

FREEDOM TOWNSHIP PLANNING COMMISSION
REGULAR MEETING
April 5, 2005

Chairman Lindemann called the meeting to order at 7:30 p.m.

Members present DeLoof, Horning, Huehl, Lindemann, Miller, Ochs, and Tschiltz.

Minutes of the March 1, 2004 meeting were read and motion was made by Tschiltz and second by Horning to accept the minutes as read. Motion passed.

Communications: Smart Growth tactics (farmland preservation), notice of short term CD (Kenny Stuart Contracting), an Ann Arbor News article on Horse Whisperers open for business and a letter to Groundwater Specialists.

A summary of planning and zoning requirements, carrying out the law and staying out of court was given by Peter DeLoof.

Public Participation: Nelson Wesenberg from Barretts gave us the written annual report for the gravel pit for our file.

Old Business: Review of Conditional Use Permits. Lindemann did the Kress Landing Strip. Mr. Kress wants to keep the permits as it is. The strip is not being used on a regular basis but is there for emergency situations if needed. DeLoof did the MCI Tower and found that there was a lot missing in the file. It was decided that back records will be gone through and try to find more information.

County purchase of Brauer Property. Tom Freeman and Lynn Berney were present from Washtenaw County to give us an update. The property is located on the SW corner of the intersection of Parker and Waters Road. Its 185 acres of farmland, swamps, forest and meadows along with a lake that's called Lake Isabelle which was Mrs. Brauers name. It was strongly stressed that this was not a park but a nature preserve. Alvin Ernst is currently farming the agricultural parts of the property and will continue to do so.

Don Pennington gave us a review on the updating of the Zoning Ordinance. It was felt that no great overhaul of the ordinance was needed at this time. However the areas that we would need to look at putting in the ordinance were impact assessments, development impacts, a natural resource section and a wetland ordinance. Don will get us samples of impact and natural resource ordinances for us to look at.

Reminder that at our May meeting we will be reviewing the Growth Management Plan.

The Gravel pit tour will be on May 7, 2005 at 8:30 a.m. beginning at C & T Trucking.

An update on the Waterland and American Aggregate meeting which was held on March 29, 2005 was given. Everything seems to be progressing well. The Sub-Committee members present at the meeting was Miller, DeLoof and Lindemann. A future meeting date will be set at a later time.

New Business: Panhandle site plan review. Tim Walter was present to represent Panhandle. A building is needed to house the natural gas equipment. DeLoof made a motion to table the site plan review of Panhandle until our next meeting. Seconded by Miller. Motion passed.

Revised reclamation costs were received from Hubbell, Roth and Clark on the gravel pits. We need more time to evaluate everything. A letter will be sent out to each gravel pit with an explanation of the reclamation bond calculation costs. A time limit will be set for 90 days for the new bond calculations. A motion was made by Miller to extend the \$250,000.00 bond for all the pits for an additional 90 days. Second by Lindemann. Motion passed by roll call vote unanimously.

We postponed the review of the Statement of By-Laws to our next meeting.

Invoices of Hubbell, Roth and Clark will be held until further explanation of what the costs are for.

A motion to adjourn the meeting was made by Huehl and second by Horning. Motion passed. Meeting adjourned at 10:10 p.m.

Respectfully Submitted,

Carol Huehl, Secretary