

# HILLSDALE COUNTY PLANNING COMMISSION

## Minutes

Monday, September 21, 2020, 1:00 p.m.  
33 McCollum Street, Hillsdale, MI 49242

1. **Call to Order** by: Brad Benzing at 1:07 p.m.
2. **Roll Call**

Members Present: Brad Benzing, Namrata Carolan, Jack McLain, Aaron Ritter and Sue Smith

Excused with Notice: Jack Mosley, Troy Reehl

Absent: Andy Welden

Others present: None

3. **Approval of Minutes (07-20-2020)**

Motion by Jack McLain to approve minutes as presented. Supported by Aaron Ritter.

**Approved Unanimously**

4. **Approval of Agenda**

Motion by Namrata Carolan to approve agenda as amended adding under #9 the review/discussion of statutory requirements of a County Planning Commission. Supported by Sue Smith

**Approved Unanimously**

5. **Public Comment**

No public comment.

6. **Public Hearings**

No public hearings.

7. **Unfinished Business**

- a. **County Master Plan – Ongoing**

- Much discussion was had regarding the ongoing review/update of the Master Plan.
- Namoo wondered if we would be able to include a URL to the maps that are being updated and included in the updated Master Plan.
- Sections to work on obtaining updated information are: Brad - Health and details on solar energy projects; Sue - Economy; Namoo – Housing.
- Next meeting – what new items need to be added to the Master Plan? Alternative energy (solar, wind), marijuana.

- i. **History of Hillsdale County**

JoAnne Miller provided the Planning Commission an updated History of Hillsdale County to be included in the Master Plan that is currently being reviewed.

Motion by Sue Smith, support by Aaron Ritter to include the updated History of Hillsdale County.

**Approved Unanimously**

**8. New Business**

**a. Farmland Preservation & Open Space Preservation Applications**

- i. Scipio Township Enrollment – Tim & Lori Godfrey (Section 26, T5S R3W)

Motion by Jack McLain, supported by Aaron Ritter to approve the PA116 for Tim & Lori Godfrey.

**Approved Unanimously**

- ii. Camden Township Enrollment – Mose & Cathy Eicher (Section 35, T8S R4W and Section 36, T8S R4W)

Brad indicated that he had reached out to the Eicher's for a piece of missing information on their application, that being item #19 (years of agreement). This should have indicated 30 years. With this information, the application was deemed complete.

Motion by Brad Benzing, supported by Sue Smith. Motion to approve the PA116 for Mose & Cathy Eicher.

**Approved Unanimously**

**9. Any Other Business/On-going Business**

It was discussed at the last meeting whether or not a Planning Commission was statutorily required and it was found that it is NOT required, but if there is a Planning Commission, it is required that there be a Master Plan. Brad mentioned that he hopes the Board of Commissioners would want a Master Plan and along with that be supportive of the continuance of the Planning Commission. The Planning Commission will continue to work on the Master Plan until the time the Board of Commissioners direct otherwise.

Namoo asked if there was any desire to change the time of the meeting? Wondering if this would help with attendance. Should we replace the educational representative as we have had no attendance? Brad said to give opportunity to opt out. What is the process to replace someone on the Board? It was discussed that there are some changes that need to be made with the Ordinance, one regarding the requirements to be a Planning Board member.

**10. Public Comment**

**11. Communications**

- a. Introduction of Pittsford Ordinance Index, Ordinance 1-2019 and 2-2019 for addition to common filing location on County website.

Namoo did mention that there was still a lot of work to be done, spelling errors, etc.

- b. Statutory notice from the Village of Waldron of their intention to prepare a Village Master Plan.

Notice was acknowledged by the Board.

- c. Proposal from MSU Extension, Harmony Gmazel, to assist in preparation/updating County Master Plan.

The proposal presented was discussed.

- Brad mentioned that this Plan needs to be done correctly and that there is money in the current budget to accommodate some paid services from MSU. It was discussed

as to whether or not we should meet again next month. Possibly Harmony can review and update the proposal. Put notice out about updating the Master Plan, inviting comments. Ad in the Tip-Off, WCSR, 102.5, Collegian.

- Namoo suggested going with the “free” review of our plan per the provided proposal from Harmony. We are also missing pieces, seats on the Board not filled.
- Will we need a public hearing? Only after the draft is complete.
- Sue – If Harmony is willing to look over at no charge, move forward with that.
- Jack McLain – should we add the solar and wind energy and marijuana before we present the draft to Harmony? Brad mentioned that we are advisory to alt. energy projects in the County. Some municipalities do have marijuana facilities.

Motion by Namoo, supported by Sue to post/advertise request for comments from the public on the Master Plan.

### **Approved Unanimously**

Jack McLain expressed his hope that the upcoming Board of Commissioners would choose Brad to remain the representative for the Planning Commission. Brad encouraged everyone to speak to their Commissioner.

## **12. Adjournment**

Motion by Jack McLain, support by Sue Smith to adjourn at 2:42 p.m.

### **Approved Unanimously**

Next Meeting: Special meeting, Monday, October 19, 2020 @ 1p.m.

Next Regular Meeting: Monday, November 16, 2020 @ 1 p.m.