Keweenaw County Planning Commission Regular Meeting Minutes Sept 26, 2017

The Chairman called the meeting to order at 6:00 PM

Roll Call: Jon Soper, Chair John Parsons, Vice Chair, excused

Richard Schaefer, Member Tom Hall, Member, excused Steve Siira, Member Ned Huwatschek, Member

Barry Koljonen, Member Dan Steck, Member

Jim Vivian, Commissioner

Ann Gasperich Zoning Administrator

5 Member quorum is present, meeting was appropriately posted.

The Pledge of Allegiance was recited.

M/S Ned/Steve to approve the agenda as presented, passed.

M/S Ned/Steve to approve minutes of the Regular Meeting on August 29, 2017, passed.

Guests: Rick Olson, Bill Eddy, and Mary Long

Public Comment None

The Communications from Eagle Harbor Planning Commission was reviewed and discussed. It will be acted upon under new business.

Unfinished Business – Ordinance Changes

18.5.4 Inspections: The Zoning Administrator shall can make as many inspections of buildings or premises as necessary in order to properly carry out the enforcement of this Ordinance or any permit, approval, or condition of a permit or approval, or order under this Ordinance. At a minimum the property shall be inspected upon staking for any building, and prior to occupancy M/S to accept the changes to 18.5.4 Richard Schaefer/Dan Steck, James Vivian Abstain, Motion passed.

10.12.4 Campgrounds and RV Parks: Campgrounds and RV Parks are allowed by Special Use in AG, RR, RS1, RS-2, and TR Districts when in conformance with the following requirements:

A. In RS-1 and RS-2, campgrounds shall be a minimum of 2 acres. In AG, RR, and TR campgrounds shall be a minimum of 10 acres. Developments shall comply with the provisions of Act 368 of the Public Acts of 1978, as amended, and with the following:

- 1. Management headquarters, recreational facilities, toilets, showers, laundry facilities and other uses and structures customarily incidental to the operation of a campground are permitted as accessory uses in the districts in which campgrounds are allowed, provided that:
 - a. Such establishments and the parking area primarily related to their operations shall not occupy more than ten percent (10%) of the area of the park.

- b. Such establishments shall be restricted in their use to primarily occupants of the park.
- c. Such establishments shall present no visible evidence of their commercial character which would attract customers other than occupants of the park.
- 2. No space shall be so located that any part intended for occupancy is within one hundred (100) feet for a 10 acres campground, twenty (20) feet for a 2 acres campground of neighboring structures and is buffered for sound as provided in Section 15.4.
- 3. In addition to meeting the above requirements the site plan shall be subject to the review and approval of the Health Department.
- 4. Storage areas for unoccupied travel trailers, motor homes and similar units may be allowed as an accessory use in designated areas.
- 5. Lighting shall meet the requirements of Section 15.2 and signage shall meet the requirements of Article XVI.

M/S to accept the changes as presented, including a 2 acre minimum for RS1 and RS2, removing the word primarily in 1b, and changing right with conditions to special use. Jon Soper / Steve Siira, James Vivian Abstain, Motion passed.

Section 2.3 DEFINITIONS

<u>Campground</u>: A parcel or tract of land under the control of a person, which has established campsites for five (5) or more recreational units such as tents, camper trailers, travel trailers, recreational vehicles, motor homes, or temporary sleeping quarters of any kind. Campsites may be advertised to the public as available either free of charge or for a fee. A campground does not include a seasonal mobile home park, mobile home park, or manufactured housing community licensed under the Mobile Home Commission Act, P.A. 96 of 1987.

M/S to remove the "five (5) or more." Dan Steck / Barry Koljonen, James Vivian Abstain, Motion passed.

New Business

Eagle Harbor Township Planning Commission Changes M/S Jon/Ned the changes as presented have been reviewed and there is no comment, passed.

Planning and Zoning News Ann wil include enough copies for members in the annual order.

The Zoning Administrator's Report was presented.

Report from the ZBA – Next meeting scheduled for Thursday October 12 at 4:00 PM.

Final Public Comments - None

Commission Final Comments - None

Next regular meeting October 31, 2017 6:00 PM

M/S Jon/Steve to Adjourn at 7:24