

Minutes
Sanilac Township Planning Commission

July 9, 2024 6:00 PM
Sanilac Township Hall
Port Sanilac, MI 48469

Meeting Called to Order at 6:00 PM by Chair John Goike
Pledge of Allegiance

Welcome to New Commissioner: Chair John Goike welcomed new commissioner Mike Preston

Members Present: Denise Bush, Bob Dear, Dan Finn, John Goike, Branden Mack,
Mike Preston, Board Representative Bill Noelke

Absent: Zoning Administrator Kurtis Steeb

Guests: None

Additions to the Agenda: None

Approve Agenda: *Motion by D. Bush, seconded by D. Finn, "to approve the agenda,"
Motion passed*

Public Comment/Communications: None

Approve Minutes:

*Motion by D. Finn, seconded by D. Bush, "to approve the minutes of the June 6, 2024
Regular Meeting"; Motion passed*

Board Representative Report: B. Noelke reported that the Township Board had adopted the ordinance pertaining to Short-Term Rentals at their June meeting, and had tabled the non-zoning regulatory ordinance governing permits. He also said that the Board is considering a raise for the chair, secretary, and other members of the Planning Commission, and after the election in November, the township clerk will also look at pricing of tablets for the Planning Commission.

Zoning Administrator Report:

June Permits: (3)

1. N. Lakeshore Rd. demolition 23' x 27'
2. 1635 S. Lakeshore Rd. deck (adding more deck to the original permit #2885)
3. 1391 N. State Rd. addition to agricultural shed

Accept the Reports:

Motion by D. Finn, seconded by D. Bush, "to accept the reports," Motion passed

Old Business:

1. Master Plan Survey and Review: D. Finn reviewed the Master Plan survey results obtained so far. He mentioned that there have been 190 responses. After some discussion, it was decided to continue the survey through the end of July. Members looked at graphs of the data so far that showed strong support for farmland preservation, adequate rural roads, internet, expanding recreation opportunities, and a bike path along M 25 to the roadside park. Residents were not happy with their cell phone service, and showed only

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mediocre support for a bike path along M 46 to the high school. Comments from residents indicated that main concerns were: more police presence, pickle ball courts, and walking/bike paths. D. Finn suggested that we make a presentation at a town hall meeting when the survey is complete and the results compiled. Next steps for the Master Plan review would be to update demographic data, goals & objectives, and maps.

2. Regular Meeting Night Change: Because of a conflict, Chair J. Goike asked that the commission permanently change the regular meeting night. After some discussion it was decided that the third (3rd) Wednesday of the month would be the best for all commission members.

Motion by D. Finn, seconded by D. Bush, "to move our monthly meetings to the third (3rd) Wednesday of the month, and delegate B. Dear to do the regular postings and forward the information to the township clerk for posting on the website and newspaper"; Motion carried

New Business:

1. Short-term Rental Application Form: B. Dear reviewed the draft of the Short-term Rental Application Form and the Good Neighbor Guide. On the first page under Short-term Rental Dwelling Unit the number of occupants was added. On the second page lines were added for both the owner and administrator to initial each item in the checklist, and a statement was added to the checklist for the owner to acknowledge that they have read and agree to be in compliance with all sections of the Short-term Rental ordinance. B. Mack will check with other townships to see if they allow management companies to fill out application forms for the owners.
2. MTA Draft of Proposed Wind & Solar Ordinances: Discussion about the draft of the wind and solar ordinance from MTA. The question was brought up about whether or not Sanilac Township even has enough area for utility scale wind and solar facilities to be placed. B. Mack will get information from Wade Trim about possibly doing ordinances for us.

Upcoming Scheduled Meetings:

Regular meeting - Wednesday, August 21, 2024 at 6:00 PM

Motion to Adjourn by B. Noelke

Meeting Adjourned: by Acting Chair Bob Dear at 7:30 PM

Submitted by: Bob Dear
Planning Commission Secretary