

<p style="text-align: center;"> YANKEE SPRINGS TOWNSHIP PLANNING COMMISSION <u>In Person</u>– Special Meeting Regarding Short Term Rentals 7:00 p.m. <u>February 6, 2024</u> Yankee Springs Township Hall 284 North Briggs Road, Middleville, Michigan 49333 MINUTES </p>	<p> MINUTES Page 1 of 2 PC APPROVED: _____ Special PC Mtg. STRs Feb. 6, 2024 </p>
<p> Meeting called to order at 7:00 PM by Planning Commission Chair, Shana Bush. <u>PLEDGE OF ALLEGIANCE</u> <u>Roll Call: Present:</u> Fiala, Frigmanski, Kooistra, Knowles, Craven, Bush, Beukema. <u>Absent with Notice:</u> R. Craven (with notice) <u>Zoning Administrator:</u> Joe Shea, Present <u>Professional Planner:</u> Rebecca Harvey, Present <u>Staff Present:</u> Sandy Marcukaitis, Rob Heethuis, Mike Cunningham <u>Visitors:</u> 11 (not including staff present). </p>	<p> CALL TO ORDER PLEDGE ROLL CALL </p>
<p> <u>APPROVAL OF AGENDA:</u> No changes requested. <i>Motion by Fiala with support from Beukema to approve the agenda as presented.</i> <i>All Ayes. MOTION CARRIED.</i> </p>	<p> <u>APPROVAL OF AGENDA</u> </p>
<p> <u>PUBLIC HEARING ON AMENDMENT to ZONING ORDINANCE, ARTICLE X SHORT-TERM RENTALS</u> <u>S. Bush reviewed the red-lined, six (6) page document of ARTICLE X – Short Term Rentals- prepared by Rebecca Harvey, Professional Planner.</u> <u>PC discussion occurred.</u> <u>Public Comment opened at 7:21 p.m. 3 minute limit</u> <u>Chuck Lintz</u>, of Oakleigh Dr., wanted to know if the length of time or duration of a STR ever was a consideration. He felt weekend people were different than the weekly people (who rented STRs). The weekend people that came in for a party or celebration seemed to be more disruptive to the neighborhood. <u>Bob VanPutten</u>, also of Oakleigh Dr., inquired, “of the 32 (STR’s) that you’ve established, was it two years that they could continue in operation?” Another concern of Mr. VanPutten’s was the 28 days of the definition for a STR. Mr. VanPutten noted he could see a situation where one individual could rent a property for a month and then sublease it to many other folks, and he believed they would be excluded from the STR requirements. “Could you possibly consider lengthening the 28 days to 45 days?” concluded Bob VanPutten. <u>With no further comment, Public Comment time was closed at 7:26 p.m.</u> </p>	<p> <u>PUBLIC HEARING ON AMENDMENT to ZONING ORDINANCE, ARTICLE X SHORT-TERM RENTALS</u> PUBLIC COMMENT </p>

<p>Further discussion took place between the Professional Planner, ZA, and PC members.</p> <p>Changes to the proposed ordinance document were 10.7, E change \$100 to \$500, F change 60 days to March 1. Also, 10.5 C, delete an annual special land use permit shall be required.</p> <p><i>Motion by Knowles with support from Kooistra to recommend presenting (STR- Article X Draft) to township board for approval as amended this evening. Roll Call Vote: Kooistra: Yes, Knowles: Yes, Fiala: Yes, Frigmanski: Yes, Craven: Absent, Beukema: Yes, Bush: Yes. Yes: 6, No: 0, Absent: 1. MOTION CARRIED.</i></p>	<p>MINUTES Page 2 of 2 PC APPROVED: _____ Spec. PC Mtg. STRs February 6, 2024</p> <p>MOTION TO RECOMMEND TO TWP. BOARD.</p>
<p><u>OTHER SUCH BUSINESS AS MAY PROPERLY COME BEFORE THE PLANNING COMMISSION</u></p>	<p><u>OTHER SUCH BUSINESS</u></p>
<p><u>PUBLIC COMMENT:</u> NONE</p>	<p><u>PUBLIC COMMENT</u></p>
<p><u>ADJOURNMENT:</u></p> <p><u>Motion by Beukema with support by Knowles to adjourn at 8:00 pm. All AYES. Motion carried.</u></p>	<p><u>ADJOURNMENT</u></p>
<p>Approved by: <u>Frank Fiala</u> Frank Fiala, Planning Commission Secretary</p> <p style="text-align: right;">Date <u>2/15/24</u></p>	