

Charter Township of Filer
PLANNING COMMISSION REGULAR MEETING MINUTES
September 17, 2024
Filer Township Hall, 2505 Filer City Road, Manistee, MI 49660

Present: Jennifer Williams, Shirley Ball, Kathy Gutowski, Donald Kuk, Karen Kolk, Roger Dittmer

Absent: Glenn Mandeville

Also present: Richard Wilson, Township Attorney and Robert Hall, Zoning Administrator

Meeting was called to order at 6:00 p.m. by Chairman Williams with the pledge of allegiance.

Motion by Kuk, seconded by Gutowski to approve the meeting agenda as presented. All in favor. M/C

Motion by Kuk, seconded by Gutowski to approve the August 20, 2024 Public Hearing meeting minutes as presented. All in favor. M/C

Motion by Kuk, seconded by Ball to approve the August 20, 2024 regular meeting minutes as presented. All in favor. M/C

Williams asked applicant if her would agree to postpone action on SUP application while Planning Commission considers zoning amendments to allow 12' sidewalk height. Applicant agreed.

Motion by Williams, seconded by Kuk to adjourn the Lacki Special Use Permit application until ordinance can be reviewed for amendment. All in favor. M/C

Motion by Kuk, seconded by Williams to approve a Special Use Permit to Blake Stultz, 204 Edel Rd., Manistee, MI 49660 to construct an accessory building/structure with a ground floor area of 64 x 40 ft. Township attorney will draft special use permit language and include standard list of conditions. All in favor. M/C

Discuss on the need for two volunteers for a committee for the US-31 Highway Rebuilding Project. Kathy Gutowski has volunteered to cover for both Planning Commission and Downtown Development Authority and Don Kuk volunteered as second Planning Commission member.

Zoning Board of Appeals Liaison discussed: Zoning powerline easements that might impact parcels in Filer Town Center No. 1 district and address medical offices that must consider privacy concerns brought up at the ZBA meeting.

Reports:

Zoning Administrator: July 2024 report was presented. Hall discussed accessory and building ordinance effecting special use permits and the time element of Planning Commission. Planning Commission members agreed to have Township Attorney draw up and prepare a revised ordinance to better meet our current needs. Hall also stated that Planning Commission should review the home occupation section of our ordinance.

Supervisor's Report: No Report

Zoning Board of Appeals: Meeting minutes reviewed.

Township Board: September 3, 2024 regular meeting minutes were reviewed.

Downtown Development Authority: September 3, 2024 regular meeting minutes were reviewed.

Communications: None

Public Comment: None at this time.

Any Other Business: None

Motion by Kuk, seconded by Gutowski to adjourn the meeting. All in favor. M/C

Meeting adjourned at 6:45 p.m.

Respectfully submitted,

Roger Dittmer, Secretary