Wilson Township Meeting Minutes
Regular Meeting
July 10, 2024

The meeting was called to order at 6:00 p.m. with the Pledge of Allegiance. Board members present include Dan Hibner, Melissa Werth, Penny Szatkowski, and Mike Centala. Absent was Cody Werth.

Public Comment
None.

Consent Agenda

- Approval of all minutes
- Approval of agenda
- Approval of bills
- Approval of Treasurer's financial report

A motion was made by Mike Centala, supported by Penny Szatkowski, to approve the Consent Agenda. Roll call vote: Dan Hibner – yes, Mike Centala – yes, Penny Szatkowski – yes, Melissa Werth – yes. All in favor. Motion carried.

Building Department
Don Gilmet gave the building department report. He issued three permits in June. There have been nine permits issued for the year. Don stated that he continues to work with the Zoning Administrator to ensure customers know how to get their zoning permit approval prior to construction permitting, and to ensure they comply with zoning regulations.

Planning Commission
Tim Slosser stated that Brett and Jennifer Mutter applied for a Special Use Zoning Permit for site address of 3414 M-32, Alpena, MI 49707. Mr. and Mrs. Mutter intend to use the property to sell utility trailers. A special use public hearing was held on July 8, 2024. Mr. Mutter and his attorney were present at the meeting. Discussion ensued. A motion was made by Mike Centala, supported by Penny Szatkowski, to approve the special use zoning permit application. Roll call vote: Dan Hibner – yes, Mike Centala – yes, Peny Szatkowski – yes, Melissa Werth – yes. All in favor. Motion carried.

Fire Department
Chief Gil LaCross gave the Fire Department report. There were 15 runs total for the month of June.

Chief LaCross stated that the Fire Department will be present at the Brown Trout Festival which is this month.

Tunnel to Towers 5K Run and Walk will be held on September 7, 2024 at the air base.

Chief LaCross presented a $500.00 cost recovery check from Pioneer Insurance for a house fire.

Chief LaCross stated that the Bio-Care physicals and fit testing have been completed and all firefighters passed.

Hanna Trelfa stated that the Thunder Bay Area Firefighters Association will be holding a fundraiser in September at the Rivers Edge Golf Course. There will be raffles and therefore the township needs to apply for a charitable gaming license. Discussion ensued. A motion was made by Mike Centala, supported by Penny Szatkowski, to approve the Local Governing Body Resolution for Charitable Gaming Licenses. All in favor. Motion carried.

Hanna Trelfa stated that the Fire Department participated in the 4th of July parade and handed out candy. She stated that approximately $500.00 in candy was purchased by members of the fire department including herself and Jacob Trelfa, Anthony and Samantha Garrow, and Kaitlyn Jobin. Hanna requested $100.00 from the Fire Department Activity Fund to help cover the cost of the candy. A motion was made by Mike Centala, supported by Penny Szatkowski, to withdraw $100.00 from the Fire Department Activity Fund to be paid to Hanna Trelfa to help cover the cost of the candy. Roll call vote: Dan Hibner – yes, Mike Centala – yes, Penny Szatkowski – yes, Melissa Werth – yes. All in favor. Motion carried. Dan Hibner stated that he would make a personal contribution of $100.00 to go toward the candy.

Assistant Chief Steve Barber stated that in August there will be a farm rescue training that will be offered. Assistant Chief Barber stated that it will be held on a Saturday from approximately 8:00 a.m. to 1:00 p.m. He is requesting per diem for up to six firefighters to attend the training. A motion was made by Melissa Werth, supported by Penny Szatkowski, to approve per diem to be paid to up to six firefighters to attend the farm rescue training. Roll call vote: Dan Hiber – yes, Mike Centala – yes, Penny Szatkowski – yes, Melissa Werth – yes. All in favor. Motion carried.

Chief LaCross and Assistant Chief Barber commended rookies Anthony Garrow and Samantha Garrow on their performance thus far.

Supervisor Report
No report.

Township Park
Kevin Trelfa gave the township park report. Kevin stated that the sign board has been installed at the park. Kevin gave the recreation grant presentation to the Youth and Recreation Committee on July 8, 2024. Kevin stated that the Board seemed receptive. Kevin stated that he should find out in September if the grant was approved and for how much money. Kevin stated he is still waiting on Rob Zielaskowski to repair the culvert.

Zoning Administrator
Tim Slosser stated that he received a request for a special hearing and for a text amendment from ENGIE in the name of one of the township residents who resides on Wolf Creek Road to allow small scale utility solar fields. Currently, the only place in the township where these utility solar fields are allowed are off the M-32 industrial area and a small section of R2. They are requesting to change the Zoning to include less than 75 acre utility company solar fields. Tim stated that he has received the check and the application packet for August 7, 2024.

