

ELK RAPIDS TOWNSHIP

Pursuant to Public Act 267 of 1976, "Open Meeting Act." All meetings of the Planning Commission & Zoning Board of Appeals are open to the public and the public is welcome to address the Commissions on any item under its jurisdiction or on its agenda.

MEETING AGENDA - PLANNING COMMISSION

Tuesday, March 8, 2022 – 06:30 PM

- A. Call to Order
- B. Attendance Sign-In Sheet for Quorum
- C. Agenda Approval for Tuesday, March 8, 2022
- D. Public Comments
- E. Planning Commission Minutes Review & approval for the minutes draft of December 14, 2021.

- F. Site Plan Review Under consideration is a request for a Site Plan Review from Jeff & Ruth Martin, owners of Lot 35 Birch Lake Subdivision, located between lots 6501 & 6473 on Timber Lake Drive, Elk Rapids, Michigan 49629. Property tax number 05-06-225-035-00. Neither, the Township Zoning Administrator, nor, the Antrim County Soil & Erosion Officer was consulted before Lot 35 was all but denuded of trees and vegetation. As the stumps were removed from the 25-foot protection area there were likely more trees illegally removed than this review is currently addressing, but 17 trees were identified as being removed from the 25-foot strip along the Birch Lake shoreline in violation of restrictions and conditions outlined in the Elk Rapids Township Zoning Ordinance - Section 2.11B. The purpose with this review is to consider and approve a remediation plan with corrective actions to return at least 17 (or more) trees to the 25-foot protection area located on Lot 35 of the Birch Lake Subdivision.

- G. Tran Site Plan Review – Untable from December 14, 2021

- H. Township Zoning Administrator Report (Larry Nix), and any additional information for PC review
 - (1) Renate Daniels Bass Lake Violation
 - (2) Puuri-Copus Birch Lake Violation

- I. Township Legal Staff Report (Bill Derman), and any information for PC review:

- J. Unfinished Business, and any additional unfinished business brought forward:
 - (1) Unfinished discussion regarding possible duplex sites within agricultural zones

- K. New Business, and any additional new business brought forward:
 - (1) Research zoning ordinance amendments (or township resolutions) for the Township to receive exemplary and/or punitive damage recovery for the loss of time, money and as a deterrent aid in curbing the wanton and systemic destruction of protected lakeshores within Elk Rapids Township.

- L. Public Comments
- M. Member Comments
- N. Adjournment