

## Steering Committee Vision, Goals and Objectives, and Strategies Workshop Results

Vision	Supported	Not Supported
The collective vision of the Activity Centers preserves, protects and enhances the rural character of the individual, unique Activity Centers and the Township as a whole, while improving the resident experience with transportation, natural environment, housing, and commercial development.	7	0
West Activity Center - Maintain the rural character while improving the natural environment, traffic and community beautification.	7	0
Hamlet Center - Preserve the existing rural character through natural environment protection, improved user amenities and traffic safety.	8	0
North Activity Center - Maintain and enhance the rural character by improving non-motorized accessibility, preserving natural features, and housing options for all.	8	0
Comments, please specify: <ul style="list-style-type: none"> <li>- Please circulate BATA buses often and daily throughout Long Lake Township to stops in Downtown Traverse City, the mall, airport, and shopping stops including grocery stores. More public transportation can help reduce greenhouse gasses, reduce traffic, save parking costs and space, and increase community contact while reducing heat gain in the atmosphere in Long Lake Township.</li> <li>- Moderate density in North Activity Center, limit size of businesses</li> <li>- Commercial centers should adhere to the same dark sky, water and tree ordinances as residents.</li> </ul>		

Planning and Development	Supported	Not Supported
<i>Goal: Maintain a balance between the natural environment and development, residential and commercial.</i>	9	0
Objectives: Encourage site designs and plans that preserve and protect natural assets and the rural character of the township.	8	0
Create design standards for commercial development in the Activity Centers	6	0
Enforce existing Township ordinances such as the Nuisance Ordinance	10	0
Work with County Land Bank Authority - Brownfield Redevelopment Authority for repurposing of abandoned buildings	6	0
Create capacities for water and sewer infrastructure development in the North Activity Center	8	4
Encourage roadside buffer strips of native vegetation to enhance and protect the character of the West Activity Center	9	0
Encourage public participation from the general public, civic organizations, and all commissions for Township decision making.	9	0
Comments, please specify: <ul style="list-style-type: none"> <li>- Please add Dark Skies Initiative and Compliance (1 support)</li> <li>- Get a Facebook page to help engage! (3 support)</li> <li>- Ordinances should include tree and dark sky protection.</li> <li>- The Planning Commission should consider a resident advisory committee to get feedback and to spread word on meetings, surveys, etc.</li> </ul>		

Housing	Supported	Not Supported
<i>Goal: Maintain the existing densities in the West Activity Center and Hamlet Center, while allowing provisions for more dense housing in the North Activity Center.</i>	1	5
Objectives: Encourage the maintenance of the existing housing in good repair, appearance, usefulness, and safety.	7	0
Protect residential properties from intrusions of incompatible uses.	5	0
Allow for mixed-use development in the North Activity Center	2	1
Allow for higher density residential uses within the North Activity Center.	3	0
Support existing zoning in West Activity Center and Hamlet Center	3	0
<p>Comments, please specify:</p> <ul style="list-style-type: none"> <li>- High density can be concerning, depending on definition. Duplexes/Townhouses okay.</li> <li>- Use by right is a challenge to this (supporting existing zoning in West Activity Center)</li> <li>- May need more zoning changes in West Activity Center to avoid incompatible uses and require more things like tree buffers, lighting restrictions, etc.</li> <li>- Please protect our lake and watersheds from runoff, development, and pollution</li> <li>- Please ensure housing for the displaced residents of suburban estates if they are forced to relocate. These are low income residents who deserve protection from Long Lake Township forced homelessness</li> <li>- Higher density doesn't mean high density - mean medium density</li> <li>- No high density housing</li> <li>- Can use by right be conditional in the activity center?</li> <li>- Enough development in North Activity Center, too much traffic already!</li> </ul>		

<b>Natural Environment</b>	<b>Supported</b>	<b>Not Supported</b>
<i>Goal - Protect the natural environment features through ordinance protections and development standards.</i>	7	0
Objectives: Evaluate the environmental impact of all new development.	7	0
Develop landscaping standards, including buffering, trees, native plants, for commercial development	8	0
Support community beautification through tree planting, native vegetation, and landscaping with new development	6	0
Develop outdoor lighting standards for dark skies protection	9	0
Collaborate with conservation agencies, watershed organizations, and private groups to protect the natural environment and watershed.	9	0
Utilize Best Management Practices (BMP) to regulate and minimize direct stormwater discharge into lakes and rivers.	7	0
Comments, please specify: <ul style="list-style-type: none"> <li>- Tree Ordinance, no clear cutting of trees! Take down a tree, replace a tree! For the environment!</li> <li>- Norte</li> <li>- Tree Ordinance, Dark Sky, Stormwater</li> <li>- Natural features inventory should be done every 3 years</li> <li>- Tree Ordinance</li> <li>- Township needs a land strategy that identifies wildlife corridors, forest interconnections to be protected both residential and commercial. Land strategy should identify wetlands and vernal ponds as opportunities to protect natural stormwater managers.</li> </ul>		

