

GRAYLING CHARTER TOWNSHIP
PLANNING COMMISSION MINUTES
JULY 31, 2019

1. 7:00 PM meeting called to order by Chair Gosnell.
2. Pledge of allegiance.
3. Roll call:
 - Present – Gosnell, Cox, Michal, Reetz and Dedenbach
 - Also present –Guest list attached and Lacey Stephan III as recording secretary
4. Motion by Michal support by Dedenbach to approve minutes from April 24, 2019. All ayes, Motion carried.
5. Chair opens public hearing: Chair reads letter of withdrawal from Tillman Infrastructure LLC. and proceeds to Case # 19-06

Case # 19-05 SUP SPR, Special Use Permit, Site Plan Review

Petitioner: Tillman Infrastructure, LLC

Address: 152 West 57th St 8th Floor
New York, NY 10019

Local Address: 581 N Wilcox Bridge Rd
Grayling, MI 49738

Property ID # 040-44-032-04-080-01

Location: SEC32, T27N, R3W

Zoning: RF Recreational Forest

Lot Size: 2.5 Acres +or-

Request: Requesting Special use permit for support structure Article 7 Sec. 7.24 and Site Plan Review

Non-conformance: None

Zoning Justification: Ordinance 2018-01, Article 6 Sec. 6.2.A - F

6. Case # 19-06 SUP SPR, Special Use Permit, Site Plan Review

Petitioner: Mt. Hope Lutheran Church
905 N. I-75 Business Loop

Address: Grayling, MI 49738

Local Address: 905 N. I-75 Business Loop-
Grayling, MI 49738

Property ID # 040-44-031-06-020-00

Location: SEC. 31, T27N, R3W

Zoning: R-2 Residential

Lot Size: 25 Acres +or-
Request: Requesting Special use permit for Child Day Care Services
Non-conformance: None
Zoning Justification: Ordinance 2018-01, Article 6 Sec. 6.2.A-F

Mt Hope representative explains request.
Dedenbach requested copy of license for daycare.
Cox asked about coordination with AuSable Day Care
Board members ask questions.

7. Chair closes public hearing:
Motion by Dedenbach support by Michal to approve request as presented. All ayes. Motion carried.
(Work sheets on file)

8. Open public hearing

Case#19-07 SD, Special Determination, land split

Petitioner: Barry McClanahan
Address: 3343 Desoto Dr
Punta Gorda, FL 33983
Local Address: Molly Lane (vacant)
Grayling, MI 49738
Property ID# 040-44-032-10-020-01
Location: SEC 32, T27N, R3W
Zoning: R-F Recreational Forest
Lot Size: 2.5 Acres + or –
Request: Requesting Special Determination land division to create (2) non-conforming lots less than the 2.5 acres required. Article 4 Section 4.7.C figure 4.7A
Non-conformance: None
Zoning Justification: Ordinance 2018-01, Article 4, Section 4.7 C.4.7A

Petitioner explains request.
One guest at hearing had concerns about extra traffic.
Dave Morgan is opposed to split.
Cox asked intentions to sell or rent.

9. Chair closes public hearing.
Motion by Michal support by Dedenbach to approve request as presented. All ayes. Motion carried.
(work sheets on file)

10. Chair opens public hearing.

Case #19-08 SPR Site Plan Review

Petitioner: Brent & Melissa Leas

Address: 6811 M-93 Hwy S
Grayling, MI 49738

Local Address: 6825 M-93 Hwy S
Grayling, MI 49738

Property ID# 040-42-013-05-050-17

Location: SEC 13, T26N, R4W

Zoning: C-1 General Commercial

Lot Size: 1.25 Acres + or -

Request: Requesting Site Plan Review. Article 5 Section 5.6.a-j

Non-conformances: None

Zoning Justification: Ordinance 2018-01, Article 5

Petitioner not present.

Motion by Michal support by Reetz to table until August 28, 2019 for an adequate site plan. All ayes.

Motion carried.

11. Last minute additions and others matters which may legally come before the board.

Dedenbach request review of Master Plan.

12. Motion by Cox support by Michal to adjourn. All ayes. Motion carried.