

Pellston Planning Commission
SEPTEMBER 4, 2024
MEETING MINUTES

1. Call to Order – Meeting brought to order by Doug Craven and Roll Call began at 7:01PM

2. Roll Call/Establish Quorum:

Douglas W. Craven, Chairman	PRESENT
Jim Gillett, Vice Chairman	PRESENT
Carolina Mallory, Secretary	ABSENT
Mark Givens, Commissioner	PRESENT
Mary Ocko, Commissioner	ABSENT
Jackie Pilette, Commissioner	PRESENT
Vacant, Commissioner	VACANT
Randy Bricker, Commissioner/Zoning Admin.	PRESENT

GUESTS: Zack Zoodsma

3. Adopt Agenda: Motion to adopt the agenda w/addition of Charging Stations under New Business.

Motion: Randy Second: Jackie
Ayes: all; Nay: none. Motion carried.

4. Minutes: JUNE, JULY, AUGUST 2024 - Motion by Randy to table JUNE/JULY/AUG 2024 Meeting Minutes until the next meeting:

Motion: Jim Second: Mark
Ayes: all; Nay: none. Motion carried.

5. Zoning Administrator Report

a. New Permits issued/Updates:

- i. Zack Zoodsma, Site Plan Review (update): applicant updated proposed housing duplex plans to include re-orienting duplexes to face Mill St., and separate driveways for each unit. Duplexes will be rental units, with trash and snow-removal included for tenants. Zoning area is "Commercial." Building. Applicant will need to address the 17 items listed in Village of Pellston Master Plan (5-2) through the building process, though not all items may apply.

Motion to approve Zoodsma's Zoning Permit with the condition that applicant shall provide copies of all building documents as submitted to Emmet County with regards to the project/parcel, to the Planning/Zoning Commission.

Motion: Jim Second: Mark
Ayes: all; Nay: none. Motion carried.

- ii. Permit request from Jet Avery re: 68' x 14' unit – Commission requested that the applicant come to the next meeting and provide more information.
- iii. McKaskill fence permit.
- iv. Washington St parcel project will need permits – Randy is communicating w/landowner about future plans and permits.
- v. Other: many calls, inquiries, follow-ups with violations (multiple sites).

b. New Construction:

- i. Lots of new construction – new home sites Tremble Trail, others.

Motion to accept the Zoning Administrators' Report:

Motion: Jim Second: Mark
Ayes: all, Nays: none. Motion carried.

6. New Business

- a. Charging Stations: Jim received a call regarding a proposal for the Village from Dewberry Company for 4 spaces for Jule charging stations. Proposal includes \$400/month income to Village for the chargers. Possible suggested location includes the Park-N-Ride lot on US-31, which is also a joint MDOT lot (would need input from MDOT). Charger station cost estimated to be \$600-\$800K/each. Commission would need more information.

7. Old Business

- a. Master Plan Update – Master Plan Report is complete, hard copies provided
- b. Housing in Pellston Discussion/Partnership
- c. Municipal Water System
- d. East Village Plan

8. Follow Up Items:

- a.

9. Public Comment: Opened at 8:10PM – no comments; closed 8:10PM.

10. Next Meeting: October 7, 2024

11. Adjournment: Motion to adjourn by Jackie at 8:15PM.

Motion: Jackie Second: Jim
Ayes: all; Nay: none. Meeting adjourned at 8:15PM.