

SEVILLE TOWNSHIP PLANNING COMMISSION

Seville Township Hall

Regular Meeting

February 11, 2025 at 6:30pm

Regular meeting of the planning commission convened at 6:30pm.

Pledge of allegiance.

Roll call – Chair Brian Balcom, Jason Crites, Mike Miller, Ralph Ward, Lenny Cusenza were present.

Minutes of the December 17 meeting were reviewed and approved.

Chair Balcom added an item to be discussed under new business regarding daycare facilities in the township. Seconded by Miller.

There was no public comment.

New Business

- A presentation on an outdoor marijuana was made by Mike Klumpp. Mr. Klump proposes to seek several current inactive marijuana facility permits to site a larger (3-4 acres) outdoor grow facility in the township at M-46. This was discussed by the commission, and the consensus was that current township marijuana ordinances would not allow an outdoor facility of this scale. The matter was deferred for further research.

- The draft battery storage ordinance was discussed. Above item 9 of the current draft plan, (regarding decommissioning) it was proposed to add language for road repair reimbursement during the construction period. This would use the language found in the current Gratiot County battery storage ordinance. Proposed by Miller, seconded by Cusenza, forwarded to the township board for approval.

- Changes to ordinances discussed in the previous meeting were formalized and sent on to the township board. *First*, the size requirements for smaller housing (not mobile homes) was agreed as a minimum of 600 square feet and 24 feet in width. This language would be inserted in the current zoning ordinance at sections 3.3D, 4.3D and 7.3D. This was moved by Balcom, seconded by Miller, and approved. *Second*, the draft ordinance regarding solar energy and windmill facilities was proposed for amendment to require decommissioning fees. These would be \$75,000 per acre for solar facilities, and \$1.5 million for each

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windmill. Fifty percent of this would be required in cash in advance. Moved by Balcom, seconded by Miller; approved.

- A motion was made to hold a public hearing on battery energy facility regulation in the township on *April 8, 2025 at 6pm*, before the regularly schedule planning commission meeting. This hearing proposal will be submitted to the township board. Moved by Balcom, seconded by Miller. Approved.

- The issue of regulating daycare facilities in the township was discussed. It was determined that current state regulation for facilities up to 12 children is adequate for now. Moved by Cusenza, seconded by Ward. Approved.

Meeting adjourned by acclamation at 7:20pm.