

ELY TOWNSHIP
Planning Commission
February 12, 2024 – 6:00pm
Meeting Taped and In-Person

CALL TO ORDER

Chair Ruppel called the meeting to order at 6:00pm.

ROLL CALL

Cheryl Grove, Aaron Carr, Steve Bertucci Jr., Michael Anderson, and Randy Ruppel – Present. Also present Leah Dompierre, Recording Secretary, and Erin Bertucci, Zoning Administrator.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was in order.

APPROVAL OF PREVIOUS MINUTES

Motion was made by Carr to approve the minutes from the January 8, 2024 meeting. Seconded by Anderson. Ayes - 5, Nays - 0. Motion carried.

COMMUNICATIONS/CORRESPONDENCE

Correspondence was read from the Marquette County Planning Commission supporting the rezoning of the Crimmins Property from Resource Production to Residential 5. Correspondence was also read from the MCPC regarding the rezoning of the Ely Township property from Resource Production to Public Lands, it appears that they were looking at the wrong parcel for rezoning and they voted not to support. Correspondence was also read from EGLE regarding installation of a culvert at the County Rd CKL crossing of a tributary to the Middle Branch of the Escanaba River.

APPROVAL OF AGENDA

Ruppel made a motion to amend agenda with the addition of adding Harsila Salvage Yard Property to New Business, with support from Carr. Ayes – 5, Nays - 0. Motion carried.
Motion from Carr to accept the amended agenda, with support from Anderson. Ayes – 5, Nays – 0. Motion Carried

PUBLIC COMMENT

None

PUBLIC HEARING: (opened 6:05)

- A. Master Plan – all revisions to spelling/grammar changes were reviewed. ZA Bertucci presented the addition of a “Definitions Page” explaining common definitions and abbreviations throughout the Master Plan to be used as reference for the ease of reading and space management. Also suggests updating the current font from Times New Roman to Calibri and changing the article numbering from roman numerals to regular numbering. Will continue to work on revisions and updates at upcoming regular meetings as old business for now. If needing more time once spring and summer gets busier for meetings we can decide to have more work sessions. With no further questions or comments, the public hearing was closed at 6:10pm. Motion by Carr to approve changes to Master Plan and proceed with the updates as discussed and reviewed, seconded by Anderson. Ayes – 5, Nays – 0. Motion carried

OLD BUSINESS

- A. Review and Approval of By-Laws – Motion made by Carr to approve the revisions to the Planning Commission By-Laws, seconded by Bertucci Jr. Ayes – 5, Nays – 0. Motion carried.
- B. The US-41 Corridor Meeting Minutes were discussed.

NEW BUSINESS

- A. Election of Officers – Carr nominated Cheryl Grove for the Secretary position, Grove accepted. Nomination from Bertucci Jr. to keep Randy Ruppel as Chairperson, Ruppel accepted. Nomination from Ruppel to keep Michael Anderson as Vice Chairperson, Anderson accepted.

2024 Officers for the Ely Township Planning Commission
Chairperson: Randy Ruppel
Vice Chairperson: Michael Anderson
Secretary: Cheryl Grove

- B. Harsila Salvage Yard Property – Supervisor Laakso asked that the PC/ZA start looking into the former Harsila Salvage yard in Clarksburg. The license has expired as a salvage yard and there has been no clean-up of the property. There have been no formal complaints submitted regarding miscellaneous debris and there has been no contact with the property owner in the last few years. The property is currently zoned Industrial but use of the property is not industrial as the license has expired for the salvage yard. With the current work being done on the Master Plan, could potentially look to rezone as well. ZA

Bertucci will be reaching out to Attorney Zappa for suggested steps as the township has current similar issues with other properties that are still unresolved. Carr and Anderson suggest reaching out to property owners as an opportunity to give us an update on what they plan to do with the property before any citations are issued.

ZONING ADMINISTRATORS REPORT

All new approved and denied zoning permits were discussed.

Violation:

- A. Robillard at 37009 Co Rd 581, Carport – construction began with no permit at Township or County. Letter was sent and when permit was filed, structure is taller than allowed in Residential Zoning District by 2 feet, which would require variance from ZBA. Met with contractor on 2/1/24 to confirm measurements and explain options. New drawings and plans were submitted 2/12/24, permit will be approved and no variance will be needed.

Ongoing:

- A. Slawski/Former Diorite School: Court case is now available to view, Judge Kangas made decision in favor of Ely for two of three citations, but able to appeal.
- B. Carello/Beaupied: No updates, vehicles have not been moved. Property with house was going to be up for auction if back taxes were not paid. Have not heard anything yet.
- C. Jerzi's: No further complaints.

Erin Bertucci, Zoning Administrator

PUBLIC COMMENT

None

ADJOURNMENT

The meeting was adjourned at 6:32pm by Chair Ruppel.

Respectfully submitted,
Leah Dompierre, Recording Secretary