

**LEROY TOWNSHIP  
8156 4 Mile Road  
East Leroy, Michigan 49051**

**PLANNING COMMISSION MEETING MINUTES  
March 7, 2018**

**CALL TO ORDER-**

The meeting was called to order by Pete VanVranken at 6:00pm

**ROLL CALL-**

Members present: Pete VanVranken, Jon Bolton, Mike Chisolm, Mike VanHouten, Phil Qualls, Carol Biggs and Travis Arbogast.

Others present: Leroy Township Zoning Consultant Rob Behnke.

**ELECTION OF OFFICERS-**

A motion was made by Jon Bolton that the current officers remain in place for 2018 (Pete VanVranken-Chairperson, Mike Chisolm-Vice Chair, and Rob Behnke- Acting Secretary), supported by Travis Arbogast. Motion carried with unanimous approval.

**APPROVAL OF MEETING MINUTES-**

A motion was made by Mike Chisolm to approve the January 10, 2018 meeting minutes, supported by Jon Bolton. Motion carried with unanimous approval.

**PUBLIC COMMENTS-**

There were no public comments.

**DISCUSSION ITEMS-**

Solar Farms: Mike Chisolm shared with the Planning Commission things that he learned at a recent seminar he attended involving Solar Farms. Some of concerns included water run-off, height of panels, distance from a roadway and individual property owners wanting to install their ground level solar panels. It will be important to address issues such as zoning location (requiring a Conditional Use Permit), size of solar panels, minimum acreage, setbacks and the removal of all solar panels when no longer in use.

Agri-tainment: Planning Commission would like to have broad a interpretation for agri-tainment that is similar to what Pennfield Township uses in its zoning ordinance and would include a bed & breakfast provision.

Urban Livestock: Not much enthusiasm right now. Wanting to see how it works in Bedford Township before addressing the issue in Leroy Township (Bedford Township just recently adopted an urban livestock ordinance).

Wind Farms: Travis Arbogast inquired about wind farms and whether or not the township had any requirements. It was stated that wind farms are not addressed in our current zoning ordinance.

It was agreed upon that draft language associated with solar farms and agri-tainment would be presented to the Planning Commission for review and comment.

**NEW BUSINESS-**

A motion was made by Mike VanHouten that the Planning Commission conduct a special meeting on **Wednesday, April 4, 2018 at 6:00pm** at the Leroy Township Community Building for the purpose of conducting a public hearing on a submitted re-zoning request by Mr. James Heflin, 4477 Capital Avenue, SW, supported by Phil Qualls. Motion carried with unanimous approval.

**TOWNSHIP UPDATES-**

It was mentioned by Jon Bolton, Leroy Township Trustee, that the Township Board is looking at placing another local road repair and replacement millage request on the ballot later this year.

Travis Arbogast indicated that the Zoning Board of Appeals had not met again since their September 27, 2017 meeting. There are no pending variance requests.

Township Zoning & Blight Consultant Rob Behnke mentioned that spring was around the corner and blight ordinance enforcement would begin again.

**BOARD MEMBER COMMENTS-**

No comments

**ANNOUNCEMENTS BY THE CHAIR-**

No announcements.

**ADJOURNMENT-**

A motion was made by Jon Bolton to adjourn the meeting at 7:12pm, supported by Phil Qualls. Motion carried with unanimous support. Meeting adjourned.

Respectfully submitted,

ROB BEHNKE  
Zoning Consultant  
Acting Secretary