

Pentwater Township Planning Commission
500 N. Hancock Street
Pentwater, Michigan 49449

October 12, 2021

Tony Monton called the in-person meeting to order at 6:00 pm. The Pledge of Allegiance was recited.

ROLL CALL

Terry Cluchey	Present
Paula DeGregorio	Present
Heather Douglas	Present
Buz Graettinger	Present
Joe Beavan	Present
Tony Monton	Present
Peter Zangara	Present

Keith Edwards the Zoning administrator was present at the meeting.

APPROVAL OF AGENDA, MINUTES AND CHAIRPERSON'S REMARKS.

Buz Graettinger moved to approve the agenda, seconded by Joe Beavan. All ayes and the agenda was approved.

Terry Cluchey made a motion to approve the minutes of August 10, 2021 as submitted and Buz Graettinger seconded. All ayes and the minutes of August 10, 2021 were approved.

Chairperson Tony Monton requested if there was any conflict of interest to be identified in accordance with the items on the meeting agenda. No conflicts of interest were identified.

PUBLIC COMMENTS FOR ITEMS NOT ON THE AGENDA - None

PUBLIC HEARING – None.

OLD BUSINESS

A. Future Land Use Discussion – for preparation of the Master Plan.

Zoning Administrator Keith Edwards provided a PowerPoint presentation to initiate discussion on residential and commercial land uses within the Township in preparation of the Future Land Use Plan for the Master Plan. The presentation summarized the Pentwater Visioning outcomes, demographics, and focused on residential uses including market circumstances, with options for filling the “missing middle housing” gap by reviewing single family detached, two-family, three family and four family as well as multiple family uses. The presentation also introduced a discussion of commercial land uses within the Township.

The Planning Commission arrived at consensus to hold a workshop to prepare the Township’s Future Land Use Map for the Master Plan. Mr. Edwards will send out an email with possible dates for the workshop for Planning Commissioner consideration and prepare a list of issues for distribution discussion prior to the chosen workshop date.

NEW BUSINESS

A. Correspondence from the Township Board of Trustees – Marihuana (Marijuana) Uses.

Chairperson Tony Monton introduced the recent (August 25, 2021) motion from the Township Board of Trustees requesting the Planning Commission review the issue of marihuana (marijuana) establishment land uses which were previously prohibited in two ordinances adopted by the Township Board in 2017 and 2019.

After a brief discussion regarding the types of marijuana land uses, the Planning Commission reached consensus to revisit the topic during its workshop to discuss future land uses for the Master Plan

DEPARTMENT COMMITTEE REPORTS

Keith Edwards’ Zoning Administrator and ZBA reports were accepted by the Planning Commission.

OTHER ITEMS FROM PLANNING COMMISSION MEMBERS – None

PUBLIC COMMENTS – None

ADJOURNMENT

Buz Graettinger made a motion to adjourn the meeting and Heather Douglas seconded. All ayes and the meeting adjourned at 7:45 pm.

Respectfully submitted by,
Keith Edwards, Zoning Administrator

October 19, 2021

Approved by the Planning Commission on December 14, 2021