

Superior Township Planning and Zoning Committee
Brimley, Michigan 49715
June 14, 2022

Minutes

Call to order: Meeting called to order at 6:00 p.m.

Present: Lori Busha (Interim Zoning Administrator), Elgon Ellis (Member), Jo Harris (Member)
Susanne Kniskern (Board Liaison), Matthew Maki (Member), John Waisanan (Member)

Absent: None

Motion to approve agenda

Motion to approve: Susanne

Motion seconded: Jo

Motion carried unanimously

Minutes from May 10, 2022.

Motion to approve: John

Motion seconded: Jo

Motion carried unanimously

Public Comment (3 Minutes per commenter). Mrs. Goetz expressed concern for the process followed and requirements regarding building or rebuilding a previously existing structure.

Old Business. Continuing actions as shown by italicized text.

1. Status of old (1919) Ordinance about animal noise, number of animals. *Progress to date is a likelihood for obtaining a kennel license, pending additional fencing or other needs.*
2. County Animal Control Officer recommendations for updated ordinance. *In progress*
3. Passmore building pending Township Attorney recommendations. *Certified letter from Attorney. Blight issue, property owner supplied a written letter saying the issue will be resolved this year for all the properties in question. Follow up will include trying to obtain a completion date, hopefully before winter weather begins to interfere.*
4. Communications Tower update: This initiative has been cancelled.

New Business

1. Zoning Administrator Report: (see attached)

2. Proposed changes in the proposed Township Ordinance summary (handout)

Motion to approve changes: Jo made the motion to approve recommended changes to the ordinance as final.

Motion seconded: John

Motion carried unanimously

Remaining actions: provide final copy to each member of the committee.

Insure editing for margins, pagination. Provide electronic copy, hard copy for public review
Notification of public meeting date, time, location. Public Meeting. Publish copy with an

“Effective Date” of the Ordinance sometime following the public meeting.

3. **Update:** Distributed copies of the Detour, Pickford, Clark Townships Ordinance in reference To Marihuana Grow Operations. The intent in making this distribution is for the Superior Township Planning and Zoning Committee to compare two separate ordinances.
 - a. Charter Township of Kinross to prohibit Marihuana growth and sale operations
 - b. Detour, Pickford, Clark Townships to allow Marihuana growth and sale operations

Process. The Planning and Zoning Committee review enables members to examine the two ordinances, conduct their own research and analysis of the merits or demerits of each, becoming conversant with the essentials of each ordinance, and then to meet and discuss their findings to decide the best course of action for Superior Township.

General Timeline, *subject to modification.*

May 10, June 14, 2022: distribute the two ordinances to the committee for individual review, fact-finding, and development of possible courses of action.

August 8, 2022: Planning meeting specifically for discussion of the two ordinances to reach consensus for the next step to develop a preferred course of action.

November 7, 2022: Begin developing a concept ordinance for Superior Township that permits, prohibits, or otherwise regulates Marihuana growth operations in the township.

February 13, 2023: Continue ordinance development, possible completion of development of draft ordinance.

Other Business

The next scheduled meeting is as follows:

Zoning. Tuesday, July 12, 2022, 6 p.m. Township Hall

Respectfully,

Matthew Maki
Acting Chair
Secretary

Zoning Meeting Report

June 14, 2022 Meeting

Lori Busha - Interim Zoning Administrator

- AEI Consultants inquired about Zoning and Building Information for the Family Dollar on M221 in Brimley. This request started in May. I investigated and responded by email and an official Township letter to *close* all open concerns. June 8, 2022 *Closed*
- Terry Clark (Owner) & Todd Edington (builder) Zoning Permit Application for a house – Site visit then *approved*. Copies of approval sent to Chippewa County and all interested parties on June 9, 2022
- Andy Ulman (Owner) Zoning Permit Application for a pole barn – Site visit and approved. Copies of *approval* sent to Chippewa County and Mr. Ulman were sent on June 9, 2022.
- Open Zoning Permit Application from June 2021 was found by Bill Beaune. He asked me to investigate this situation. I spoke to one of the owners, Shannon Garvon. She said that it was approved, but the only way she found out about the approval was by reading the Zoning Meeting Minutes. Chippewa County gave them a building permit 7/29/2021. The addition onto their house is completed. Concern *Closed*.
- At least three complaints of noise, smell from chicken waste and blight was voiced to me this past week regarding the property owned by Joseph Samp. *Process is on-going*
 - I spoke to Bill Beaune and this has not been the first time there have been complaints. I did not find or receive documentation from Rick on this.
 - I spoke to Chippewa County, Kelly Church, and she said that Mr. Samp is applying for a kennel permit and that the size of his lot is not a concern.
 - I did a site visit on 6/10/2022 and witnessed the excessive blight, noise from barking dogs and the bad smell from the chicken coop. I documented this with pictures. Mr. Samp was not there. The mail carrier arrived while I was there and left mail and packages for Mr. Samp on the end of a trailer in the yard. I left my letter warning of the violations with this mail.
 - This starts the clock where Mr. Samp will have 30 days to fix the complaints and not be in violation. After the 30 days, I will make inquiries of the people who complained to see if there have been any improvements and make a follow-up site visit to confirm. If there is no or insignificant improvement then I will ask the clerk to start the fine and penalties, per the Noise and Blight Ordinances.
- New investigation regarding the Twork property on Irish Line Road. The realtor contacted me about if the lot was buildable. I looked at the 2012 Ordinance, and it is not. Need to understand if there are any changes to the new zoning ordinance for the agricultural areas, as she asked if there were any changes. *Not buildable: owner intends to sell the property.*