

Keweenaw County Planning Commission
Regular Meeting Agenda

Call the Regular Meeting to order at 7:10.

M/S Schaefer/Hall to approve the agenda, passed.

M/S Hall/Siira to approve minutes of the regular meeting on December 6, 2016 meeting, passed.

Guests: Dan Harri, George Twardzik, Bill Eddy, Dan Steck, Mark Ahlborn, Kathy and Mark McEvers, Mark Vichich, Jim Rovano, Mary Long, Barb Foley, Brian Sten, Gary Erickson, Mike and Patty Lydon.

Public Comment – Mark Ahlborn updated the commission on the public ownership proposal of logging road. He received good information from Trina at GMO and will continue his information gathering. He is also continuing conversation with agencies in support of routing fiber optic to Copper Harbor.

Unfinished Business

George Twardzik and Dan Harri updated the Commission on the plan for Harbor Town Resort.

M/S Schaefer/Huwatschek To approve the amendments to the County Zoning Ordinance as presented and forward to the County Board of Commissioners the recommendation to adopt. Motion passed with Vivian abstaining.

M/S Schaefer/Huwatschek To approve the new Land Use Plan with the noted inclusions and forward to the County Board of Commissioners the recommendation to adopt. Motion passed with Vivian abstaining.

M/S Schaefer/Parsons To approve the new Land Use Map with noted inclusions and forward to the County Board of Commissioners the recommendation to adopt. Motion passed with Vivian abstaining.

New Business – there was none.

The Zoning Administrator’s Report was presented and is attached.

Final Public Comments - - none

Commission Final Comments: Steve Siira gave a ZBA update, The Oath of Office was taken. One training session held and another scheduled for March 14.

Set 2017 meeting schedule

Dates – Last Tuesday of the Month
Time 6:00 PM

Next regular meeting February 28, 2017 6:00 PM

M/S Hall/Huwatschek to Adjourn

2017 Amendments to the Zoning Ordinance

Section 2.3 DEFINITIONS

Definitions of Dwelling, Rental – Short and Long Term

Dwelling, Rental – Short Term A dwelling unit for rental purposes with duration of less than 120 days.

Dwelling, Rental – Long Term A dwelling unit for rental purposes with duration of 120 days or more.

12/6/2016 M/S Ned/Steve, passed

Table 5-2 and 7.18 Minimum Requirements for Single Family Dwellings

Tiny Homes & Qualification for SFD - **M/S John Parsons /Tom Hall** to remove the square feet requirement on table 5-2 and to change the heading from **Minimum requirement floor area per unit building or structure as measured at ground level** to Minimum requirement as established in the Michigan Residential Code. 2015 12 08. . Passed with Ray Chase abstaining.

Table 5-3 Water setbacks in RS-1. The setback from the water in RS-1 shall be the average of the setbacks for the structures on the same platted block with a minimum of 20 feet.

. **M/S Tom/John Mar 29, 2016** . Passed with Ray Chase abstaining.

Section 7.32 KEEPING OF ANIMALS AND LIVESTOCK

7.32 B. b Backyard poultry remove the words, “due to noise.”

M/S John/Tom Feb 23, 2016 . Passed with Ray Chase abstaining.

10.12.17 Dwelling, Rental – Short Term: Short term rental dwellings are permitted as a Single Family Overnight Occupancy Conditional Use in the R, RR, CE, AG, RS-1 and RS-2 Districts when in conformance with the following requirements:

- The minimum lot size and yard requirements shall conform with district requirements in Article V.
- Adequate off-street parking spaces shall be provided which are appropriate to the neighborhood and the occupancy of the home.
- The applicant shall abide by all Federal, State and Local Health and Safety regulations as pertains to a Short Term Transient Rental Property.
- No receptions, private parties or activities shall be permitted except for those which involve only registered guests.
- Retail sales are not permitted.
- Meals shall not be served to the public at large.

- The outdoor storage of trash or rubbish shall be screened per the requirements of Section 15.5.3. Signage shall conform to the requirements of Article XVI.

06/28/2016 M/S John/Ned The new section 10.12.17 Dwelling Rental Short Term: was approved with Ray Chase abstaining.

