

# **AU TRAIN TOWNSHIP PLANNING COMMISSION – SPECIAL MEETING**

**MARCH 9, 2023 – 6:00 PM – AU TRAIN TOWNSHIP HALL**

## **Call to Order / Pledge of Allegiance:**

Meeting was called to order at 6:01PM and the Pledge of Allegiance was recited by all in attendance.

## **Roll Call:**

**Members Present:** Jason Cain, Secretary; William Gramm, Member; Matt Lang, Chair; Jake Miller, Trustee.

**Members Absent:** Bill Weisinger, Vice chair.

**Others Present:** Kathleen Lindquist, ZA; Michelle Doucette, Township Supervisor; Donna Shields, ZBA; Kirt Harmon; Marsha and Terry Viau; Thomas McHale; Zach Johnson.

## **Approval of Agenda:**

**Motion:** To approve the agenda.

**Moved:** Miller

**Supported:** Cain

**Motion Carried Unanimously**

## **Approval of Minutes:**

**Motion:** To approve minutes of the March 9, 2023 meeting.

**Moved:** Miller

**Supported:** Cain

**Motion Carried Unanimously**

## **Public Comment:**

None.

**Conditional Use Permit – Jason and Taylor Stanton & Clifford and Neisa Hoath for a short-term rental located at 6529 Crossover Road, Munising MI 49862.**

Chair Lang opened the public hearing at 6:09 PM.

Kirt Harmon, representing Jason Stanton, summarized the plan for the proposed vacation rental. Tim Dusterwrikle of Shingleton MI will be the onsite manager and point of the contact for the rental. This was a recent purchase and the previous owner operated it as a rental.

Terry Viau, neighbor to the proposed rental stated he has issues with the rentals. Past issues include noise, loud parties until 3-4 am, snowmobilers driving around recklessly.

Mr. Harmon was asked by the board how long the property had been rented by the previous owner. He did not know.

Kathleen Lindquist was asked if there was any documentation showing a current approved conditional use permit for using the property as a short term rental. She left the room to see if there was a paper copy in the township files.

Chair Lang closed the hearing at 6:23 PM. At 7:42 PM, Mrs. Lindquist discovered an approved paper copy of the short term rental application from the previous owner. The chair deemed the hearing void, as the CUP goes with the property at sale, and application fees will be returned to Mr. Stanton.

**Public Hearing:**

**Conditional Use Permit – Zachary Johnson for a short-term rental located at N7601 Arbutus Street, Au Train MI 49806.**

Chair Lang opened the public hearing at 6:25 PM.

Zachary Johnson presented his summary of the proposed rental property, and went through section 802 of the zoning ordinance to explain how the rental will meet requirements. He also stated Cory Cole will manage the property and will be the local point of contact for any issues that arise.

Michelle Doucette stated the renters at this location have a lot of parties.

Discussion proceeded amongst board members as to the number of rooms in the rental for determining maximum number of guests per rental. Due to the layout of the house, by ordinance the rental would be limited to 4 occupants maximum.

With no additional comments, Chair Lang closed the public hearing for Zachary Johnson at 6:38 PM.

At 7:54 PM, after realizing the secretary had not read aloud a submitted letter from a nearby property owner named Raelene Reilly, Chair Lang reopened the hearing. The letter was read aloud, and requested the CUP be denied as there were already numerous short term rentals in the immediate area and the traffic and noise is ridiculous.

There was no other comment, and the hearing was again closed at 7:57 PM.

Discussion between board members displayed no desire to change the previous vote or motion. Chair Lang determined a second vote was not necessary and considered the matter resolved.

**Motion:** To approve the conditional use permit with a limit of four occupants maximum.

**Moved:** Gramm

**Supported:** Miller

**Ayes:** Gramm, Miller, Lang, Cain

**Nays:** None

**Motion Carried**

**Conditional Use Permit – Thomas McHale for a short-term rental located at N4871 Ackerman Lake Lane, Munising MI 49862.**

Chair Lang opened the public hearing at 7:44 PM.

Thomas McHale went through the list of requirements of section 802 of the ordinance and spoke about how the rental meets each requirement. He also stated he has a good relationship with his neighbors, that he has been operating it a short term rental since 2020, and he only rents it between May and October each year.

The rental has 3 bedrooms and 3 floors. Mr. McHale lives locally and will be operating and maintaining the rental if approved.

There was not opposition to the rental, nor submitted letters of any kind regarding this CUP request.

With no additional comments, Chair Lang closed the hearing at 7:51 PM.

The board briefly discussed the rental at the current location.

**Motion:** Motion to approve the conditional use permit.

**Moved:** Gramm

**Supported:** Miller

**Ayes:** Gramm, Miller, Lang, Cain

**Nays:** None

**Motion Carried**

**Correspondence / Announcements:**

None

**Next Meeting:** Next meeting was set for March 20, 2023 and 6:00 PM for review of three CUP requests.

**Public Comment:**

Kathleen Lindquist asked the board if the Newton packet was received by the board members.

**Adjournment:**

**Motion:** To adjourn

**Moved:** Cain

**Supported:** Miller

**Motion Carried Unanimously**

Chair Lang adjourned the meeting at 8:03 PM

Submitted by Jason Cain, Secretary, Au Train Township Planning Commission