

## SHERMAN TOWNSHIP PLANNING COMMISSION

### NOVEMBER 12, 2025 MEETING MINUTES

\*Revised December 2, 2025

1. Meeting called to order 7 pm – Pledge
2. Roll Call:
  - Present: Mark Kukal, Al Smalligan, Doug Berens, Wayne Berens, Jim VanBoven, Butch Deur, Don Clark
3. Approval of Agenda: 1st by Doug Berens and 2nd by Wayne Berens
4. Approval of Meeting Minutes: 1st by Al Smalligan and 2nd by Don Clark 5. Public Comments (3 minutes): None
6. Communications:
  - Chairman’s communication: BOARD’S CONCERNS ON SPECIAL EVENTS ORDINANCE
  - Explanation by Doug: The ordinance passed the board as presented
  - Doug also let this board know that the Township Board reviewed the fee schedule.
    - i. \*See Attachment A for the fee schedule (revised November 2025).  
The fee schedule can also be found on the township website.
7. Existing Business: None
8. New Business: Discussed when the Master Plan needs to be reviewed.
  - Master Plan needs to be changed in 2026 (if there are any changes to be made)
    - Mark, Don and Butch’s terms are all up at the end of 2025.
      - i. Jaime will run the notice in the paper for one week.
      - ii. Make sure you get your letter to Jaime if you would like to put your name in for reappointment.
9. Review: None
10. Public Comment:
  - Cyle Barrett (2892 W 12th St) filed a complaint form regarding his neighbor at 2815 W 12th St, (Gail Alexander). The complaint was in regards to the trash in the yard (blight), multiple vehicles in the yard (vehicle violation), and the owner (and another person) living in travel trailers. Cyle stated that Gail moved here after selling his place downstate and brought all of his belongs with him, including multiple vehicles. Cyle stated that he wants to help our township remain clean.

- Chad has spoken with Gail and given him 30 days to clean his yard up and get out of the travel trailers. Gail stated that the plan is to put in a double wide. Chad did state that if Gail files for a building permit he is able to live in another dwelling (travel trailer). Chad will stay on top of this and in communication with Gail.

11. Visitors in the audience: Cyle Barrett

12. Adjournment: 7:29 pm.

Respectfully submitted by: Christina Berens

# Attachment A

## Sherman Township Fee Schedule Revised November 2025

***ALL PERMITS (ZONING AND BUILDING) ARE GOOD FOR ONE YEAR.***

**If construction is started before a permit is issued, the cost of the permit fee will be doubled for residential and commercial.**

Zoning permit, res. (w/o building permit):---	\$30.00
Home occupation permit:-----	\$30.00
Demolition permit:-----	\$30.00
Temporary permit (R.V/Camper) 1 <sup>st</sup> 28 days:-----	\$30.00 for 1 <sup>st</sup> 28 days (\$10 per extension with 2 max)
Short Term Rental & Renewals-----	\$250
Land division application:----	\$100.00 (\$50 per additional parcel)
Commercial building permit:----- (includes zoning)	\$200.00 for 1 <sup>st</sup> \$10,000 of building cost Plus \$3.00 per \$1,000 of cost over \$10,000

<b>Special uses:</b>	<b>@ Scheduled meetings</b>	<b>@ Non-scheduled meetings</b>
Large Event permit----	\$350.00	\$400.00
Zoning board of Appeals:-----	NA	\$400.00
Commercial-----	\$350.00	\$400.00
Industrial -----	\$350.00	\$400.00
Residential-----	\$350.00	\$400.00
Institutional-----	\$350.00	\$400.00
Miscellaneous-----	\$350.00	\$400.00
Re-zoning-----	\$500.00	\$750.00
Mineral extraction---	\$500.00	\$750.00

<b>Planned unit development:</b>		
Residential-----	\$1,000.00	\$1,500.00
Commercial-----	\$1,000.00	\$1,500.00
Industrial-----	\$1,000.00	\$1,500.00
Mineral extraction---	\$1,000.00	\$1,500.00
Plats-----	\$1,000.00	\$1,500.00
Miscellaneous -----	\$1,000.00	\$1,500.00

**Residential and commercial electrical, mechanical and plumbing permits are issued by North Country Inspection services.**