9/27/16 M/S John/Ned to include within 10.12.17 No receptions, private parties or activities shall be permitted except for those which involve only registered guests. Motion passed with Ray Chase abstaining.

Section 19.13, 6 page 19-8 – change to read

6. The proposed variance does not permit the establishment of any use which is not permitted by right within the district. ~~or any use or dimensional variance for which a Special Use Permit is necessary.~~

2015 12 08 **M/S** Jon/John Section 19.13 B item 6 to place a period after the word district and delete the remainder of the sentence. Passed with Ray Chase abstaining.

Keweenaw County Land Use Map and Plan Comments and Recommendations for change

The suggested Change	Recommended By	Included	If not included Why
Map – Future Land Use Map			
<ul style="list-style-type: none"> • Combine Two Manufacturing Districts into one with conditions for heavy manufacturing including noise and light buffer zone requirements. 	Jeff Ratcliffe	Yes	
<ul style="list-style-type: none"> • Change the Calumet Air Force station site to Planned Development District including the parcel that encompasses the entrance in conjunction with Eagle Harbor Township. 	Jeff Ratcliffe	Yes	
<ul style="list-style-type: none"> • Change all land held in conservation or by conservation agencies to CEP 	Planning Commission	Yes	
<ul style="list-style-type: none"> • Map – Delaware section 15 North of US 41 currently in RS change to Manufacturing 	Grant Township Land Use Meetings	Yes	
<ul style="list-style-type: none"> • Map – Delaware Section 15 South of the Montreal currently in RS change to CEP. 	Robert C and Linda L Johnson	Yes as TR	Recommendation was to CEP or RR – Timber Resource is surrounding parcels now.
Plan – Future Land Use Plan			
<ul style="list-style-type: none"> • Spelling of Ad Valorem to Ad Valorem 	Jerry Wuorenmaa	yes	
<ul style="list-style-type: none"> • Broad band to Broadband 	Jerry Wuorenmaa	yes	
<ul style="list-style-type: none"> • Keweenaw Tourism Council change to Keweenaw Convention and Visitors Bureau 	Jerry Wuorenmaa	yes	
<ul style="list-style-type: none"> • Add interactive maps for all data 	Jerry Wuorenmaa	No	A future inclusion
<ul style="list-style-type: none"> • Page 7 Keweenaw Jail to Office of the Sheriff 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 9 & 10 Combine tables 1-3 & 1-4 	Jerry Wuorenmaa	No	Not able to work the document to correctly reflect the change.

<ul style="list-style-type: none"> Page 12 – narrative to table 180 to 152 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 13 Narrative for median age, reword sentence 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Table 1-11 verify addition across section is correct 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 15 Educational Attainment – verify numbers equate to all college degrees also have a hs diploma 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 16 Personal Income rearrange to create better flow between counties 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 16 Remove Population Projections 	Jerry Wuorenmaa	No	Determined to maintain 1996 data of projections.
<ul style="list-style-type: none"> Page 38 Corrected fish species 	All fisherman	Yes	
<ul style="list-style-type: none"> Page 39 Ownership Patterns / Land Ownership verification of acres and clarification of status 	Jerry Wuorenmaa	Yes	New information is available to be included
<ul style="list-style-type: none"> Page 47 note CFR land are open to trapping 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 48 Consistency in Town Halls and Community Building Descriptions 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 49 US-41 is a federal trunkline / Act 51 streets in Village of Ahmeek 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 50 Municipal Water Systems and limitations 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 51 Communications recommendations and questions 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 53 Emergency Services Mercy further description 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 53 Corrections on UP Health System Portage and Marquette 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> Page 54 Flow of sentence of Copper Harbor Schools to CLK high school 	Jerry Wuorenmaa	Yes	

