



Planning Commission  
Site Plan Review-Skotarczak  
10/29/2024 @ 7:00 pm

1. Meeting called to order at 7:00 pm by Chair, Matt Koppel
2. Pledge of Allegiance recited.
3. Roll Call: Eli Poulin – present, David Sill – present, Jim Prince – present, Sean Carey – present, Cindy Rapes – present, Pete Kurzer – present, Matt Koppel – present. Caleb Coulter – absent.
4. Public Comments: None
5. Motion made by Sean Carey to approve agenda as written, supported by Jim Prince, discussion followed, motion carried.
6. David Sill made a motion to approve minutes from 10/02/2024 meeting, supported by Eli Poulin, discussion followed, motion carried.
7. New Business: Site Plan Review for parcel # 012-006-100-16, Skotarczak property. Chad VanSoelen, Civil Engineer, provided overview and presentation of small cabins that the property owners wish to build and rent out, similar to an Air BNB, licensed as a campground. Per Engineer, an easement with the DNR had been applied for, easement would have a 24-foot width limitation. Unable to apply for private campground licensing with State of MI, until Township issues a Special Use Permit. Campgrounds are allowable in the Ag District; property is currently zoned as Agricultural. The Shelby Township Ordinance does not currently provide a clear definition of permanent structures intended for short-term rentals. The Planning Commission Chair would like to consult with our Planner at McKenna. David Sill made a motion to table agenda, until the Planning Commission has a chance to amend the ordinance, and set a new meeting date, to be determined, not to exceed 30 days. Motion supported by Sean Carey.
8. Old Business: None
9. Planning Commission Comments: Nothing further
10. Public Comments: Statement of support; neighbor has lived next door to property for 50+ years and welcomes the modern campground. Neighbor with statement of concern; 24 ft wide drive means that 375 ft of hunting property will be lost.
11. Meeting adjourned by Matt Koppel at 8:31pm.

Respectfully submitted by:

Beth Schultz,  
Recording Secretary