<b>Agriculture</b>	<b>Supported</b>	<b>Not Supported</b>
<i>Goals: Recognize the importance and value of agricultural lands and production.</i>	4	0
Objectives: Support and enhance agri-business opportunities	5	0
Encourage preservation of agricultural lands through conservation agencies and state programs.	8	0
Discourage the conversion of farmland into other more intensive uses.	7	0
Host a seasonal farmers market to support local farmers	4	0
Comments, please specify: <ul style="list-style-type: none"> <li>- Don't do the farmers market next to Fresh Coast Market or in the North Activity Center</li> <li>- Farm Market at Township Building?</li> <li>- Foster food for thought incubator for agribusiness "pop-up" opportunities in activity centers can create a sense of place</li> <li>- As we consider agricultural lands, we know that timber is a crop and clear-cutting is part of farming. May want tree ordinance to address</li> <li>- No farmers market in North Activity Center</li> </ul>		

Commercial and Economic Development	Supported	Not Supported
<i>Goal: Future developments in the Activity Centers will enhance the existing quality of life for all who live, work, and play in Long Lake Township.</i>	5	0
Objectives: Encourage buffer strips of native vegetation between adjacent non-commercial	7	0
Allow for additional uses and expansion of existing businesses to support them	0	0
Allow for locally owned business uses such as a coffee shop, restaurant, etc	6	0
Limit commercial development to 5,000 square feet of floor area	6	0
Revise signage standards for businesses, especially in the North Activity Center	3	0
Comments, please specify: <ul style="list-style-type: none"> <li>- Too vague to vote on this (additional uses for existing businesses)</li> <li>- Business expansion - within reason - hold at similar standards to new</li> <li>- Keep smaller business size to keep charm</li> <li>- Sign standards should include dark sky protections</li> <li>- Buffer near parks and preserves should be longer (related to native vegetation)</li> </ul>		

<b>Public Facilities, Infrastructure, and Transportation</b>	<b>Supported</b>	<b>Not Supported</b>
<i>Goal: Enhance and improve the resident and visitor user experience.</i>	0	0
Objectives: Connect the Township parks via walking/biking paths and sidewalks	6	0
Connect surrounding neighborhoods with activity centers via walking/biking paths and sidewalks	6	0
Support and fund traffic calming measures such as roundabouts and crosswalks.	5	0
Develop and outdoor plaza with a pavilion to host outdoor community activities and events in the North Activity Center	5	0
Work with Township Parks to develop a Township Non-motorized Trail Plan	5	0
Investigate adding water and sewer infrastructure to the North Activity Center for higher density development	0	5
Partner with TART Trails, Grand Traverse County Road Commission, MDNR, and MDOT to make regional connections and infrastructure improvements.	6	0
<p>Comments, please specify:</p> <ul style="list-style-type: none"> <li>- No higher density in Long Lake Township! Say with master plan without exception</li> <li>- Amend the entrance to Twin Lakes for safety</li> <li>- Goal statement should include or end with “health and wellness”</li> <li>- Non-motorized trail plan should include collaboration with County since they provide no other recreation in Township</li> <li>- Ran out of green stickers, support all trails!</li> <li>- Water/sewer in North Activity Center may be helpful to protect lakes and watershed but I do not support higher density</li> </ul>		

Strategies	Supported	Not Supported
North Activity Center Overlay with design standards, architectural standards, landscaping	5	0
West Activity Center Overlay with design standards, architectural standards, landscaping	5	0
Update the Hamlet Center Overlay to include design standards, architectural standards, landscaping	6	0
Lower speed limits on Long Lake Road through the Activity Centers	7	0
Install Pedestrian Activated Crosswalks at: <ul style="list-style-type: none"> <li>- Long Lake Grocery to Taylor Park</li> <li>- Fresh Coast to Moomers</li> </ul>	10	0
Install Roundabouts at: <ul style="list-style-type: none"> <li>- N Long Lake Rd and Strait Rd</li> <li>- N Long Lake Rd and E Long Lake Rd</li> <li>- N Long Lake Rd and W Long Lake Rd</li> </ul>	3 4 4 2	0 1 1 4
Build an outdoor plaza for public gatherings (farmers market) North Activity Center	6	7
Connect Gilbert Park and Taylor Park with walking/biking path	11	0
Connect Twin Lakes Park, businesses, and old elementary school in North Activity Center	7	0
Adjust zoning to allow mixed-use in the North Activity Center	2	9
Adjust Zoning to allow for higher density housing in the North Activity Center	0	8
Allow for expanded agri-business opportunities in the Zoning Ordinance	2	0



