

DRAFT
Eveline Township Planning Commission Meeting Minutes
Regular Meeting
Eveline Township Hall
8525 Ferry Road
East Jordan, MI 49727
Charlevoix County
January 15, 2025
7:00 P.M.

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

Commissioners present: Eric Beishlag, Lorraine Sims, and Kelly McGinn, Corey Wells and Prudence Kurtz. Also present: Recording Secretary Sandi Whiteford and Zoning Administrator Will Trute. Representatives from Bay Marina Mark Wells Tyler Vantuinen and Tim Freel were also present.

- 2) Agenda:** Commissioner Beishlag made a motion to accept the agenda with the change, moving number 11 to follow item 5. Motion supported by Commissioner Kurtz. Motion carried.
- 3) Election of Officers:** Commissioner McGinn made a motion to elect the current officers to 2025 term. Motion supported by Commissioner Beishlag. By unanimous vote the motion was approved.
- 4) 2025 Meeting Dates:** Following review and discussion of the presented list meeting dates, Commissioner Wells made a motion to accept the list of 2025 meeting dates as presented. Motion supported by Commissioner Sims. Motion Approved.
- 5) Minutes – November 6, 2024:** Commissioner Beishlag made a motion to approve the November 6, 2024 minutes as presented. Motion supported by Commissioner Kurtz. Motion approved.
- 6) Food Trucks Review of Attorney Response:** Review of Township Attorney Opinion of food trucks as allowed or disallowed by ordinance. Representatives of Bay Marina discussed boater and day visitor food options near the waterfront. Following Commission discussion of possible options, and Township Attorney circumstance, Commissioner Beishlag made a motion to table the issue for further communication with Township Attorneys. Motion supported by Commissioner Wells. Motion Approved.
- 7) Waterfront Greenbelt Landscaping Review, 3370 Chula Vista:** Zoning Administrator Trute recommended approval, presenting the issue of demolishing the current home having a portion of the current structure within the greenbelt. Commissioner Beishlag, acting

chairman due to Chairman McGinn being unavailable, stated that due to the cancelation of the December meeting, Mr. Trute requested authority to approved the permit to prevent additional delay. Approval for Zoning Administrator Trute to issue the permit was granted by Commissioner Beishlag. Mr. Beishlag made a motion to approve and support the issuance of the permit as approved by Mr. Beishlag and issued by Zoning Administrator Trute. Motion supported by Commissioner Wells. Motion approved. Discussion followed regarding a change to the ordinance 4.6 Waterfront Greenbelt, eliminating the requirement for greenbelt properties with over one hundred feet of water frontage be reviewed by the Planning Commission. Suggested Changes as follows:

~~C: The Zoning Administrator shall have authority to act upon a WGLP submitted in conjunction with alterations within the waterfront greenbelt. on lots with less than 100 feet of water frontage.~~

~~D: The Planning Commission shall have authority to act upon a WGLP submitted in conjunction with alterations within the waterfront greenbelt on lots with 100 feet or more of water frontage.~~

Mr. Beishlag made a motion to set a Public Hearing date of February 5, 2025 at the regular meeting of the Eveline Township Planning Commission. Motion supported by Commissioner Kurtz. Motion approved.

8) Ordinance 4.18 Access to Water Frontage: Commission reviewed information. Following discussion, the ordinance shall be amended with item D as follows;

“Common Docks. Two (2) adjoining lots or parcels which have frontage directly on a lake may share one (1) common dock with no more than four (4) boats allocated for both parcels. No other docks shall be allowed for the two (2) lots or parcels except the one (1) common dock.”

Commissioner Kurtz made a motion to set a Public Hearing date of February 5, 2025 at the regular meeting of the Eveline Township Planning Commission. Motion supported by Commissioner Beishlag Motion approved.

9) Ordinance 4.20 Recreational Vehicle: Follow discussion, ordinance 4.20 Recreation Vehicles amended with

Item B modified to forty (40) days and item D. modified to read “The vehicle shall be parked observing Eveline Township ordinance setbacks and other requirements”.

Commissioner McGinn made a motion to set a Public Hearing date of February 5, 2025 at the regular meeting of the Eveline Township Planning Commission. Motion supported by Commissioner Wells Motion approved.

10) Compatible Renewable Energy Ordinance (CREO) from MTA: Motion by Commissioner McGinn to table for further communication with Township Attorney. Motion supporter by Commissioner Wells. Motion approved.

11) Zoning Report: Zoning Administrator Trute provided current zoning activity.

12) Public Comment: No Comments received.

13) Commissioner Comments: Short discussion of Township Attorney retirement.

14) Adjournment: At 8:13 p.m. Chairman McGinn adjourned the meeting.

Respectfully submitted,

Sandi Whiteford
Recording Secretary