



**AGENDA**  
CHARTER TOWNSHIP OF MERIDIAN  
PLANNING COMMISSION – REGULAR MEETING  
October 10, 2022 7PM

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1. CALL MEETING TO ORDER
2. ROLL CALL
3. PUBLIC REMARKS
4. APPROVAL OF AGENDA
5. APPROVAL OF MINUTES
  - A. September 12, 2022 Regular Meeting
6. COMMUNICATIONS
  - A. MUPUD Minor Amendment #22-19024 – Lynn Page
7. PUBLIC HEARINGS
  - A. Text Amendment #2022-15 – Day Care Definitions Update
8. MASTER PLAN UPDATE
  - A. 2021 Survey Results
9. UNFINISHED BUSINESS
  - A. Planning Commission – By-law Update
10. OTHER BUSINESS
  - A. Recreational Marijuana – Discussion
11. REPORTS AND ANNOUNCEMENTS
  - A. Township Board update.
  - B. Liaison reports.
12. PROJECT UPDATES
  - A. New Applications
  - B. Site Plans Received
  - C. Site Plans Approved
13. PUBLIC REMARKS
14. ADJOURNMENT

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Individuals with disabilities requiring auxiliary aids or services should contact: Director of Community Planning and Development  
Timothy R. Schmitt, 5151 Marsh Road, Okemos, MI 48864 or 517.853.4506 - Ten Day Notice is Required.  
Meeting Location: 5151 Marsh Road, Okemos, MI 48864



**TENTATIVE PLANNING COMMISSION AGENDA**  
**October 24, 2022**

1. PUBLIC HEARINGS
  - A. SUP #22091 – Grand Reserve
2. UNFINISHED BUSINESS
  - A. Text Amendment #2022-15 – Day Care Definitions Update
3. OTHER BUSINESS
  - A. Recreational Marijuana

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Timothy R. Schmitt, 5151 Marsh Road, Okemos, MI 48864 or 517.853.4506 - Ten Day Notice is Required.  
Meeting Location: 5151 Marsh Road, Okemos, MI 48864

Providing a safe and welcoming, sustainable, prime community.



**CHARTER TOWNSHIP OF MERIDIAN  
PLANNING COMMISSION  
REGULAR MEETING MINUTES**

**DRAFT**

**September 12, 2022  
5151 Marsh Road, Okemos, MI 48864-1198  
853-4000, Town Hall Room, 7:00 P.M.**

**PRESENT: Chair Blumer, Vice-Chair Trezise, Commissioners Cordill, McConnell,  
Shrewsbury, Snyder**

**ABSENT: Commissioners Richards, Premoe**

**STAFF: Director of Community Planning & Development Timothy Schmitt, Senior  
Planner Brian Shorkey, Multimedia Producer Samantha Diehl**

**1. CALL MEETING TO ORDER**

Chair Blumer called the regular meeting to order at 7:00 pm.

**2. ROLL CALL**

Chair Blumer called the roll of the Planning Commission, all are present except Commissioners Richards and Premoe.

**3. PUBLIC REMARKS**

Chair Blumer opened public remarks at 7:00 pm.

NONE

Chair Blumer closed public remarks at 7:00 pm.

**4. APPROVAL OF AGENDA**

**Vice-Chair Cordill moved to approve the agenda. Seconded by Commissioner Snyder.**

VOICE VOTE: Motion approved unanimously.

**5. APPROVAL OF MINUTES**

A. August 8, 2022 Regular Meeting

**Commissioner Cordill moved to approve the Minutes of the August 8, 2022 Planning  
Commission Regular Meeting as amended. Seconded by Commissioner Shrewsbury.**

Commissioner Cordill noted under item 8.A the roll call vote results should display “none” in the “Nays” row.

VOICE VOTE: YEAS: Commissioner Cordill, Vice Chair Trezise, Commissioners McConnell, Shrewsbury, Snyder, Chair Blumer

NAYS: None

Motion carried: 6-0

## **6. COMMUNICATIONS**

NONE

## **7. PUBLIC HEARINGS**

### **A. Planning Commission – By-law Update**

Director Schmitt outlined the Planning Commission By-law updates for Public Hearing.

Chair Blumer opened the Public Hearing at 7:04 pm.

Chair Blumer Called for a Straw Vote.

STRAW VOTE: YEAS: Chair Blumer, Vice-Chair Trezise, Commissioners Cordill, McConnell, Shrewsbury, Snyder

NAYS: None

Results: 6-0

Chair Blumer closed the Public Hearing at 7:07 pm.

### **B. Text Amendment #2022-16 – Sign Ordinance Update**

Director Schmitt outlined Text Amendment #2022-16 – Sign Ordinance Update for Public Hearing.

Chair Blumer opened the Public Hearing at 7:10

Township Attorney Witte further outlined Text Amendment #2022-16 – Sign Ordinance Update for Public Hearing. He recommended there be a definition of temporary signs and a permit not be required for a temporary sign. He noted an increased privilege for temporary election signs during an election could be problematic as the same is not afforded to signs during religious holidays. He recommended flags be considered signs and regulated as such and further recommended flags not be counted against commercial wall signage.

The Planning Commission further discussed the Ordinance. General consensus was for Staff and the Attorney's office to finalize the flag and temporary sign language and bring the ordinance back for action.

Chair Blumer closed the Public Hearing at 7:40

## 8. UNFINISHED BUSINESS

### A. Rezoning #2022-10- RRA Deletion

Senior Planner Shorkey outlined Rezoning #2022-10- RRA Deletion.

**Commissioner McConnell to adopt the resolution to recommend approval of Rezoning #22010 to rezone seven parcels, approximately 3.15 acres of land, from RRA, One-Family Suburban Estate, to RA, One-Family Medium Density Residential. Seconded by Vice-Chair Trezise.**

ROLL CALL VOTE: YEAS: Vice Chair Trezise, Commissioners McConnell, Cordill  
Shrewsbury, Snyder, Chair Blumer

NAYS: None

Motion carried: 6-0

### B. Zoning Amendment #2022-14 – RRA Deletion

Senior Planner Shorkey outlined Zoning Amendment #2022-14 – RRA Deletion.

**Commissioner Shrewsbury moved to approve Zoning Amendment #2022-14 to delete section 86-370 RRA One-Family suburban estate and all references to that section from the Zoning Ordinance. Seconded by Commissioner Cordill.**

ROLL CALL VOTE: YEAS: Commissioners Shrewsbury, Cordill, McConnell, Vice-Chair Trezise,  
Commissioner Snyder, Chair Blumer

NAYS: None

Motion carried: 6-0

## 9. OTHER BUSINESS

### A. Daycare Updates

Senior Planner Shorkey gave an overview of the statewide daycare updates and discussed with the Planning Commission.

### B. Master Plan Process

Director Schmitt gave an overview of the Master Plan Process and discussed the process with the Planning Commission.

## 10. REPORTS AND ANNOUNCEMENTS

### A. Township Board update

Director Schmitt reported the Township Board is moving forward with the Haslett Village Square Project and is considering adoption of the Brownfield Plan and the Commercial Rehabilitation Act abatement for the project. He further reported the Township Board has directed staff to look into the Recreational Marijuana Ordinance changes.

B. Liaison reports

Chair Blumer

- Attended September 12<sup>th</sup> Downtown Development Authority Meeting where Director Clark put in an application for the Revitalization and Placemaking grant

Vice-Chair Trezise

- Attended Economic Development Meeting where Director Clark arranged a shopping blitz for local businesses as well as budgeted a program to support businesses in the Grand River Corridor to incentivize the purchase of business cards
- There will be a Brownfield Redevelopment Authority meeting on September 15<sup>th</sup> where the Brownfield Plan for the Village of Okemos Project will be discussed

## 11. PROJECT UPDATES

A. New Applications

NONE

B. Site Plans Received

NONE

C. Site Plans Approved

Senior Planner Shorkey said that Planning Staff issued a Site Plan approval letter for an amended Site Plan at Commons Church on Dobie Road.

## 12. PUBLIC REMARKS

Chair Blumer opened Public Remarks at 8:12 PM.

NONE

Chair Blumer closed Public Remarks at 8:12 PM.

## 13. ADJOURNMENT

**Commissioner Cordill moved to Adjourn. Seconded by Vice-Chair Trezise.**

VOICE VOTE: Motion approved unanimously.

Chair Blumer adjourned the regular meeting at 8:12 pm.

**Lynne S. Page  
3912 Raleigh Drive  
Okemos, MI 48864**

September 27, 2022

Tim Schmitt, Director  
Community Planning and Development  
Charter Township of Meridian  
5151 Marsh Road  
Okemos, MI 48864

Re: Mixed Use Planned Unit Development #22-19024 (Village of Okemos, LLC)

To Director Schmitt:

In response to the public hearing scheduled for September 27, 2022, regarding the proposed amendment to the above-captioned MUPUD application, I specifically object to the reduction in commercial space, increase in residential units, and the addition of two multi-story, above-ground parking structures.

The development plan for the Village of Okemos LLC MUPUD has changed significantly from the concept plan initially presented to the public in 2019. The original concept submitted to the Planning Commission included 174 residential units and commercial space of 66,452 square feet, with underground parking garages. The developer has sought and received numerous modifications to the site plan. These incremental bait-and-switch development tactics undermine the integrity of the planning process. As a result, there is now no comprehensive plan for the 4-block site.

Throughout the review process for this project, I have had concerns regarding the zoning density and proposed building heights, and their impact on the adjacent existing single-family residential neighborhoods. Furthermore, the significant reduction in commercial space doesn't provide sufficient space for businesses that could potentially serve the entire community. Finally, the addition of two multi-story parking decks in place of the underground parking previously approved by the Township Board and the Planning Commission is the antithesis of a "village" concept. From a resident perspective, it appears that the project primarily consists of high-density, multi-family rental properties and above-ground parking ramps. You can't get more urban than that.

While I am in favor of the revitalization of downtown Okemos, a healthy mix of retail and service businesses is essential to the success of an MUPUD development. Since public money is being used to supplement this private development, I urge you to consider the best interests of our entire community for the long-term and deny the proposed amendments. Please refer all current and future amendments to the Planning Commission for review.

Sincerely,

*Lynne S. Page*

Lynne S. Page



**To: Members of the Planning Commission**

**From: Brian Shorkey, AICP, Senior Planner**

**Date: October 6, 2022**

**Re: Text Amendment #2022-15 – Day Care Numbers Amendment**

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Planning Staff discussed the changes to the state’s day care regulations with the Planning Commission at their regular meeting on September 12, 2022. Public Act 106 of 2022 was recently signed into law. PA 106 allows a family home provider to expand from six children to seven children. It also allows a group home provider to serve 14 children instead of 12. These changes were summarized in Township Focus, August 2022.

**Planning Commission Options**

The Planning Commission may recommend approval as written, recommend approval of a revised version, or recommend denial of the proposed zoning amendment. A resolution to recommend approval of the proposed zoning amendment will be provided at a future meeting

**Attachments**

1. Page 13 from Township Focus, August 2022
2. Day Care definitions – Redline
3. Day Care definitions – Clean



to Treasury a copy of a denial. The measure also adds the requirement that the county treasurer's denial shall be on Form 4075. The county treasurer must retain a copy of Form 4075 and would have to forward a copy upon Treasury's request.

Finally, the provision stating that an affidavit filed by an owner for a PRE rescinds all previous exemptions filed by that owner for any other property was eliminated. The Department of Treasury and State Tax Commission will update all existing guidance related to boards of review and the PRE, as needed.

## Natural Resources Trust Fund dollars approved for local projects

Townships with development and land acquisition projects approved by the Michigan Natural Resources Trust Fund Board now have the funds approved. Public Act 151 of 2022, signed into law with immediate effect on July 19, appropriates \$45.6 million for 117 projects across the state. The bill was sponsored by Sen. Mark Huizenga (R-Walker).

## Changes to State Revolving Fund enacted

Changes to streamline and modernize the Drinking Water and Clean Water State Revolving Fund, making it easier for local units to apply, were signed into law. Public Act 132, sponsored by Rep. Beth Griffin (R-Mattawan), PA 133, sponsored by Rep. David Martin (R-Davison Twp.), and PA 134, sponsored by Rep. Sara Cambensy (D-Marquette), allow preexisting documents to be used for applications, streamline the programs by ensuring they follow the same procedures and add flexibility into the scoring process to address pressing needs. The bills were signed into law on June 30 with immediate effect.

## Increased capacity for childcare homes

If your township has an ordinance specifying the number of children permitted for a family care home or a group childcare home, you may need to check your ordinance. Public Act 106 of 2022, sponsored by Rep. Jack O'Malley (R-Almira Twp.), allows a family home provider to expand from six children to seven children. It also allows a group home provider to serve 14 children, instead of 12. The new law is part of a bipartisan package recently enacted to prioritize safety while increasing access to quality childcare and allow home-based childcare providers with a proven record of success to serve more children. The change took effect on June 23, 2022.

## New setbacks on underground storage tanks from drinking water sources

To further protect drinking water, new setback requirements for underground storage tanks from drinking water sources are now in place. Public Act 160 of 2022, sponsored by Sen. Rick Outman (R-Belvidere Twp.), also allows a waiver of those setbacks only for upgraded tanks with better leak prevention systems. The measure was signed into law on July 19 with immediate effect.

## COVID-19 provisions to be repealed

Three new public acts limit the effectiveness of the certain COVID-19-related provisions beginning Jan. 1, 2022 and repeal those provisions effective Jan. 1, 2023. Public Acts 138, 139 and 140 of 2022 affect the following COVID-related provisions previously established:

- PA 238 of 2020, which provides requirements for employees who are diagnosed with COVID-19, who display the principal symptoms of the disease or who have had close contact with someone else who tests positive.
- Sections 85 and 85a of the Michigan Occupation Safety and Health Act (MIOSHA), which establish conditions for immunity from civil liability for an employer whose employee is exposed to COVID-19.
- The COVID-19 Response and Reopening Liability Assurance Act, which establishes standards for immunity.

The bills were signed by the governor on July 11.

## Extension for neighborhood enterprise zone certificate

The holder of a neighborhood enterprise zone certificate issued before March 23, 2020, may soon request a one-year automatic extension. House Bill 6017 was passed and is pending signature by the governor. The bill amends the Neighborhood Enterprise Zone Act to allow the holder of a neighborhood enterprise zone certificate to request in writing to the qualified assessing authority not later than one year after the certificate expired a one-year automatic extension of the deadline, in addition to any extensions already used by the holder. If signed, a loss of state and local property taxes could occur due to the one-year extension, and the potential loss would depend on the specific characteristics of the projects eligible for the extension.

## Change on housing transfers from charitable nonprofit housing organization

The presumptive true cash value of eligible nonprofit housing property transferred from a charitable nonprofit housing organization to a low-income individual after Dec. 31, 2021, now changes from the purchase price to the loan amount on the closing disclosure form. The change is incorporated in Public Act 156 of 2022, sponsored by Rep. Julie Alexander (R-Hanover Twp.), which was recently signed into law. Previously, for transfers of eligible nonprofit housing property, the purchase price paid in a transfer of the property from a charitable nonprofit housing organization to a low-income person that occurred after Dec. 31, 2010, was the presumptive true cash value of the property transferred.

The new law also expands the number of individuals who would qualify as low-income individuals eligible by raising the income limit from 60% of the statewide median gross income to 80%. The statutory change was approved on July 19 with immediate effect.

