

**APPROVED**

**GLEN ARBOR TOWNSHIP**  
Planning Commission  
Glen Arbor, Michigan 49636

May 4, 2023

**CALL TO ORDER:**

Vice-Chairman Andy Dotterweich called the meeting of the Planning Commission to order at 7:30 P.M.

**ROLL CALL:**

Bill Thompson, Bob Ihme ,Andy Dotterweich, Jeff Gietsen, David Burton and Bob Hawley were present. Lance Roman was absent.  
Tim Cypher, Zoning Administrator was also present.

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

**APPROVE AGENDA:**

The Agenda was approved as presented.

**MEMBERS CONFLICT OF INTEREST**

There were no conflicts by any of the Commission members.

**APPROVE MINUTES OF PREVIOUS MEETINGS**

**The minutes of the March 2 Public Hearing were approved by a motion from Thompson and supported by Gietzen. Motion carried.**

**The minutes of the March 2 regular Planning Meeting were approved by a motion from Hawley and supported by Burton. Motion carried unanimously.**

**CORRESPONDENCE:**

An email from Mike Sheldon , new owner of the Putt Putt golf course, sent from Cypher. Cypher is expecting an application in the near future. Mike Sheldon is requesting that the Commission hold a July meeting so he can be prepared to open in May 2024. The date for the July meeting will be determined at the June Commission meeting.

Approved

**TOWNSHIP BOARD REPORT:**

Hawley reported the Township Board attended MTA meetings. Hawley attended a seminar on legal issues and two zoning seminars which discussed the topics of solar and marijuana.

In addition the Township Board had a presentation from the Road Commission at their April meeting.

**ZONING ADMINISTRATORS REPORT:**

Cypher reported that he is expecting a busy summer and has had many phone calls and inquiries. Cypher reiterated that he believes a July meeting should be called and will need to post a notice if that is to happen.

**ZONING BOARD OF APPEALS REPORT:**

Dotterweich reported that a meeting on the Miller Hill property is scheduled at the end of May to discuss the permit denied by the Zoning Administrator.

**PUBLIC COMMENTS:**

A question regarding the use of solar panels on top of buildings was queried. Cypher commented that there are buildings using these panels but they have to adhere to height restrictions and other criteria.

**BUSINESS:**

**1. Review County comments on proposed Agricultural District Zoning changes.**

**A motion was made by Burton to forward County comments to the Township Board. Gietzen supported and the motion carried.**

Hawley will relay to the Township Board at the June meeting.

**2. Site Plan Review- Glen Arbor Bed & Breakfast - TC**

Michael, Jen, and Judy Aragon presented full size plans for the Commission to peruse. Cypher commented that the Aragons have not heard from either the Fire Department or the Road Commission but have received approval from the Health Department. A soil erosion permit will also be required. There are two non-conforming buildings on the property and their plan is to turn them into a multi family duplex. Michael Aragon presented his vision for the Bed and Breakfast property stating that he will always improve any property that he owns.

**3. Review Ordinance reorganization:**

- a. Sign ordinance - Thompson completed and removed redundancy

b. Lighting ordinance- Thompson removed unnecessary pictures and redundant verbiage.

**4. Upcoming Master Plan review- AD**

Dotterweich got files from the assessor on all the properties in Glen Arbor and a picture of the Township in 2023 in preparation for Master Plan discussions.

**PUBLIC COMMENTS:**

**COMMISSION MEMBER COMMENTS:**

The Commission discussed parking in Glen Arbor.

Burton spoke on an interesting article he read regarding a person who had a PRE in two places.

**ADJOURN:**

The Meeting of the Glen Arbor Township Planning Commission was adjourned at 9:15 by Vice-Chairman Andy Dotterweich.

Respectfully submitted

Dotti Thompson

Recording Secretary

Glen Arbor Township Planning Commission