: None presented.

4. CORRESPONDENCE:

Zoning Administrator reported that the Benzie County Record Patriot newspaper failed to publish the notice of meeting that he had sent them. As a result, Chairman Wright reported that the Planning Commission is prevented from holding tonight's scheduled Public Hearing on the RV Park's Permit Application. Zoning Administrator said he had contacted the Township Attorney to ask if the Township Web Site and Building Notice was sufficient to proceed but had been advised that doing so would entail a risk for both the applicant and the township of possible litigation down the road and that any action taken could be reversed. Zoning Administrator posited possible future dates. A member of the public asked for a Special Meeting as soon as possible. Given the timing, and that the next regularly scheduled meeting of the Commission is only seven days after the first possible date that meet legal advertising requirements, it was decided to stay with the regular schedule and reschedule the Public Hearing on the RV Park Permit Application for the meeting scheduled for Wednesday, June 22, 2022.

5. APPROVAL OF MINUTES OF THE REGULAR MEETING OF APRIL 27, 2022

Pasche moved that the proposed minutes of the April 27, 2022 meeting be approved without amendment. Northway seconded. All ayes. Minutes approved.

6. APPROVAL OF AGENDA

Wright moved approval of the proposed Agenda but amended to cancel the Public Hearing on the RV Park Permit Application. Northway seconded. All ayes. Amended Agenda approved.

7. PUBLIC COMMENTS:

Al Gruss made comments about how to ensure getting the required advertisement into the newspaper.

Lucy Augustson asked what is the opposition to the RV Park Permit application and was answered that discussion of such and opportunity to address such would be during the Public Hearing.

8. REPORTS TO THE COMMISSION

A. Chair Report:

Chairman Wright said that the absences of two Commissioners this night is because one Commissioner is involved with surgery and the other Commissioner has a family matter out of state.

B. Zoning Administrator Report:

Zoning Administrator reported receiving a few permit requests but nothing out of the ordinary.

C. Zoning Board of Appeals:

Zoning Administrator reported that the Zoning Board of Appeals has two issues before it – one on a requested interpretation of the zoning on a piece of property on Lake Street that will be heard tomorrow evening, and the other a request for a variance but the applicant has requested postponement due to medical reasons.

9. UNFINISHED BUSINESS:

A. Public Hearing: RV Special Land Use Permit: Public Hearing

No discussion at this time. Commissioners had been all prepared to hold the Public Hearing and regret the unfortunate delay. Pasche mentioned they are all appreciative of the prompt responses submitted by Sarah Ross to the questions that has been asked by the Planning Commission.

B Short Term Rentals Discussion

Zoning Administrator has not had time to distribute the various ordinances of other jurisdictions on this topic but plans to do so. It was mentioned that Grand Traverse County is ahead of all other counties in the state of revenue from Airbnb rentals.

11. PUBLIC COMMENTS: None.

12. OTHER BUSINESS: None.

13. ADJOURNMENT: Wright adjourned the meeting at 7:15 pm.

Respectfully submitted,
Jeannette Feeheley, Recording Secretary

Next Regularly Scheduled Meeting:

7 pm, Wednesday, June 22, 2022, at Crystal Lake Township Hall.

The meeting will include, among other items, a Public Hearing on the RV Park Application for a Special Land Use Permit.