

Minutes of Emmett Township Planning Commission

February 20, 2017

Chairman Mueller called the meeting to order at 7:02 pm. Roll call taken with Mueller, Bowen, Reliford, Powers and Dumas present.

Dumas read the January minutes for the open hearing/regular meeting. Bowen made a motion to accept the minutes as correct with changing the spelling of Petris – Pietras, too – to and Bulter – Butler. Reliford seconds the motion. With all in favor, motion carried.

Dumas stated that the next step to complete the current zoning map amendments is to send the approved open hearing minutes with other documentation to St. Clair County Metropolitan Planning Commission. They will review and send us their statements in 30 to 60 days then the Emmett Township board of trustees approves/disapproves the changes.

Mueller emailed the planning commission an informational link to the solar energy company that maybe interested in Emmett township. When Mueller talked to the company, they informed him that a lease must be signed before DTE will even consider potential energy contract to take the power. Furthermore, the following conditions are necessary for a solar energy connection: 3 phase, 30 acres of continuous flat land, no low land, no endangered species and close to a substation. Mueller stated that the south side of the railroad tracks near Stapleton Road is the only possibility in the area. A lease has been signed so the solar energy company can contact DTE about any possibilities in Emmett township. This solar energy company is only interested in areas where they are welcome by the community.

The planning commission discussed solar energy ordinances and will review Greenwood townships for next meeting. Dumas suggested to cross out anything that is unwanted. Some items to consider is the decommissioning of the solar field, types/size, what zoning districts, glare and screening.

Mueller received information on medical marijuana. The current recommendations are if the township doesn't desire medical marijuana then do nothing. If the township is interested, then incorporate ordinances. It's clear from the past township meetings that Emmett township residents are not interested, so the planning commission will do nothing at this point.

No public comments

The planning commission is slowly receiving communications of the local business project and Dumas will update the homebased business listing with removing any businesses that are inactive. The township is still gathering information on the township website.

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Communications:

1. Annual Metropolitan Planning Commission Workshop – March 30th
2. Medical Marijuana Experts LLC
3. Homebased letter response

Powers moved to adjourn the meeting 9:08 p.m. Dumas seconds the motion. With all in favor, Motion carried.

Recording Secretary of the Emmett Township Planning Commission,



Susann J. Dumas