

APPROVED MINUTES
Superior Township Zoning Commission
Brimley, Michigan 49715
June 11, 2024

Meeting Called to Order by John Waisanen at 6:00 p.m.

Present:

John Waisanen, Sherry Bertram, Mark Olsway,

Absent: Lori Busha (Zoning Administrator), Dianne Compo

Motion to approve agenda by Mark Olsway

Seconded by Sherry Bertram

Motion Approved unanimously

There were three errors on the May 14, 2024 DRAFT ZONING minutes and one item that the commission felt should be enhanced to more clearly state the action approved.

1. The date of the meeting was recorded in the draft minutes as May 12, 2024. It should have been May 14, 2024. This correction will be hand written into the minutes.
2. Public Comment on the draft reads none. It should read "Sherry Bertram". This correction will be hand written into the minutes.
3. New Business item #2 reads "New meeting minutes". That should be new meeting schedule. This correction will be hand written into the minutes.
4. The action regarding a motion made, seconded and unanimously approved to accept the revised Bay Mart renovation request was clarified to include all action pertaining to the motion that passed. The enhanced wording will read as follows:

"A motion was made by John Waisanen, seconded by Mark Olsway, to approve the revised site plan for the Bay Mart renovation project as submitted with all structures to remain on the original Bay Mart property. No structures or equipment will encroach on the parcel of property in question.

A role call vote was called for.

John Waisanen – Yes

Mark Olsway – Yes

Dianne Compo – Yes
Sherry Bertram – Yes
The motion passed unanimously”
This correction will be hand written into the minutes.

Motion to approve corrected May 14, 2024 Zoning minutes (and include the Zoning Administrator Report) with the above noted corrections and clarifications was made by John Waisanen.

Motion was seconded by Mark Olsway
Motion approved unanimously

There was one error on the May 14, 2024 DRAFT PLANNING minutes.

1. The date of the meeting was recorded in the draft minutes as May 12, 2024. It should have been May 14, 2024. This correction will be hand written into the minutes.

Motion to approve corrected May 14, 2024 Planning minutes (with the date correction) was made by Mark Olsway.

Motion was seconded by John Waisanen
Motion approved unanimously

Public Comment: None

Old Business:

1. **SIGN ORDINANCE:** John introduced the suggested changes to the sign ordinance Article 15.01 – 15.07 and showed the commission members the documents that outline those suggested changes and added definitions. John stated that the changes are basically done and should be sent to the Superior Township Board for review.

Motion to approve the Article 15.01 - 15.07 updates for SIGNS and send the updates to the Superior Township Board for review was made by Mark Olsway.

Motion was seconded by Sherry Bertram
Motion approved unanimously

Sherry Bertram questioned how the documents with the changes will be forwarded to the Superior Township Board. Because John Waisanen is the liaison between the Township Board and the Zoning Commission, he agreed to hand deliver the documents to the Township office.

New Business:

1. Zoning Administrator Report dated June 11, 2024 by John Waisanen.

Motion to adjourn meeting made by Mark Olsway at 6:52 p.m.
Motion was seconded by Sherry Bertram
Motion approved unanimously

Zoning Administrator Report

June 11, 2024 Meeting

Lori Busha - Zoning Administrator

Old Business

- BMIC has acquired the old Laundry and old Hardware property. Some of the houses owned by BMIC have been demolished. The properties on 6861 & 6891 S. M221 will both be demolished by Spring 2024. Email sent to Briana Gunka to get an update on the progress of the blight concerns. This item is open.
- Simpkin property blight on M221. No new updates. Should this be handled by a process server? Need funds approved by TWP Board. Can someone make a motion on this item? This item is open.
- Morgan property blight on Green Street. Progress has been made. The garage has been removed. There are a couple of items that she is awaiting the Township Cleanup to get rid of. This item is open.
- Davis – Lillian Road property – Inquiry about Zoning for Barn. Progress has been made. Brad has been contacting a local contractor to start this project. I anticipate the Zoning paperwork will be submitted soon. This item is open.
- Emplit – Lakeshore Drive Property – No new updates. Zoning Inquiry to put a mobile home on the property. Email sent with the Building/Zoning Application. He expects to be ready in the spring. Awaiting the returned Zoning Application. This item is open.
- EUP Planning – I received the new Zoning Map electronically. It has been printed and the Supervisor has signed it. Smaller copies are made and will be distributed to Zoning Board members. A large format still needs to be printed, but the Printer was having problems with the plotter. He will contact me, when he is able to print it in a larger format for my use. This item is open.
- Bay Mart – New information for this project was submitted. The Zoning Board approved the new changes to only have 2 rows of pumps and the canopy is only on their original property in the 5/14/2024 meeting. This item is closed.
- Jere Farms – M-28 property – No new updates. Awaiting Zoning Application. Mrs. Jere inquired about zoning for constructing an attached building onto their existing greenhouse. Zoning approval is required for this type of structure. The Zoning/Building Application was sent back to her. Awaiting the application. This item is open.
- 17402 W. M-28 property – This item is going before the Zoning Board of Appeals. Mr. Nelson contacted me regarding zoning for this property. He was initially interested in building a small cabin, but the property is not 5 acres. So, he is now interested in building a shed/garage. There is no existing structure on the property. The property does not meet the width requirements for the Rural Residential Zone. This item is open.
- 10926 W. Lakeshore Dr. Property – Mr. Kurtz has torn down the house that was located on this property. I stopped by to investigate. He did fill out the demolition paperwork for the county; and I inquired if he was putting up a new house or structure. He is going to be putting up a shed and will fill out the Zoning/Building Application sometime later before doing so. Awaiting a Zoning Application. This item is open.

New Business

- S. Deland Property – Mr Warner contacted me regarding purchasing property to put up a garage. I explained the uniqueness of this property, being in the Waterfront Zone and that the road is not in the position that the plat indicates, so the property could be smaller than anticipated. I explained the setback requirements and that he would need to be off the road-right-of-way. He understands that he will need to submit a Zoning Application for the garage/shed he is interested in building (15' x 20'). This size shed/garage would also need to have a building permit. This item is open.
- W. Shendandoah Ave Property – Mr Slater contacted me regarding putting up a roof including a patio porch roof over the existing trailer on the property. This did not get approved. He will need a variance, as this waterfront lot is non-conforming, and the footprint can't be extended beyond the original footprint. He is seeking a variance from the ZBA. This item is open.
- W 6 Mile Road – Mr Latham contacted me regarding a fence in the front and side yard. This property is zoned Business Mixed Use. Because the property is on the corner of 2nd Street and 6 Mile, he will need to maintain 50ft Clear Vision at the Corner of the property. The front yard is limited to 4 ft height fence that is not solid, where the side yard behind the house front can be solid and 6ft. Awaiting the zoning paperwork. This item is open.
-

Minutes and zoning report approved
at the 7/9/24 zoning meeting

Jerry
Burton