ORDINANCE NO. 2022-15

AN ORDINANCE TO AMEND THE ZONING ORDINANCE OF THE CHARTER TOWNSHIP OF MERIDIAN AT SECTION 86-2, DEFINITIONS, TO UPDATE DAY CARE DEFINITIONS IN COMPLIANCE WITH RECENT STATE LAW CHANGES

THE CHARTER TOWNSHIP OF MERIDIAN ORDAINS:

Section 1. Section 86-2, Definitions, is hereby amended at the following locations to read as follows:

FAMILY CHILD CARE HOME

A single-family dwelling in which not more than sixseven minor children, who are not related to an adult member of the household by blood, marriage, or adoption, are given care and supervision for periods of less than 24 hours a day, for more than four weeks during a calendar year, unattended by a parent or legal guardian.

GROUP CHILD CARE HOME

A single-family dwelling in which more than sixseven, but not more than 1214, minor children, who are not related to an adult member of the household by blood, marriage, or adoption, are given care and supervision for periods of less than 24 hours a day for more than four weeks during a calendar year, unattended by a parent or legal guardian.

Section 2. Validity and Severability. The provisions of this Ordinance are severable and the invalidity of any phrase, clause or part of this Ordinance shall not affect the validity or effectiveness of the remainder of the Ordinance.

Section 3. Repealer Clause. All ordinances or parts of ordinances in conflict therewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

Section 4. Savings Clause. This Ordinance does not affect rights and duties matured, penalties that were incurred, and proceedings that were begun, before its effective date.

Section 5. Effective Date. This Ordinance shall be effective seven (7) days after its publication or upon such later date as may be required under Section 402 of the Michigan Zoning Enabling Act (MCL 125.3402) after filing of a notice of intent to file a petition for a referendum.

ADOPTED by the Charter Township of Meridian Board at its regular meeting this XXth day of XXXXXXX, 2022.

Patricia Herring Jackson, Township Supervisor

Deborah Guthrie, Township Clerk

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Patricia Herring Jackson, Township Supervisor

Deborah Guthrie, Township Clerk



**To: Members of Planning Commission**

**From: Brian Shorkey, AICP, Senior Planner**

**Date: October 6, 2022**

**Re: 2021 Meridian Township Survey Highlights**

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As one of the opening items for the 2022 Master Plan update, Staff is recommending a review of the 2021 Community survey for any items that would be relevant to our discussions going forward. The survey was conducted by Cobalt Community Research and the results are attached to this memo. The survey results are based on a total of 452 residents. Previous survey results going back to 2003 can be found on the Township's website at <https://www.meridian.mi.us/about-us/departments/administration> under the Citizen Survey heading.

Staff is writing this memo to highlight some topics in the survey results that jumped out at us, in anticipation of further discussion. The following findings are highlights from a Staff perspective:

- Residents like Township safety, parks, and public schools.
- Residents would like to see more music, art, and food events.
- Residents want more information on community events and Township projects.
- About 66% of respondents support a millage for broadband.
- Over 80% of the respondents support continuation of the deer management program.
- The survey indicates that residents are highly satisfied with Meridian Township, with an American Customer Satisfaction Index (ACSI) scale score of 78 on a 100-point scale. This is higher than the national, Midwest, and Michigan ACSI scores.
- Over 30% of the respondents used the Township's parks and pathways over 20 times a year.
- The most popular Parks and Recreation facility or program was the Farmers Market.
- Among transportation infrastructure, respondents rated CATA/Redi-Ride and the Pathway system highest and the street surface maintenance as the lowest.
- When asked about economic health, respondents rated the Township's access to health care services highest and affordability of housing lowest.
- Top improvements that the Township should prioritize were diversity, roads, and sidewalks.

We welcome the Planning Commission's thoughts on other findings that appear important to the community. We hope during the October meeting, we can discuss these and other items to start to 'slot' them into the Goals/Objectives and begin talking about how to implement things.

#### **Attachments**

1. 2021 Meridian Township Resident Survey and Priority Assessment

# Meridian Township Resident Survey and Priority Assessment

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September 2021

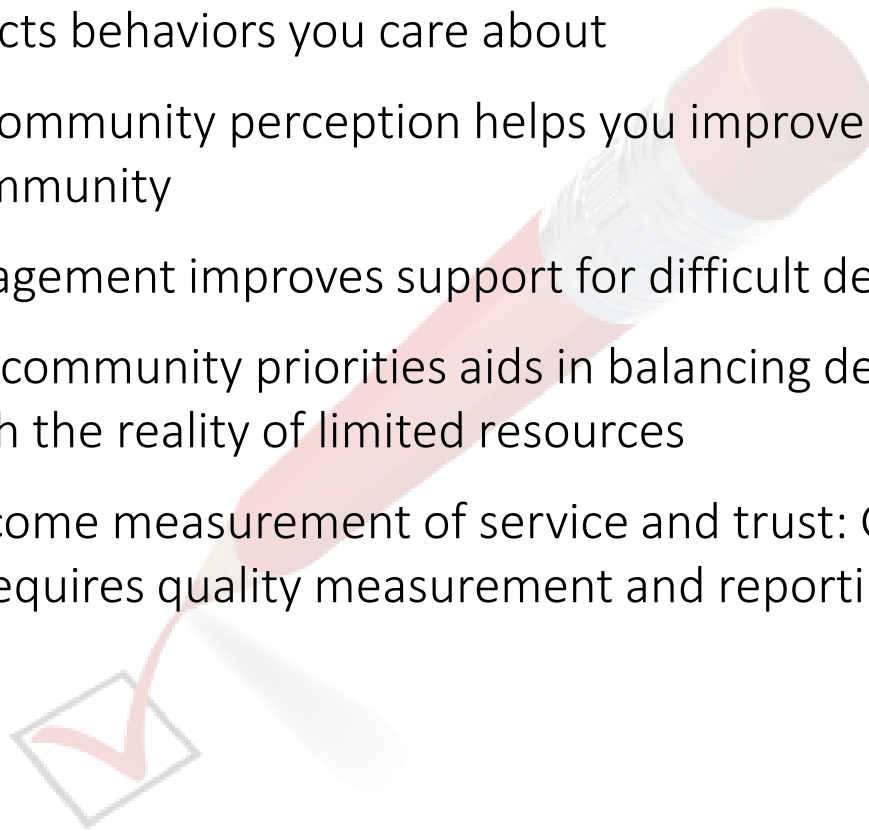


# Background on Cobalt Community Research

- 501c3 not for profit research coalition
- Mission to provide research and education
- Developed to meet the research needs of schools, local governments, and nonprofit organizations

# Measuring Where You Are: Why Research Matters

- Understanding community values and priorities helps you plan and communicate more effectively about community decisions
- Perception impacts behaviors you care about
- Understanding community perception helps you improve and promote the community
- Community engagement improves support for difficult decisions
- Reliable data on community priorities aids in balancing demands of vocal groups with the reality of limited resources
- Bottom line outcome measurement of service and trust: Good administration requires quality measurement and reporting



# Study Goals

- Support budget, strategic planning, and policy decisions
- Establish baseline service measures
- Determine if the presumed service experiences are accurate
- Identify which aspects of community provide the greatest leverage on citizens' overall satisfaction and outcomes such as remaining in the community and recommending the community to others



# Bottom Line

- The Township outperforms the Cobalt benchmarks with an overall satisfaction score of 78
- There are several areas where improvement can have significant impact on engagement

## **2021 Drivers:**

Township services

Community image

Public works

Police services

Transportation infrastructure

- Strong themes of improved and expanded walking and cycling infrastructure
- Residents like Township safety, parks, and public schools
- Would like more music, art, and food events
- Would also like more information on community events and Township projects
- About 66% support a millage for broadband. Current median costs are \$90/month.
- Over 80% support continuation of the deer management program
- 64 individuals are interested in participating in potential future planning workshops, focus groups, or similar conversations

# Methodology

- Random sample of 1,500 voters provided by the Township
- Conducted using two mailings in July and August 2021. Responses either online or via postage-paid envelope.
- Valid response from 386 residents, providing a solid margin of error of +/- 5.0 percent
  - **Note:** National surveys with a margin of error +/- 5% require a sample of 384 responses to reflect a population of 330,000,000
- Results were weighted based on ethnicity to correspond with Census data
- In addition, the survey was open to residents who were not part of the random sample. There were 66 residents who chose to do so, increasing the total response to 452.
  - **Note:** Non sample responses were not included in the statistics presented in this summary report, but they are reflected on the bottom line of the crosstab reports

# Preserving Voice: Looking Into Detail

2021 Meridian Township Resident Engagement and Priority Study Response Count 386 +/- 5.0% Weighted by Entnicity		Law Enforcement							
		Law Enforcement Overall	Respectful interaction with residents	Respectful treatment of residents	Fair and equitable enforcement	Safety education (DARE, Citizens' Academy, etc.)	Response time to emergencies	Engagement with the community	Transparency in sharing information
<b>Overall</b>		5.3	5.5	5.4	5.2	5.4	5.5	5.2	4.8
<b>Age</b>	18 to 24*	4.5	6.0	5.0	3.7	4.3	4.5	4.8	3.5
	25 to 34*	5.6	5.5	5.5	6.0	5.7	6.0	5.0	5.8
	35 to 44	5.1	5.2	5.2	5.1	5.1	5.1	5.0	5.0
	45 to 54	5.2	5.5	5.4	5.1	5.5	5.4	5.0	4.8
	55 to 64	5.4	5.7	5.4	5.4	5.5	5.5	5.3	5.0
	65 or over	5.4	5.6	5.5	5.3	5.5	5.6	5.3	4.8
<b>HH Income</b>	\$25,000 or less*	4.9	5.2	5.3	5.0	5.0	5.1	4.5	4.4
	\$25,001 to \$50,000*	4.8	5.5	5.0	5.0	4.8	5.0	4.8	3.5
	\$50,001 to \$100,000	5.2	5.3	5.4	5.1	5.4	5.5	5.1	4.7
	\$100,001-\$175,000	5.4	5.6	5.4	5.3	5.6	5.5	5.3	5.1
	More than \$175,000	5.4	5.8	5.5	5.3	5.5	5.6	5.2	5.1

Consistent Scores  
Regardless of  
Demographics

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that Vary by  
Demographics

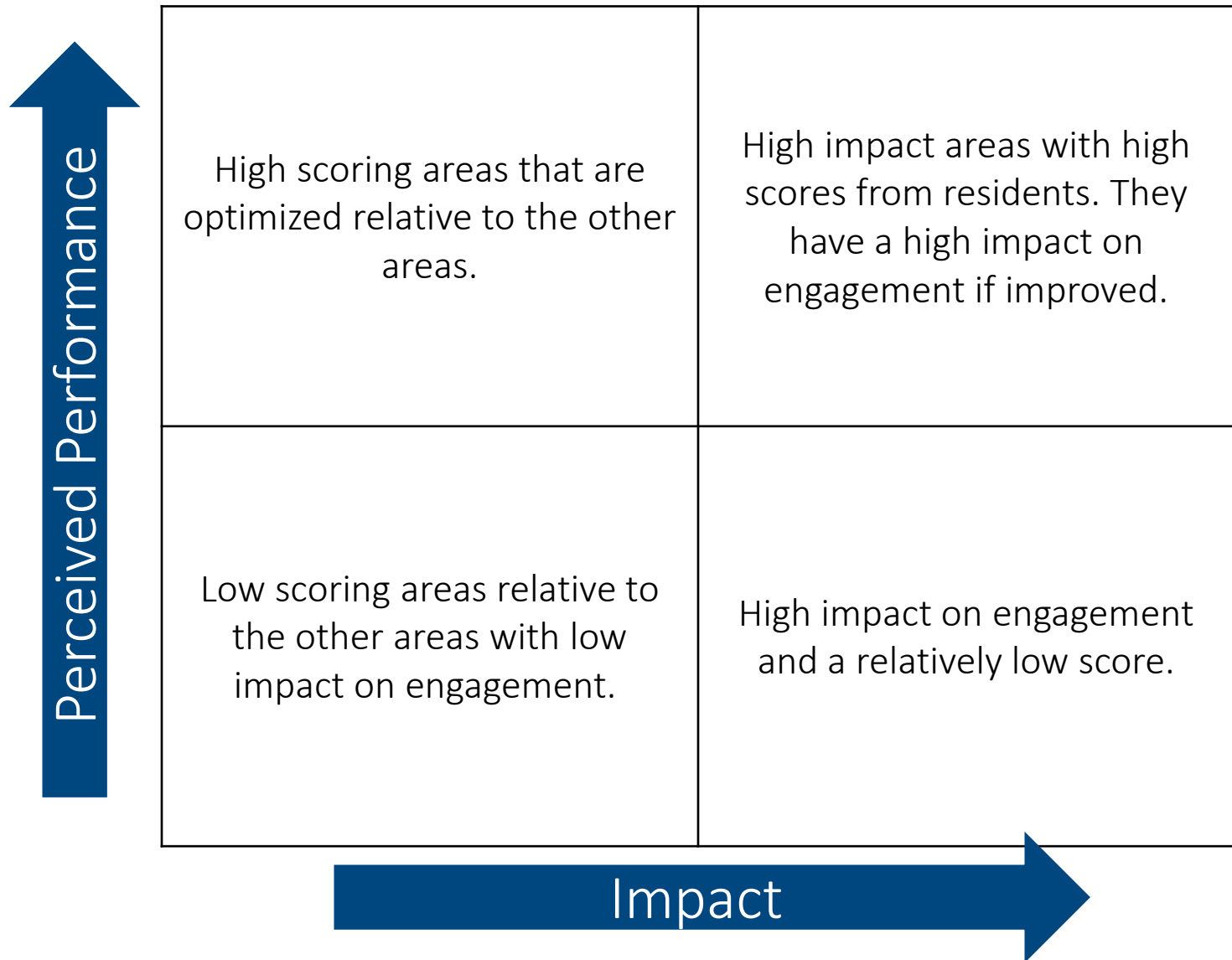
# Results



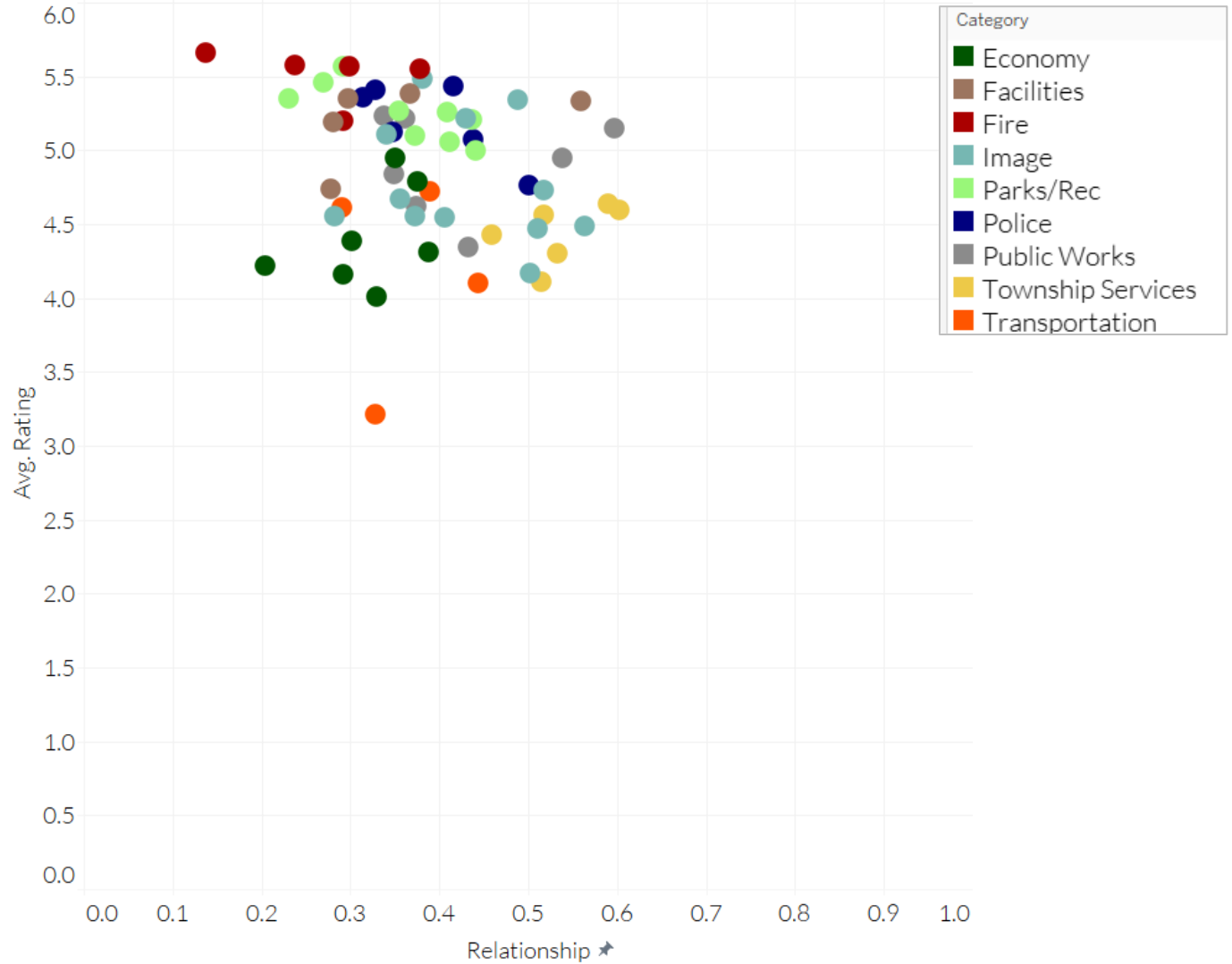
# Overall Community Satisfaction with Meridian Township