<ul style="list-style-type: none"> • Page 54 Explain Connecting Keweenaw Communities 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 57 KML – Partially winterized and change to non-motorized for access 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 58 Copper Harbor and Lac La Belle Marina Updated in what year v. recently 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 59 Find out name of current substance abuse agency, Wester UP substance abuse agency no longer exists 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 60 Verification that Copper City was included in the review process 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 65 Include Brownfield and Energy as Opportunities or Issues Opportunity – Renewable Energy & Brownfield Redevelopment: 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 65 Include the necessary needs we may have facing the aging population of the County. 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 69 Policy 1-3 Add Energy or use utilities for water, sewer and energy Included the following 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 70 Policy 2-6 Verify current sign ordinance is in compliance with recent Supreme Court Decision 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 72 Timber Resource Include a statement for Sustainable Forestry Practices 	Jerry Wuorenmaa	Yes	Mills won't take wood if not in SF Mgmt
<ul style="list-style-type: none"> • Page 73 2.4 Reword Growth is inevitable 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 79 Add Housing as a use at Mt. Horace Greeley 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • _____ Draft the Transportation plan prior to implementation 	Jerry Wuorenmaa	No	Draft a transportation plan
<ul style="list-style-type: none"> • Page 80 Appeal ability, delete the word ability 	Jerry Wuorenmaa	Yes	
<ul style="list-style-type: none"> • Page 81 Grant Township Future Projects – Increase commerce by increasing connectivity – it is a concept v. a project – • Add back in – removed unintentionally 	Jerry Wuorenmaa	No	Maintained as a project. Can work on as a concept to bring to fruition
<ul style="list-style-type: none"> • Page 82 Houghton Township acquiring GMO land at 10 falls 	Jerry Wuorenmaa	No	Create a road side park.

<ul style="list-style-type: none"> • Page 81 Support and try to obtain funding for Fiber Optics available in Copper Harbor. 	Grant Township	Yes	
<ul style="list-style-type: none"> • Page 81 Support and work with the State of Michigan for public ownership of logging roads. 	Grant Township	Yes	
<ul style="list-style-type: none"> • Page 81 Create a Montreal Falls Trail Head Initiative to extend the Smith Fisheries road to the existing State Land, where a parking lot and pit toilets could be placed. 	Grant Township	Yes	
<ul style="list-style-type: none"> • Page 24 Incorporate the following for the Eagle River Lighthouse <ul style="list-style-type: none"> – Located on West Main Street, the lighthouse was built in 1855 and lit in 1858. During the height of the Copper Boom, it served as a beacon guiding ships into this busy port for copper mined from the nearby Cliff Mine. Decommissioned in 1908, it was sold into private ownership that same year. The lighthouse remains intact as an iconic centerpiece of this charming and historically significant town. 	Edward 'Bud' Cole	Yes	
<ul style="list-style-type: none"> • Page 80 Gratiot River Park Toilets and Camping Area 	Ahmeek Land Use Plan Group	Yes	
<ul style="list-style-type: none"> • Page 80 Gratiot River Part Toilets and Camping Area 	Allouez Township Land Use Plan Group	Yes	
<ul style="list-style-type: none"> • Include Phasing in of Rustic Camping, dump tanks and a fresh water hook up at the Keweenaw Mountain Lodge 	Public Hearing	Yes	
<ul style="list-style-type: none"> • 6' gravel path from KML to Copper Harbor. 	Public Hearing	Yes	
<ul style="list-style-type: none"> • 			
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Zoning Admin Report



Date: January 31, 2017
To: Planning Commission
From: Ann Gasperich, Zoning Administrator
Re: Report for 2016

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➤ **Administrative**

- ✓ 35 Zoning Permits Issued
- ✓ 10 911 Addresses Provided
- ✓ 84 Electrical Permits Issued
- ✓ 60 Mechanical Permits Issued
- ✓ 24 Plumbing Permits Issued
- ✓ 14 Soil Erosion and Sedimentation Permits Issued
- ✓ 49 Construction Permits Issued
 - 4 Commercial
 - 9 New Homes
 - 10 Additions
 - 7 Garages
 - 4 Pole Barns
 - 9 Alterations/Repair
 - 1 Boat Shed
 - 1 Demolition
- ✓ 1 Administrative Waiver Granted

➤ **Tickets Issued – none**

Respectfully Submitted,
M. Ann Gasperich