

CITY OF CHARLEVOIX
CITY COUNCIL SPECIAL MEETING MINUTES
Tuesday, January 22, 2020 – 5:30 p.m.
Council Chambers, 210 State Street, Charlevoix, MI

The meeting was called to order at 5:30 p.m. by Mayor Kurtz.

1. Pledge of Allegiance

2. Roll Call

Mayor:	Luther Kurtz
Members Present:	Greg Bryan, Janet Kalbfell, Tom Oleksy, Aaron Hagen
Members Absent:	Shane Cole
City Manager:	Mark L. Heydlauff
City Clerk:	Joyce Golding
Staff Present:	Jonathan Scheel, Zoning Administrator

3. Inquiry Regarding Conflicts of Interest

Oleksy felt Bryan had a conflict of interest regarding Item 4.B. The Mayor recalled what the City Attorney advised on the subject as well as what the Michigan Municipal League advised.

Oleksy moved that Councilman Bryan had a conflict of interest on the topic of short term rentals. There was no second, therefore the motion died.

4. All Other Actions and Requests

A Resignation of Leon Perron, Second Ward Councilmember

Mayor Kurtz stated that Councilmember Perron submitted a letter of resignation and Council must appoint his replacement within 30 days. Council generally agreed to fill the position at the February 17th Council meeting. They will hold a special meeting on February 14th to interview candidates. Candidates should submit a letter of interest to the City Clerk to be considered.

Motion by Kalbfell, second by Hagen to direct the City Clerk to publish an ad in the local paper along with posting on social media for the vacant seat in Second Ward. Motion carried by unanimous voice vote.

B Short Term Rental Ordinance

Motion by Kalbfell, second by Bryan to add the R2A zoning designation into the ordinance. Motion carried by unanimous voice vote.

Motion by Kalbfell, second by Hagen to further define that personal units shall be rented in increments of not less than seven days for up to 28 days. Motion carried by voice vote with Bryan voting nay.

Motion by Hagen, second by Oleksy to set the cap at 80 and on or before December 2020, Council shall contemplate the future of the cap. Motion carried by voice vote with Bryan voting nay.

Motion by Kalbfell, second by Hagen [to add "or are sold" to the Section 6(g) sentence which begins "If the aforementioned rentals..."]. Motion carried by unanimous voice vote.

Motion by Kalbfell, second by Oleksy to permit the City Manager to make grammatical changes to the ordinance and include the phrase "or his or her designee" to Zoning Administrator references throughout the ordinance. Motion carried by unanimous voice vote.

The City Manager and Zoning Administrator will finalize the draft ordinance for consideration at the February 3rd Council meeting where Council will potentially set a public hearing.

5. Reports and Communications

A Public Comment

Four members of the public offered comment relative to short term rentals.

6. Other Council Business

7. Adjourn

Mayor Kurtz adjourned the meeting at 6:50 p.m.

Joyce M. Golding

City Clerk

Luther Kurtz

Mayor