- 6-point scale: 4.9
- **100-point ACSI scale: 78**
  
- National ACSI: 67
- National ACSI (pop 25k-100k): 69
  
- Midwest ACSI: 66
- Midwest ACSI (pop 25k-100k): 74
  
- Michigan ACSI: 67
- Michigan ACSI (pop 25k-100k): 64

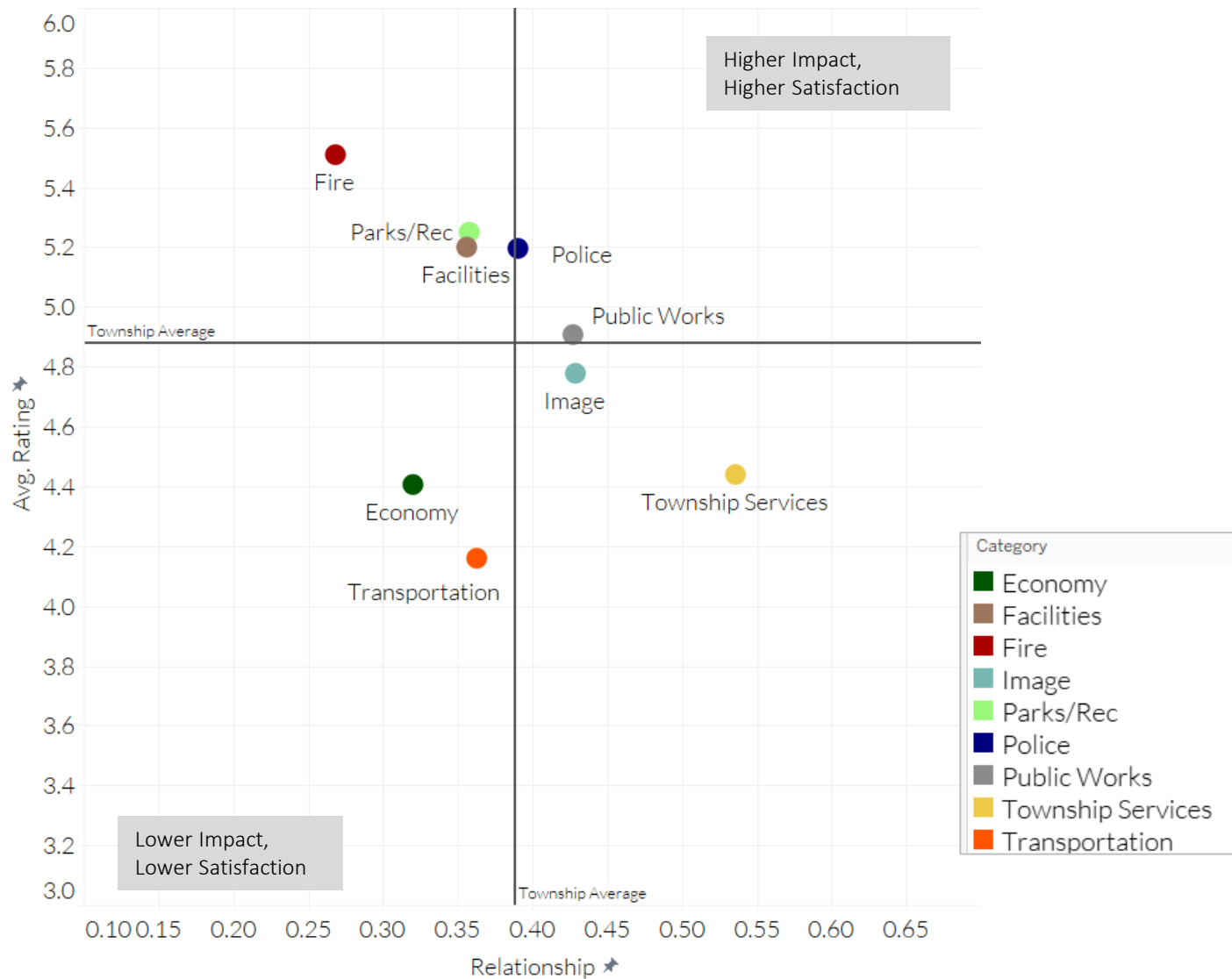
# Community Questions – Long-term Drivers



