

**DRAFT AGENDA**  
**JOINT MEETING**  
**LEELANAU TOWNSHIP BOARD &**  
**LEELANAU TOWNSHIP PLANNING COMMISSION**  
**THURSDAY, JANUARY 30, 2020**  
**7:00 P.M.**  
**LEELANAU TOWNSHIP HALL**  
**119 E. NAGONABA, NORTHPORT, MI 49670**

1. **Township Board Call to Order**
2. **Pledge of Allegiance**
3. **Twp Board Roll Call**
4. **Township Board Agenda Approval**
5. **Planning Commission Call to Order, Roll Call, Notation of Quorum, Amend/set/approve agenda**
6. **Public Comment**
7. **Discussion Items**
  - A. Draft Short-Term Rental Ordinance.
  - B. Capital Improvement Plan Update for 2020-21
    - i. Discussion
    - ii. Planning Commission Recommendation of CIP.
    - iii. Board Acceptance of CIP.
  - C. Planning Commission Draft Annual Report for 2019.
  - D. Township Master Plan Update – 2021
  - E. Any other Planning/Zoning Issues or Concerns
8. **Public Comment**
9. **Board Member / Commissioner Comments**
10. **Adjournment**

## **NOTICE TO THE PUBLIC**

**THERE WILL BE A SPECIAL JOINT MEETING  
BETWEEN THE  
LEELANAU TOWNSHIP BOARD  
AND THE  
LEELANAU TWP. PLANNING COMMISSION**

**THURSDAY, JANUARY 30, 2020**

**AT**

**7:00PM**

**AT THE**

**LEELANAU TOWNSHIP HALL  
119 E. NAGONABA ST.  
NORTHPORT, MI 49670**

**THE PURPOSE OF THE JOINT MEETING IS TO  
DISCUSS THE DRAFT SHORT TERM RENTAL  
ORDINANCE, CAPITAL IMPROVEMENT PLAN,  
PLANNING COMMISSION 2019 ANNUAL  
REPORT, MASTER PLAN UPDATE, AND ANY  
OTHER PLANNING OR ZONING ISSUES.**

**Leelanau Township  
Leelanau County, Michigan**

**Ordinance No. \_ of 2020**

**THIS ORDINANCE SHALL BE KNOWN AS THE  
LEELANAU TOWNSHIP SHORT TERM RENTAL ORDINANCE.**

**Leelanau Township Ordains:**

**Section 1: Purpose**

The Leelanau Township Board finds and declares as follows:

- A. The Township considers the current rural residential and agricultural character of the community paramount to the welfare of the community.
- B. The transitory nature of occupants of Short Term Rentals can be inconsistent with the traditional residential and agricultural character of the community.
- C. It is the intent of the Leelanau Township Short Term Rental Ordinance to make the Short Term Rental activity permitted by this ordinance consistent with the existing traditional residential uses in the community.
- D. Short Term Rentals provide a community benefit by expanding the number and type of lodging facilities available and assisting owners of Short Term Rentals by providing revenue to help offset costs.
- E. The Township has received complaints and concerns involving excessive noise, disorderly conduct, overcrowding, traffic, keyholing, congestion and parking at Short Term Rental properties.
- F. The provisions of this ordinance are necessary to prevent the continued burden placed upon county and township services and impacts on residential neighborhoods posed by Short Term Rental homes.
- G. The township also has environmental concerns associated with the protection of water quality from over-occupancy and over-use of a dwelling's septic system.***

**Section 2: Applicability**

- A. This Ordinance applies to Leelanau Township outside the limits of the Village of Northport and applies to all properties unless otherwise stated herein.
- B. This Ordinance applies only to the rental of an entire dwelling unit on a short-term basis as defined herein. ~~This Ordinance does not apply to the short-term rental of individual rooms within a dwelling unit or portion of a dwelling unit.~~

- C. This Ordinance does not apply to the following; ***these uses are regulated by the Leelanau Township Zoning Ordinance:***
1. ***Rental of only a portion of a dwelling unit (Owner Occupied Rental).***
  2. Legally permitted Bed & Breakfasts.
  3. Legally permitted and/or legally non-conforming motels, hotels, or resorts.
  4. Legally permitted and/or legally non-conforming waterfront resorts.
  5. Legally permitted and/or legally non-conforming Lodges.
  6. Legally permitted and/or legally non-conforming Recreational Vehicle Parks.
  7. Legally permitted and/or legally non-conforming Marinas.
  8. Adult Foster Care Facilities, Nursing Homes, or Senior Living Facilities.
- D. All requirements, regulations and standards imposed by this Ordinance are intended to apply in addition to any other applicable requirements, regulations and standards imposed elsewhere in other ordinances of the Township, including the Leelanau Township Zoning Ordinance.
- E. This Ordinance does not affect ***additional or more-restrictive*** requirements placed on the use of property (or a portion thereof) imposed by deeds, restrictive covenants, association rules, regulations, by-laws, rental agreements, ***etc.***