Elections
Melissa Werth, Clerk, stated that early voting for the State Primary Election begins July 27, 2024 and runs through August 4, 2024 from 8:30 a.m. to 4:30 p.m. Early voting will be held at the Wilson

Township Fire Hall. Election day is August 6, 2024 and the polls will be open from 7:00 a.m. to 8:00 p.m. at the Wilson Township Hall.

The public accuracy testing for early voting will be held on Saturday, July 20, 2024 at 9:00 a.m. at the Wilson Township Fire Hall.

The Election Commission meeting and the public accuracy testing for Wilson Township will be held on July 22, 2024 at 6:00 p.m. at the Wilson Township Hall.

Assessor

Dan Hibner stated that Ed Zbytowski was not able to attend the Board of Review training. Dan will locate another training date/time for Ed to be able to attend. The next Board of Review meeting will be held on July 16, 2024 from 4:15 p.m. to 5:00 p.m. at the Green Township Hall.

Recycling Authority

Don Gilmet stated there was a meeting held last Thursday. Don stated that he and Brad interviewed four people. Don stated that the new truck was delivered to city hall.

Township Hall

No report.

Communications

Tim Slosser stated that there is a sink hole in the parking lot of the Township Fire Hall. It is currently marked with an orange cone so no one will drive over it. Discussion ensued. A motion was made by Mike Centala, supported by Penny Szatkowski, to allow Dan Hibner to contact Environmental Excavating to look at it and see what available options there are. Roll call vote: Dan Hibner – yes, Mike Centala – yes, Penny Szatkowski – yes, Melissa Werth – yes. All in favor. Motion carried.

Dan Hibner stated that he was chosen by the Nominating Committee of the NEMCOG Board of Directors to sit on the board. Dan stated that he will need to attend the next meeting in Gaylord on August 15, 2024 to introduce himself. A vote will be taken at that meeting provided that there is a quorum.

Melissa Werth stated that she received an email from the State Department of Treasury regarding how recipients can employ SLFRF funds to support affordable housing. The ARPA funds that the township received must be used by the end of 2024. Ideas were discussed and some of those ideas include new roofs on the township halls and possibly AC units in both halls. Further discussion will be held at the next regular meeting in August.

A motion was made by Melissa Werth, supported by Penny Szatkowski, to adjourn the meeting. All in favor. Motion carried. Meeting was adjourned at 6:30 p.m.

Respectfully Submitted,

Melissa Werth

Melissa Werth
Wilson Township Clerk

Wilson Township
3746 King Settlement Road
Herron, MI 49744

SPECIAL USE ZONING PERMIT APPLICATION

Office Use Only:
Case #: _____
Date Received: 11/13/24
Date of Inspection: Prior To Apt.s
Public Hearing Date: 12/9/24
Fee Received: $ 300
Check Number: 10107

Planning Commission:
Action: _____
Date: _____

Permit #: 24-TS-009

GENERAL INFORMATION:

APPLICANT: Brett W. Mutter and Jennifer L. Mutter

ADDRESS: 4247 N. Pheasant Rd
Lincoln, MI 48742

TELEPHONE (HOME): 248-884-3538

TELEPHONE (BUSINESS): 989-340-0618

PROPERTY OWNER'S NAME AND ADDRESS (if not the applicant):
N/A

APPLICANT'S CAPACITY IF NOT PROPERTY OWNER (circle one):
Builder Have Option to Purchase Agent/other N/A

PROPOSED CONSTRUCTION SITE ADDRESS (if known): 3414 M-32, Alpena, MI 49707

PARCEL SIZE: 11.24 acres

PROPERTY DESCRIPTION: See Attachment A

NEAREST INTERSECTION: M-32 and Bagley Rd

STREET FROM WHICH DRIVEWAY WILL ACCESS: M-32

PARCEL DATA PROCESS (tax) NUMBER: 084-024-000-785-00, 084-024-000-880-00

LIST ANY ADJACENT PARCELS UNDER THE SAME OWNERSHIP: N/A

ZONING DISTRICT (see zoning ordinance): Wilson Tonwship

ACTION REQUESTED:

It is requested the Wilson Township Planning Commission approve issuing a Special Land Use permit for the land described above for the purpose of: Retail sale of utility trailers

(attach sheets if necessary) ☐ attached

DESCRIPTION OF SPECIAL USE:

A. A concise statement of all operations and uses which will be conducted on the land and buildings:
Retail sale of utility trailers

B. A concise statement of all services, if any, to be offered to the public:
N/A

C. Information concerning the intensity of use and hours and times of operation and use:
Low intensity; drive-by customers stop to look at trailers and by appointment to look and purchase trailers

Hours of operation: Mon - Fri 9:00 - 5:00, Sat 9:00 - noon

D. Information concerning the generation of traffic and traffic movements:
Minimal traffic generation because of drive-by interest and by appointment sale

E. The amount of soil, dirt, sand or gravel to be excavated and removed from the site, or the amount and composition of all fill to be placed on the site:
Approx. 100 yards of lime stone will be added for display area of trailers and parking lot.