Enforce Nuisance Ordinance for blight control	5	1
Design Standards - to be determined	3	0
Landscaping Standards - to be determined	3	0
<p>Comments, please specify:</p> <ul style="list-style-type: none"> <li>- Pop- up business for Farmers Market</li> <li>- Why would we build a farm market next to fresh coast market when they support local farms</li> <li>- How are we going to build crosswalks with no traffic control?</li> <li>- Dark sky, tree ordinance</li> <li>- More BATA buses circulate a continuous loop in Long Lake Township to key stops downtown Traverse City, Meijer, Munson, the mall, airport, etc. 7 days per week</li> <li>- Support this but would need to define agribusiness, maybe agritourism?</li> <li>- Let farmers run their own small markets</li> <li>- Don't want another farmers market not fair to fresh coast farmer market</li> <li>- No farm market at north activity center. Fresh coast is already supporting locals.</li> <li>- Im against all high density housing, don't adjust zoning</li> <li>- Public gathering - yes, farmers market - No for North Activity Center</li> </ul>		

Question	Responses
What are some design standards you would like to see in the Activity Centers?	<ul style="list-style-type: none"> <li>- Dark Sky</li> <li>- Dark sky, no "pole barn look"</li> <li>- Limit size, stone, and/or natural materials on facade - appropriate for our natural setting</li> <li>- Maintain natural, discourage growth</li> <li>- Brick facades, log facades, tree buffer between road and buildings, vintage building style (Long Lake Grocery), Barn style, farmhouse style, trash behind buffer</li> <li>- Size constraints, no pole barn/metal</li> <li>- Size constrained to 5,000 square feet. Larger buffer, setback between residential and businesses to protect homeowner</li> <li>- No red brick facades, natural stones</li> <li>- Tree buffer/native, landscaping, exterior aesthetics that creates a sense of place, not formulaic (shaker shingles, board and ??, sheet metal - stop the pole buildings outbreak, dark sky</li> </ul>
What are some landscaping standards you would like to see in the Activity Centers?	<ul style="list-style-type: none"> <li>- Native plants everywhere! Let Long Lake Township bloom year round with natural beauty</li> <li>- Tree - Remove 1, replace with tree at least ½ diameter of original, buffer from road to building, native species</li> <li>- 1 for 1 trees</li> <li>- Buffers with landscaping and trees</li> <li>- Enhance tree buffer</li> </ul>

	<ul style="list-style-type: none"> <li>- Only cut trees that have to be cut, why do clear cutting, leaver as many as possible.</li> <li>- May not be practical to replace one for one, but require tree buffers and some minimum design standards</li> <li>- Holiday trees lighted during solstice, christmas, dark winter holidays</li> <li>- Use LED Tree lights in Activity Centers, soft white in color</li> </ul>
<p>Are there additional strategies that should be considered?</p>	<ul style="list-style-type: none"> <li>- Impact study</li> <li>- Amend entrance to Twin Lakes Park</li> <li>- Traffic and environmental impact evaluations before any more development such as dollar general</li> <li>- Research best practices from other areas with similar characteristics and goals as LLT</li> <li>- Land strategy to define wildlife corridors, wetlands and forest interconnections to fulfill promise in Master Plan</li> </ul>
<p>What types of higher density housing would be acceptable in the North Activity Center?</p>	<ul style="list-style-type: none"> <li>- No high density building in Long Lake Township. Nothing above two stories. No apartment complexes of high density</li> <li>- None</li> <li>- None</li> <li>- No high density - Medium at most</li> <li>- None</li> <li>- Expand suburban estates for affordable housing</li> <li>- No high density please</li> <li>- Duplexes and townhouses okay</li> <li>- Duplex and limited multi-use</li> </ul>
<p>Is there anything else related to the Vision, Goals and Objectives, and Strategies that we should know?</p>	<ul style="list-style-type: none"> <li>- Circulate BATA busses to reduce traffic and greenhouse gasses in Long Lake Township</li> <li>- Severely limit development to maintain country rustic uniqueness of this area</li> <li>- Family areas to gather around. Natural plants, educational features on native plants</li> <li>- Involve other departments for safety and traffic control while allowing non-motorized traffic</li> <li>- Need lighting ordinance to ensure businesses don't blind road/neighbors, stormwater ordinance in the township (100 year), and enforce ordinance violation</li> <li>- Dark skies, watershed protection</li> <li>- Impact study on new business in an area to ensure no negative impact to the existing businesses</li> <li>- We don't want to be an extension of Garfield Township</li> <li>- Would like to see us mention resident health and wellness as part of goals to support non-motorized trail plan, park investments, and green space preservation</li> <li>- Dark sky protection, watershed protection</li> </ul>