

**Marquette Township Planning Commission – Regular Meeting  
Wednesday, August 15, 2018 – 7 p.m.  
Marquette Township Community Center**

Chairperson Springer called the meeting to order at 7:00 p.m.

**MEMBERS PRESENT:** Mike Springer, Jim Johnson, Greg Place, Leanne Kachmarsky

**MEMBERS ABSENT:** Dave Wiegand

**STAFF PRESENT:** Jason McCarthy

**OTHERS PRESENT:** Matt Blondeau, Kate Lewandowski, Chris Ray

**APPROVAL OF AGENDA:**

***MOTION:*** *To approve the agenda, as presented.*

*Johnson, Moved  
Kachmarsky, Supported*

**Carried: Unanimously**

**MINUTES FROM PREVIOUS MEETING:** July 25, 2018

Springer noted an error in a motion within the present minutes.

***MOTION:*** *To approve the draft minutes, as amended.*

*Place, Moved  
Kachmarsky, Supported*

**Carried: Unanimously**

**PUBLIC COMMENT:**

**NEW BUSINESS:**

**Special Use Permit Public Hearing #081518-1 – Proposed Short-Term Rental Unit on a property located within the Scenic Residential (SR) zoning district, per the Marquette Township Zoning Ordinance (Article 15, Section 15.05). Parcel Tax ID# 52-08-133-003-10. Subject property is located in Section 33, T49N R25W. Property address: 250 Partridge Bay Trail, Marquette, Michigan, 49855. Applicant: Ray Family, LLC**

McCarthy provided background on the proposed Short-Term Rental Application located at 250 Partridge Bay Trail. McCarthy noted that the proposed 10 acre site is located within the Scenic Residential Zoning District. He stated that staff has received no comments from neighboring properties notified of the public hearing.

Springer inquired if renters would have access to the lakeshore that may result in excessive motor boating.

Kate Lewandowski, 250 Partridge Bay Trail, responded that there is no boat launch site located on the property. She indicated that kayaking would be a more suitable activity.

Johnson stated that he drove by the property, and indicated that the residence was well buffered.

**Motion:** *To approve Special Use Permit #081518-1, contingent upon satisfactory fire code inspection, and acquisition of a Marquette Township Business License.*

**Kachmarsky, Moved  
Johnson, Supported**

**Carried: Unanimously**

Springer closed Special Use Permit Public Hearing #081518-1.

**Special Use Permit Public Hearing #081518-2 – Proposed Short-Term Rental Unit on a property located within the Urban Residential (UR) zoning district, per the Marquette Township Zoning Ordinance (Article 15, Section 15.05). Parcel Tax ID# 52-08-360-143-50. Subject property is located in Section 16, T48N R25W. Property address: 2352/2362 Werner Street, Marquette, Michigan, 49855. Applicant: Matt Blondeau**

Matt Blondeau, 156 West Park Street, Marquette Michigan, presented himself as the property owner and applicant of the public hearing subject property.

McCarthy provided background on the proposed Short-Term Rental Application regarding located at 2352 and 2362 Werner Street. He stated that the subject property is a duplex located within the Urban Residential zoning district. He stated that staff has received no comments from neighboring properties notified of the public hearing.

Kachmarsky inquired what recourse the Township would have if the Special Use Permit was approved for the subject property if it became a neighborhood nuisance.

McCarthy responded that the Planning Commission has the ability to review and revoke any Special Use Permit if appropriate.

Place inquired whether he should recuse himself from voting, he stated that he plows snow at the subject property.

The consensus of the Planning Commission was that Place did not need to recuse himself.

**Motion:** *To approve Special Use Permit #081518-2, contingent upon satisfactory fire code inspection, and acquisition of a Marquette Township Business License.*

**Johnson, Moved  
Kachmarsky, Supported**

**Carried: Unanimously**

Springer closed Special Use Permit Public Hearing #081518-2.

### **2018 Community Survey Results – Presentation/Discussion**

McCarthy presented results from the 2018 Community Survey.

Springer stated that the 2018 Survey is a valuable to for future policy and decision making.

**UNFINISHED BUSINESS:** None.

**CORRESPONDENCE:**

The following meeting minutes were distributed for review:

- a. Draft Recreation Committee Meeting Minutes – July 17, 2018
- b. Approved Road Committee Meeting Minutes – June 5, 2018

Springer stated that he and Township Staff met with representatives from Lowes to discuss landscaping at Lions Field included in the 2015 Passport Grant Project.

The following informational items were distributed for review:

- c. Planning & Zoning Training Opportunity Brochure – September 12, 2018
- d. Housing Market Article – August 8, 2018
- e. How Density & Proximity Are Transforming Retail Article – August 7, 2018

The Planning Commission discussed the articles distributed for review.

**REPORTS:**

McCarthy reported on Marquette Detailing's Zoning Compliance. He provided the Planning Commission with documentation and recent pictures of Marquette Detailing's Zoning Compliance.

McCarthy reported that the 2015 Lions Field Passport Grant project is nearly complete. He presented pictures of recent improvements to Lions Field.

McCarthy reported that Fox Subaru has begun clearing trees on their project site located at US-41 and Northwoods Road.

**ANNOUNCEMENTS:** None.

**PUBLIC COMMENT:** None.

**ADDITIONAL COMMENTS PLANNING COMMISSIONERS WISH TO MAKE:** None.

**ADJOURNMENT:** Meeting adjourned at 8:22 PM

**MOTION:** *To adjourn the Planning Commission meeting.*

*Kachmarsky, Moved  
Place, Supported*

**Carried: Unanimously**

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Dave Wiegand – Planning Commission Secretary