

Charlevoix Township Planning Commission

Regular Meeting

October 21, 2020

Call to Order

- Dan Ulrich called the meeting to order at 7:00pm in the Charlevoix Township Hall; Other members present: Ron Fratrack, Nancy Rajewski, Abbie Hart and Josh Glass; Also Present Supervisor Chuck Center and Treasurer Theda Williams
- Minutes of the September 16, 2020 were discussed. Fratrack moved that the minutes be approved, with a correction (removal of the word "spoke" on the end of the 2nd sentence under Old Business.) Rajewski seconded. A vote was taken and the Motion carried unanimously.

Old Business: Discussion of the Site Plan of the Campground/RV park proposed by the Chaikas

Public Comment: Brad Lewis spoke. Requested clarification of how the matter ended at the last meeting. Ulrich stated that the matter had been tabled.

Fratrack stated that he doesn't know how it could be done if the property is zoned is agriculture. Hart agrees with Fratrack. She likes the idea, but feels the only way to move forward is through the rezoning process. Glass believes that not to dictate what someone can/can't do with their land but to gather and concerned about the amount of residents are not in favor of the project to move on with the project. Rajewski feels that it doesn't fit in the Ordinance as it is and the only way to proceed would be apply for a zoning. It was stated that whether it should or shouldn't be done it not for the board to say. Ulrich state that he agrees, the use does not coincide with the designation of the zoning district. If the Chaikas wish to continue with the proposal and feels it calls for a request to rezone the property to commercial. Attorney Golski stated that his opinion is that under the current Ordinance, this is allowable in commercial zoning and therefore not allowable in agricultural zoning. Other than rezoning, the only other available remedy would be an amendment to the existing Ordinance that would not rezone this property but allow campgrounds in agricultural zoned property. Supervisor Center encouraged the Board to follow the Master Plan.

Rajewski made the Motion, with Hart supporting, denying the reconsideration of the Site Plan submitted by the Chaikas. Motion carried unanimously.

Recreational Marijuana. Several months ago, the Township opted out of recreational marijuana. At a previous election, the Township voted to approve recreational marijuana. After that the Township opted out of recreational marijuana to protect the Township. Since that time, there have been several requests for allowing recreational marijuana businesses in Charlevoix Township. And feels that we need to readdress the matter and Opt In. The matter was discussed. To start the process, the Board would need to decide to Opt in and then decide what types of establishments are to be allowed, the number of each type allowed and where they could it be located.

Hart made the Motion with Fratrack supporting to recommend to the Charlevoix Township Board that the Township "Opt In" to Recreational Marijuana establishments with a stand-alone ordinance or adjustments to current ordinance. Motion passed unanimously.

The Planning Commission will study and review ordinances and discuss further at a work session. The Work session will be held on Thursday, December 5th at 7pm

Public Comment:

Zoning Administrator's Report was reviewed and discussed. The fence ordinance needs to be changed as it is different in two areas.

Next meeting set for October 21, 2020.

Correspondence: None.

Meeting Adjourned at 8:20pm

Respectfully submitted,
Mindy Joy
Recording Secretary