

**Minutes, Paw Paw Planning Commission
Regular Meeting, October 7, 2021**

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| 1. | The regular Planning Commission meeting of Thursday, October 7, 2021 convened at 7:00 p.m. at 114 N. Gremps, Paw Paw, Michigan. Chairperson Larson presiding. | Meeting Convened |
| 2. | Present: Larson, Brown, Hellwege, Nottingham, Palenick, and Pioch. Also present: Village Planning Consultant, Rebecca Harvey. | Members Present |
| 3. | Motion by Pioch, supported by Palenick, to approve the agenda as presented. All members present voting yes. The motion carried. | Approval of Agenda |
| 4. | Approval of the minutes of the regular Planning Commission meeting of September 2, 2021 was postponed to the November meeting. | Approval of Minutes |
| 5. | No public comment regarding non-agenda items was offered. | Public Comment |
| 6. | Larson stated that no Public Hearing Items are scheduled for consideration. | Public Hearing Items |
| 7. | Larson stated that no New Business is scheduled for consideration. | New Business |
| 8. | Larson stated that the next item for consideration is continued discussion of amending the Zoning Ordinance to address ‘short-term rentals’ in the Village. | Ongoing Business:
STRs |

Lengthy discussion ensued following the STR Discussion Outline provided in August and the following points of consensus noted:

- Gentle research revealed 11 STRs currently listed/advertised in the Village.
- Most of the STRs advertised are located near Maple Lake and Ackley Lake.
- STR activity appears to be strongest during the summer months.
- If current STR activity noted is accurate, STRs are likely not impacting the availability of ‘affordable housing’ stock in the Village.
- There does not appear to be serious objection to STRs by Village residents; local businesses tend to be supportive of the increased activity STRs generate downtown.
- General goals regarding STRs include:
 - 1 – Safety – registration and some level of inspection should be required.
 - 2 – Quantity – if the Village begins to experience an abundance of STRs, limitations on the number of STRs allowed should be explored.
 - 3 – Enforcement – there must be confidence that violations of parking and nuisance ordinances can/will be enforced.
 - 4 – A definition of STR in the Zoning Ordinance is required to clarify where they are allowed and to authorize existing STRs.

- 5 – Other STR regulations should be established by a general (police power) ordinance so that any new standards will apply to existing STRs.
- 6 – Tents, RVs, etc. on the site of an STR is not desired.

It was noted in general discussion that the following information from the Village would be valuable in consideration of the STR topic:

- # of rental units in the Village/% of total housing units
- Rental inspection requirements
- STR nuisance complaints received to date

Harvey agreed to request the noted information from the Community Development Coordinator (Lux).

The Planning Commission directed Harvey to prepare draft text in consideration of the discussion findings for review at the November meeting.

- 9. No member comments were offered.
- 10. No staff comments were offered.
- 12. There being no further business to come before the Commission, the meeting was adjourned at 8:55 p.m.

Member Comments
**Village Manager/
Planning Consultant**
Adjournment