

ARCADIA TOWNSHIP PLANNING COMMISSION
REGULAR MEETING
APRIL 20, 2021

A regular meeting of the Arcadia Township Planning Commission was held on Tuesday, April 20, 2021, at the Arcadia Township Hall, 4900 Spencer Street, Lum, Michigan. Chairman D'Arcy opened the meeting at 7:30 p.m.

ROLL CALL: Members present: D'Arcy, Woloszyk, McClelland, Kennedy, Lashbrook and Arnold. Members Absent: Howe. Others present: Supervisor John Howell, resident Oliver Dawod, Recording Secretary, Teresa Gormley.

MOVED BY McClelland, SECONDED BY Arnold to approve the agenda as presented. MOTION CARRIED.

AMENDMENT TO AGENDA: None

MOVED BY McClelland, SECONDED BY Lashbrook to ACCEPT the minutes of the March 16, 2021 REGULAR MEETING as presented. MOTION CARRIED.

LASHBROOK added that it should be noted that the Arcadia Township Planning Commission did not meet for the rest of 2020 due to the Covid-19 Pandemic.

MOVED BY McClelland, SECONDED BY Lashbrook to ACCEPT the minutes of the March 16, 2021 PUBLIC HEARING as presented with a correction on Page 3 as noted.. MOTION CARRIED.

D'Arcy commended interim Recording Secretary Julie Dockham stating that she did a really good job, up to the same standards as Recording Secretary Teresa Gormley.

PUBLIC TIME

- 1) Kennedy made a comment on Special Land Use requests that come before the Planning Commission, stating he thinks we are leaving ourselves wide open and that perhaps we need applicants to sign a document to abide by existing land use to protect the township and the Planning Commission. There was additional discussion.
- 2) Oliver Dawod, 1897 Mitchell Lake Road stated that he and his family live locally. He is a truck driver and needs medical marijuana for medical issues. He was present to state that he is interested in what the township decides on medical marijuana issue as he wants to make sure he is doing everything legally.

OLD BUSINESS – D'Arcy stated that we would probably not get to Dangerous Buildings discussion tonight.

Medical Marijuana – D’Arcy stated that there are three types of medical marijuana.
1.0 2008 Allows caregivers to grow for up to five persons and oneself as a patient.
2.0 Commercial Usage
3.0 2018 Recreational marijuana

We will be discussing 1.0.

D’Arcy went through brief history on how the Township has proceeded with these options over the years. The concern the Township has now is that they have seen an uptick in houses and property being purchased in the Township to be used as grow houses. D’Arcy welcomed Supervisor John Howell who passed out a document of suggested wording to cover the Township regarding marijuana growing and usage guidelines which would be enforceable. Howell read from this document and explained why he felt it would be necessary to place each itemized guideline within the proposed ordinance language. These proposed guidelines include changing setback requirements, definition of Enclosure and Security, maximum floor space, lighting, odor, use of security cameras, number of registered caregivers in one household, if growing of plants needs to be within a building, signs, age of persons accessing grounds, enforcement, along with many other suggested guidelines.

D’Arcy credited Supervisor Howell for putting this together and opened this topic for discussion. Howell added that he reviewed several Township ordinances including Attica Township, Byron Township and the suggested guidelines by the State of Michigan. Byron Township’s ordinance language has been upheld in Court; however, the State of Michigan language has not.

Discussion. Howell thinks personal growing businesses are a fad and that in a matter of years, large commercial growers will take over, eventually driving the small growers out of business. Howell stated that language is needed under the Home Occupation language, with a suggestion to review this topic every two years. Currently the Township Board has put a nine month moratorium on future growing operations in the township until this topic can be explored, discussed and language adopted for better enforcement. The Planning Commission will review the document presented by Howell and be ready for more discussion on this topic next month.

Dangerous Buildings – Howell will forward an email from township attorney Michael Gildner to Chairperson D’Arcy.

NEW BUSINESS – No new business was discussed.

REPORTS

Township Board -- In the absence of Board Representative, Howe, Howell gave a small report that the Township Board has language that will be placed on the back of all agendas regarding public participation rules of conduct for all meetings. These rules are the same as what has been in place for years.

Township Clean Up Day is May 8th.

Zoning Board – McClelland reported that the ZBA had an SLU variance on Haines Road, and Glen Kowalski on Sollman Street asked for a variance to put up a 2nd garage, which was approved.

PUBLIC TIME

Nothing additionally was shared at this time.

NEXT MEETING

Next meeting will be on Tuesday, May 18, 2021 at 7:30 PM.

MOVED BY Arnold, SECONDED by Lashbrook to adjourn the meeting at 8:37 p.m.
MOTION CARRIED.

Submitted by:

Teresa M. Gormley
Recording Secretary

Richard McClelland
Secretary