

BOARDMAN TOWNSHIP PLANNING COMMISSION
May 22, 2024, 7:00 p.m.
Boardman Township Hall
Minutes - DRAFT

1. Meeting starts at 7:00 p.m.
 - a. Pledge of Allegiance
 - b. Roll Call
 - Present
 - Mack Erickson, Chairperson
 - Deb Witek, Vice Chairperson
 - Cameron Penny, Secretary
 - Mel Winnie
 - Mary Erickson, Zoning Administrator
 - Paul Erickson, Township Supervisor
 - Absent
 - Toni Antoinette-Bohnett
 -

2. Special Meeting: Public Hearing for Special Use Permit for Parcel ID : 003-024-012-70
 - a. The Boardman Township Planning Commission has received a special use permit from Keith and Holly Hart, requesting a special permit for renovating the historic barn on their property into a wedding / event venue. The proposed permit would cover the parcel and activities below:
 - b. Address : 5680 Puffer Rd. SW, South Boardman, MI 49680
 - c. Parcel ID : 003-024-012-70
 - d. Special Permit Rationale: For the renovation of onsite barn into a wedding / event venue. As a note, this approval is strictly for land use for Township Zoning. This approval of Special Land Use still requires the owner/operators to follow all State, Federal, and Local Laws and seek required approvals and permits for operation of their business. Additionally, the special use of this space would be subject to the noise restrictions found in the Boardman Township Ordinances Article O-15 Unreasonable and Unnecessary Noise.

Until the conclusion of the public hearing dated below, the Boardman Township Planning Commission has granted temporary special use for the above listed property use.

Public Comment: Fred Lortet spoke in support of the renovation of older barns, rather than letting older barns fall down.

Motion by Cam, Second Mac, to approve the Special Use Permit for Parcel ID : 003-024-012-70 for Keith and Holly Hart, requesting a special permit for renovating the historic barn on their property into a wedding / event venue. Passed Unanimously

3. Approval of Minutes (Meeting on March 27, 2024)
 - a. **Motion by Mack Erickson to accept as presented, Second by Deb Witek. Passed Unanimously**

4. Township Supervisor: Paul Erickson, Report
 - a. No Report

5. Zoning Administrator: Mary Erickson, Report
 - a. Presented in written format - 4 Permits Issued & No New Complaints
 - No response on letter to Mr. Staats - Property occupant shows signs of positive progress

6. Public Comment:
 - a. Fred Lortet, Parcel: #
 - Progress on clean-up efforts. Support from neighbors and friends to continue progress. 17 trips to the scrap yard, and intends to have trash cleared and ready for the Township Clean-Up day. Additionally, they intend to have the yardsale cleared for winter.
 - b. Discussion about Kalkaska Conservation District Tire Recycling Day
 - Our Annual Tire Recycling Event will be on Saturday, June 28, 2025 from 9:00 am to 1:00 pm at the old Kalkaska County Recycling Center (904 Island Lake Rd, Kalkaska).
 - Please check back; more information will be posted on Monday, June 2.
 - <https://kalkaskaconservation.org/events/2025/6/28/tire-recycling>

7. New Business:
 - a. Kalkaska County Master Plan Refresh / Survey
 - Changes to County Strategic Goals
 - State level changes to land splits & divisions
 - b. Adding Bryan Byrne in the place of Toni Antoinette-Bohnett

8. Old Business:
 - a. Mobile Home Request from Jamin Hershberger at 4758 Pine Street SW
 - Past Meeting Concern (via Motion by Mac, Second by Toni that this request be tabled until the requester has purchased a property and can show the intended install location of the proposed trailer.)
 - No traction or communication from Jamin Hershberger or the current landowner.
 - b. 5 Year Plan (Master Plan) Review Timeline
 - Options for condominiums or planned housing communities, consider specified locations for approved places.
 1. Possibilities could include the 131 corridor.
 2. Discussion around future considerations.
 - Considerations for ideal future layouts and plans.
 - Content shared with the group for review.

9. Public Comment: None

10. Adjournment:
 - a. The next Meeting is Thursday, July 24, 2025, at 7 pm

The upcoming 2025 Meeting Schedule is as follows:

July 24, 2025
 Sept. 25, 2025
 Nov. 20, 2025 ** 3rd Thursday **
 Jan. 22, 2026