# Drivers of Satisfaction and Behavior: Strategic Priorities

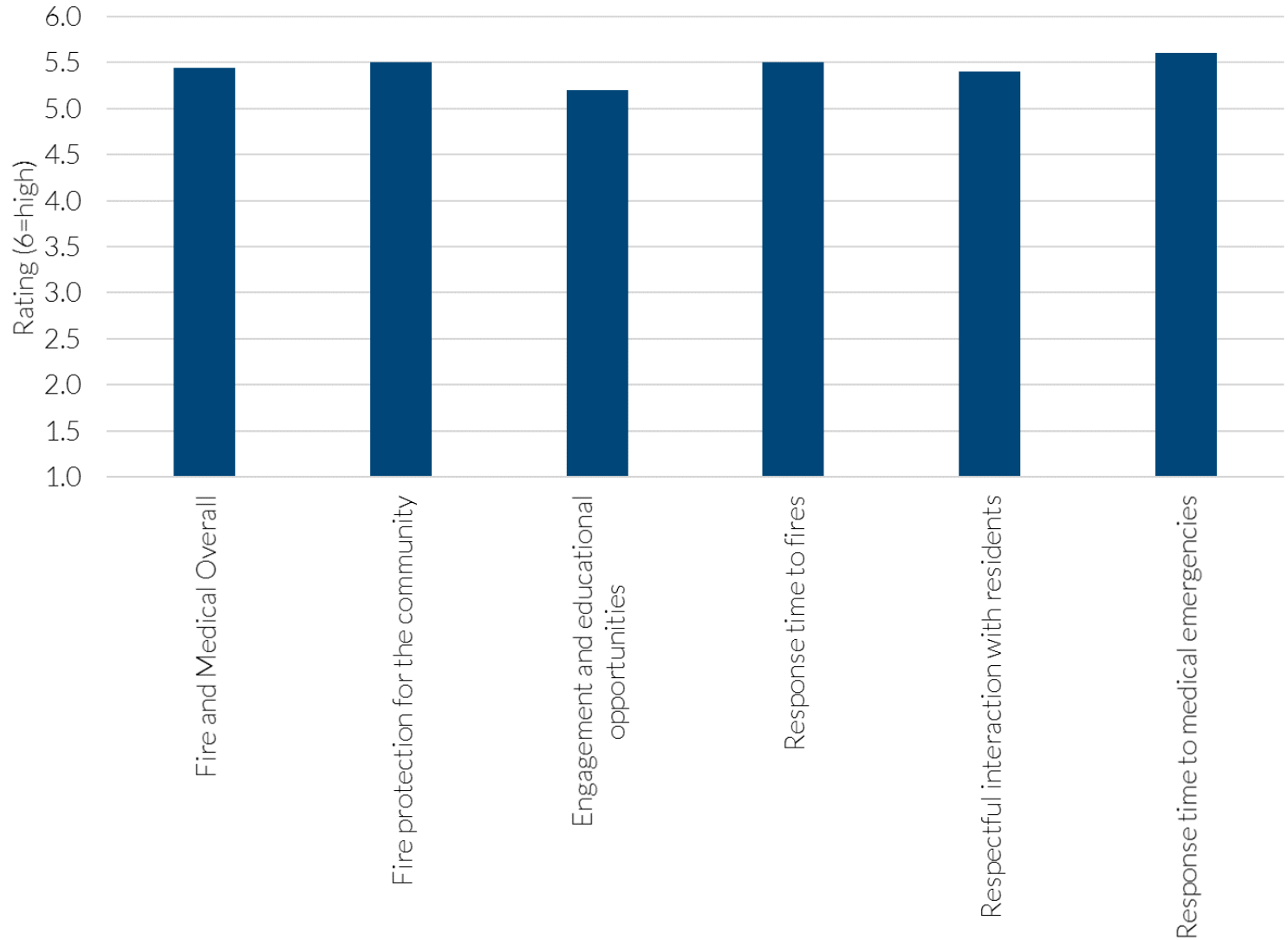


# Drivers of Satisfaction and Behavior: Strategic Priorities

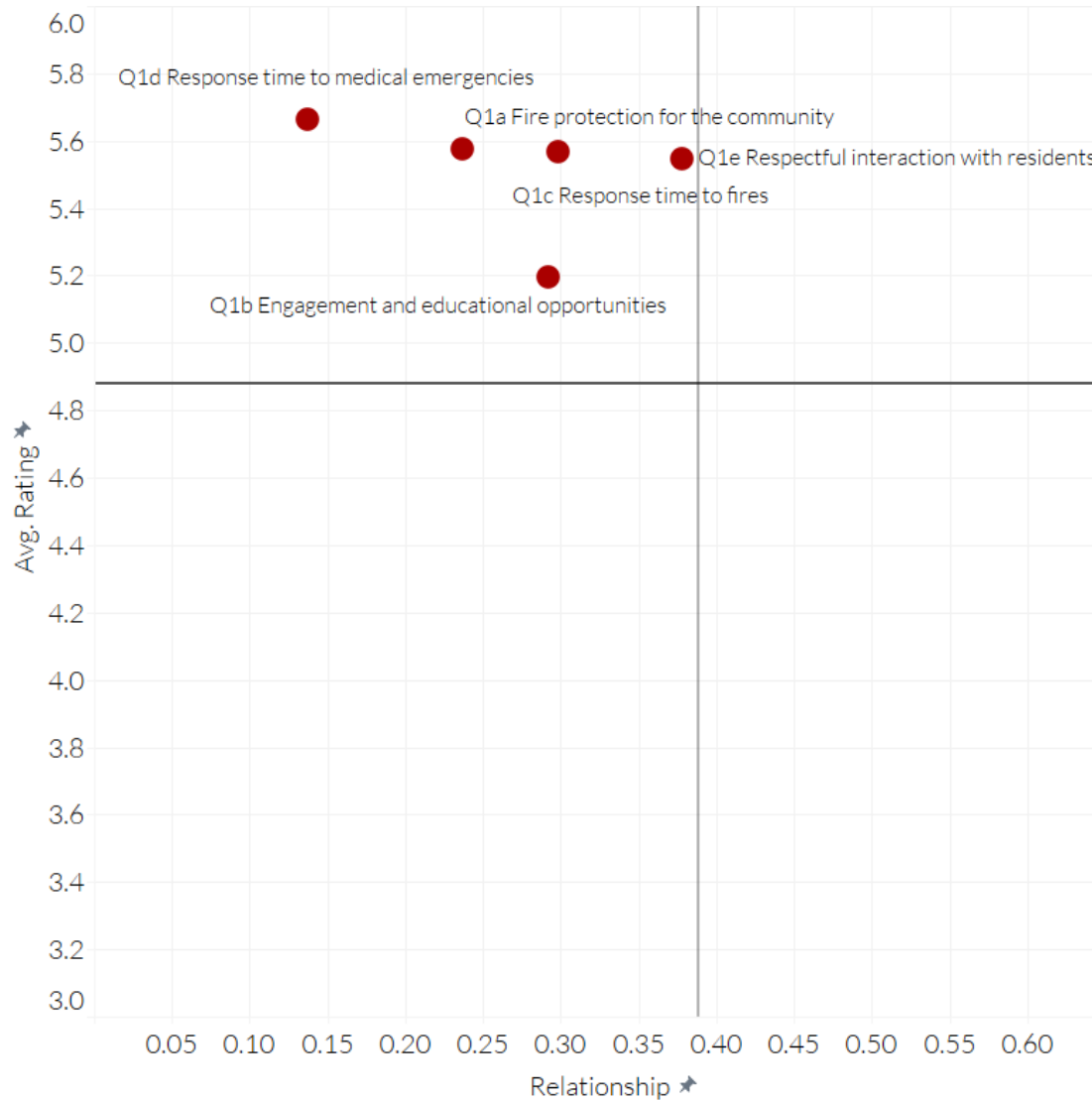




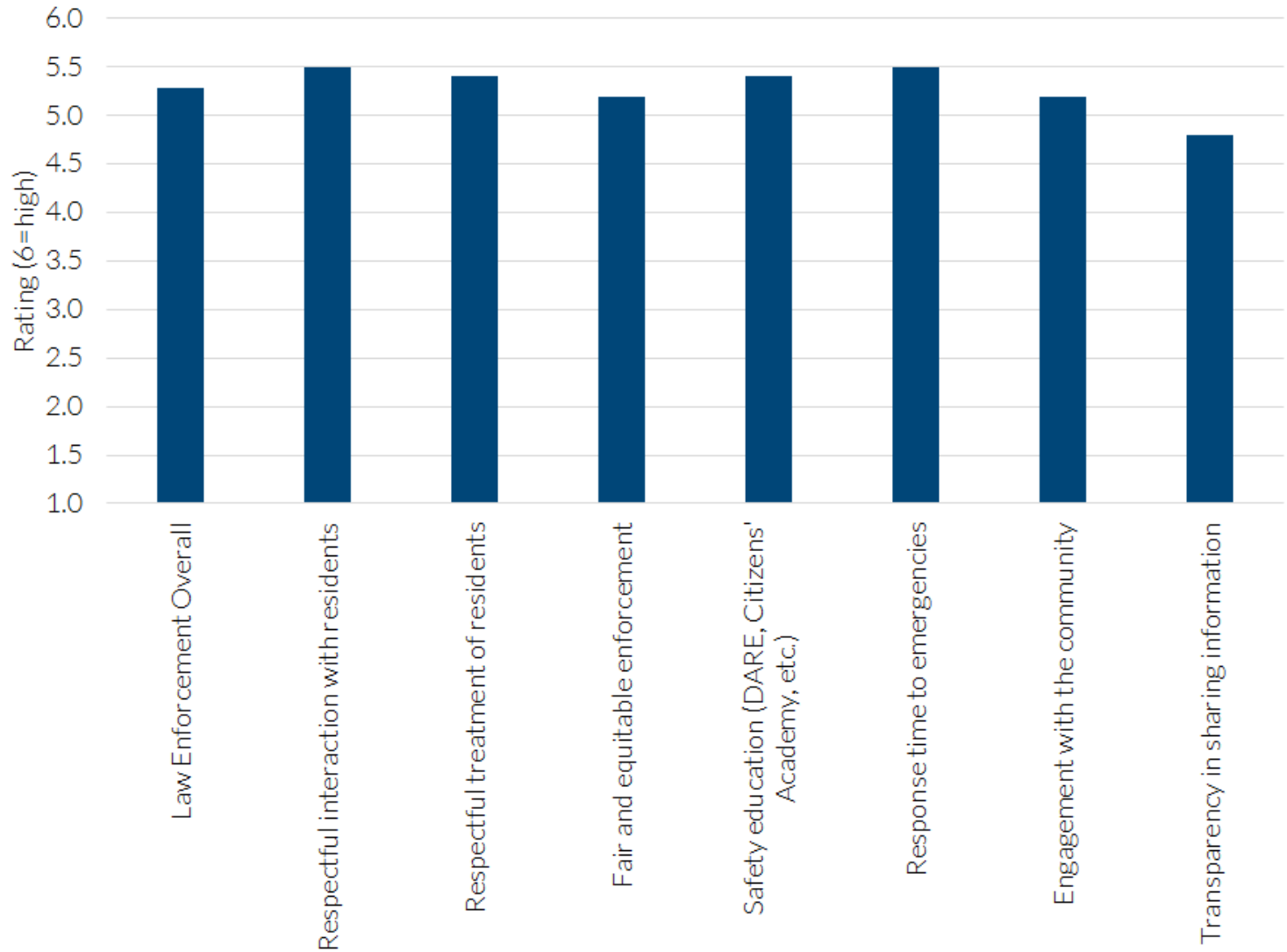
# Fire and Emergency Medical Services



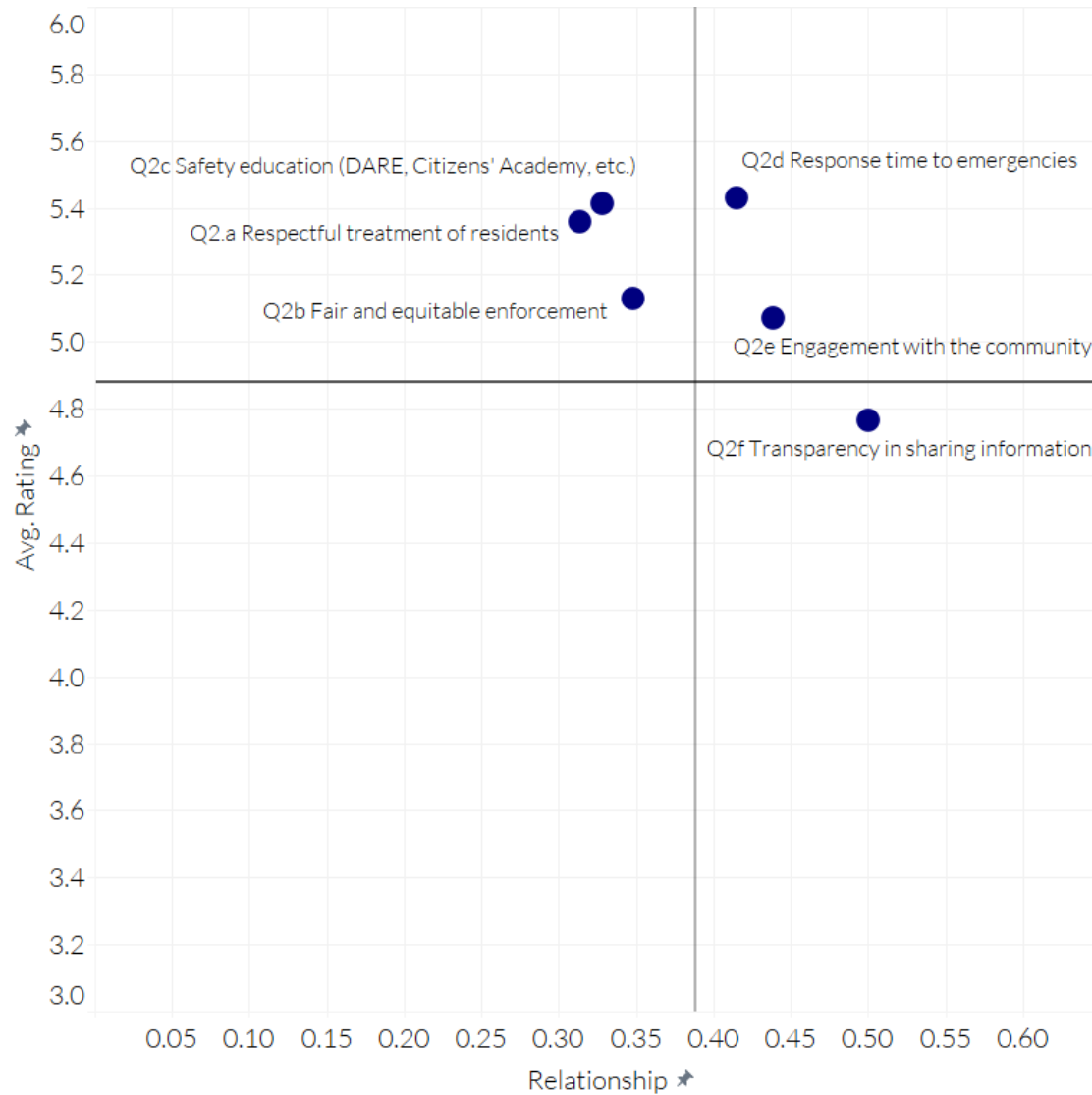
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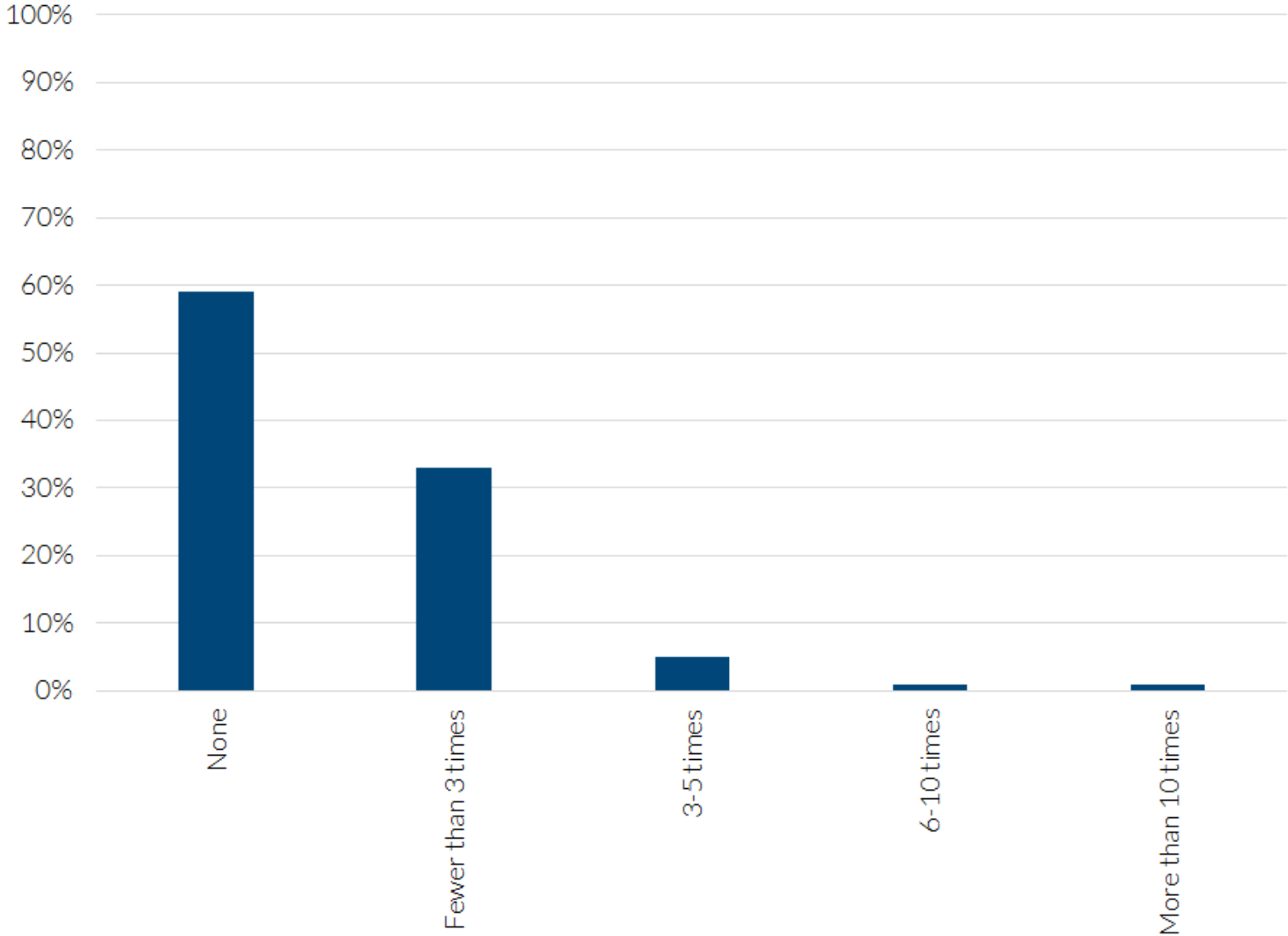
# Law Enforcement



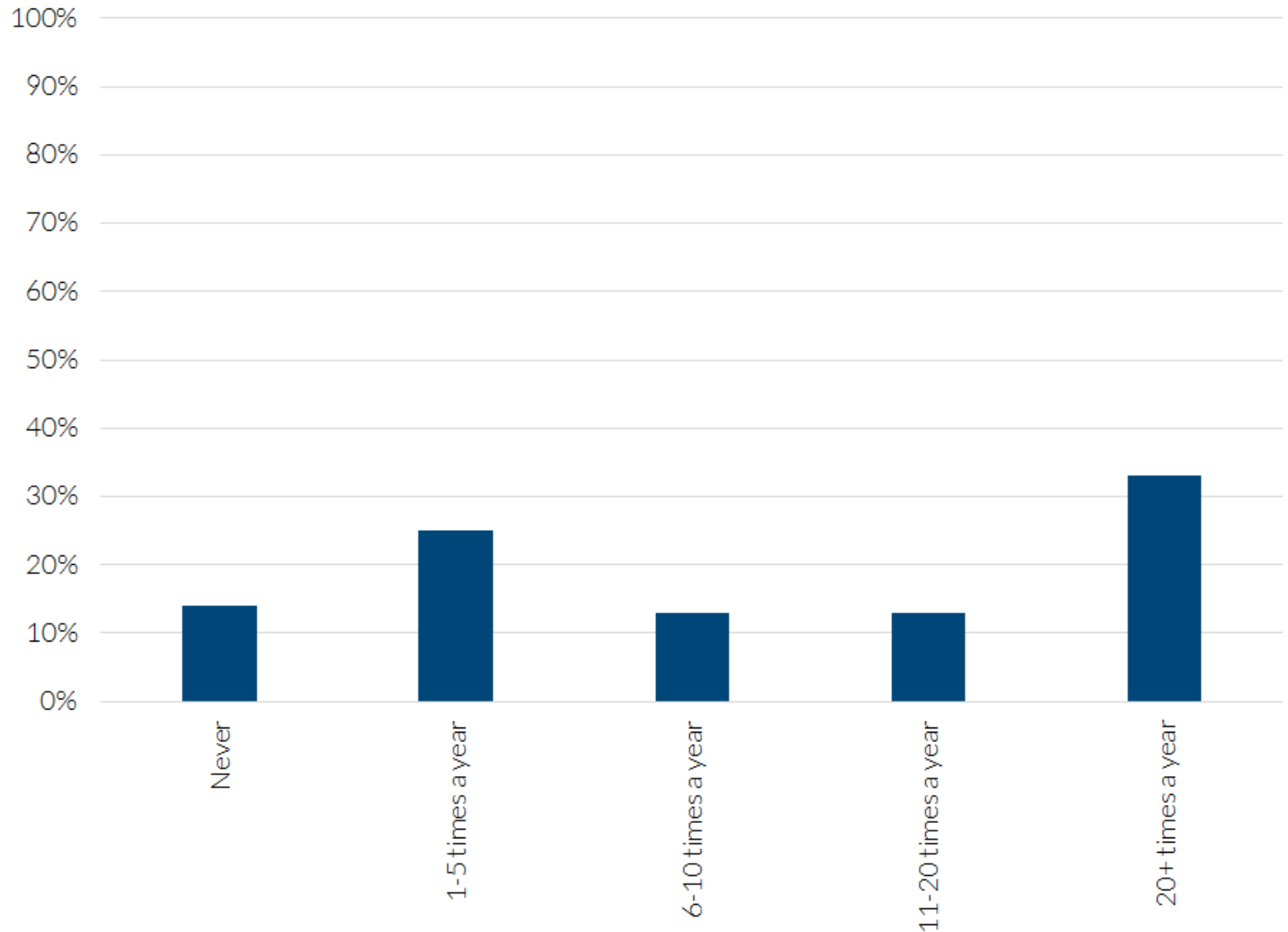
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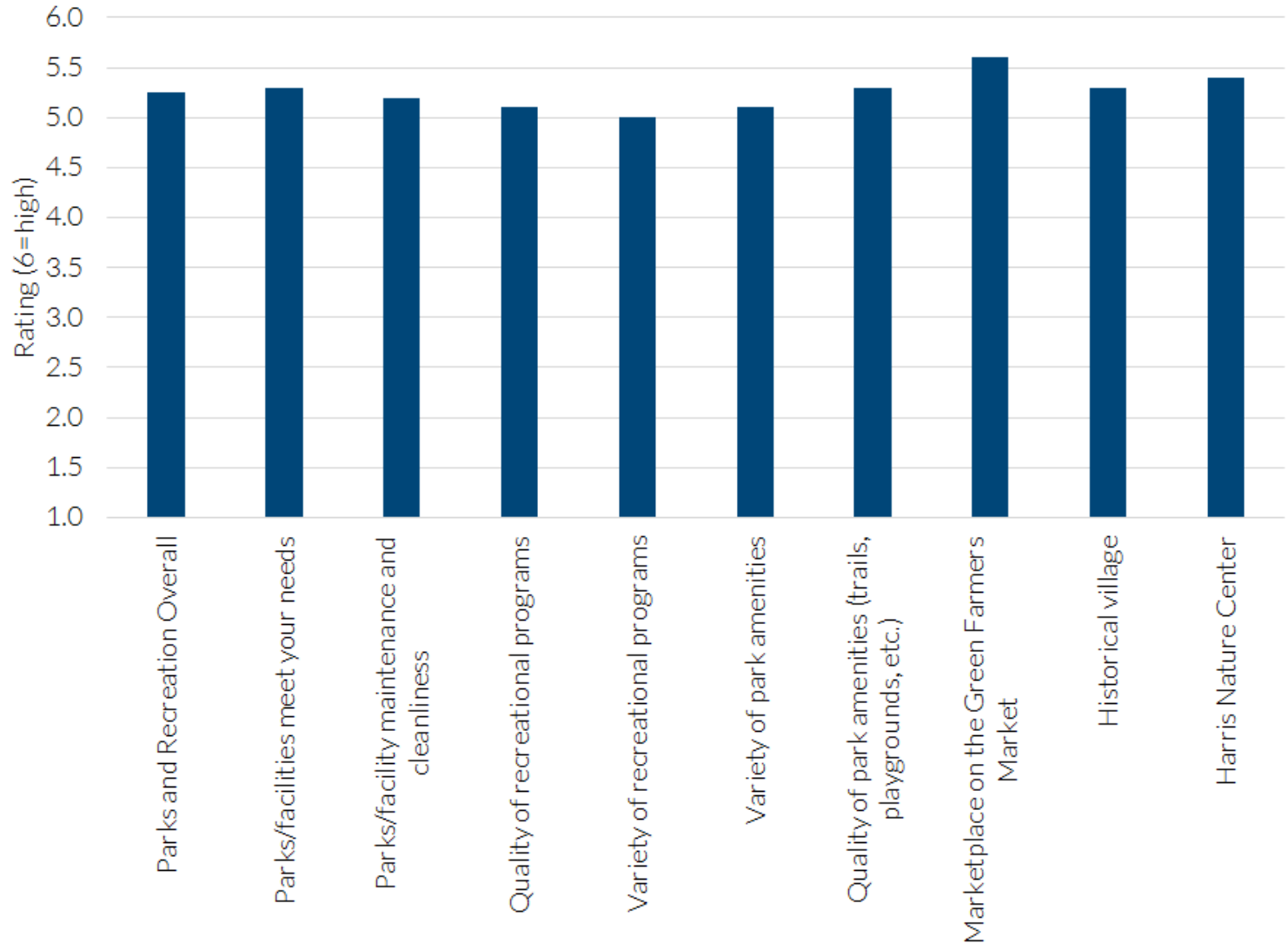
# In the past year, how much contact have you had with the Meridian Township Police Department



