

**PLANNING COMMISSION
FOREST HOME TOWNSHIP
MEETING MINUTES
APRIL 5, 2023 @ 7:00 PM**

Members present: Paul Trumble, Doug Dewey, Linda Cran, and Scott Steiner.
Absent: Tom Sheneman.
Also, present Doug and Jeanette Gillespie, Dolores McCormick, Barb Carton, David Martin, Gary Helfmann and Stephen Barnard.

The Chairman called the meeting to order at 7:00 PM.

The Pledge of Allegiance to the U.S. flag.

AGENDA:

Moved by Steiner, and seconded by Cran, that the commission approve the agenda as presented. Motion carried – all present voting yes.

Section 1802 Sketch Plan Review – Gerhardt Helfmann:

4288 S. East Torch Lake Drive (former Lahti property)
Information regarding setbacks for future construction of a garage.
Discussion followed.

Commission discussed options available to Mr. Helfmann if or when he chooses to apply, the Planning Commission will review, and if the application for a permit is denied, then applicant could request a variance from the FHT Zoning Board of Appeals.

Section 1800 Site Plan Review – Doug Gillespie:

Mr. Gillespie addressed the commission on his Special Land Use and Land Split for his property containing 25 acres at 7377 Lynn Road to divide into 6 (six) parcels. He and his wife are keeping parcel A for himself and his wife and selling or building on parcels B through F, provided a sketch of the proposed site.

Commission asked questions from Mr. Sheneman:

- Private Road – gravel
- Name Road
- There will be no clear cutting of property
- One Road used to both enter and exit all parcels.

The Land Split Committee members (Bob Logee, Terry Smith and Stephen Barnard) agreed to accept the proposed land of split.

Discussion followed.

Moved by Cran, and seconded by Dewey, that the commission APPROVE the Gillespie Special Land Use Permit Application for site located at 7377 Lynn Road containing 25 acres to be split into six (6) parcels and that applicants submit their application as soon as possible. Motion carried – all present voting yes.

PUBLIC COMMENT:

The Chairman requested public comment. There was no public comment. Public comment closed at 7:23 p.m.

STEVE BARNARD- ZONING ADMINISTRATOR UPDATE:

5812 SE Torch Lake Drive – Windward Shores

Turner, Booth and Corcoran: 129 E. Front Street Traverse City.

New Owners – Seeking information on uses possible condominium, lodge and others uses discussed.

Permit renewed to finish construction for the six units.

Met with Casey Clement of the Health Department site plan for septic and well permit expired.

Discussion followed.

FHT Cottage Drive Family Park - Miley/Polarmo Court case update:

Reported that the 13th Circuit Court granted an order for the removal of trees placed by the Polarmo Family before June 1, 2023. The Polarmo Family has the right to appeal the decision of the court prior to June 1.

MINUTES:

Moved by Steiner, and seconded by Cran that the commission approve the meeting minutes dated March 8, 2023 as correction. Motion carried as follows: Yes – Dewey, Steiner, Trumble, Cran; No – None; Absent – Sheneman.

OLD BUSINESS:

Short-Term Rentals – Discussion.

Sheneman, although absent has offered to seek information from companies that run short-term rental programs elsewhere for the commission to review.

NEW BUSINESS:

Township Annual Pick-Up/Clean-Up to be set by the FHT Board at their next meeting.

Barnard and Trumble have placed flags at the cemetery for veterans.

PUBLIC COMMENT:

The Chair requested Public Comment at 7:54 p.m. Barb Carton addressed the commission in support of their efforts to research Short-term-rentals and noted that these rentals are a commercial business and Mr. Barnard’s work on Windward Shores. Public comment closed at 8:03 p.m.

The meeting adjourned at 8:04 p.m.

Chair, Paul Trumble

Secretary, Linda Cran