### **Section 3: Definitions**

Unless otherwise specified herein, the terms used in this ordinance shall be defined as follows:

**Dwelling Unit.** A group of rooms located within a building and forming a single habitable unit having facilities which are used or intended to be used for sleeping, cooking, eating, and bathing purposes.

**Good Neighbor Posting.** A notice prepared by the township and posted in the Short Term Rental unit to assist the occupants ~~to assist the occupants~~ ***inform the occupants of their responsibilities under this ordinance.***

**Immediate Neighbors:** ***The owners and occupants of any property/lot/parcel of which any portion lies within two hundred (200) feet of any portion of the short-term rental property/lot/parcel.***

**Local 24 Hour Contact Person.** A local property manager, owner, or agent of the owner, who is available to respond to tenant and neighborhood questions or concern, ~~or any agent of the owner~~ ***and*** authorized by the owner to take remedial action and respond to any violation of this ordinance.

**Occupant:** ***An individual living in, staying in, or otherwise having possession of a short-term rental, regardless of age.***

**Owner.** The person or entity that holds legal or equitable title to the property (or portion thereof) used as a Short Term Rental.

~~**Parking space.** An onsite designated parking area legally available to the dwelling unit for overnight parking of a motorized vehicle or trailer.~~

~~**Person.** An individual, a group of individuals, or an association, firm, partnership, corporation, or other private entity, public or private.~~

~~**Short Term Rental.** The commercial use of renting *or leasing of* a dwelling unit for a period of time less than thirty (30) consecutive calendar days.~~

#### **Section 4: Short Term Rental Permit**

It shall be a violation of this Ordinance to operate or advertise a Short Term Rental in Leelanau Township without a Short Term Rental Permit, unless exempted herein.

- A. Short Term Rental Permits will be issued by calendar year ***and are valid for that calendar year only***. All Permits shall expire at the end of the calendar year and must be renewed each year.
- B. ***The renewal of an active Short Term Rental Permit for an additional year will be guaranteed if the completed renewal application is received on or before December 31 of the previous year, and the Permit meets the requirements of Section 7 of this Ordinance. Applicants may apply for Renewal Permits no earlier than October 1<sup>st</sup> of the current year.***
- B. The Leelanau Township Board shall, by Resolution, adopt a fee for the Short Term Rental Permit in the Leelanau Township Fee Ordinance, and may amend the fee by Resolution.
- C. The Leelanau Township Board shall adopt a policy covering the procedures for issuance and renewals of Short Term Rental Permits, including the Application requirements.
- D. A separate Short Term Rental Permit is required for each Short Term Rental.
- E. The Short Term Rental Permit shall be issued to the Owner of the property and cannot be transferred to another Owner or Property. The Short Term Rental Permit is not transferrable and does not run with the Property Ownership.
- F. **Leelanau Township will limit the total number of Short Term Rental Permits to one-hundred fifty (150) per calendar year.** There are no restrictions on the number of permits that can be issued to a single owner.

- G. The Leelanau Township Zoning Administrator, and/or other persons designated by the Leelanau Township Board, shall be authorized to issue Short Term Rental Permits under this Ordinance.

### **Section 5: Short Term Rental Standards**

All Short Term Rentals shall meet the following standards:

- A. Only one (1) dwelling unit per parcel may be permitted for use as a Short Term Rental.
- B. All rental lodging is to be exclusively within the dwelling unit and not in a recreational vehicle, camper, boat, or tent.
- C. Local 24 Hour Contact Person:  
Each Short Term Rental shall have a designated Local 24 Hour Contact Person meeting the following criteria:
1. The Local 24 Hour Contact Person shall have access and authority to assume management of the unit and take remedial measures.
  2. The Local 24 Hour Contact Person must be available by telephone twenty-four (24) hours a day during the rental period and be within sixty (60) minutes travel time of the Short Term Rental during the rental period.
- D. Maximum Occupancy:  
*The maximum number of occupants allowed in a Short Term Rental shall be limited to three (3) persons per bedroom. The number of bedrooms shall be the number which was approved as part of a Septic Permit issued by the Benzie/Leelanau District Health Department or the number approved on a Building Permit.  
(What about dwellings without a Building or Health Dept Permit?)*
- E. Maximum number of nights per year:  
*The maximum number of nights per year that a dwelling may be allowed to be rented on a short term basis is \_\_\_\_\_ nights per year. (PC was split between 90 to 200 nights per year) An annual log of rental activity shall be submitted to the township no later than March 1<sup>st</sup> of the subsequent year.*
- F. All parking associated with a Short Term Rental shall be out of the roadway **road right-of-way** and entirely on-site, in the garage, driveway or other improved stable area.
- G. Special events, outdoor events, lawn parties, weddings or similar activities are not allowed on the site for more than the number of permitted occupants.

- H. Dogs and other pets shall be governed by the Leelanau County Animal Control Enforcement Ordinance. This Ordinance requires that Pets shall be secured on the property or on a leash at all times, and that Dogs shall not be allowed to whine, yelp, bark, or howl for a period of ten minutes or longer.
- I. Any discharge of Fireworks on the rental property shall be in accordance with the Leelanau Township Consumer Fireworks Ordinance.
- J. The release of Sky Lanterns (Chinese Lanterns) is prohibited by the Leelanau Township Sky Lantern Ordinance.
- K. Campfires shall be located in a suitable designated area. Fires shall not be left unattended and must be fully extinguished.
- L. Provisions for trash disposal must be provided. Trash must be contained in properly sealed receptacles. There must be no overflow that will be attractive to vermin.  
***Recycling locations must be posted in a prominent location in the Short Term Rental.***
- M. Septic Systems:
1. Any Short Term Rental that is determined to have a failing septic system, as determined by the Benzie/Leelanau District Health Department, shall immediately cease Short Term Rental operations until approved by the Health Department.
  2. ***Short Term Rentals using a septic system for sewage disposal shall have the septic tank(s) pumped at least once per year. Proof of septic tank pumping within the past year must be provided prior to issuance of a Short Term Rental Permit or Renewal, unless the dwelling is connected to a municipal sewer system.***
- N. Quiet hours for Short Term Rentals shall be observed every night from 10:00 PM to 8:00 AM. Noise during quiet hours must be limited to that which does not disturb the quiet, comfort or repose of a reasonable person of normal sensitivities. The Leelanau Township Nuisance Ordinance also covers noise within the township.
- O. Keyholing:  
***It shall be a violation of this Ordinance to advertise or allow occupants of a short-term rental the use of any separate, distinctive, non-continuous, private waterfront parcel for recreational purposes. This provision does not apply to designated open spaces or parks that the subject parcel has the recorded right to use and is in conformance with the Leelanau Township Zoning Ordinance.***
- P. ***The address of the Short Term Rental shall be clearly marked in accordance with the Leelanau County Address Ordinance.***

- Q. Violations of any County or Township Nuisance, Fireworks, Sky Lantern, Animal Control, or Disturbance of Peace Ordinance shall constitute a violation of this Ordinance.

## **Section 6: Owner Responsibilities**

- A. *The Owner shall be responsible to notify immediate neighbors of the application for a Short Term Rental Permit, the 24 Hour Local Contact name and number, and the township Short Term Rental Hotline number on a form acceptable to Leelanau Township and submit a signed affidavit to the township that immediate neighbors were notified.*
- B. The owner shall be responsible to notify the Short Term Rental occupants of the Standards contained in this Ordinance.
- C. The Owner shall post the Short Term Rental Permit, Local Contact Numbers, and the Good Neighbor Posting in a conspicuous place in the Rental and shall provide these documents to renters prior to occupancy.
- D. The Owner shall notify the township of any changes to the Local 24 Hour Contact.
- E. *The Owner shall submit an annual log of rental activity to the township for each calendar year prior to March 1 of the following year. The log must show the dates of overnight stays and number of occupants per visit.*
- F. *The Owner shall mark the address of the Short Term Rental in accordance with the Leelanau County Address Ordinance.*
- G. The Owner is responsible for the occupants of the Short Term Rental compliance with the standards in this Ordinance. The owner shall use reasonable efforts to assure that the occupants of the Short Term Rental do not create unreasonable noise or disturbances, engage in disorderly conduct, or violate provisions of this ordinance or any other local or state law pertaining to noise or disorderly conduct by notifying the occupants of the rules regarding Short Term Rentals and taking appropriate action to abate the violative conduct when notified that occupants are violating laws regarding their occupancy.