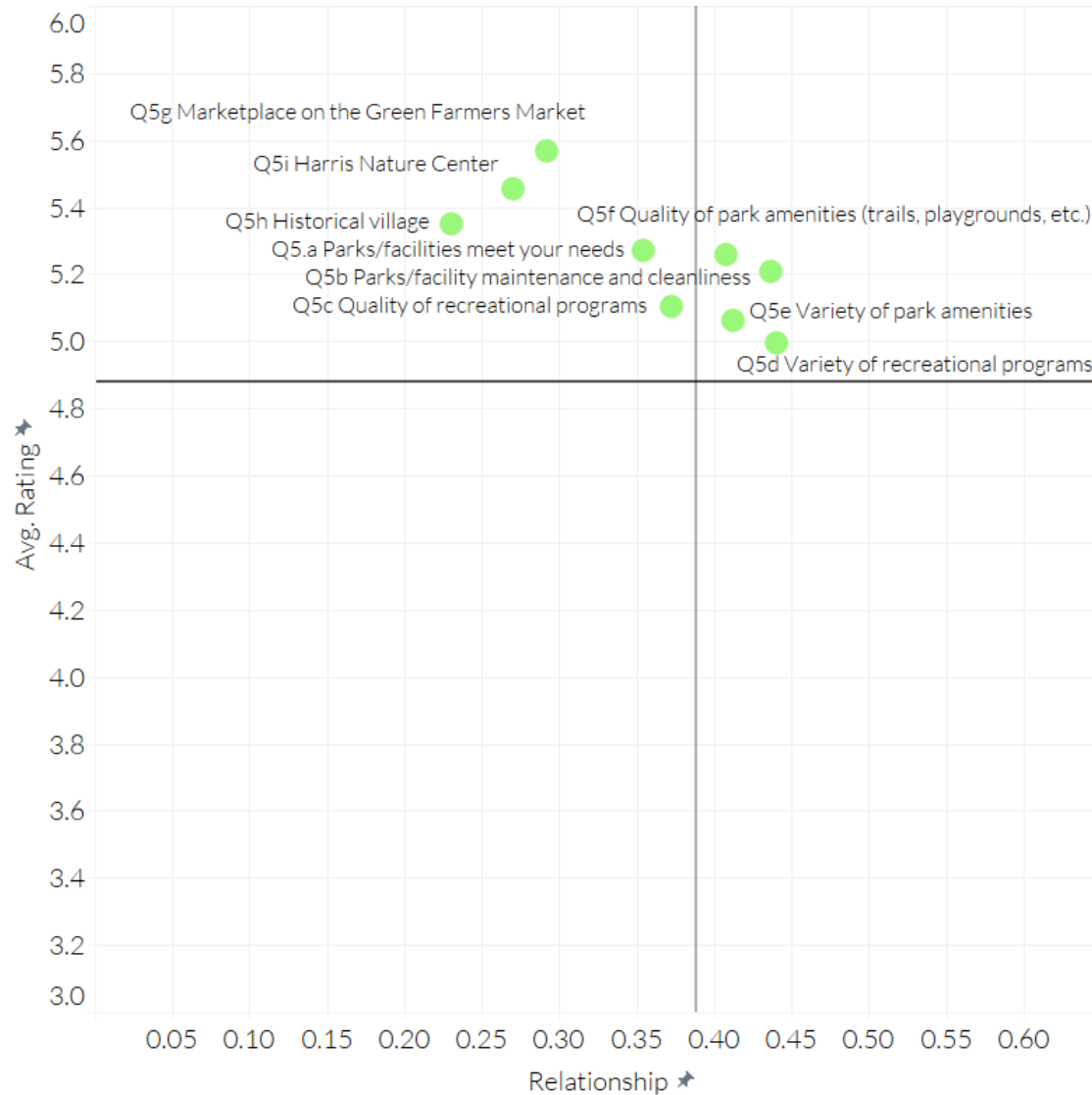
# How many times have you use the parks and pathways?



