



COHOCTAH PLANNING COMMISSION MEETING

September 03, 2026 at 7:00 PM
Township Hall | Fowlerville, Michigan

The Township will provide necessary reasonable auxiliary aids and services to individuals with disabilities at the meeting upon 72 hour advance notice by contacting Barb Fear, Township Clerk, by email: bfearclerk@gmail.com, phone: (517) 546-0655, or mail: 10518 N Antcliff Rd Fowlerville MI 48836.

AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE – *Moment of Silence*

ROLL CALL

APPROVAL OF AGENDA

APPROVAL OF MEETING MINUTES

- [1.](#) Meeting Minutes 08-06-26

CALL TO THE PUBLIC

MATTERS PERTAINING TO THE GENERAL PUBLIC

- [2.](#) Land Use Application for 1002 Faussett Rd.

UNFINISHED BUSINESS

NEW BUSINESS

3. Renew Trailer Permits
4. Review Zoning Article 1 through 4

ADJOURNMENT

CALL TO THE PUBLIC



COHOCTAH PLANNING COMMISSION MEETING

August 06, 2026 at 7:00 PM
Township Hall | Fowlerville, Michigan

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MINUTES

CALL TO ORDER

The meeting was called to order at 7:00 pm with the Pledge of Allegiance.

PLEDGE OF ALLEGIANCE – *Moment of Silence*

ROLL CALL

APPROVAL OF AGENDA

Motion made by Charette, seconded by Newton, to approve the agenda as presented. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.

APPROVAL OF MINUTES

Motion made by Newton, seconded by Cican, to approve the July 2nd, 2026, meeting minutes as presented. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.

1. Minutes 07-02-2026

CALL TO THE PUBLIC

None

MATTERS PERTAINING TO THE GENERAL PUBLIC

2. Thomas Taylor- 4130 S Center Dr. Home Addition Settlement District
Motion made by Engel, seconded by Newton, Applicant to correct/revise application per the discussed mark ups. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.
3. Matt and Dana Hoisington 10700 N Antcliff Rd Addition Settlement District
Applicant needs to provide proof of ownership, minor corrections as discussed
Motion made by Charette, seconded by Beach, Applicant to provide proof of ownership and minor corrections as noted. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.
4. Debra Welch 6700 Sanford Rd Addition Settlement District
Applicant has minor corrections on application and required to obtain Livingston County permits.
Motion made by Charette, seconded by Newton, Applicant to make minor corrections and obtain Livingston county permits as noted. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.

UNFINISHED BUSINESS

5. Appeal of Livingston County Planning Decision of Disapproval on Z-17-26 Article 16.19 Essential Services and 13.29 Electrical Substations.

Review and discuss next steps

Planning commission reviewed and discussed Livingston County Planning Commission mark ups to the Cohoctah Essential Services Ordinance. No further action to be taken from the Cohoctah Planning Commission.

NEW BUSINESS

CALL TO THE PUBLIC

Public comment received.

ADJOURNMENT

Motion made by Newton, seconded by Engel, to adjourn the meeting at 8:02 pm. Voting Yea: Buttermore, Charette, Cican, Engel, Newton, Beach, Carmack motion carried.

RECEIVED
8-20-26
COHOCTAH TOWNSHIP

APPLICATION FOR LAND USE PERMIT
COHOCTAH TOWNSHIP

Land Use No. 07-2026
Fee paid online

DELIVER/MAIL TO: COHOCTAH TOWNSHIP 10518 ANTCLIFF RD FOWLERVILLE MI 48836

OWNER Mark & Valerie Stevenson DATE 8/19/26
ADDRESS 1102 Faussett Rd TAX CODE NO. 4702 36 100 0416
CITY Howell ZIP 48855 PHONE 810-623-0743

Contractor (if applicable) The Window Professor Address 427 Leland St

City Flushing Zip 48433 Phone 855-998-7472

Site Address 1002 Faussett Rd, Howell, MI Nearest Crossroads Sanford Rd

Size of lot: Front 125 Rear 122 Side 157 Side 157 Acres _____

Zoning District _____

Type of construction: _____ *Check if structure is located in a flood plain _____

