

**Otsego Lake Township Planning Commission  
September 4, 2008**

Margaret Black, Chairperson, called the meeting of the Otsego Lake Township Planning Commission to order at 7:01 pm. The meeting opened with the Pledge of Allegiance to the Flag.

Planning Commission members present: Erma Backenstose, Tim Baker, Margaret Black, Nora Corfis, Randy Stults, Dan Yale, Laura Boerema, and Russell Gregg

Absent: John Preniczky

A quorum was present.

Two members of the public were present: John Compton and Paul Halverson

Chairperson Black asked for approval of the Otsego Lake Township Planning Commission Minutes dated August 7, 2008. Tim Baker moved to accept the minutes as printed. Randy Stults supported the motion which passed by a voice vote.

**Public Comments and Communications:**

Chairperson Black informed the planning commission members an evening MTA planning and zoning workshop will be held in Grayling on October 22, 2008. It is titled Practical Application of Michigan's Enabling Acts. Clerk Markovich should be informed by September 30, 2008 if you wish to attend.

**Public Hearings:**

The following Land Use Request was heard:

PC-2008-05 Paul Halverson (Halverson Construction) representing John J. Compton owner of a parcel of property located in Otsego Lake Township at 6855 West Otsego Lake Dr, property Tax I.D. # 0900000-005-200-170-00

A proposal to convert ½ of an existing garage into a guest bedroom and bath

Chairperson Black opened the hearing at 7:08 pm. Mr. Compton addressed the commission describing the scope of the project, and provided details in regard to the proposed garage conversion. The project is to convert half of an existing garage in to a bedroom and bath for over night guests. There will be no changes to the perimeter of the garage, but rearrangement to the existing doors and windows will be made.

As there was no public comment, Chairperson Black closed the public hearing at 7:13 pm. Randy Stults explained that the County Land Use Services Director had sent this application to the County Planning Commission prior to the Township. However, special use permits require prior Township review before going to the County. To expedite Mr. Compton's case, the County approved this case based upon its review and concurrence by Otsego Lake Township. After review of the site plan and no objections raised by the Otsego Lake Township Planning Commission, Mr. Stults moved to concur with the Otsego County Planning Commission the approval of the site plan of Case# PC2008-05. Mr. Baker supported. The motion passed unanimously by a roll call vote.

Ayes in support: Backenstose, Baker, Black, Corfis, Stults, Yale, Boerema, Gregg

Absent: Preniczky

### **Other Business:**

- Otsego County Planning Commission

The County Planning Commission also heard a case involving the mining operations of Matelski Gravel. Mr. Matelski will be permitted to store cement casting forms for septic tanks on this site, but is not permitted to manufacture tanks. A case was also heard involving expanding the assisted living operations at Woodland Acres on Plywood Road in a Forest Recreation Zone. The County Land Use Director will report back to the Commission how this is impacted by the new Zoning Enabling Act and the County Zoning Ordinance.

- Master Plan in Crawford County

Crawford County sent Otsego Lake Township its completed Master Plan. The reply deadline for comment is October 14, 2008. Our Commission will review the document in regards to how abutting portions of Otsego Lake Township are compatible with Crawford County's Future Land Use documents. Dan Yale and Russell Gregg will do this review and report back at our October meeting.

- Commission By-Laws

Randy Stults brought to the attention of the Planning Commission that with the enactment of the Zoning Enabling Act, the Commission should review its By-Laws. The matter will be discussed further at a later date. He will email us a web site with sample By-Laws.

- Bagley Township Bike Path

Erma Backenstose provided an update on the progress of the grant application for the Bagley Township DDA bike path. It will run on the east side of Old 27 and end at Charles Brink road to the south.

- Master Plan Goals and Objectives

Work continued, completing the Education and Intergovernmental Cooperation chapters.

- Planning Commission Reports to the Board

September 18, 2008 -- Randy Stults

October 16, 2008 -- Nora Corfis

The next meeting of the Otsego Lake Township Planning Commission will be October 2, 2008 at 7:00 pm at the Otsego Lake Township Hall.

Chairperson Black adjourned the meeting at 8:59 pm.

Respectfully submitted,



Secretary

cc John Compton  
Joe Ferrigan