# Parks and Recreation Facilities and Programs

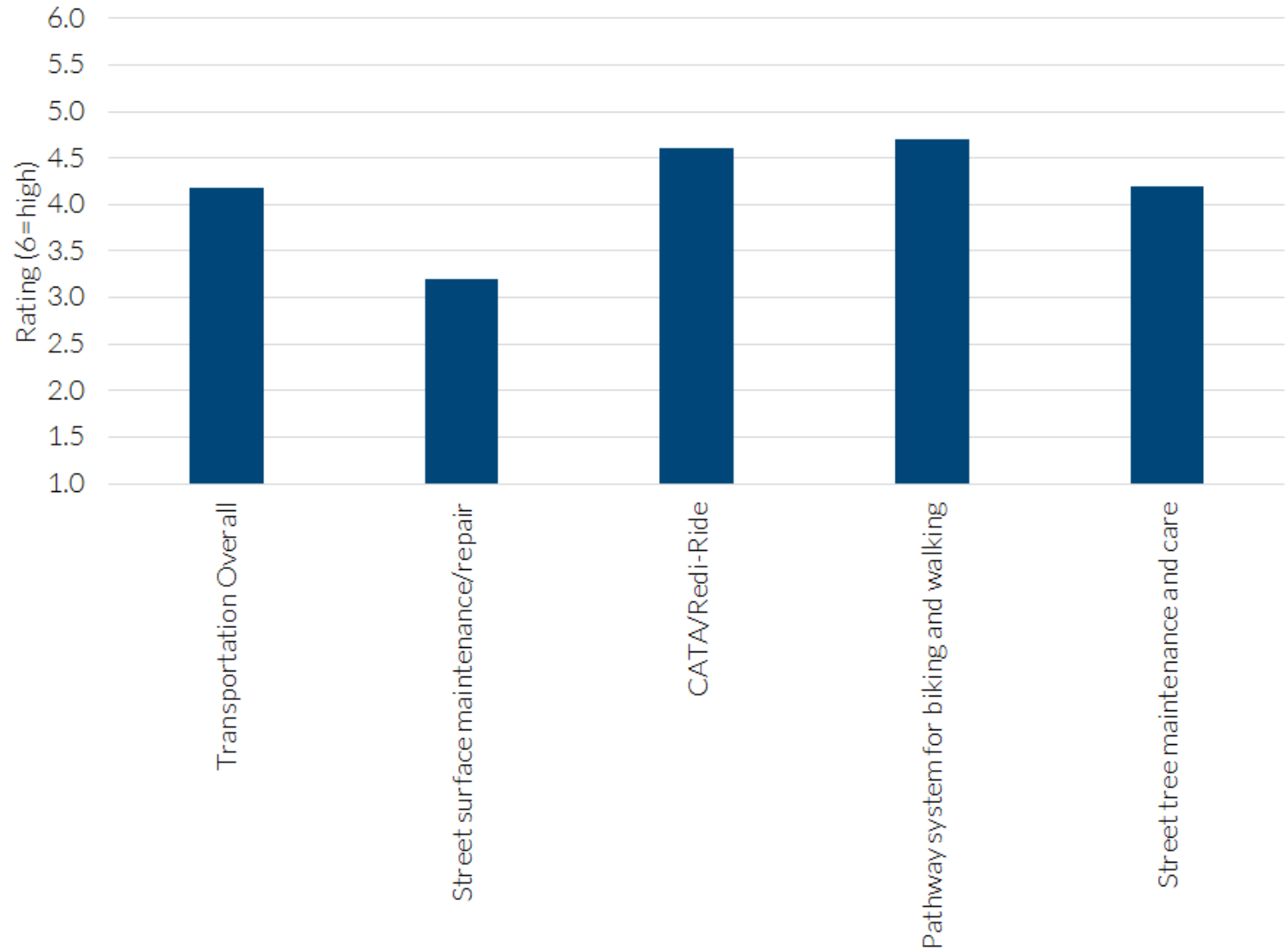


# Parks and Recreation Facilities and Programs





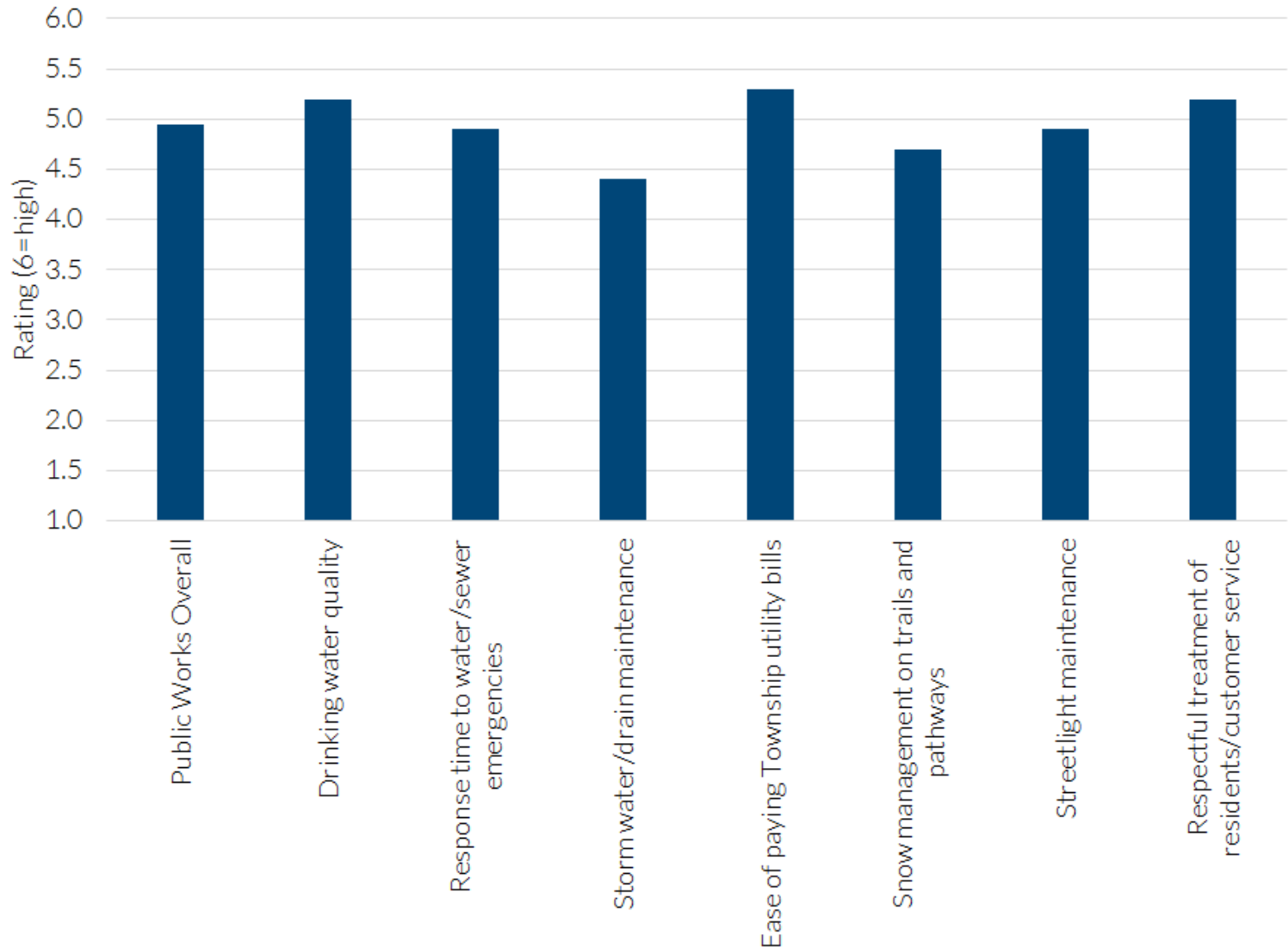
# Transportation Infrastructure



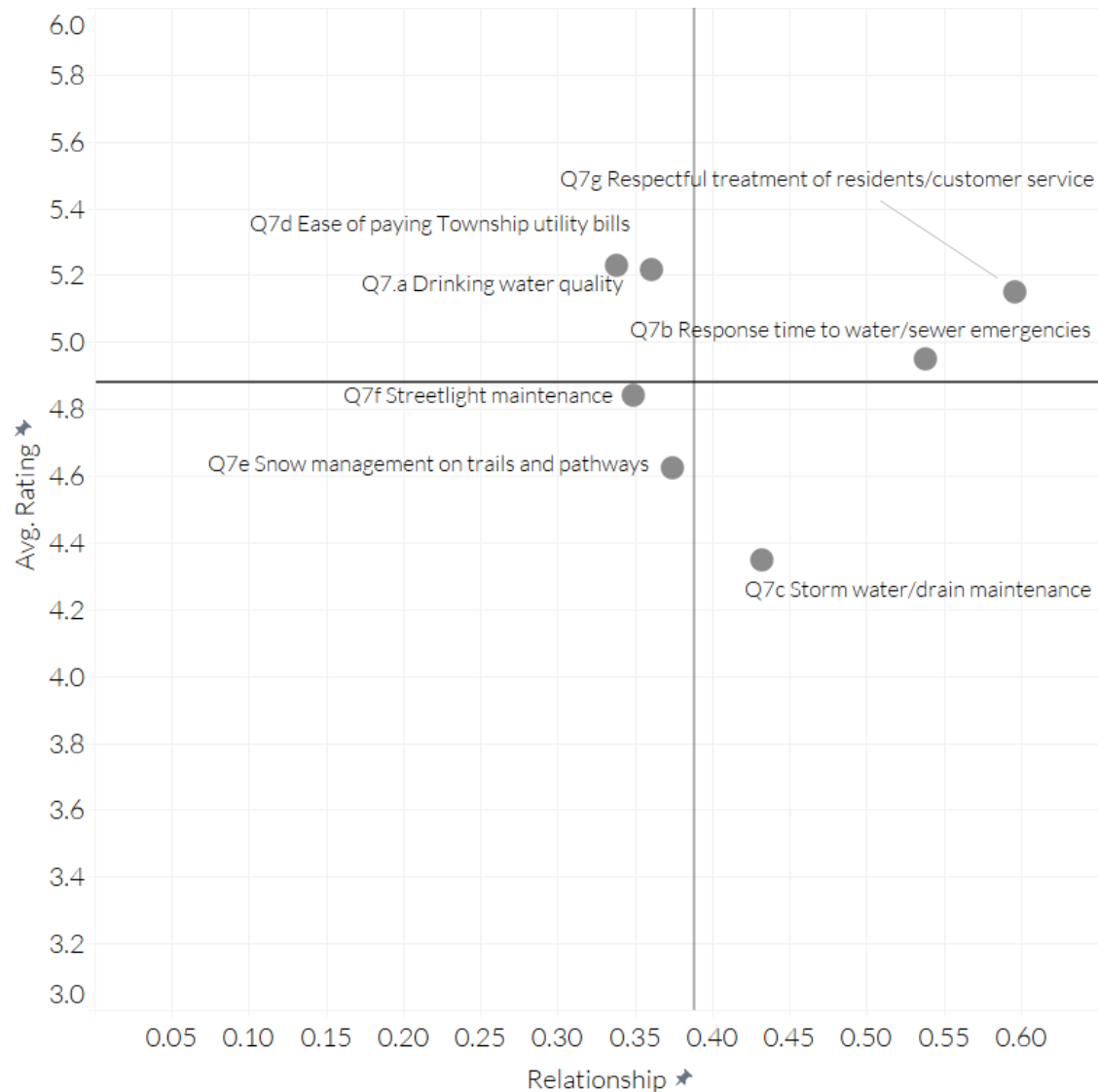
# Transportation Infrastructure



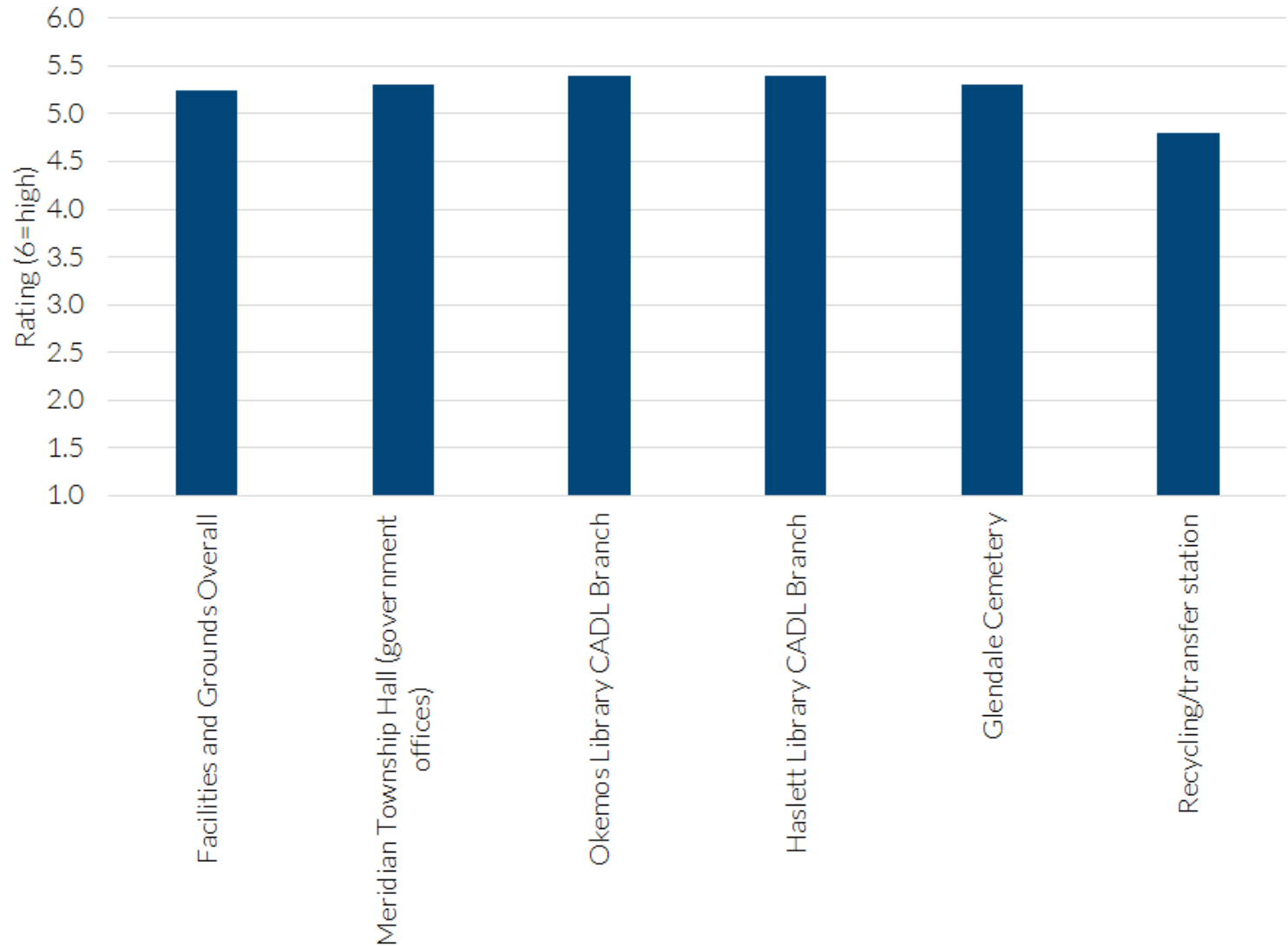
# Meridian Township Public Works Services



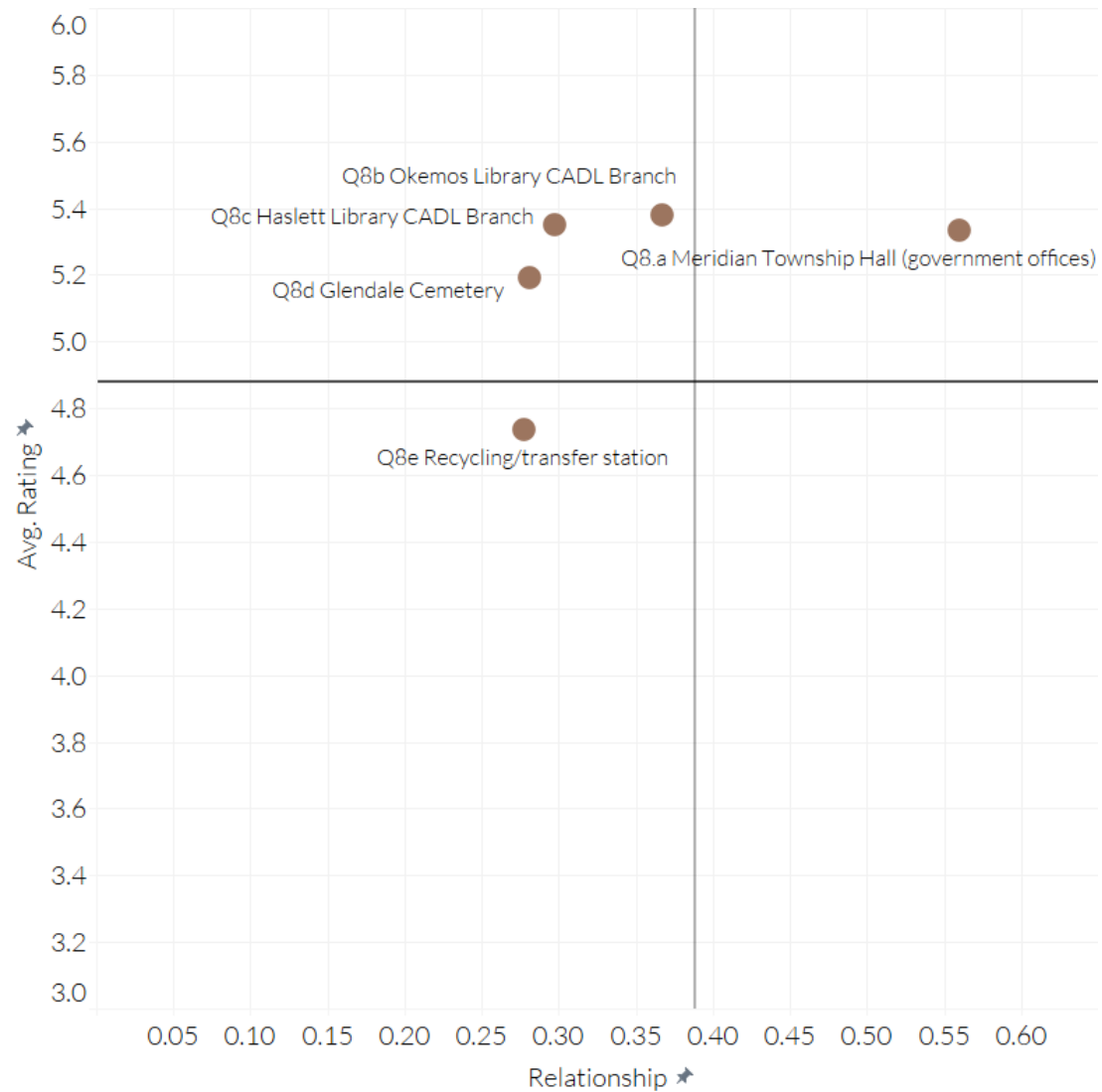
# Meridian Township Public Works Services



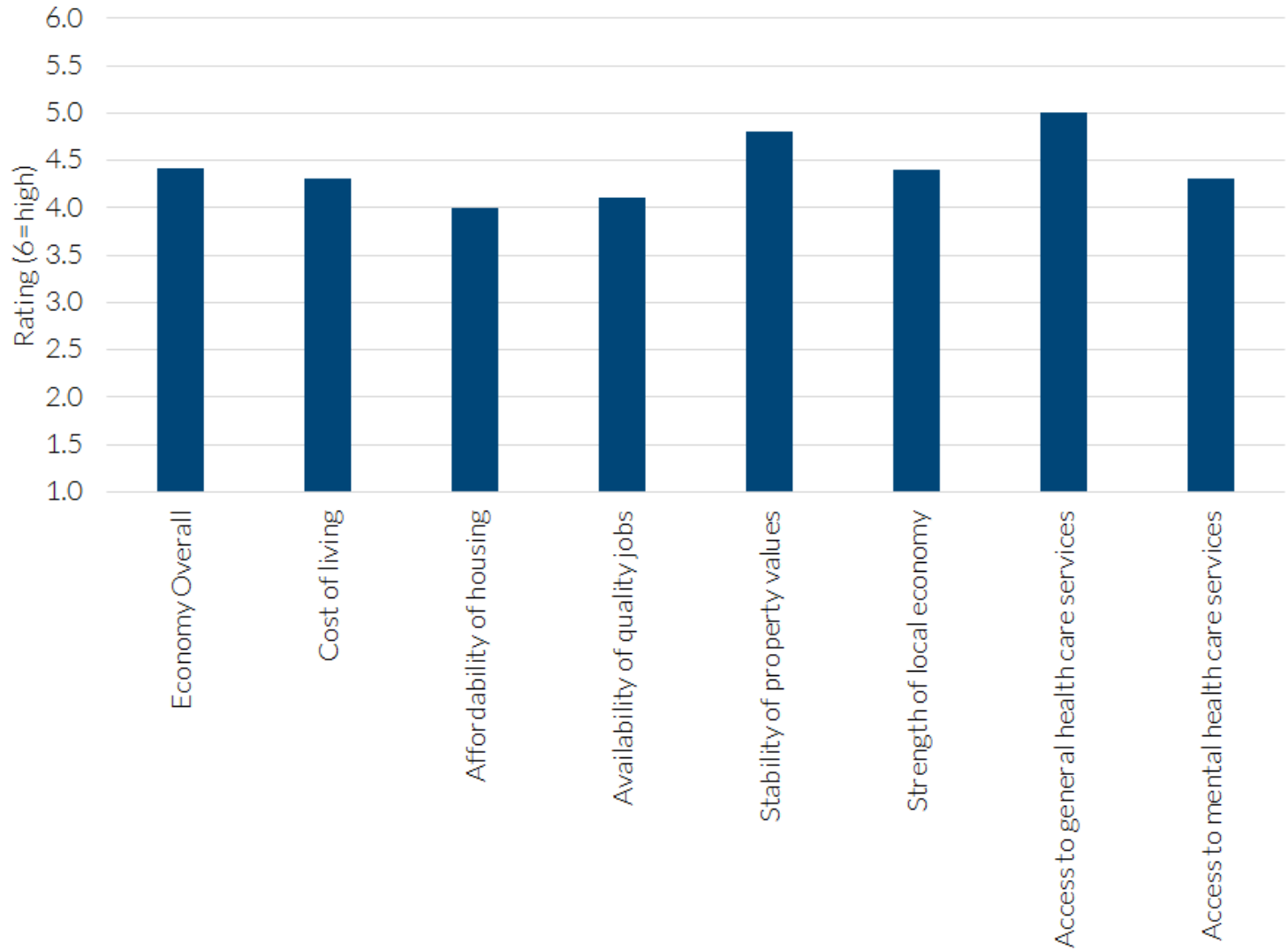
# Meridian Township Facilities and Grounds



