

**Cleveland Township Planning Commission  
Cleveland Township Hall, Leelanau County, Michigan  
Regular Minutes, April 5, 2023**

1. Call to Order 7pm : Chair Manikas called the regular meeting to order at 7:00 PM Roll Call: Chair Dean Manikas, Vice Chair Paul Stowe, Secretary Victoria Sutherland, Taylor Moore, and Board Rep Todd Nowak.
2. Consideration of the Agenda: Accepted as presented.
3. Public Comment: None
4. Pronouncement of any Conflict of Interest: None declared
5. Consideration of March 1, 2023 Public Hearing and Regular Planning Commission Minutes: **Minor adjustment: date changed**; Members reviewed the minutes. MOTION BY Paul Stowe AND SECOND BY Todd Nowak TO ACCEPT THE MINUTES AS PRESENTED. Motion passed 5-0.
6. Report by Chair:
  - A. Forwarded information from Trudy. Confirmed for a second time, members of the commission must be physically present unless active duty.
  - B. Forwarded a letter from Andi: as of the end of this month, she will be leaving and we need to find a new Recording Secretary to the Planning Commission. Refer suggestions to Tim or Dean. Victoria Sutherland will pick up the task until then.
  - C. Commissioner Tim Stein concurs with Dean about messaging on STR, as outlined last month, here it is again:

*“Due to the current climate with short term rentals, the following language regarding short term rental in Cleveland Township is recommended when responding to inquiries. “Short term rentals are currently a non compliant use and considered a civil infraction in Cleveland Township. You have no right to this commercialization of residential properties. We are writing an ordinance to allow some short term rentals with standards and conditions to operate within Cleveland Township. The Cleveland Township Board may decline what we write, they might accept it, or they might amend it.”*
  - D. Upcoming Training for township personnel is available. If you are interested, contact Dean Manikas.
  - E. Welcome new commissioner Taylor Moore
7. Reports and Correspondence by Members: None

8. Report by Zoning Administrator: None

9. Continuing Business: Short Term Rental Ordinance work. Progress made through the points up to standards. Homework is to think hard about limits, look at what others are doing.

10. Public Comment: David Leith, of Wheeler Road; Just wanted to say he understands the struggle of STRs from past experience in different areas he's lived and appreciative of the work we are doing. He agrees and feels like the cap on the number of STR Permits allowed is going to be the crux of the matter and he also reminded us about the prospective private equity concerns coming into our area. He wondered about enforcement issues.

11. MOTION TO ADJOURN BY Todd Nowak AND SECOND BY Paul Stowe.

Motion passed 5-0. Adjournment at 8:01 PM.