

EVELINE TOWNSHIP PLANNING COMMISSION
EVELINE TOWNSHIP HALL
8525 FERRY ROAD
EAST JORDAN, MI 49727

2022 ANNUAL REPORT

TO: Eveline Township Board of Trustees
FROM: Planning Commission Committee Chair – Kelly McGinn
Planning Commission Vice Chair – Eric Beishlag
DATE: January 20, 2023
RE: 2022 Planning Commission Annual Report

The Eveline Township Planning Commission is pleased to provide this Annual Report of its activities for calendar year 2022. This report is being submitted in fulfillment of Article II, Section 19 of Public Act 33 of 2008 (Michigan Planning Enabling Act) and pursuant to Section 6 of the Planning Commission's By-Laws and Rules of Procedure.

The Municipal Planning Enabling Act states that "a planning commission shall make an annual written report to the legislative body concerning its operations and the status of planning activities, including recommendations regarding actions by the legislative body relating to planning and development."

Calendar year 2022 proved to be a busy one for your Planning Commission. Of particular interest are the following:

Site Plan/Special Land Use Permit Reviews/Ordinances/Plans and Others

During 2022, the Planning Commission reviewed the following site plans/special land use requests, ordinances, plans, and other items:

Special Use Permits:

- Section 2.2 Zoning Amendment to add Ambulance Substations – Special Use Permit
- Hungry Ducks Yearly Review of Special Use Permit (See November Planning Meeting Minutes for additional detail and/or permit for complete list of stipulations):
 - o Modified dates and hours of operation and allowing special events by appointment only.
 - o Use of small train allowed – No Horn
 - o Carousel still allowed without music.
 - o Two removable tents will be allowed for bicycle storage, shade for animals, and shade for toddlers.
 - o Walking Path allowed
 - o Pallet Maze Allowed.
 - o Following the completion of the 2023 year of operation, the applicant shall issue an annual report to the Planning Commission.

Zoning Ordinance Review:

- Township Zoning Ordinance Article 2 – Zoning Districts review
- Township Zoning Ordinance Article 4 – General Provisions

- Township Zoning Ordinance Article 1 – Definition of Interpretive Farm
- Township Zoning Amendment to Section 4.25 of the Eveline Township Zoning Ordinance regarding the Dimensional Restrictions for the Accessory Building maximum permitted size in relation to the acreage size of property.
- Noxious Weed Ordinance, Blight Ordinance, and Nuisance Ordinance.
- Township Zoning Ordinance Article 2 regarding private airstrips
- Township Zoning Ordinance Article 4.9 regarding Tiny Homes
- Township Zoning Ordinance Article 4.19 regarding riparian rights
- Township Zoning and Ordinance Article 4.21 regarding property classification such as Rural Residential, Farm Forest 1, and Farm Forest 2.
- Discussion of Food Truck Ordinances around the area

Greenbelt Discussions:

- EGLE Application HPB-PV9G-6YC5G (Parcel #: 006-124-030-00) 06479 Ferry Road – Andrew Rice. Attorney Bryan Graham instructed this issue be sent to the ZBA.
- Greenbelt Ordinance Research and Public Input at many planning commission meetings throughout 2022
- Lee Maynard from Land Information Access Association discussed visioning and planning in regards to the Lake Charlevoix shoreline. Many ideas were shared by Planning Commissioners and the public.

Planning Commission Training Sessions:

- Bryan Graham – Processes and Procedures training for the Planning Commission.
- EGLE: Shoreline trends and best management practices for Lake Charlevoix training
- Evangeline Waterfront Ordinance presentation

Other:

- Renewed Michigan Association of Planning Memberships
- Charlevoix Landscape discussion and approval of the Tom Wardlow greenbelt project
- Gary and Stefany Freeman Waterfront Greenbelt Landscaping Plan Review
- FEMA flood plain maps have been updated and recommend the Township Board of Trustees adopt the new maps to maintain eligibility of residents to obtain flood insurance.
- Burnette Foods additional living space needed for workers.

Looking Ahead to 2023

As the Planning Commission looks ahead to its tasks for 2023, items on its list include:

- Waterfront Greenbelts
- Zoning Ordinance Review
- Master Plan and Recreation Plan continued yearly reviews
- Planning Commission Continuing Education Training Sessions
- Lee Maynard from Land Information Access Association follow up discussion and visioning in regards to the Lake Charlevoix shoreline follow-up
- Hungry Ducks 2023 review of operations and special permit discussion for 2024 operations

2022 Planning Commission Members and Attendance:

The Planning Commission held (11) meetings during 2022. The July 6th Planning Commission Meeting was cancelled.

Commissioner

Kelly McGinn, Committee Chair
Eric Beishlag, Vice-Chair
Prudence Kurtz, Committee Member
Lorraine Sims, Committee Member
Gary Albring, Committee Member
Will Trute, Committee Member

Attended

10 of 11
11 of 11
9 of 11 (She attended one missed by Zoom)
11 of 11
3 of 3 – Term was up in March 2022
5 of 5 – Started in August 2022