## **Section 7: Administration, Violation and Administrative Penalties**

- A. ~~Leelanau Township will send notifications to property owners within 300' of the property containing an approved Short Term Rental Permit. This notification will include the name and contact information of the Owner and Local 24-Hour Contact Person, and procedures for filing a complaint.~~



- B. Leelanau Township may retain a firm to assist with compliance monitoring and maintenance of a 24-Hour Short Term Rental Hotline for complaints.
- C. The following conduct is a violation of the Short Term Rental ordinance:
1. Any advertising, rental, or leasing of a short term rental without first having obtained a short term rental permit.
  2. Failure by the Owner and/or Occupants to comply with the Short Term Rental Standards section of this ordinance.
  4. Failure to comply with any of the provisions of this ordinance.
  5. Any false or misleading information supplied in the application process.
- D. The penalties for violations specified in subsection (C) above are as follows:
1. For a first violation within any calendar year, the penalty is a warning notice of violation which may be verbal and/or written.
  2. A second violation within the same calendar year shall be subject to a municipal civil infraction punishable by a fine of not less than two hundred fifty (250) dollars nor more than five hundred (500) dollars. All owners, regardless of their interest in the property, may be responsible for the civil infraction. The Township Zoning Administrator and other officials designated by the Township Board are hereby designated as the authorized officials to issue municipal civil infraction citations directing alleged violators of this ordinance to appear in court. Each day the violation remains may be a separate offense.
  3. A third violation within the same calendar year shall be subject to a municipal civil infraction punishable by a fine of not less than twice the amount of any previous fine but not more than five hundred (500) dollars, and the permit shall be revoked. An owner may reapply for a permit no sooner than twelve (12) months after revocation of a permit.
  4. If there are one or more violations each year during any three (3) consecutive year period, the permit may be revoked. An owner may appeal a decision to revoke a permit to the Suttons Bay Township Board.
- E. A violation of this ordinance shall be a nuisance per se. The Township shall have the right to commence a civil action to enforce compliance with this ordinance.
- F. The Leelanau Township Zoning Administrator and/or other persons designated by the Leelanau Township Board are authorized to issue all permits under this Ordinance and is also authorized to issue civil infraction violation notices and/or civil infraction citations for violations of this Ordinance.

**Section 8. Severability.**

If any section, clause, or provision of this Ordinance is declared unconstitutional or otherwise invalid by a court of competent jurisdiction, said declaration shall not affect the validity of the remainder of the Ordinance as a whole or any part thereof, other than the part so declared to be unconstitutional or invalid.

**Section 9. Effective Date:**

This Ordinance shall become effective thirty (30) days after being published in a newspaper of general circulation within the township.

Ordinance No. \_\_\_\_\_ of 2020 was adopted on the \_\_\_\_ of \_\_\_\_\_ 2020 by the Leelanau Township Board of Trustees, as follows:

- Motion by:
- Support by:
- Roll Call Vote:
- Yeas:
- Nays:
- Absent:
- Motion Carried.

I certify that this true copy of Ordinance No. \_\_\_\_\_ of 2020 was adopted at a regular meeting of the Leelanau Township Board of Trustees on \_\_\_\_\_, 2020 and published in the *Leelanau Enterprise* on \_\_\_\_\_, 2020.

Date of Township Board Approval:

Date of Publication:

Effective Date:

Date: \_\_\_\_\_

By: \_\_\_\_\_

Monica Diaz,  
Leelanau Township Clerk

<b>Leelanau Township 2020 CIP Facility Recommendations</b>		<b>Recommended Action</b>
<b>Priority Group 1 – Urgent</b>		
<b>Priority Group 2 – Important</b>		
Fire & Rescue Department & Facilities	Planning for Fire and Rescue Capital Equipment & Facilities	The Fire and Rescue Dept. should develop a Capital Improvement Plan and budget to submit to the Board on an annual basis.
Planning Commission	Master Plan Review Project Required to begin in 2020	Budget Accordingly, PC to start Review, Submit for Coastal Zone Management Grant for assistance. Update when 2020 Census data is available.
Christmas Cove Beach	Construction Drawings for Improvements	Hire experienced consultant to prepare construction drawings consulting the plan developed in 2016-17 including signage & shoreline stabilization.
Peterson Park	Upgrade steps and handrail to the beach	
<b>Priority Group 3 – Desirable</b>		
Township Library	Consider expansion of the township library.	Library Committee concluded library should expand into the current township office space – Preliminary plans were developed and costs determined. Develop funding plan.
Township Offices / Hall	Consider relocation of township hall and offices to facilitate library expansion	Re-consider options, and develop a funding & budgeting plan.