ADDITIONAL INFORMATION:

A. Attach evidence of property ownership. (■ attached)
B. Attach or list all deed restrictions for the property at question. (☐ attached)
C. Attach a list of names and address of all other persons, firms, or corporations having a legal or equitable interest in the property at question. (☐ attached)
D. This area is x unplatted, ____ platted, ____ will be platted. If platted, name of plat: ____
E. What is the present use of the property? previous owner used property for sale and service of fire extinguishers
F. Estimated completion date of construction (if applicable)? N/A

ATTACH 9 COPIES OF PLOT PLAN OR SITE PLAN, as specified in Section 1606 of the Wilson Township Zoning Ordinance.
(■ attached)

INDICATE ATTACHED SHEETS:

☐ 1.	Action Requested	Number of pages ____
☐ 2.	Description of Special Use	Number of pages ____
■ 3.	Evidence of property ownership	Number of pages 2
☐ 4.	Deed Restrictions	Number of pages ____
☐ 5.	List of all interested parties	Number of pages ____
■ 6.	Plot Plan or Site Plan	Number of pages 1
■ 7.	Legal Description, Attachment A	Number of pages 1
☐ 8.	_____	Number of pages ____

AFFIDAVIT:

I agree the statements made above are true, and if found not to be true, any zoning permit that may be issued may be void. Further, I agree to comply with the conditions and regulations provided with any permit that may be issued. Further, I agree the permit that may be issued is with the understanding all applicable sections of the Wilson Township Zoning Ordinance will be complied with. Further, I agree to notify the Zoning Administrator of Wilson Township for inspection before the start of construction and when locations of proposed uses are marked on the ground. Further, I agree to give permission for officials of Wilson Township, Alpena County, and the State of Michigan to enter the property subject to this permit application for purposes of inspection. Further, I hereby certify that the proposed work is authorized by the property owner, and that I have been empowered by the owner to make this application as his/her selected agent. Finally, I understand this is a zoning permit application (not a permit) and that a zoning permit, if issued, conveys only land use rights, and does not include any representation or conveyance of rights in any other statute, building code, deed restriction or other property rights.

Signed: Brett Mutter Jennifer Mutter

Date: 6-12-24 6-12-24

Upon finding that any condition, safeguard or requirement has been breached, the Planning Commission may automatically invalidate the Special Land Use approval.

