

Melrose Township Board of Trustees Special Joint Meeting
With the Planning Commission and the Zoning Board of Appeals
May 21, 2018, 6:30pm

I. **Call to order:** 6:32pm V. Goodwin called to order

Present: V. Goodwin, S. Burr, P. Cotanche, R. Hissong Berry, absent L. Stephens

B. Marquardt, E. Lee, B. Wangeman, T. Mackie, B. Bourassa, R. Frykberg

II. **Mass Gathering Permit Applications**

Planning Commission has reviewed and recommended approved of two mass gathering permit applications.

Motion to approve the Flywheeler's Mass Gather permit as presented.

Motion: P. Cotanche, 2nd S. Burr approved 4/0 1 absent

Motion to approve the MKB Resturant Holding's July 4th event mass gathering permit as presented.

Motion: S. Burr 2nd P. Cotanche Approved 4/0 1 absent

III. **Resolution for Property Purchase**

Parcel # 15-010-009-004-00 US 131 North, Boyne Falls, MI 49713

Motion to approve Resolution 2018-05-21-01 Purchase of Land Parcel # 15-010-009-004-00 on US 131 from tax foreclosed sale – Charlevoix County.

Motion: V. Goodwin 2nd P. Cotanche

Roll call vote: V. Goodwin-Y, S. Burr-Y, P. Cotanche-Y, R. Hissong Berry-Y,

L. Stephens absent Approved 4/0

IV. **Joint Discussion of Zoning in Melrose Township**

Randy presented a summary of the area of concern. The zoning has a large difference between lot sizes in R-2 and Ag, jumps from 1/3 acre to 10 acres. The Planning Commission has been discussing this issue and how to address it for over 2 years. Requests for property splits have not been allowed. The need for affordable housing is big and access to affordable land is the first piece in all of Northern Michigan.

One option is to allow Ag parcels less than 10 acres with restrictions on use.

Discussed existing smaller non-conforming parcels and potential use restrictions.

Consensus was to reduce the minimum lot size in the Ag district to 5 acres with limited special uses for any parcel under 10 acres.

Planning Commission will work on recommendations for Road Frontage, and easement access/ road right away/ Private road requirements.

The Planning Commission intends to conduct a Public Hearing this summer to seek input.

V. Adjournment 8:18pm

Resolution# 2018-05-21-01 _____ **Date:** May 21, 2018 _____

Resolution Purchase of Land Parcel # 15-010-009-004-00 _____

Whereas, Melrose Township has the right to purchase tax foreclosed property within the Township for public use

Whereas, Melrose Township has the desire to expand recreation activities and functions.

Now, Therefore, be it resolved that Melrose Township will purchase parcel #15-010-009-004-00 for the purpose of expanding recreation activities in the Township.

The foregoing resolution offered by Board Member V. Goodwin _____ and supported by Board Member P. Cotanche _____ .

Upon roll call vote, the following voted **“Aye”** : 4 _____
“Nay”: 0 _____

The Supervisor declared the resolution adopted.

Melrose Township Clerk

Certificate

I, Robin Hissong Berry, the duly elected and acting Clerk of Melrose Township, hereby certify that the foregoing resolution was adopted by the Township Board of said Township at a special meeting of said Board held on May 21, 2018, at which meeting a quorum was present, by a roll call vote of said members as hereinbefore set forth; that said resolution was ordered to take immediate effect.

Robin Hissong Berry
Melrose Township Clerk