

MINUTES OF THE REGULAR MEETING OF THE LEE TOWNSHIP PLANNING COMMISSION
WEDNESDAY, AUGUST 20, 2018 7:00 P.M. LEE TOWNSHIP HALL
MIDLAND MICHIGAN

The meeting was called to order at 7:00 pm.

Present: Bill Stewart, Rick Payne, Mari Spraul, and Doris French Excused: Mike Spitnale

Guest: Rodney Nanney

A motion to approve the agenda was made by Bill and seconded by Mari. Motion passed.

A motion to accept the minutes was made by Rick and seconded by Bill. Motion passed.

Rick will ask the Board to appoint Mari and him as the designated zoning administrators. SmartPaws site plan/special use permit meeting will be August 29th at 7 pm. We discussed the fees included in special meetings and why they have to be changed to accommodate the costs involved in special meetings.

Home Occupations Ordinance: Reviewed proposed ordinance. There is no definition of home occupation. Fabrication will be added under use standards, which include creative welding and woodworking. If storage is outside the building, it is considered differently. Discussion of the difference between home occupation and home-based limited business, formerly listed as cottage industry. Tabled until September meeting so changes can be included and discussed.

Russ Williams: No information from him. He has many outside items that are considered blight. We will leave this for the Code Enforcement Officer to make the decision.

Medical Marijuana : We discussed the facilities policies. GROWERS: Facilities for medical marijuana will only be permitted in industrial district. The provision center could be permitted in a commercial district. Marijuana growing is not considered farming. Farming is covered under GAAMTS. We have to look carefully at its impact. A micro growing facility consists of 150 plants in back and front for selling (like a flower greenhouse). They are self contained including odor. We may consider a micro facility with a site plan.

A. The option for medical marijuana growers is allow only indoor production within a secured warehouse-style building.

B. The geographic option is only in commercial or industrial district. We discussed the industrial and commercial areas in the township and possible expansion.

C. ?

PROCESSOR: Only allowed in industrial district because of potential impact. E.g. butane vs hi pressure process malfunction. Safety provisions will be followed. Containment is necessary.

A motion to ask the Board to have Rodney prepare a document amendment to the ordinance was made by Mari and seconded by Bill. Bill yes, Rick yes, Mari yes, Doris yes.

Public Comments: none

Other matters: Fee schedule - the Board wants the cost for special use permits to be covered by the applicant with no money coming from the general fund. The public hearing most times can be handled at regular meeting, but sometimes time constraints don't allow that. Notification and paperwork is a

fixed cost. That cost is not refundable. The escrow fund would cover anything over the regular costs. This fee would be refundable. This will be sent to the Board to resolve.

Update special use standards – this will be tabled until the September meeting.

Review of site plan procedures – the process needs more discussion so it will be tabled until the September meeting.

A motion to adjourn was made by Bill and seconded by Mary. Motion passed and the meeting adjourned at 8:40 pm.

Next meeting is public hearing on August 29, 2019.

Respectfully submitted,

Doris French
Planning Commission Secretary