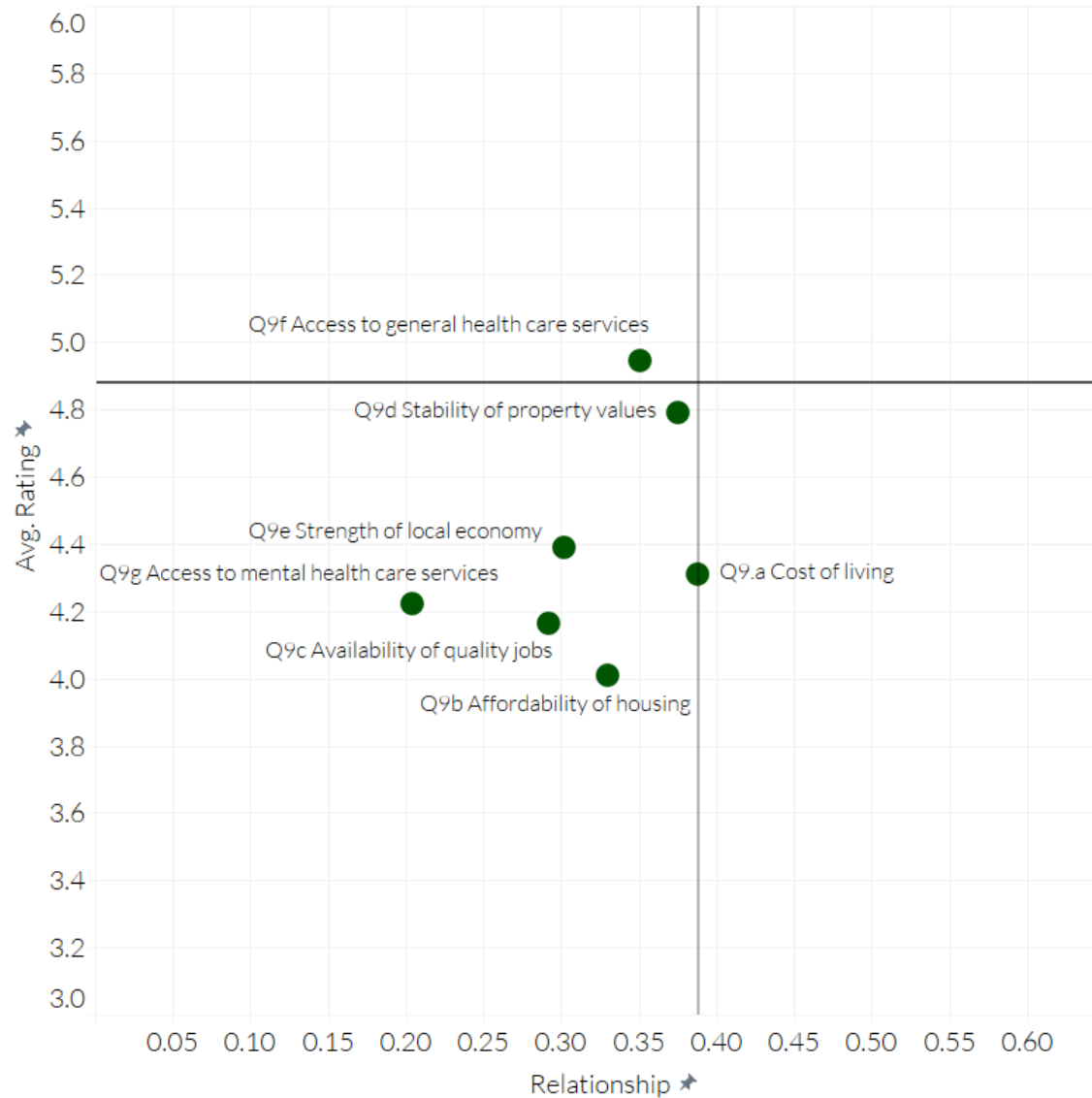
# Meridian Township Facilities and Grounds