Principal Structure

____ New Single Family ____ Addition ____ Attached Garage ____ X Other

Accessory Structure

____ Detached Garage, Shed, or Pole Barn X Deck ____ Fence ____ Pool/Hot Tub ____ Sign ____ Other

Foundation: ____ Basement ____ Crawlspace ____ Slab ____ Posts ____ Other

Size of structure: Width 6' Length 9' Height 24"

Square feet: 1st Floor _____ 2nd Floor _____ 3rd Floor _____

Structure setback (feet from property line): Front 56' Rear _____ Side 61' Side 40'

____ Attach a drawing showing the following: dimensions of property, all roads adjacent to property, easements, wetlands, lakes and streams, all structures, existing or proposed wells, septic tanks and fields, dimensions of structures to property lines, dimensions of proposed structure including height.

____ Attach two sets of construction plans, plus one site plan.

____ Attach document verifying proof of ownership (i.e. tax bill, property transfer affidavit, deed) **NOTICE: Applications in the settlement districts must go before the Planning Commission (Meets the 1st Thursday of every month)**

Land Use No _____

LAND USE PERMIT FEES (accepted in check or cash only)

Residential.....\$50.00
Commercial/Industrial.....\$200.00 + \$3,000.00 (toward 3% inspection fee)

After obtaining a Land Use Permit, you must contact the Livingston County Building Department (517-546-3240) to pull a building permit. You may be required to obtain permits from the following: Health Department (517-546-9850), Drain Commission (517-546-0040), Road Commission (517-546-4250) and any other applicable permits.

NOTICE: PLEASE READ AND INITIAL EACH

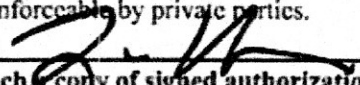
JH 1. Land use Permit shall be null and void if proposed development does not have its first inspection within one (1) year.

JH 2. Applicant shall notify Zoning Administrator at time of staking out foundation, then after digging but before pouring foundation, and again/or for compliance with Site Plan including driveways, screening, fencing, parking areas, signs, etc. as applicable. ***FAILURE TO DO SO WILL AUTOMATICALLY CANCEL YOUR LAND USE PERMIT REQUIRING YOU TO REAPPLY. A CANCELLED LAND USE PERMIT AUTOMATICALLY CANCELS COUNTY BUILDING PERMITS (21.04E5)!**

JH 3. Applicant shall notify Zoning Administrator when construction is ready for final inspection for issuance of **CERTIFICATE OF COMPLIANCE. A CERTIFICATE OF COMPLIANCE MUST BE OBTAINED BEFORE THE LIVINGSTON COUNTY BUILDING DEPARTMENT WILL ISSUE A CERTIFICATE OF OCCUPANCY ON NEW RESIDENCES, BUILD-OUT ADDITIONS, OR COMMERCIAL.**

JH 4. The Zoning Administrator may suspend or revoke a permit issued in error or on the basis of incorrect information supplied by the applicant or agent or in the event of violation of any of the ordinances or regulations of the Township.

I hereby certify that all information attached to this application is true and accurate to the best of my knowledge. I certify that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application and agree to conform to all applicable ordinances of Cohoctah Township. I acknowledge that private covenants and restrictions are potentially enforceable by private parties.

