

Ford River Township Planning Commission
Regular Meeting Minutes
August 3, 2022

Meeting was called to Order at 7:00 pm by K. Mineau and the Pledge of Allegiance was recited.

Present: K. Jaeger, K. Mineau, P. Dagenais, R. Ness, J. Church.

Public Comment on Agenda Items - None

Conflict of Interest Declaration

- K. Mineau will abstain from Public Hearing as he received a letter as a neighbor

Public Hearing

- Mark Johnson - Short Term Rental

K. Jaeger made a motion to open the public hearing, seconded by J. Church. Unanimous Approval.

Zoning Administrator C. Detiege explained the permit, and stated he did not receive any communications.

The commission discussed the permit as well as conditions and there was no public comment.

The permit would need:

- Septic Approval
- Fire Extinguishers/Smoke Alarm/Carbon Monoxide Detectors
- Contact Info Provided to All neighbors
- No Structural Changes to the Property
- To be renewed yearly
- Limit 8 persons
- Can be inspected by Zoning Administrator at any time

Voting on Section 604 General Standards Commenced.

A. Will be harmonious with and in accordance with the general objectives or with any specific objectives of the Comprehensive Development Plan;

Motion Made to accept by J. Church, Seconded by R. Ness. Unanimous Approval.

B. Will be designed, constructed, operated, and maintained so as to be harmonious and appropriate in appearance with the existing or intended character of the general vicinity and that such a use will not change the essential character of the same area;

Motion Made to accept by J. Church, Seconded by K. Jaeger. Unanimous Approval.

C. Will not be hazardous or disturbing to existing or future neighboring uses;

Motion Made to accept by J. Church, Seconded by P. Dagenais. Unanimous Approval.

D. Will not diminish the value of land, buildings, or structures in the District and shall represent an improvement to the property under consideration and to the community as a whole;

Motion Made to accept by J. Church, Seconded by P. Dagenais. Unanimous Approval.

E. Will be served adequately by essential public facilities and services, such as highways, streets, police and fire protection, drainage structures, refuse disposal, or schools, and that the persons or agencies responsible for the establishment of the proposed use shall be able to provide adequately any such service;

Motion Made to accept by J. Church, Seconded by K. Jaeger. Unanimous Approval.

F. Will not create excessive additional requirements at public cost for public facilities and services and will not be detrimental to the economic welfare of the community;

Motion Made to accept by J. Church, Seconded by P. Dagenais. Unanimous Approval.

G. Will not involve uses, activities, processes, materials and equipment and conditions of operation that will be detrimental to any person, property, or the general welfare by reason of excessive production of noise, traffic, smoke, fumes, glare, or odors:

Motion Made to accept by J. Church, Seconded by P. Dagenais. Unanimous Approval.

H. Will the location, nature and height of the proposed use be appropriate to the size, type and kind of buildings, uses and structures in the vicinity and adjacent properties, including the safety and convenience of people there from.

Motion Made to accept by J. Church, Seconded by K. Jaeger. Unanimous Approval.

I. Will be consistent with the intent and purpose of this Ordinance and shall be compatible with the natural environment, and shall protect the public health, safety and general welfare.

Motion Made to accept by P. Dagenais, Seconded by J. Church. Unanimous Approval.

Motion was made by K. Jaeger to Close the public hearing, seconded by J. Church. Unanimous Approval.

Motion was made by K. Jaeger to approve the permit with the conditions, seconded by J. Church. K. Jaeger - Yes, P. Dagenais - Yes, R. Ness - Yes.

Minutes

- Planning Commission meeting minutes from July 2022 were approved with a motion by P. Dagenais, seconded by J. Church. Unanimous approval.

Reports

- Zoning Administrator C. Detiege provided the commission with the July Zoning Administrators Report.

Permits

- Bill Peterson, RR, 4285 K. Rd, 7/8/22
009-058-020-00, New Pole Building
- Jayne Church, R2, 3752 L.15 Ln, 7/13/22
009-065-059-00, Remove old Mobile
- Nick and Amanda Wagner, RR, 3988 11th Rd, 7/14/22
009-067-001-30, Solar Panel on Top of Garage
- Heather Willour, R2, E5160 M35, 7/18/22
009-064-038-00, New Fence
- Chris Ginther, RR, 3740 9th Ln, 7/23/22
009-070-014-00, New Fence
- Gregory Budunov, RR, 501 Hwy M35, 7/30/22
009-127-019-10, Removal Old Mobile/Build New Small Seasonal Cabin

Special Use Permit Applications / ZBA Applications

- Variance Request for ZBA will happen August 16, at 6 pm.

Unfinished Business

- Marijuana - Lawyer is still working on draft of ordinance.
- Master Plan Update - Still waiting for quotes.

- CIP (Capital Improvement Plan) - Fire and Rec plans are close to complete. Water is working on plans for what needs updating.

New Business - None

Communications

- Emails regarding Short Term Rentals
- J. Church let the commission know about MTA trainings on August 24 in Gaylord and August 31 online.

Public Comment on Non-Agenda Items

- Jared Bender - Had questions in regards to his property and possible land divisions as he possibly looking at utilizing it once the Marijuana Ordinance is passed.

A motion to adjourn was made by K. Jaeger, seconded by P. Dagenais. Unanimous approval. Meeting was adjourned at 7:27 pm.

 9-7-22