

APPROVED  
Eveline Township Planning Commission Meeting Minutes  
Regular Meeting  
September 6, 2023  
7:00 P.M.

- 1) Call to Order:** The meeting was called to order at 7:00 P.M. with the Pledge of Allegiance by Chairman Kelly McGinn.

Commissioners present: Kelly McGinn, Eric Beishlag, Lorraine Sims and Prudence Kurtz. Commissioner Will Trute was absent and excused. Also present: Recording Secretary Sandi Whiteford, Representatives of Tommy's Marina, Bob Gibbs and Roger Rehkof as well as Rob Reynolds.

- 2) Agenda:** Commissioner Beishlag made a motion to accept the agenda as presented. Motion supported by Commissioner Sims. Motion carried.
- 3) Minutes August 2, 2023:** Commissioner Kurtz made a motion to approve the minutes as written. Commissioner Beishlag supported the motion. Motion approved.
- 4) Faust – 01100 Sleepy Hollow Greenbelt Review:** Following discussion regarding the limited changes requested, Commissioner Beishlag made a motion to approve the Faust Greenbelt plan. Motion supported by Commissioner Kurtz. Motion approved.
- 5) Short-Term Rental Ordinance Review and Discussion:** Chairman McGinn stated that she had not received any information from Zoning Administrator Graber who was going to review and compare both the original and current ordinance and bring/send suggestions to the meeting. Commissioner Beishlag made a motion to table further Short-Term Rental Discussion to the October 4, 2023 meeting. Motion supported by Commissioner Kurtz. Motion approved.
- 6) Zoning Ordinance 4.18 and 4.19 Water and Boat Spaces:** Chairman McGinn stated that the Commission had reviewed the ordinance in 2017 and increased the number of boat spaces allowed. Following discussion Chairman McGinn made a motion to send the Zoning Administrator's letter and copies of the ordinances to the Board of Trustees for comment. Motion supported by Commissioner Sims. Motion approved.
- 7) Public Comment:** Bob Gibbs, Landscape Architect for Tommy's Marina, introduced himself and Roger Rehkof. They presented preliminary renditions of a possible proposal for the property. They have plans to communicate with neighbors regarding the project. Discussed avenues to get information to the public. Planning Commission will put them on the agenda for a brief presentation for the public at the October 4, 2023 meeting. Rob Reynolds expressed concerns with zoning, walking traffic, no cross walks, road safety, water quality,

effects on Dyer Creek, springs on the property, watershed protection and sewer and water access for the proposed project.

- 8) Commissioner Comments:** - Chairman McGinn suggested that the Commissioners visit Hungry Ducks in preparation for the review in November. Stated that October 4, 2023 agenda would allow for a presentation to the public regarding Tommy's Marina.
- 9) Adjournment:** Chairman McGinn declared the meeting adjourned at 8:00 p.m.

Respectfully submitted,

Sandi Whiteford  
Recording Secretary