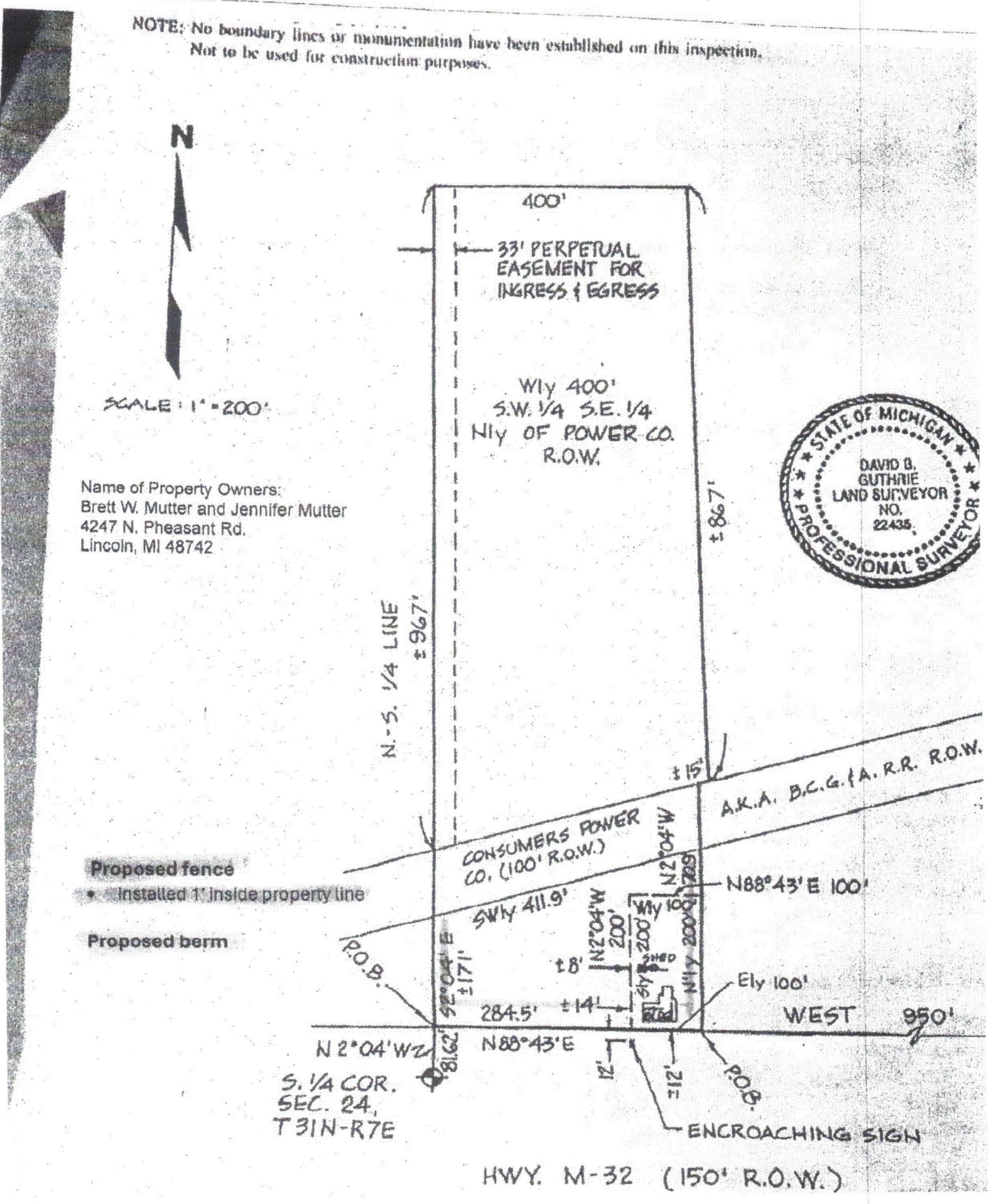
When completed, return to:

Tim Slosser
Zoning Administrator
3746 King Settlement rd.
Herron, MI 49744
989-255-9457

NOTE: Property lines & locations of proposed uses must be marked on the ground before a permit will be issued unless not applicable.

Applicant must notify the Zoning Administrator when the property is marked and ready for inspection.

NOTE: No boundary lines or monumentation have been established on this inspection.
Not to be used for construction purposes.



Name of Property Owners:
Brett W. Mutter and Jennifer Mutter
4247 N. Pheasant Rd.
Lincoln, MI 48742

STATE OF MICHIGAN
DAVID B. GUTHRIE
LAND SURVEYOR
NO. 22435
PROFESSIONAL SURVEYOR

Proposed fence

- Installed 1' inside property line

Proposed berm

EXHIBIT "A"
LEGAL DESCRIPTION

Land situated in Wilson Township, Alpena County, Michigan to-wit:

Parcel 1:
The Westerly 400 feet of the SW1/4 of the SE1/4 of Section 24, T31N, R7E. EXCEPTING that part lying Southerly of the former BCG&A Railroad right of way, now Power Company right of way.

Parcel 2:
Part of the SW1/4 of the SE1/4 of Section 24, T31N, R7E, described as: Commencing at a point on the Northerly line of M-32 Highway a distance of 950 feet West of the East line of the SW1/4 of the SE1/4 of Section 24, T31N, R7E; thence Northerly parallel East 1/8 line 200 feet; thence at right angles Westerly 100 feet; Thence at right angles Southerly 200 feet to M-32 Highway; thence at right angles Easterly along highway 100 feet to the Point of Beginning.

Parcel 3:
Part of the SW1/4 of the SE1/4 of Section 24, T31N, R7E, described as: Commencing at the South 1/4 corner of Section 24, T31N, R7E; thence N02°04'W 81.62 feet to the North right of way of M-32 Highway, the Point of Beginning, Thence North88° 43' East along said Right of Way 284.5 feet; thence N02°04'W 200 feet; thence N88°43'E 100 feet; thence N02°04'W 70.9 feet to the Consumer Power Company right of way; thence S66°53'W 411.9 feet to the North-South 1/4 line; thence S02°04'E along said 1/4 line to the Point of Beginning.