



Lodi Township Planning Commission Meeting Minutes

October 24, 2023, 7:01 PM

Lodi Township Hall
3755 Pleasant Lake Road
Ann Arbor, MI 48103

1) Call to Order and Pledge of Allegiance

The meeting was called to order by Chair Strader at 7:01 PM. The Pledge of Allegiance was then recited.

2) Roll Call of the Commission

Present: Rogers, Strader, Sweetland, Swenson, Vestergaard and Warner.

Absent: Stevenson

Others Present: Township Planners Hannah Smith, Pamela Marr, and Dennis Marr.

3) Announcements

There were no announcements.

4) Approval of Agenda

Moved by Vestergaard, seconded by Rogers, to approve the agenda.

The motion passed unanimously by voice vote.

5) Public Hearing

None.

6) Public Comment

None.

7) Approve of Minutes

A. Regular meeting minutes of the September 26, 2023, Planning Commission meeting.

Moved by Warner, seconded by Vestergaard, to approve the minutes of the September 26, 2023, Lodi Township Planning Commission meeting.

The motion passed unanimously by voice vote.

8) **Old Business**

A. Short-Term Rentals

There was discussion about having restrictions on short-term rentals as part of a regulatory ordinance instead of regulating through the zoning process. There is a feeling that the State Legislature will be taking some action to address short-term rentals, and if that happens, any zoning restriction would be superseded by state law. There is a chance that a regulatory ordinance might give the township a chance to regulate certain aspects of short-term rentals.

No action was taken on this item other than discussion.

B. Solar/Wind

Strader asked Smith about solar and wind energy legislation that has been drafted in Lansing. There are multiple bills addressing solar and wind, and Hannah has reviewed most of them. She believes that much of the regulation of these facilities will be governed by the State, with local control perhaps being given to smaller installations. Sweetland mentioned that he spoke with a State Representative from the Lapeer area that he has known for years through the agricultural community, and he is opposed to the bills because they take too much control away from local government. They are both concerned that these operations will take farmland out of production. Hannah believes she will have more to report at next month's meeting.

C. City of Saline Master Plan

The Commission had an in-depth discussion of the Saline City Master Plan and particularly the area that is currently either a township island or land contiguous to the City of Saline. Strader mentioned that there is also a Boundary Commission public hearing on Thursday, October 26, 2023 at 7P at the Saline City Hall. This is regarding a parcel on Saline-Waterworks and Ann Arbor-Saline Rd. The Commission talked about a potential 425 agreements for annexation. Anyone with additional comments should get them to Christina for transmittal to the City of Saline.

9) **New Business**

A. Lodi Master Plan Review

The Commission talked about the process and goals for a review of the Master Plan. Commissioner shared things they would like to see in a new plan and the desire to keep the agricultural character of the township. There was an extensive discussion about how to support farmers in the township. Rogers shared her experience putting property into the City of Ann Arbor Greenbelt program, and Vestergaard described the process by which his family farming operation was selected by Scio Township to purchase the farm on the west side of Wagner between Liberty Road and Scio Church Road. Strader indicated that she would like to review this next month to prioritize the areas of the Plan that should be worked on first.

B. Planning Commission By-laws

Chair Strader would like for the Commission to review our by-laws and enhance a few areas of concern that she has. She will go into this process further next month.

10) Public Comment

Nothing.

11) Reports

A. Board of Trustees

Swenson reported that the Board is addressing a blight complaint of Pleasant Lake Road, they passed the Caregiver Living Quarters Ordinance, they set the Fire Special Assessment, and talked about the annexation of property at Ann Arbor Saline Rd/Saline-Waterworks Rd, and Cooper Leaf Crossing

B. Commissioners

Commissioner Sweetland mentioned that he has worked with the gravel pit operation near his farm regarding a drainage problem. When he first approached the company two years ago, nothing was done. He recently contacted them again, and the new manager followed through on his complaint in a timely fashion and was able to prevent the water from draining onto his property.

C. Planning Consultant

Smith had nothing additional

D. Engineering Consultant

Not present.

12) Other Business

None.

13) Adjournment

Motion by Warner, seconded by Vestergaard, to adjourn at 8:38 PM.

The motion passed unanimously by voice vote.

The next regular meeting is scheduled for November 28, 2023, at 7:00 PM.

Respectfully Submitted,



Craig Swenson, Planning Commission Secretary