

Mackinac Island Master Plan Update

Listing of changes to the draft report between August 2024 and January 2025

Changes to the August 1, 2024 Draft Master Plan Report

The below changes were requested by the Master Plan Steering Committee during their September 9, 2024 meeting. These were incorporated into the September 10, 2024 draft master plan.

- Modified the Historic Sites and Districts narrative within Chapter 1 to clarify that Mackinac Island currently has 5 historic districts (pages 8-9)
- Within the Solid Waste subsection in Chapter 5, added a discussion about promoting recycling programs to reduce single-use waste and a reference to providing more water fountains and water bottle filling stations (page 51)
- Within the Wastewater subsection in Chapter 5, revised language regarding the Biddle Point pump station based on edits received from Allen Burt (page 49)
- Added Little Traverse Conservancy to the listing of Civic Organizations and Churches (page 56)
- Added a new bullet within Policy 2 under Transportation – “Evaluate bicycle and pedestrian safety along Cadotte Avenue (“Grand Hill”) and pursue needed improvements, potentially to include a sidewalk or other designated walking area.” (page 77)
- Throughout the Master Plan, the “Hotel/Resort” future land use classification was re-named to “Hotel/Boardinghouse” (multiple pages)
- Within Table 8-2, the existing action – Consider and evaluate the creation of a City Manager staff position – was expanded to also include a grantwriter and other staff necessary to support City administration and initiatives (page 93)
- Added a new action strategy to Table 8-3 – “Investigate the feasibility and potential of a property transfer tax to be used for preservation, housing, infrastructure, and/or other similar community improvement initiatives.” (page 93)
- Added new action strategy in Table 8-3 to review the zoning ordinance and consider changes to ensure that the character of Market Street area is protected (page 93)
- Added business community (BC) as a partner for several actions in the Implementation Matrix tables 8-2 through 8-8 (pages 93-96)

Changes to the September 10, 2024 Draft Master Plan Report

The below changes were identified as potential changes by the Master Plan Steering Committee during their October 22, 2024 meeting. The changes were confirmed by the Planning Commission during their December 10, 2024 and January 14, 2025 meetings. These were incorporated into the January 22, 2025 draft master plan:

- Within the Other Utilities subsection of Chapter 5, regarding propane gas delivery to the Island via barge, changed “100, 250 or 400 pound cylinders” to “100 or 250 pound cylinders” (page 52)
- Within the Potential Zoning Ordinance and Map Changes subsection of Chapter 8, revised item #2 to say “An expansion of the RS, Shoreline Residential zoning district to encompass lands in the Windermere Point area” (deleted the words “and in front of Mission Point Hotel”) (page 89)

- Switched all references from DEQ to EGLE throughout report (multiple pages)
- Little Stone Church map changes, which involved 3 maps:
 - Property Ownership Map (Figure 4-1)
 - Existing Land Use Map (Figure 4-2)
 - Existing Land Use Map: Downtown (Figure 4-3)
- Revised second bullet of Policy 7 under Housing from “Consider requiring new hotels...” to “Encourage new hotels...” (page 74)
- Changed all references from “2024 Master Plan” to “2025 Master Plan” (multiple pages)