

BURT TOWNSHIP
PLANNING COMMISSION

MINUTES

September 10, 2026

The Burt Township Planning Commission was called to order by Jay Jontz on September 10, 2026, at 7:00 p.m. at the Burt Township Hall

PLANNING COMMITTEE ATTENDEES: Jay Jontz, Bill Drushel , Paul Janness, Alan Kozlowski, and Matt Landon

ALSO ATTENDING IN PERSON: Jim Larson--Zoning Administrator, Ken Lane--Planning Consultant from Beckett & Raeder, Gene Hodulik-Supervisor, and Carolyn Hodulik-- Recording Secretary

PLEDGE OF ALLEGIANCE: Led by Jontz

APPROVAL OF AGENDA: Motion by Landon, supported by Drushel

MOTION APPROVED

DECLARATION OF ANY CONFLICT OF INTEREST: None

APPROVAL OF MINUTES: Motion by Janness, supported by Drushel to approve the July 9, 2026, Public Hearing and regular meeting minutes.

MOTION APPROVED

REPORTS:

TOWNSHIP: Kozlowski reported that the high-speed cable at the township hall has finally been buried. There is now a portable air conditioning unit on the premises on loan from the Kozlowski family. The Topinabee library contract was approved. The contract with the Indian River library is in effect until May, 2027, and will be renewed at that time. Board approved data center moratorium to work on a new ordinance. They also approved the Master Plan. Zoning needs to look at land splits. Currently a 10 acre parcel may be split into 4 parcels; the state has changed it to a split of 10 parcels which will be in effect in March, 2027. The Burt Lake trail paving and reconstruction timeline hasn't been established. A meeting has been scheduled for Saturday between Hodulik and Mike Spierling regarding this part of the trail. Board approved a land split for Rosner. The Dowker zoning ordinance violations are close to being resolved. Huron Engineering has not completed the engineering drawings for Indian Point Road.

ZONING BOARD OF APPEALS: Jontz reported that zoning variances for a private campground were approved. The P.A. Miller easement to Burt Lake must be settled by court action.

ZONING ADMINISTRATOR: Larson reported that it's been very quiet.

PLANNING CONSULTANT: Ken Lane stated that the final step regarding the private campground is to obtain a special use permit from the Zoning Administrator. Lane attended an MTA Conference where the hot topics are as follows:

The Land Division Act which will become effective March, 2027, which will allow a 10 acre parcel to be subdivided into 10 one acre parcels.

Renewable energy, solar and wind, zoning will find companies willing to work with townships rather than the state because the state has not approved any in 2 ½ years.

Short term rentals are not a problem in Burt Township at this time.

OLD BUSINESS:

Data Centers -

The MTA has a template ordinance for data centers which is very thorough to be used by our planning commission. The industrial zone for our township is most likely not large enough for a data center. Data centers should be excluded as an essential service.

Battery Energy Storage Facility-

Ken Lane stated that the big topic is providing fire protection for battery storage facilities.

Master Plan 2026-2031 –

Master Plan update is that now Lane has all he needs to assemble a few paper copies, and the final version should be done in 2 weeks and will be presented at the November planning meeting. An electronic copy will be available on the township website.

NEW BUSINESS:

Zoning Ordinance Sign Revision –

Ken Lane provided sample sign revision wording stressing the timeliness of sign removal and signs placed in the county road right of way. He will create necessary updates for the next meeting.

Burt Township Garage Sale-

It was decided to have two separate weekend sales as follows: WEST side will be Friday and Saturday, June 4 and 5, 2027 and EAST side Friday and Saturday, June 11 and 12, 2027.

Facebook, local newspapers, and the tax letter will be used to advertise these dates. These dates

were selected to be prior to “Big Dump Day,” June 19, 2027, at the west side transfer station. In the future, the plan is to alternate which side of the lake will have the sale first.

BRAINSTORM: None

PLANNING COMMISSION COMMENTS: None

PUBLIC COMMENTS: Hodulik stated that a township resident inquired where composting of leaves, grass, flowers could be located. This has been a problem for several years as it requires DNR approval to have such a facility. Larson suggested contacting the county for possible sites.

MOTION TO ADJOURN: Made by Kozlowski, supported by Landon to adjourn. Meeting adjourned at 7:45 p.m.

NEXT MEETING: Thursday, November 12, 2026, at 7:00 p.m.

Respectfully submitted,
Carolyn Hodulik, Recording Secretary