



Watertown Township

2630 South Sandusky Road, Sandusky, Michigan

48471

Watertown Township Planning Commission

Approved Minutes: Thursday May 18TH, 2023 - 6:00 P.M. Meeting

CALL TO ORDER WITH PLEDGE OF ALLEGIANCE @ 6:01 PM by Chairman Jim Hacker

PRESENT: Becky Cambridge, Nathan Campbell, Mark Batkie, Jim Hacker, Al Stoutenburg, Jim Franzel, Jason Radloff

ABSENT: Zoning Administrator Scott Franzel

GUESTS: Jim & Holly Boyles, Mike Papp, Mike & Karen Smith, Hanjoo Jun, Nathan Lee, Mr. & Mrs. Ferguson, Cynthia Todd, Jessica Hufnagle, RJay Henderson, Wilma Henderson, Don Willis, Colin Daning, Justin Oudman and a couple of others.

ACCEPTANCE OF THE MINUTES FROM THE LAST BOARD MEETING:

Motion to accept the March minutes as presented by: Nathan Campbell, Support By: Al Stoutenburg, motion passed unanimously

ADDITIONS OR CORRECTIONS TO AGENDA:

Motion to accept the agenda as presented by: Becky Cambridge, Support By: Nathan Campbell, motion passed unanimously

CORRESPONDENCE: special land use permit application from Teresa Berden Clarkston.

PUBLIC OFFICIALS: none

PUBLIC COMMENTS:

1. Michael Dennis Smith talked about the debates of the proposed solar development.
2. Wilma Henderson voiced her concerns about the solar development and thought that it was not going on anymore. She talked about the Master Plan Survey and she bets that 90% of the people surveyed said no to big solar. She is worried about foreign countries building here and is worried about another world war starting.
3. RJay Henderson is a cousin to Wilma Henderson by marriage and grew up locally on a farm and talked about how being a farmer is something that comes from the heart. He does not support solar going on farm land, he talked about how the land is precious and cannot believe that some locals would sell out for a few pieces of silver. He questioned the developers if they have solar in their back yard. He stated that he talked to other people involved with solar and stated that if the government was not subsidizing them, they would not be built.
4. Diane Ferguson talked about her first meeting she attended and after searching the internet Sanilac County was the highest cancer area in the US and now it is St. Clair County. She spoke against solar and the covid shot and how they cause cancer. She asked the PC to think long and hard about solar development. She talked about how much the County will get a big portion of the tax revenue created by solar.
5. Don Willis talked about getting involved with the redskin logo thing at the high school and his displeasure with how the school is run. He stated he is against solar and is worried about the company going bankrupt. He talked

about the school board members getting recalled for not listening to the local residents. He does not want them in his back yard and defiantly not his front yard.

NEW BUSINESS:

1. Cynthia Todd and Jessica Hufnagle talked to the Planning Commission about the Master Plan Survey and the time line moving Forward to complete the Rec Plan and the Master Plan by the end of the year.
2. Discussion of the Redline Solar Ordinance Amendment recommendations from the Attorney. The board discussed the recommended changes in great detail and came to the following motion.

Motion by: Nathan Campbell to adopt the Lawyers recommendations except the last 2-line items and different definitions for participating and non-participating parcels. **Second by:** Jim Franzel, **Motion Passed:** 6-1, with Mark Batkie voting no.

3. Planning Commission review of Special Land Use Application **presented by Jason Thompson for ~~from~~** Teresa Berden Clarkston for the purpose of renting her property to Paragon Yard and Shed Company for display of their storage buildings on M-46. After discussion their application did not meet ordinance requirements. No action was taken by the board.
4. A. The Zoning Administrator was not in attendance to present the application from Samsung Solar to the Planning Commission for review. Site Plan Review is tabled until the next meeting.

B. Samsung showed the board a brief overview of their proposed development.

ADJOURN: Motion By: Nathan Campbell @ 8:09 PM Support By: Jim Franzel motion passed unanimously

Next Planning Board Meeting Thursday, June 15th, 2023 at 6:00 pm.