Priority Group 3 – Desirable		
Township Buildings	<i>SURVEY</i> Study replacing outdoor lighting fixtures with Dark-Sky friendly lighting.	<i>VENDOR'S</i> A list of retrofit manufacturers will be provided to the township board. <i>ONCE THE SURVEY IS COMPLETED.</i>
Braman Hill Park	Provide new benches at the viewing area.	
Omena Beach Park	ADA compliant accessibility to the water.	
Omena Beach Park	Consider adding parking on-site.	Parks Committee to look at options.
Omena Cemetery	Purchase additional land to accommodate future need for grave sites.	If adjacent land becomes available look at suitability.
Buster Dame Park	Develop a dog park.	Parks Committee to look at options.
Peterson Park	Provide ADA approach to the pavilion.	Parks Committee to look at options.
Peterson Park	Provide more parking at the pavilion.	Parks Committee to look at options.
Peterson Park	Develop a long-term site plan, including signage, beach access, & another pavilion.	Hire Planner.
Woolsey Airport	ADA approach to the toilets	

**CIP Local Road Improvement Recommendations – Local Roads (non primary)**

<b>Priority Group 1 - Urgent</b>	
<b>Priority Group 2 - Important</b>	
Matheson Road M-22 to Lee Man	Bus Route – consider grading and paving  Get improvement cost from the Road Commission
Forest Beach Shores Dr. Cherry Home Sub.	Rehabilitation  Get improvement cost from the Road Commission
<b>Priority Group 3 – Desirable</b>	
Gills Pier Road	Resurface existing sealcoat surface with asphalt to remove irregularities, improve ride and extend lifespan, and add shoulder gravel
Ingalls Bay Road	Grade and add bituminous surface
Christianson Road (Section just S. of M-22)	Rutting and cracking – low volume road
Engles Road (0.3 miles)	Grading and paving
Omena Road from M-22 to Omena Heights Road	Road has poor drainage
Seth Road	Improvements

# Leelanau Township Planning Commission

## Annual Report 2019

### Draft 01-30-2019

#### **Leelanau Township Planning Commission:**

Steve Kalchik, Chair.

Brian Mitchell, Vice-Chair.

David Johnson, Secretary.

Galen Leighton, Member – Township Board Representative.

Clinton Sampson, Member.

Phyllis Rebori, Member.

Karen Mulvalhill, Member.

Supported by Steve Patmore, Zoning Administrator.

The Michigan Planning Enabling Act (Act 33 of 2008 as amended) requires that the Planning Commission make an “annual written report to the legislative body concerning its operations and the status of planning activities, including recommendations regarding actions by the legislative body related to planning and development.”

This is the Leelanau Township Planning Commission Annual Report for calendar year 2019.

The Planning Commission met 15 times in 2019. One meeting was cancelled due to hazardous weather and bad driving conditions.

#### **Projects:**

The Planning Commission (PC) reviewed/discussed/considered the following projects:

1. Leelanau Cellars – Request to Amend the Leelanau Cellars Special Land Use Permit issued in 2005 to add a covered deck & patio area. A Public Hearing was conducted on April 25, 2019. There was public comment both in favor and in opposition to the request. At the Hearing, the Planning Commission requested additional information on the Site Plan, occupancy of the existing building, and adequacy of the septic system.  
After several months of extending the Public Hearing, the Planning Commission on August 22, 2019, passed a motion that the Application would expire if the requested information was not received in sixty (60) days.  
The information was not submitted within 60 days and therefore the Application has expired. The Applicant could re-apply at a later date.
2. Private Event Facility – M-22 near Overlook Rd. – The Planning Commission had several informal conversations with a potential applicant for a Private Event Facility in the Commercial Resort zoning district. It is expected that the owner will make formal application for 2020.

3. Timber Shores RV Park – At the request of a potential Developer, the PC conducted a pre-application meeting on a proposed RV Park / Day Park at the former Timber Shores property. There were approximately 55 guests at this meeting. The development team made a presentation on their concept. There was considerable public comment received both in opposition and support for the concept. There were no decisions made, and it is unknown whether the Applicant will submit a formal application.

### **Discussion/Updates to the Zoning Ordinance:**

The Planning Commission spent considerable time on the discussion and consideration of amendments to the zoning ordinance.