Authorized Applicant Signature  Printed Name Jeff Haring

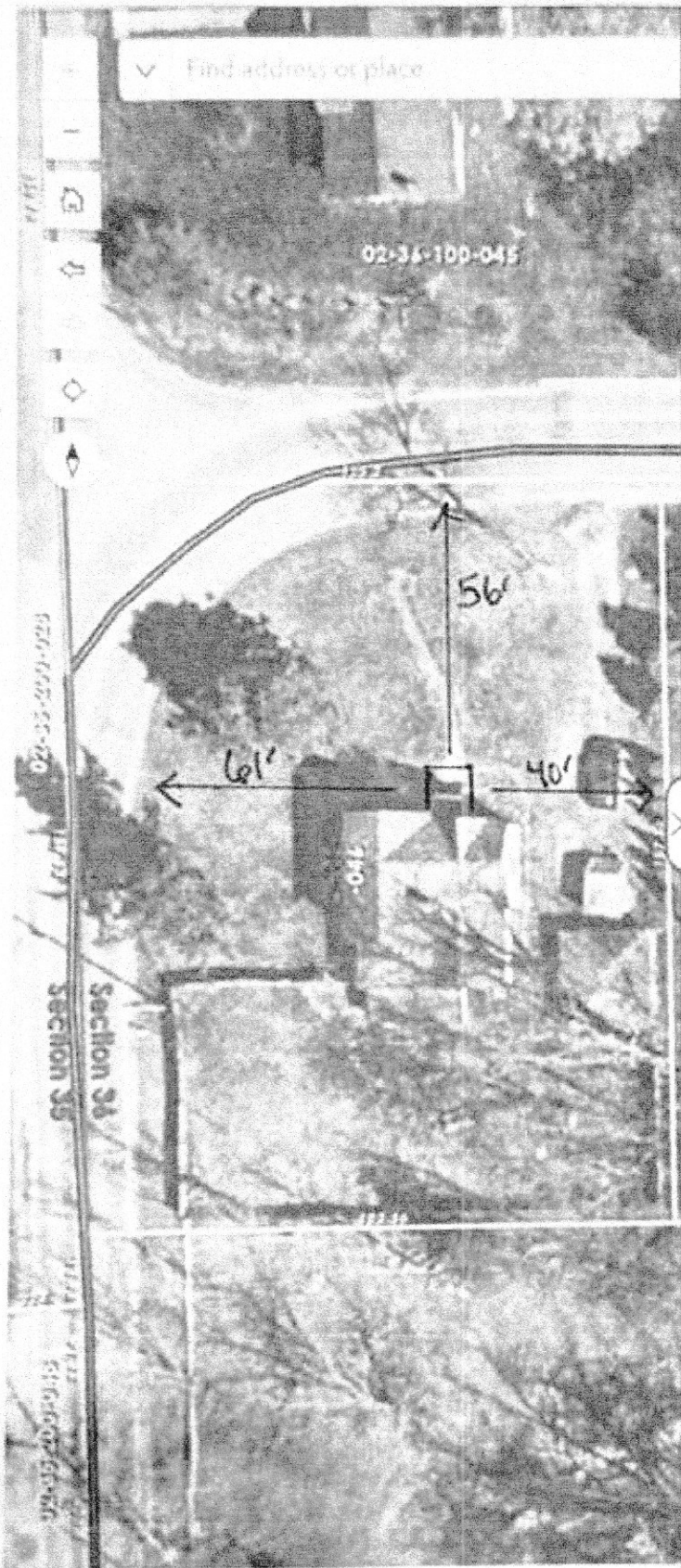
If not property owner, attach a copy of signed authorization

+++++TOWNSHIP USE ONLY+++++

Zoning Administrator _____ Date _____

Phone No. _____

____ Approved _____ Disapproved Comments _____



Welcome to the Livingston County GIS
Parcel Viewer

Information depicted in this interactive map is not intended to replace or substitute for any official primary source. This interactive map is intended to meet National Map Accuracy Standards and uses the most recent, accurate sources available to the people of Livingston County. Boundary measurements and calculations are approximate and should not be construed as survey measurements. Parcel identification numbers and boundaries are current as of the Spring 2026 and updated annually to match the Livingston County Tax Roll. Historical aerial photography can vary in coverage area, alignment, and image quality.

