

**CHARTER TOWNSHIP OF BANGOR
PLANNING COMMISSION
MINUTES OF JULY 24, 2024 MEETING**

A regular meeting of the Charter Township of Bangor Planning Commission was held on the 24th day of July 2024 at the Bangor Township Administrative Building, 180 State Park Drive, Bay City, Michigan, pursuant to notice of said meeting.

REGULAR MEMBERS PRESENT: Covaleski, Engelhardt, Nemode, Norton, Platko, Schubert, Taylor

MEMBER(S) ABSENT: None

ALSO PRESENT: Building Official Tim Mark and Assessor Tod Fackler

Mr. Norton called the meeting to order at 6:00 p.m. The Pledge of Allegiance was recited.

The first item was approval of minutes of the June 24, 2024 regular meeting. The June meeting was called to order by Mr. Norton, not Mr. Schubert. The correction was made. *Ms. Covaleski moved to approve the minutes with the correction. Mr. Nemode seconded the motion. All members were in favor. Seven (7) ayes, no (0) nays. The motion passed.*

Assessor Tod Fackler was present to discuss the proposed Small Waterfront Lots. He explained the lots on Oak Street have been assigned property code numbers since at least 1999. These are unique properties. The properties were assigned property codes so owners could pay their 1/3 portion of taxes. The lots are still “whole” lots, but portions are allocated to the owners. The Township’s Subdivision Ordinance does allow for subdivision lots to be split with approval.

Mr. Fackler added the Commission can set the regulations for these properties if they create a separate zoning district for them. The Commission can set a minimum size of the lots, setbacks, etc.

The Commission then discussed trees in the waterfront yard. Currently, you can plant a tree in the waterfront. The proposed change to the ordinance will only allow plantings to be no higher than 16 inches in the waterfront yard.

Murals versus wall signs was discussed. More information was needed.

Having no other business before the Commission, Mr. Taylor moved to adjourn. Ms. Covaleski seconded the motion. Seven (7) ayes, no (0) nays. The motion passed and the meeting was adjourned at 7:40 p.m.

Respectfully submitted,



Barbara A. Potts
Planning Commission Coordinator