

CATO TOWNSHIP

PLANNING COMMISSION SPECIAL MEETING

Date: April 14, 2025

Time: 6:00 pm

309 S. Lincoln, Lakeview, MI

Members Present:

Joe Main, Planning Commission Chairman
Jourdan Rasmussen
Jake Cumings
David Behrenwald

Members Absent: Quanah Striker

Others Present: Cato Township Board (Regular Meeting)

Cato Township Planning Commission & Board Joint Session Summary

Topic: Zoning Map Project & Zoning Text Amendments

Public Hearing Date Scheduled: May 14, 2025 at 6:00 PM

A special meeting of the Planning Commission was held in joint session with the Township Board to prepare for the 5/14 public hearing on proposed map rezonings and zoning text amendments.

Confirmed that all updates to proposed maps were made from the Planning Commission's March meeting. Additional updates were made to expand Lake-Residential to include 1) Honeymoon Heights including Schmeid Rd west to Backus, and 2) 120 feet from the lakeshore inward on Bonet parcel, Zook parcel, and Bass Beach Campground parcel along Bass Beach Drive. Also change Trieber parcel on Lake Rd back to Rural-Residential which is its current zoning. Tamarack Lake parcels to remain Rural-Residential for the time being.

Two school properties on Wilcox/Paden and parcels on Wilcox east of Carol St to be rezoned to Suburban-Residential. Also discussed that changes made to the Commercial District in 2012 were not properly rezoned even though they have been treated as Commercial since then. This will need to be corrected in the current rezoning process per the township attorney.

Proposed zoning text amendments to 1) remove Section 7.04 as it was previously recodified in Chapter 19 and 2) increase accessory building height from 18 feet to 25 feet in Section 3.11 (B)(6).

Next steps are to have McKenna update the proposed zoning maps and then provide maps to the township attorney to determine individual noticing requirements for non-contiguous rezonings. Postcards to be sent to all others based on parcel information from McKenna. Public hearing notice to be published in newspaper and posted at the township hall and website.

Camping permit fees tentatively proposed at \$50 (same as zoning permits) to be processed by the Zoning Administrator.

Public Comment

None

Adjourn

Motion to adjourn

Motion to adjourn at 7:33 pm

Ginger Imhoff
Cato Township Clerk 5/9/25