

GLEN ARBOR TOWNSHIP  
Planning Commission  
Glen Arbor, Michigan 49636

May 3, 2018

**CALL TO ORDER:**

Vice Chairman Bob Ihme called the meeting of the Planning Commission to order at 7:45P.M.

**ROLL CALL:**

Bob Ihme, John Pepler, Pam Lysaght, Bill Stege, Bill Thompson and Michael Plessner were present. Lance Roman recused himself and was absent. Tim Cypher, Tim Figura and Dick Figura were also present.

**AGENDA:**

Lysaght suggested to move the general ordinance rewrite after the Township Board report. **A motion was made and supported to make this change and approved.**

**APPROVAL OF MINUTES:**

**Stege moved the minutes be approved with a punctuation correction. The motion was supported by Plessner and approved with six ayes.**

**CORRESPONDENCE:**

**TOWNSHIP BOARD REPORT:**

Pepler reported on the closing of State Street on June 16 for Cherry Republic's celebration.

Park construction a couple weeks behind due to snow

The Board attended an MTA Meeting March 23 – 25 at the Grand Traverse Resort. Glen Lake Marine Service will be placing the buoys on the North shore.

**ZONING ADMINISTRATORS REPORT:**

Two Site Plan reviews. Ihme recused himself during the presentation of his site plan and the Sutherland site plan.

- The Commercial Drain field by Bob Sutherland.  
**A motion to approve the site plan with the conditions as outlined and with MDOT requirements was made by Plessner and supported by Stege. Stege aye, Thompson aye, Pepler aye, Lysaght aye, Plessner aye, Ihme aye. Motion carried**
- Commercial warehouse, office and residential space by Bob Ihme  
The Road Commission and MDOT permits are still outstanding.

The Fire Department has given permission and the permit from the Health Department has been granted. Cypher needs a soil erosion permit, lighting detail and the Easement Agreement as well as space for an additional parking place.

**Lysaght moved to accept Ihme's site plan with conditions as illustrated by the Zoning Administrator. Motion was supported by Thompson. Lysaght aye, Thompson aye, Plessner aye, Pepler aye, Stege aye. Motion carried.**

**ZONING BOARD OF APPEALS REPORT:**

Lysaght reported: No Appeals requested at this time. The Variance request regarding fence height was granted.

**PUBLIC COMMENTS:**

**BUSINESS:**

1. Review and action if needed from Public Hearing  
Item 1

**A motion by Pepler to approve Item #1 changes to Version 4.8 Accessory Definitions to then send on to County for comment and to Township Board for approval. Support by Stege. Pepler aye, Thompson aye, Lysaght aye, Stege aye, Plessner aye, Ihme aye. Motion carried.**

Item 2

**Pepler moved to approve Article V change to Version 4.7 Residential Districts for comments by County and approval by the Township Board. Support by Lysaght. Stege aye, Pepler aye, Lysaght aye, Plessner aye, Thompson aye, Ihme aye. Motion carried.**

2. Review/change/modify Master Plan including County Planning Commission comments from Tim Figura to be provided  
Tim Figura stated he emailed the Commission members some minor edits to the Master Plan on May 2, 2018. **Pepler moved the corrections be made as stated on Township Council's email dated May 2, 2018. Plessner support. Plessner aye, Lysaght aye, Pepler aye, Stege aye, Ihme aye, Thompson aye. Motion carried.**

3. Review general ordinance rewrite – time allowing

**PUBLIC COMMENTS:**

**COMMISSION MEMBER COMMENTS:**

Lysaght recommended that the accessory building issue be studied and discussed. Vice Chairman Ihme will instruct Commission Chairman Roman to place the study of accessory buildings on June's agenda.

**ADJOURNMENT:**

Secretary Stege adjourned the meeting at 9:10 PM

Respectfully Submitted

Dotti Thompson  
Recording Secretary  
Planning Commission

APPROVED