

COMINS TOWNSHIP PLANNING COMMISSION MINUTES
Regular Meeting 2026
Comins Twp. Hall @ 6:00pm May 14th, 2026

CALL TO ORDER / PLEDGE 6:40 Pm

ROLL CALL: (TAKEN)

Jerome R Kunnath Present
John McConnell Present
John kuziel Present
Kyle Yoder Present
Michelle Knepp Present

APPROVAL OF MINUTES

Michelle Motion to accept minutes from previous meeting, seconded John, and approved.

GUEST: , NEMCOG (Master Plan Discussion)

PUBLIC COMMENT None.

Regular Meeting:

- Review and Revision of Master Plan Goals and Objectives.
- Community Character:
 - Agreed to remove "arts and culture programming" as a specific objective.
 - Focused on enhancing the appearance of public facilities, gateways, and the Fairview streetscape.
 - Emphasized the importance of creating a walkable community and improving public communication/transparency.
- Natural Resources and Agriculture:
 - Strong emphasis on preserving farmland, topsoil, and groundwater.
 - Added "Agroforestry" and "Forest Farming" to educational and promotional goals.
 - Added support for agriculturally-based industries and "Value-Add" economic opportunities for local farmers.
 - Discussed protecting the integrity of existing neighborhoods from incompatible uses (e.g., heavy industry).
- Quality of Life:
 - Focused on protecting water quality and ensuring public access to natural/recreational spaces.
 - Agreed to support the Oscoda County Materials Management Plan regarding recycling and waste management.
 - Discussed investigating tools and funding to reduce blight without creating overly restrictive ordinances.
- Housing:
 - Support for diverse housing options to meet the needs of all income levels and age groups.
 - Discussed Accessory Dwelling Units (ADUs) and overlay districts to guide residential development.
- Economic Development:
 - Focus on promoting agriculture, tourism, and recreation as primary economic drivers.
 - Emphasized business retention and strengthening coordination with regional economic partners.
 - Discussed the potential for mixed-use development to support local businesses and community safety.

NEXT MEETING: June 11th, 2026 (Topic: Future Land Use)

ADJOURNMENT: Kyle Motion to adjourn, seconded John , and approved.