1. Private Event Facilities in the Agricultural Zoning District:  
After several months of discussion, the Planning Commission recommended approval of proposed new standards for Private Event Facilities in the Agricultural Zoning District. The new standards better define the expectations and submittal requirements for potential applicants.
2. Private Event Facilities in the Commercial Resort Zoning District:  
During discussion of Private Event Facilities in the Agricultural Districts, a prospective applicant asked about allowing Private Event Facilities in the Commercial Resort Zoning District. The PC determined that Private Event Facilities should be a potential Use in the Commercial Resort District. The PC developed and recommended for approval language for Private Events in this district.
3. Sign Standards Amendment:  
The Planning Commission has been working on sign standards in order to bring the standards in compliance with US Supreme Court Rulings. A Public Hearing has been scheduled for January 23, 2020, and it is anticipated that the standards will be recommended for approval in early 2020.
4. Civic Events & Value-Added Events in the Agricultural District:  
The PC discussed ordinance language for Civic Events and Value-Added Events and decided that the existing language was adequate for the present time.
5. Wineries/Microbreweries/Distilleries:  
The PC briefly discussed ordinance language for Wineries/Microbreweries/Distilleries in the Agricultural District. The language probably needs to be revised, however, it is not a high priority at this time.
6. Special Use Permit Language:  
The PC briefly discussed ordinance language for Special Use Permits. The language probably needs to be updated, however, it is not a high priority at this time.

## **Master Plan Discussion:**

The Planning Commission devoted time at several meetings in 2019 to review and discuss goals and objectives of the 2010 Master Plan. This discussion went very well and prompted realization that the 2010 Master Plan will need to be updated.

The Michigan Planning Enabling Act (PA 33 of 2008) stipulates that the township review their master plan every five years. Leelanau Township last reviewed their Master Plan in 2016, therefore, a review will be scheduled no later than 2021.

Most of the Planning Commission attended a Workshop in October 2019 presented by the Leelanau County Planning Commission on Master Plans. The speaker was a professional planner with extensive experience in preparing and updating master plans, and the presentation was very informative.

The Planning Commission is committed to updating the Master Plan, starting with 2020 census data that should be partially available beginning in 2021. At some point a consultant will be solicited to assist with the update.

## **Capital Improvement Plan Update:**

The Planning Commission started work in 2019 on the FY 2020-21 Capital Improvement Plan for submittal to the Township Board.

## **Continuing Education / Training:**

- Michigan Association of Planning - Planning & Zoning Essentials Workshop sponsored by the Leelanau County Planning Commission. Most of the Leelanau PC attended this workshop.
- Michigan Association of Planning – Master Plan Workshop sponsored by the Leelanau County Planning Commission. Most of the Leelanau PC attended this workshop.
- Short Term Rental Regulations Workshop – The majority of the Planning Commission attended a workshop on short term rental regulations sponsored by the Leelanau County Planning Commission. The presenters were from MSU Extension and Networks Northwest.

## **Other Work by the PC:**

- **Solar Energy:** The PC heard presentations and received a draft ordinance from Northport Energy covering large-scale solar generation facilities. The PC decided that this would be a future topic of to consider a zoning ordinance amendment.
- **Dark Sky Provisions:** The PC heard a presentation from the Dark Sky Committee. This topic may be discussed further at future meetings.
- **Recreational Marijuana Facilities:** The Township Board asked that the PC research and comment on opting in or out of the Recreation Marijuana Facilities Act. The PC recommended that the Township Board adopt an Ordinance to opt-out at this time.



- **Coastal Resiliency:** The township participated in a Coastal Resiliency Study conducted through a grant from the Michigan Department of Environmental Quality (MDEQ). The study was done by professionals from the University of Michigan, Michigan Technological University, MDEQ, Networks Northwest, and LIAA. There was presentation on their preliminary findings at a meeting at the Leelanau Township Hall. The meeting was very well attended, and the final report is contained in the Michigan Coastal Resiliency Atlas.
- **Short Term Rentals:** The Township Board asked that the PC prepare a township ordinance that addresses concerns expressed to the township on Short Term Rentals. The PC researched and worked on an ordinance for the requested submittal to the township board in February 2020.

2019 was a busy and productive year for the Leelanau Township Planning Commission.

Approved on \_\_\_\_\_ by the Leelanau Township Planning Commission for submittal to the Leelanau Township Board.

**Respectfully Submitted by the Members of the Leelanau Twp. Planning Commission.**

**Date:**\_\_\_\_\_.