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HOSPITALITY CONSULTING

May 2, 2024

To: Morton Township Planning Commission  
From: Freshwater Hospitality Consulting on behalf of Bollman Investment  
Re: Cover Letter for Materials Supplied for May 15, 2024 Public Hearing

Dear Mr. Zandstra & Members of the Morton Township Planning Commission,

On Wednesday, May 1<sup>st</sup>, we supplied you with the following information to be presented at the May 15<sup>th</sup> Public Hearing:

- Condition Rezoning Standards For Approval document which details the standards as described in Section 5.1(3) of the Morton Township Zoning Ordinance and a detailed explanation as to how each standard is satisfied (if applicable) to the Conditional Rezoning of the five parcels for the proposed Campground/RV Park.
- Community Impact Analysis that has been prepared for the proposed Campground/RV Park which examines impacts on home values, the economy, and the finances of local government.
- Revised Conditional Rezoning Agreement, from the original document that was provided for the rescheduled March Planning Commission Meeting. Grand Rapids law firm, Miller Johnson's, attorney Eric Starck drafted the document and questioned the ask to reword the statement which in his opinion, protects the Township & Planning Commission. The statement has been removed from the Revised Conditional Rezoning Agreement. We ask that the attorney for the Morton Township Planning Commission review the revised document and include any statement he feels is needed and send back for review. Section 8 of the original document reads as follows: *8. By entering into this Agreement, the Township has exercised its reasonable discretion and takes no position on whether it will grant or deny any other conditional zoning requests pursuant to the Act.*

We look forward to a collaborative and productive discussion at the May 15 Planning Commission's Public Hearing. Should you have any questions or concerns, please do not hesitate to contact me.

Kindest regards,

Brian Czarnecki  
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