

Eureka Charter Township Planning Commission
Eureka Charter Township Hall, 9322 SW Greenville Rd., Greenville, MI
Regular Meeting Minutes – *Approved 10-18-23
September 20, 2023

Agenda Items 1 & 2: Meeting Convene & Roll Call

Chairman Putnam called the regular meeting of the Eureka Charter Township Planning Commission (PC) to order at 7:02 pm.

Roll call found the following PC members in attendance: Marty Posekany, Linda Weger, Randy Klepper, Mary Sharp, and Board Liaison-Trustee Shayne Becher. Jon Behrends was absent and excused. There was a quorum for the meeting.

Zoning Administrator Darcia Kelley and 2 others, including Cory Smith from The Daily News were also present.

Agenda Items 3 & 4: August Minutes & Correspondence Received by Secretary

Motion was made by Commissioner Posekany to accept the August minutes as written. Motion supported by Commissioner Sharp.

Motion carried.

There were no items of correspondence.

Agenda Item 5: Audience Comments on Non-Agenda Items

There were no audience comments.

Unfinished Business

An update regarding the Visser Construction project for the Ride All Drive property was given by Zoning Administrator, Darcia Kelley. According to current owner, Jay Carl, everything is still on track. They are waiting for paperwork from EGLE. Once the final paperwork is signed, Visser Construction will be back with their updated Site Plan.

Denise Johnston sent word through Duane and Darcia that she has decided to stop pursuing her request to abandon an undeveloped road bisecting parcels off Burgess Lake Road. Some surrounding homeowners were concerned they might lose access to their property if this happened. The request has also brought forth concerns about the main road there as well and the need to bring it up to County standards due to the number of residences along it. The Township will need to determine what will happen there and possibly set up a Special Assessment District to improve the road. It was suggested that Darcia get input from the Township attorney regarding this and then it will be discussed again at the next Planning Commission meeting.

New Business

Carson Berger, CEO of NUVU Fuels, 6360 S. Greenville Road, shared information regarding a Special Use Permit Request. They would like to provide 40 spaces of gated RV and boat storage, along with possible cold storage in an unused barn, behind the station at that location.

After some discussion, Commissioner Weger moved to set a Public Hearing at the next regularly scheduled Planning Commission for the purpose of gaining input on a Special Use Permit Request from NUVU Fuels, 6360 S. Greenville Road, parcel # 59-008-004-002-21 for a proposed Outdoor RV and Boat Storage Facility with some additional cold storage. Motion supported by Commissioner Sharp.

Motion carried.

Zoning Administration – Kelley

- 3 complaints
- 6 permits – 1 accessory building, 1 sign, 3 new houses and 1 house addition
- 18 burn permits
- 9 inspections

Township Board – Becher

- Gave a brief report from the September 11 Township Board meeting; minutes are available online

Zoning Board of Appeals – Putnam

- Nothing to report

Commissioners

Are there any comments, concerns, questions, or suggestions on any other topic?

- Commissioner Weger provided some updates from a recent City of Greenville Planning Commission meeting and a recent Baldwin Lake Board meeting

Items for next Agenda

- Public Hearing – Special Permit Request, NUVU Fuels, 6360 S. Greenville
- Visser Construction update on Ride All Drive project
- Discussion of private road, S. Burgess Lake

The meeting was adjourned at 8:00 p.m.

The next meeting will be on October 18, 2023, at 7:00 p.m.

Respectfully submitted,

Deb Homant
Recording Secretary

Linda Weger
PC Secretary