

**Charter Township of Elmwood  
Planning Commission  
Special Meeting  
Elmwood Township Fire Department Fire Bay  
10086 E. Lincoln Rd.  
May 24, 2023  
6:30 PM**

**A. Call to Order:** Chairman Bechtold called the meeting to order at 6:30 PM.

**B. Pledge of Allegiance:** The Chair led the Pledge of Allegiance.

**C. Roll Call: Present:** Chris Mikowski, Kendra Luta, Jeff Aprill, Jonah Kuzma, Rick Bechtold  
Nate McDonald Excused: Doug Roberts

**D. Limited Public Comment:** Jeff Dorsch

**E. Agenda Modifications/Approval: MOTION BY COMMISSIONER MCDONALD,  
SECONDED BY COMMISSIONER LUTA TO MODIFY THE AGENDA ADDING ITEM F1,  
LETTER FROM ATTORNEY MARC MCKELLAR. MOTION APPROVED 6-0.**

**F. Declaration of Conflict of Interest:** None

**1. Letter from Attorney Mark McKellar dated May 17, 2023**

**Attorney Graham** stated, I can address this and answer Commissioner Aprill's question at the same time. What you have before you is a request by the applicant to postpone or adjourn the deliberations on the present application and the purpose for that is the applicant wants an opportunity to prepare and to submit a significant amendment to the proposed plans to basically address some of the concerns raised by the public. I've already had discussions with Mr. McKellar that if he does that, that would start the process over. There would be a brand -new public hearing on the amended application. There would then have to be a new record created on that amended application because there's going to be significant changes, the public has an opportunity to comment on that amended plan. There would be new notices sent out, there would be a new notice in the newspaper, you would basically start the process over for the amended application. The timing would occur based on when the applicant submits the amendment to the plan. When you're considering this, it's within the discretion of the Planning Commission. It's at the applicant's request, so you can consider a revised plan that the applicant believes will address some of the concerns raised by the public. The other alternative is to continue on with the deliberations of the present application, that's within the Planning Commission's discretion. Sarah and I have prepared a proposed motion if you wanted to look at that and then if someone makes a motion and seconds it you can have some discussion on it.

Chairman Bechtold asked, in the event this is completed, the current activity is held indefinitely or if the applicant comes back with a revised plan, then that essentially starts the process all over?

Attorney Graham answered, correct.

Commissioner McDonald asked, in the letter it does state, the applicant understands that the current application be brought back from the postponement that there should be no further public hearings or additional records, is that it, if the proposed changes don't pass, they want to go back to this?

Attorney Graham responded, what would happen is if there was no decision on the amended plan, then we go back to where we are today. Right now the public hearings have been closed on the original application and your in the deliberation process. We're basically creating a new record on the new plan. If the old plan is brought back to the table, then we proceed exactly where we are now with deliberations.

**MOTION BY CHAIRMAN BECHTOLD, SECONDED BY COMMISSIONER MIKOWSKI AT THE REQUEST OF THE APPLICANT FOR WELLEIVITY LLC TO ADJOURN DELIBERATIONS AND A DECISION ON THE PENDING SPECIAL USE SITE PLAN REVIEW APPLICATION SUP/SPR 2022-06 (07) TO AN UNDETERMINED TIME, DATE, AND LOCATION. THIS IS TO ALLOW THE APPLICANT TO SUBMIT A SUBSEQUENT APPLICATION AMENDING THEIR PROPOSED PROJECT. IF THE APPLICANT WISHES TO MOVE FORWARD WITH ITS ORIGINAL PROPOSAL, NOTICE OF DELIBERATIONS WILL BE SENT IN ACCORDANCE WITH THE ZONING ENABLING ACT. MOTION APPROVED UNANIMOUSLY.**

**G. Purpose of the Special Meeting**

**a. Continued Planning Commission deliberations on SPR/SUP 2022-06 Request by Wellevity LLC regarding property at 0 S Timberlee Dr, 10901 and 10800 S Cottonwood Dr, and 0 E Timberwoods Dr, parcels 113-014-26, 113-014-16, 113-014-29, 113-014-51 for a resort.** Given discussion and motion made during F1, this item is no longer applicable.

**H. Discussion on Zoning Ordinance.** None.

**I. Comments from Chair:** Chairman Bechtold thanked the audience for their interest and hard work. He provided an assurance that the Commission worked very hard on this project. He also thanked the applicant for their patience and willingness to provide all the information they needed.

**J. Comments from Commissioners:** None

**K. Comments from Staff:** Staff thanked the Fire Department for allowing them to use the fire hall.

**L. Public Comment:** None

**M. Adjourn: MOTION BY COMMISSIONER KUZMA, SECONDED BY COMMISSIONER LUTA TO ADJOURN MEETING AT 6:53 PM. MOTION PASSED UNANIMOUSLY.**