

**Keweenaw County Planning Commission
Draft Minutes**

July 28, 2009

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The Planning Commission Regular Meeting was held at the Keweenaw County Courthouse in Eagle River. The meeting was called to order at 6:01 by Chairman John Soper.

Roll Call

Present: Jon Soper, Chairman
Richard Schaefer, Vice Chair
Carol Rose Fouts, County Commissioner,
Representative
Jim Huovinen, Member
Joan Nelson, Zoning and Equalization Administrator
John Parsons, Member
Tom O'Callaghan, Member

Absent: Deneen Connell, Member

Chairman Soper welcomed County Commissioner Carol Rose Fouts as a member of the Planning Commission.

AGENDA

Chairman Soper amended the agenda to move the Zoning Administrator's report to before new business due to time constraints.

Motion by Chairman Soper to approve the agenda. Motion seconded by Jim Huovinen.

The motion was unanimously approved.

Commission re-organization and Membership

Chairman Soper explained that we are still two members down from our target membership.

Jim Huovinen asked the status of the Planning Commission recommendation to increase the per diem for the Chairman and for the Secretary. He re-iterated his reasons for recommending the increase. Carol Rose Fouts said that it did not come up at the last County Commission meeting because of other business but that she would re-introduce the recommendation at the next County Commission meeting.

Motion by Jim Huovinen to retain the current Planning Commission Officers for another year. Motion seconded by John Parsons. The motion was unanimously approved..

Minutes

Question by Jim Huovinen on the Torola property discussed at the last meeting. The question was is the trailer on the property the root issue of the building permit application. Joan Nelson, the Zoning Administrator responded that yes, that was a

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primary issue. Joan read a letter that she sent to the property owner instructing him to apply for a building permit for a primary residence on the property.

Motion by Jim Huovinen to accept the Minutes of the June 30, 2009, as presented. Motion seconded by John Parsons. The motion was unanimously approved.

Guests: none present.

Unfinished Business: none

Zoning Administrator Report:

Joan Nelson reported that 24 permits have been issued this year to-date.

Joan reported that a resident of Bumbletown is in process of installing a Wind Energy Conservation System (WEC). It was noted that the current ordinance is not clear as to which requirements have to be met, especially in regards to Systems under 80 feet in height in aggregate. This was added to the list of items to review in the current ordinance. Joan will notify the Building Inspector to review the installation. Chairman Soper will request clarification on when permits are required from the FAA.

Joan reported that there was an issue with a property at Lake Medora. The Grant / Eagle Harbor Townships line bisects a property located there. Although the owner pays property taxes to Eagle Harbor Township, he insists that his house is in Grant Township and that his garage is in Eagle Harbor Township. The old house was torn down to the foundation and rebuilt, plus has added a new house. The owner claims to have a building permit from Eagle Harbor Township. Joan will investigate the building permit issue further by contacting Bill Eddy, the Eagle Harbor Township Zoning Administrator.

Joan reported that she has received a complaint about a trailer located in the Platt of Mendota.

The trailer was a single-wide trailer grand-fathered in under the current ordinance. The complainant maintains that the trailer was rebuilt which negates it's grand-fathered status. Joan read a letter that she has sent to the owner pointing out that the trailer must now comply with all requirements of the current Zoning Ordinance regarding trailers on private property .

A copy of the Zoning Administrator's report is attached.

New Business: 'Zoning Ordinance updates' was deferred until the next meeting.

Correspondence: None

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Public Comment: None

Commission Final Comments

Chairman Soper pointed out that Planning Commission meeting may be taped at any time by the public.

Adjournment

Motion to adjourn by Carol Rose Fouts. Motion seconded by Jim Huovinen.

Meeting adjourned at 8.36 pm.

Thomas O'Callaghan, Secretary

Attachments: Zoning Administrators Report

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Zoning Ordinance Proposed Amendments

- § The County does not have an ordinance formally establishing the Keweenaw County Planning Commission.
- § The Ordinance should not require a principal structure on property zoned Agricultural.
- § No voting representation on the Planning Commission from outside the Zoning District can be permitted unless and until the current Ordinance is modified.
- § No non-voting representation on the Planning Commission from outside the Zoning District can be permitted unless and until the current Ordinance is modified.
 - ! Review WEC requirements including FAA approval and clarification of applicability of requirements