



**Washtenaw County  
Office of Strategic Planning**

---

**Planning Advisory Board  
Meeting Minutes  
Monday, December 22, 2008**

---

**Members Present**

Blackmore, Callan, Dopkowski, Gray, Lewis, Solowczuk, Walz

**Members Absent**

Blistein (excused), Bobrin (excused), Kelly (excused), Pratt (excused), Smith, Williams (excused)

**Staff Present**

Dale, Denig, Kowalski, Lenart

**Guests Present**

Paul Montagno

**Call to Order and Roll Call**

Lewis called the meeting to order at 6:10 p.m. Roll Call was taken there was no quorum at that time. A quorum was met at 6:21 p.m.

**Approval of Minutes**

Once a quorum was established, Solowczuk moved to approve the minutes from the November 24, 2008 meeting with the correction of spelling of Ron Mann's last name on the last page, Gray seconded and the motion carried.

**Approval of Agenda**

Solowczuk moved that the agenda be approved as presented, Blackmore seconded and the motion carried.

**Public Comment – none**

**Report of the Vice Chair – none**

**Old Business**

Natural Area Preservation Program (NAPP) Applications from WCPARC

Scio Township – N-25-2008

Dale reported that the clarification requested by the PAB at the past meeting is that when an application states a variable number of acres (i.e. in this application, it stated 10-20 acres), WCPARC assumes that they will be purchasing the larger number of acres. This is now reflected on the staff report. Once a quorum was established, Blackmore moved that the application be approved with the acreage correction, Solowczuk seconded and the motion carried.

### 2009 Calendar (updated)

Denig noted that the meeting scheduled for September 28, 2009 would fall on Yom Kippur, and asked if the Board would like to move that meeting to the week previous (September 21) in order to avoid that holiday. Once a quorum was established, Solowczuk moved to approve the amended calendar as presented, Gray seconded and the motion carried. Kowalski will forward the amended calendar to PAB members.

### **New Business**

#### Pittsfield Township Master Land Use Plan Amendment

Lenart introduced Paul Montagnano, Pittsfield Township planner, and noted that this amendment is a change to the existing and future land use maps. The future land use map reflects changes to five parcels. Lillie Park Central and Hickory Woods will be changing to Public/Private Recreation and open space; they will be developed into parks in the future. Kirtland Hills Park consists of four acres; the ownership was transferred and future land use will be Public/Private Recreation and open space. The Morgan Road Master Booster Station and adjacent property, a 17-acre site, will also be Public/Private recreation/open space. Staff has found the amendments to be consistent with the County's Comprehensive Plan, and park facilities and non-motorized transportation have been addressed. Montagnano noted that the Township recognizes the need for non-motorized transportation, although the current Pittsfield Township Comprehensive Plan's pathway/greenway plan is outdated and currently being updated. They will be looking to do an overall Master Plan update soon as well.

Blackmore moved that the staff report be forwarded to the BOC for approval, Callan seconded and the motion carried.

#### PA-116 Farmland Agreement Applications

##### Augusta Township 116-PAB-861-2008 (Pinter Brothers)

Dale reported that this property is a 20-acre site, of which 3 are cultivated and 17 are "other" (greenhouse buildings). This property meets the requirements for a PA 116; to the North and across the road is low-density residential, and to the South and East is open/vacant land and woodlands. The number of years applied for – 10 – was added to the application as requested by the PAB. While the property has rural residential as its land use designation, the primary principal use is agriculture. It is outside of the urban service area and is not likely to receive water and sewer services in the future. Staff recommends approval.

Solowczuk moved that this application be approved, Blackmore seconded and the motion carried.

##### Augusta Township 116-PAB-862-2008 (Irene Pinter)

Dale reported that this property has similar surrounding land use to the other application, and that this is in a river buffer area. This property also has active agriculture and greenhouses, is outside of the urban service area and adjacent PA 116 parcels.

Blackmore moved that this application be approved, Solowczuk seconded and the motion carried.

## **Report of the Director of Planning Services – Patricia Denig**

Denig reported that the BOC appointed the public-at-large members, but that we will be sending out requests for appointments to the regional groups in January. Also, 2009 will be the fifth year since the Comprehensive Plan was adopted. The PAB will need to do a review and decide what areas need to be updated – after a preliminary review staff will be suggesting that a few chapters such as community profile be updated. A subcommittee will be selected for this review in the first quarter of 2009. Additionally, PAB meetings will be held in the County Annex Building, 110 N. Fourth in Ann Arbor, starting in January – parking is available across the street in the County courthouse lot. Finally, Community Planning will be having a second open house in January and PAB members are invited to attend.

## **Other Items for Discussion**

### Regional Group and Outside Agency Updates

Dopkowski (MORE representative) reported that he missed the last MORE meeting and that they did not have a December meeting.

Gray (HDC representative) reported that he has met with YCUA, and they are ironing out the transfer of property for the Rawsonville School. The ongoing discussion includes questions on who will pay for restoration of the building.

Walz (BPW representative) reported that the Multilakes project is almost done and that there was a second Public Hearing for the Joslin Lake weed management project. There are now ten drugstores participating in the pharmaceutical take back program. Additionally, there is a new initiative to recycle #4 plastic, which is used for shrink wrapping large items.

Solowczuk (WCPARC representative) reported that WCPARC is finalizing the paperwork to purchase the NAPP property that is just outside Milan. Additionally, there will need to be between \$600,000 and \$800,000 worth of repairs done on the Meri Lou Murray Recreation Center soon. WCPARC is doing an inventory of their buildings and they are doing ongoing work to open a second recreation center on Stony Creek.

Blackmore (transportation representative) reported that the legislature did not pass any transportation legislation and will therefore have to start over with the newly elected legislature in January. They did pass a resolution to allow a private trolley company to run in Detroit. Blackmore also reported that she has been presenting the Transit Plan around the County and has heard of a great deal of interest in it.

Callan (Community Development/Urban County representative) reported that there is now a Neighborhood Stabilization Program, which has allotted \$4 billion to foreclosure reclamation projects, including \$3 million to Washtenaw County. This program will focus on purchasing, rehabilitating, and reselling foreclosed-upon and vacant homes. Blighted homes will be demolished as well. This work will focus mostly on the City and Township of Ypsilanti as well as Superior Township, as prescribed by HUD. Community Development also expects to receive more funding from the state through MSHDA, and it is likely that eligibility will be expanded to include foreclosure prevention. The Urban County will not be able to bring in any new jurisdictions until 2011.

Lewis (SWWCOG representative) reported that Bridgewater Township is testing their water in an effort to cut down on spending. He reported that SWWCOG members hope to meet the new

sheriff and are pleased that sheriff services did not go up a lot in cost for next year. Lenart reported that the MCJPC has made good progress on their regional plan. They adopted the Natural Features and Commercial Facilities chapters in December and will likely adopt the Agricultural and Commercial chapters in January and Residential and Industrial chapters in February.

Denig reported that the SSC is going through some changes in leadership as a result of November elections, but they are considering looking at regional planning and possibly applying for a LIAA grant.

Public Policy News

None

**Committee Reports** – none

**Public Comment** – none

**Adjourn**

Solowczuk moved to adjourn at 7:05 p.m.

The next regular meeting is scheduled for January 26, 2009 at 6:00 p.m. in the **Annex Large Conference Room**.