Livingston County GIS

304 E Grand River Ave Suite 102

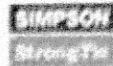
Howell, MI 48843

Phone: (517)540-8777

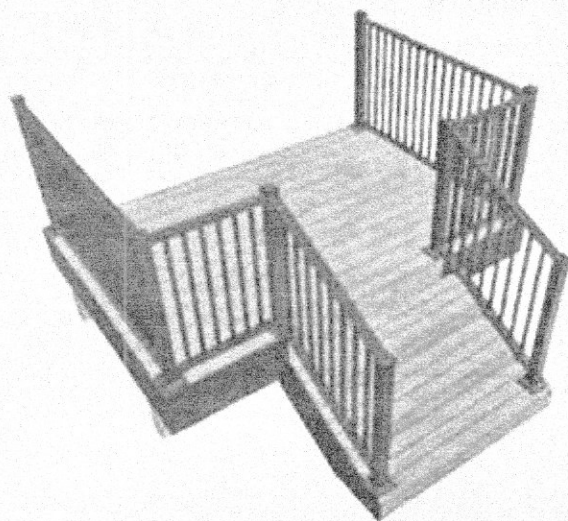
Email: addressing@livgov.com

Website: <https://milivccounty.gov/gis/>

Deck Planner Software™ Report



Shared Dealer Locator
Report



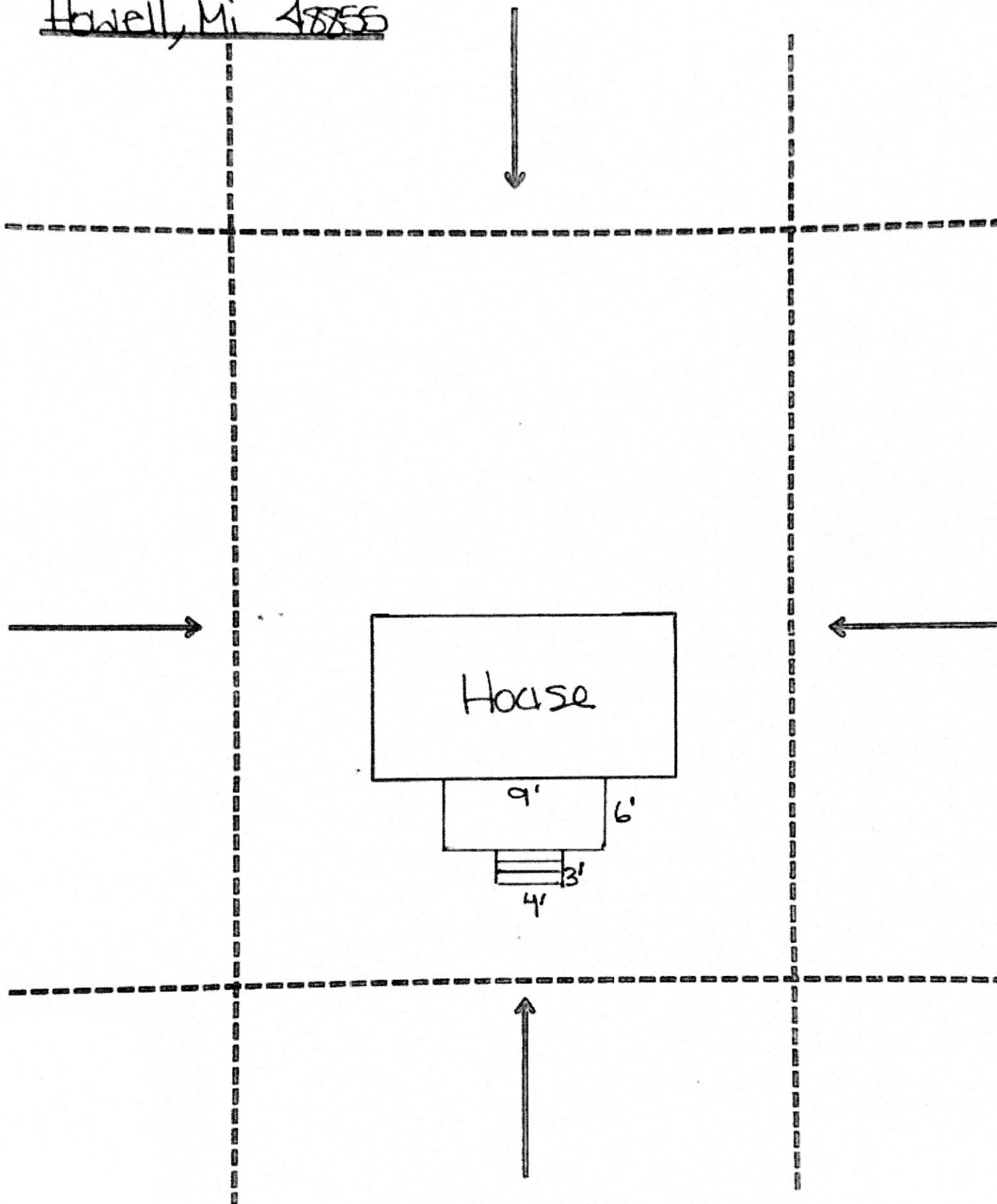
Stevenson

Deck Planner Software™ Report

All lengths, areas, weights, masses and structural forces are expressed in U.S. Customary units unless otherwise specified.

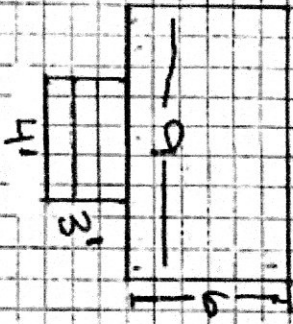
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1102 Loussett Rd
Howell, MI 48855

