TORCH LAKE TOWNSHIP

ANTRIM COUNTY, MICHIGAN

Torch Lake Township

Community Services Building

**SPECIAL** Planning Commission Meeting

MINUTES APPROVED AT THE JANUARY 11, 2022 REGULAR MEETING WITH NO CORRECTIONS. PASSED 5-0

November 23, 2021

**Present:**  L. Carleton, B. Budros, B. Hawkins, J. Merchant, A Graves, D. Walker, B Dvorak

**Absent:**

**Others:**    B. Cook (TLT Supervisor), Sara Kopriva (TLT Planner),

**Audience:** 1

**Recording Secretary:** J. Petersen

**1.**  **Call to Order Regular Meeting**

Meeting called to order at 7:00pm by Graves

**2. Pledge of Allegiance**

The Pledge of Allegiance was recited

**3. Consideration of Agenda**

Motion by Hawkins to accept agenda as presented; second: Budros. Vote: 7/0 motion carried

**4. Conflict of Interest**

Graves asked if there was any conflicts of interest and there were none.

**5. Public Comment**

None

**6. Purpose of Special Meeting**

1. **Village Business/ Commercial Zoning District Discussion**

Motion to take discussion off table by Dvorak, Seconded by Merchant. Vote 7/0 motion carried

Graves led the discussed of draft version 11.17.2021 Chapter 10 *“VB” - Village Business and “VR” - Village Residential* and Chapter 12 *“C” - Commercial Zone*. Also distributed and discussed was The Northwest Michigan Invasive Species Network titled *Recommended Planting Guidelines for Municipalities*. Kopriva answered questions of the commissioners. Permitted vs Special Uses was clarified. Land Use Plan, Master Plan and Comprehensive Plan are all the same document, just different names.

Kopriva made amendments to Version 11.17 as the commissioners discussed and agreed. Commissioners decided to revisit the discussion of parking lot location and Minimum lot coverage areas and maximum impervious surface allowed on site in the village business (hamlet) district at the time of the Master Plan review, as well as airport hangers in the commercial zone.

The commissioners agreed there is no need for a special meeting next week 11-30-21; all changes will be on final draft presented at the 12.6.21 Public Hearing. Kopriva will prepare final draft version for 12.6.21 public hearing.

**7. Public Commentary**

None

Discussion regarding PC meetings in 2022 occurred. Proposed change to consider is 1st week of month - to be placed on 12.14.21 agenda.

**8. Adjournment 9:00pm**

Motion to adjourn Budros; seconded by Merchant. Vote 7/0 motion carried