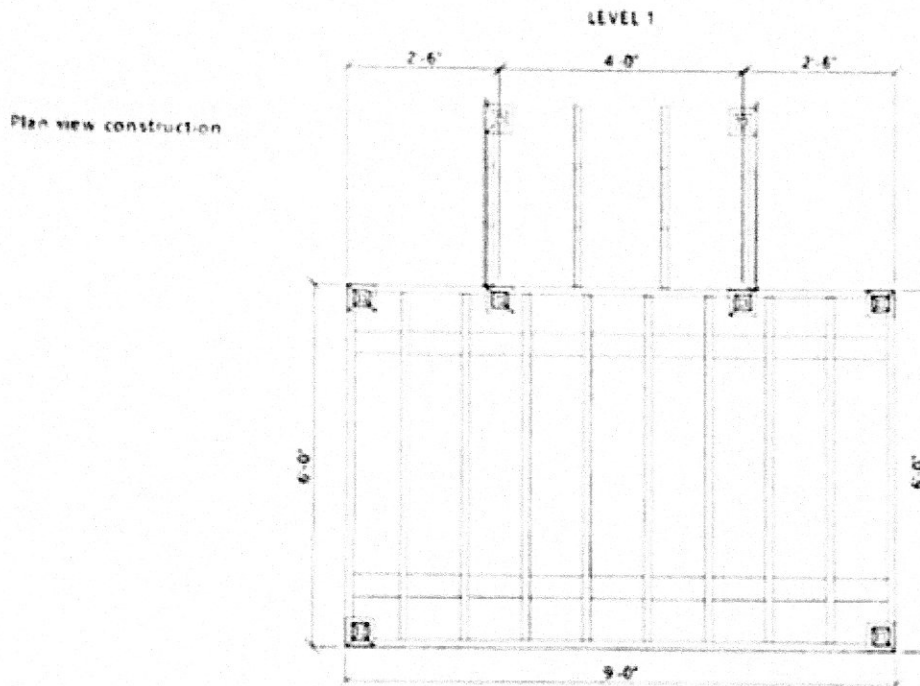


NOT TO SCALE

1102 Faussett Rd
Howell, MI 48855



Permit Info



Structural Information: Level 1

Height of level (top of decking)	24"
Max joist span	48 3/8"
Max joist cantilever	10 1/4"
Max beam span	0"
Max beam cantilever	6"
Footing depth	42"
Footing area (ea)	9 1/2 ft ²
Designed live load	40 lb/ft ²
Designed dead load	10 lb/ft ²

Deck and Post Height

Your design height is 24" from the top of the decking to the ground level. The top of the deck support posts will therefore be 1" above ground level."

Joists

Set joists on top of beams, 12" center-to-center.

Your Planned Deck Design

Plan view construction