# Economic Health

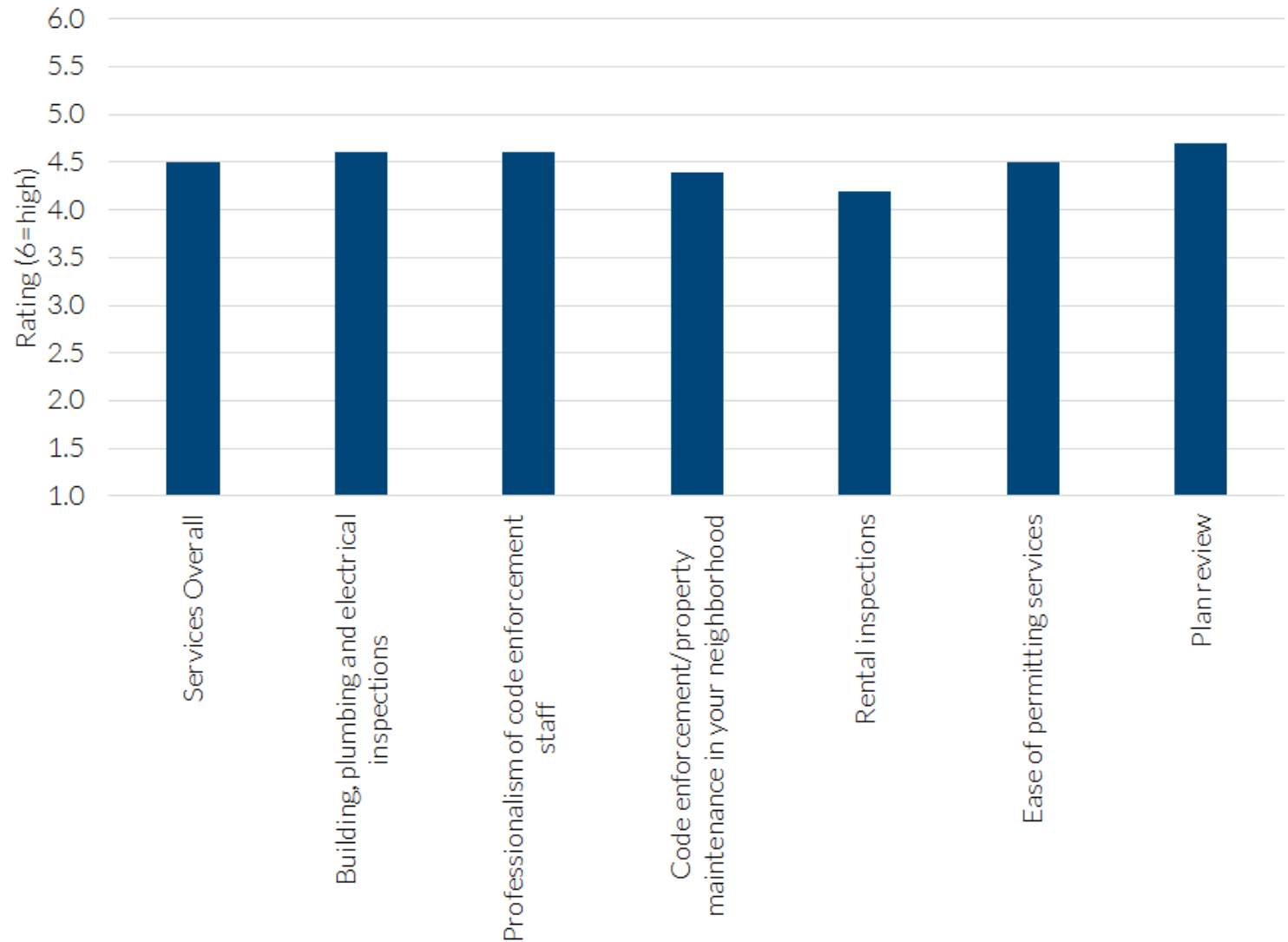


# Economic Health

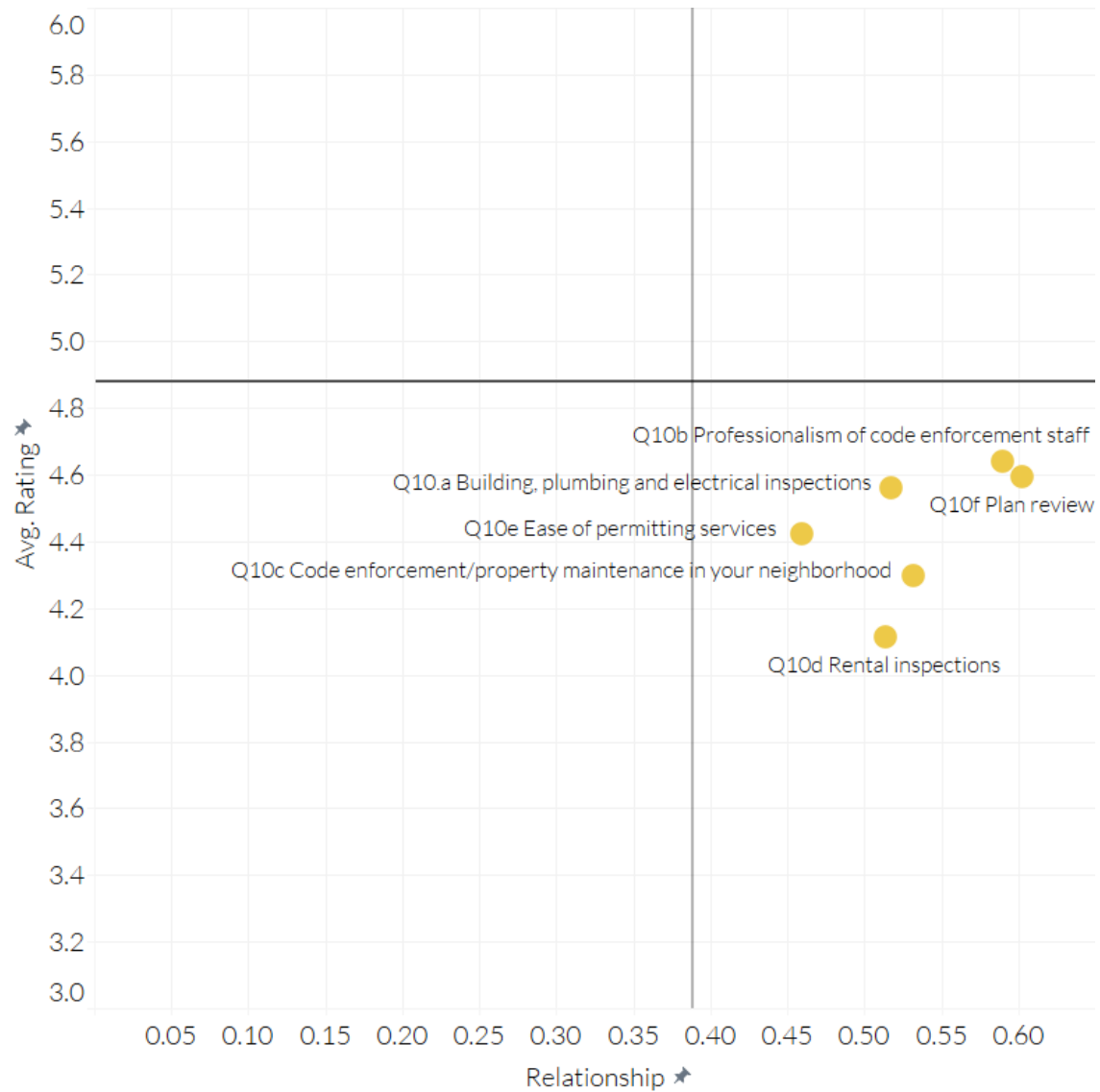




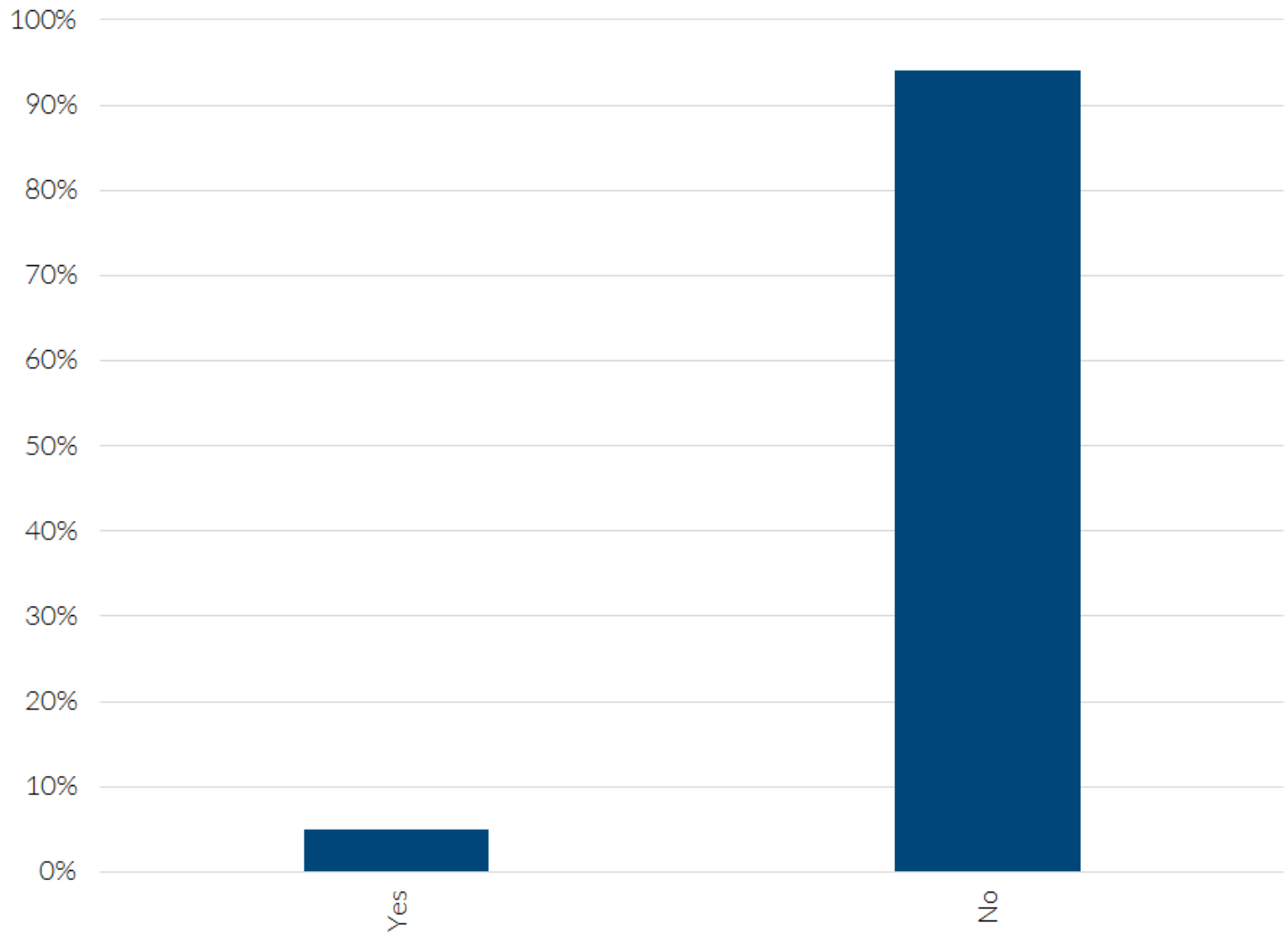
# Township Services



# Township Services



# Do you own or operate a business in Meridian Township?



## Word Cloud:

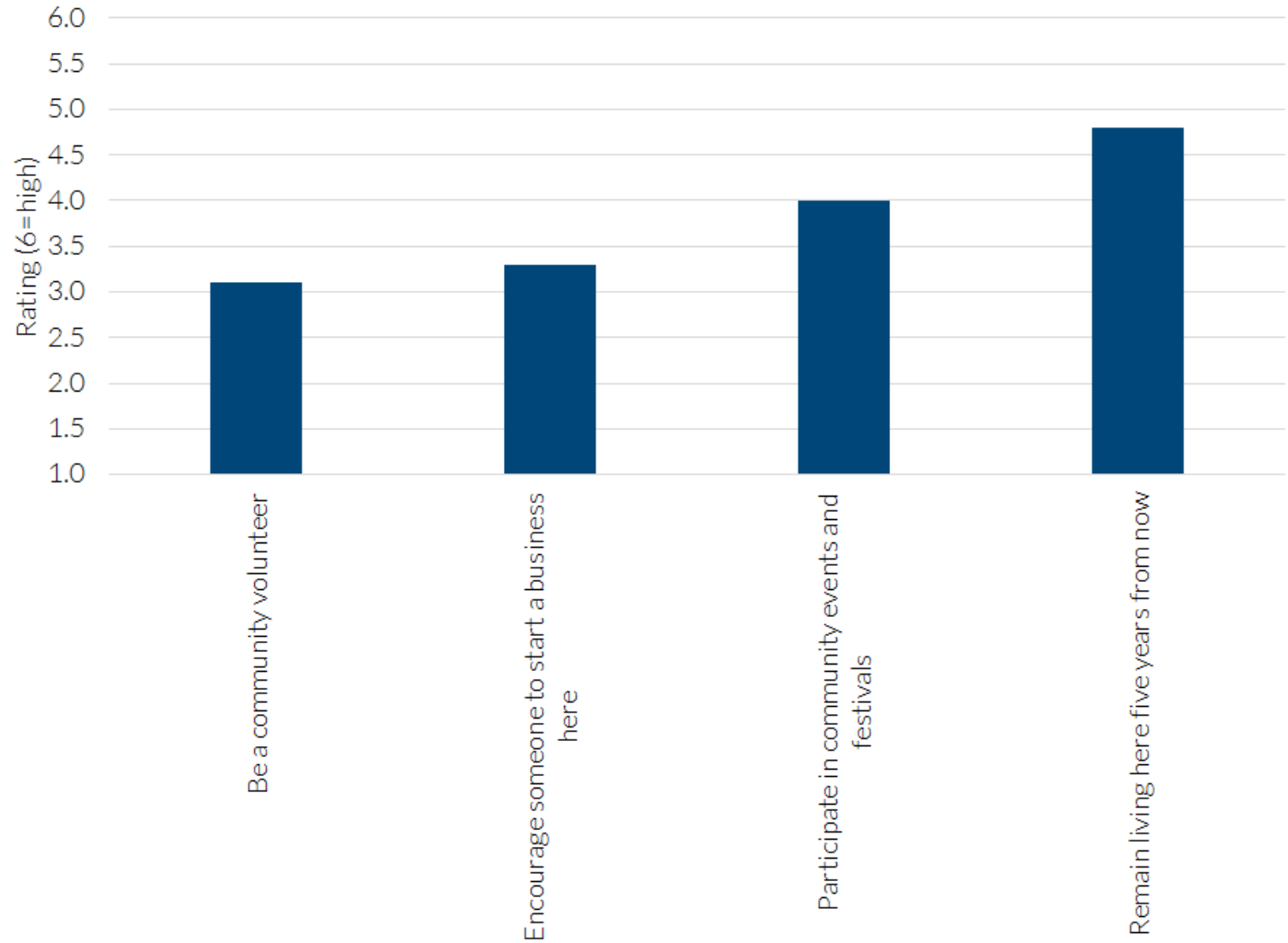
What would make Meridian Township a better place for small businesses?

Top Themes:

1. **Affordable** : Comments reflected a desire for lower rent and lower taxes for local business owners.
2. **Walkability**: Community is looking for safer walking paths. The downtown areas could be redeveloped to encourage more foot traffic.
3. **Incentives**: Local business owners are looking for tax incentives to expand new growth in downtown store fronts.



# Outcome



## Word Cloud:

What barriers keep you from participating more in the areas above or remaining here five years from now?

Top Themes:

1. **Age:** Many residents believe they are "Too Old" to participate.
2. **Time:** People in the community don't have the time due to "heavy workloads."
3. **Tax:** People in the community have reported that taxes are too high for them. They are moving out of state.



## Word Cloud:

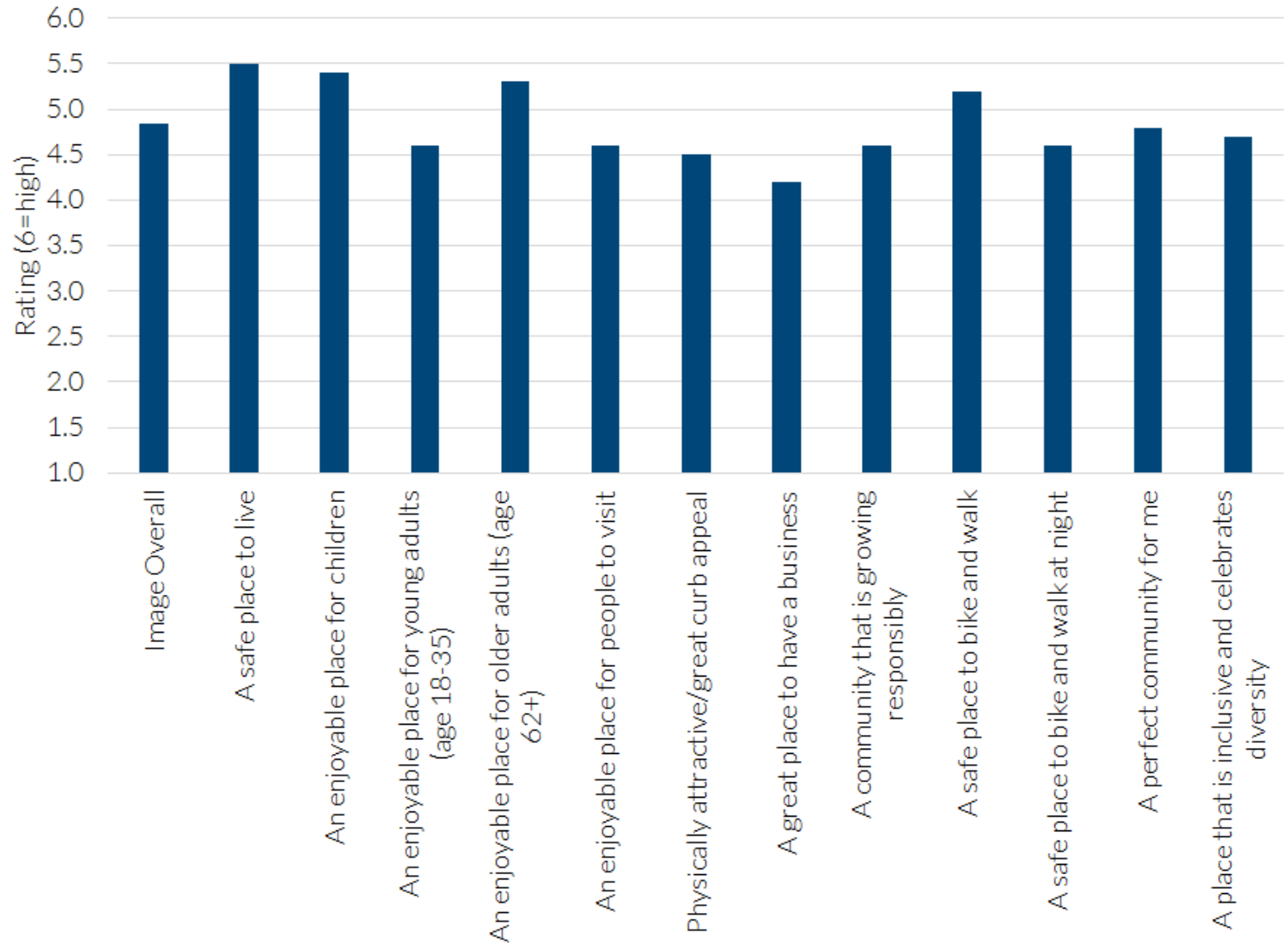
What types of cultural events would you like to see in our community?

Top Themes:

1. **Music:** The community would like to see more music festivals. They would also like to see more diversity.
2. **Art:** People would like more art festivals and to see murals and sculptures added to the downtown area.
3. **Food:** People are looking for more dining options such food trucks.

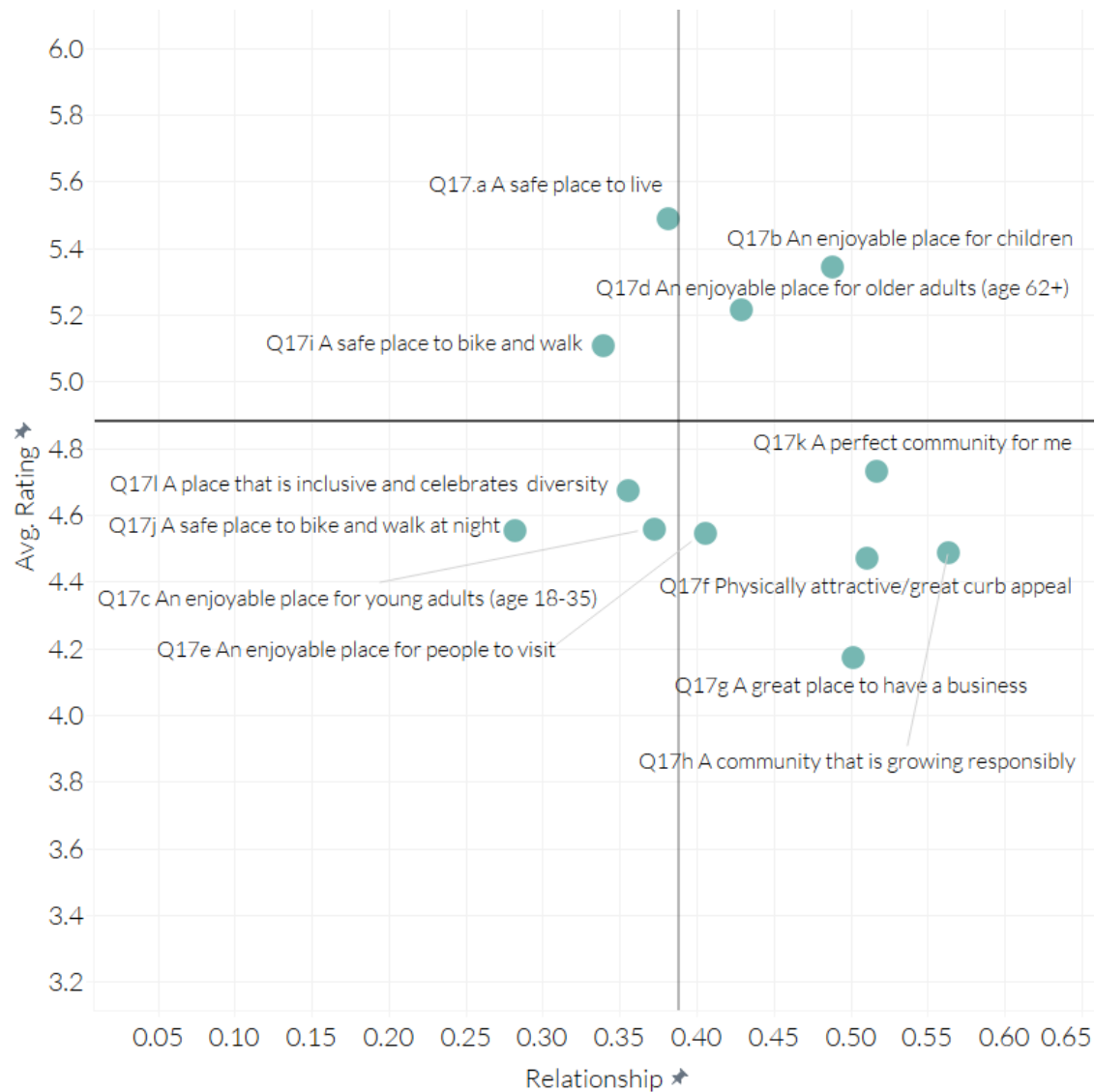


# Community Image





# Community Image



## Word Cloud:

# What do you like most about living in Meridian Township?

### Top Themes:

1. **Safe:** People feel the community is safe for everyone with low crime rates and an active police force.
2. **Parks:** The community is looking for safer walking paths and redevelopment of downtown areas to accommodate people with disabilities for better access to parks and green areas.
3. **School:** People enjoy living near Michigan State University, along with easy access to safe, affordable schools.



## Word Cloud:

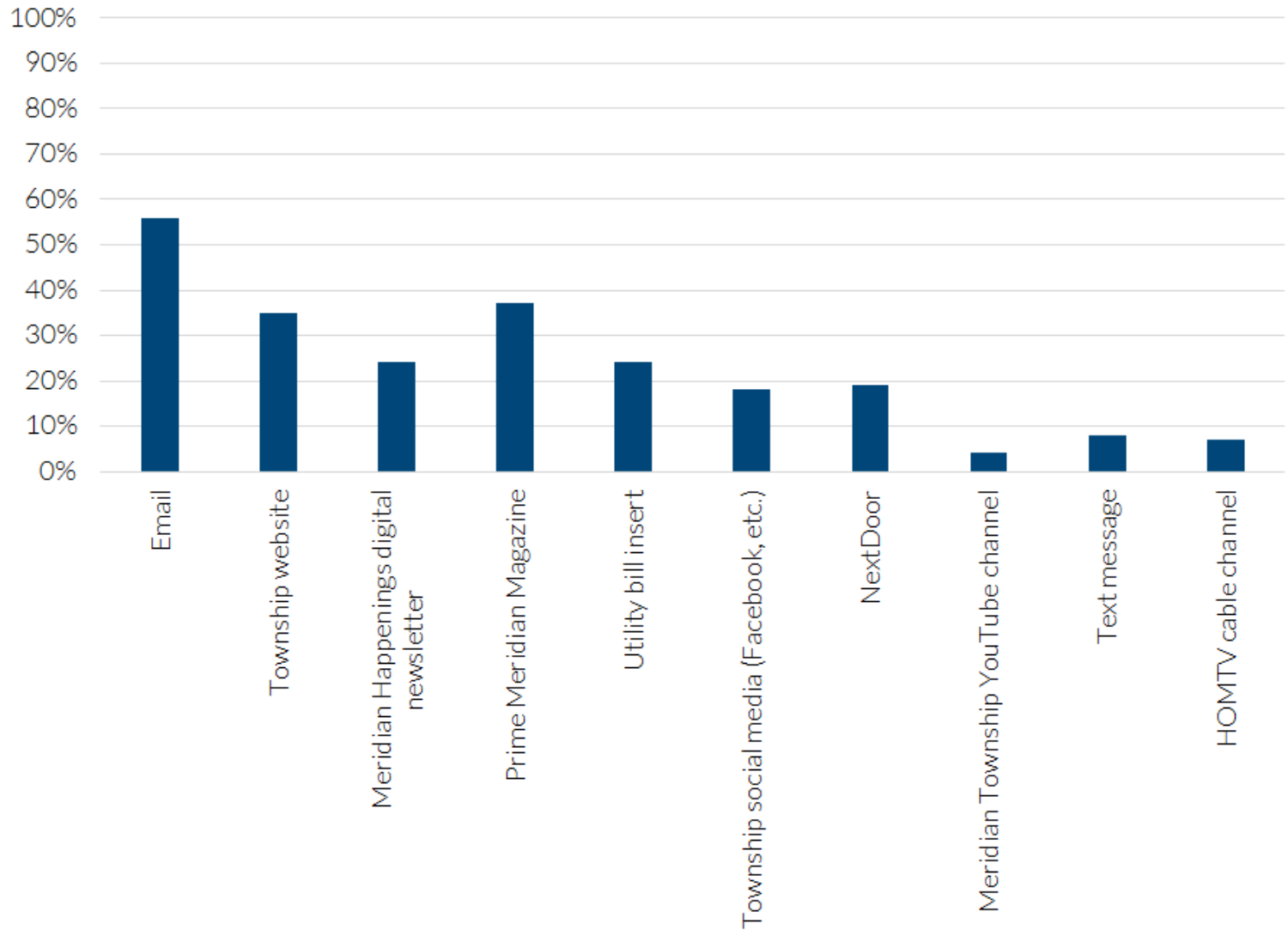
What are the top improvements the Township should prioritize?

Top Themes:

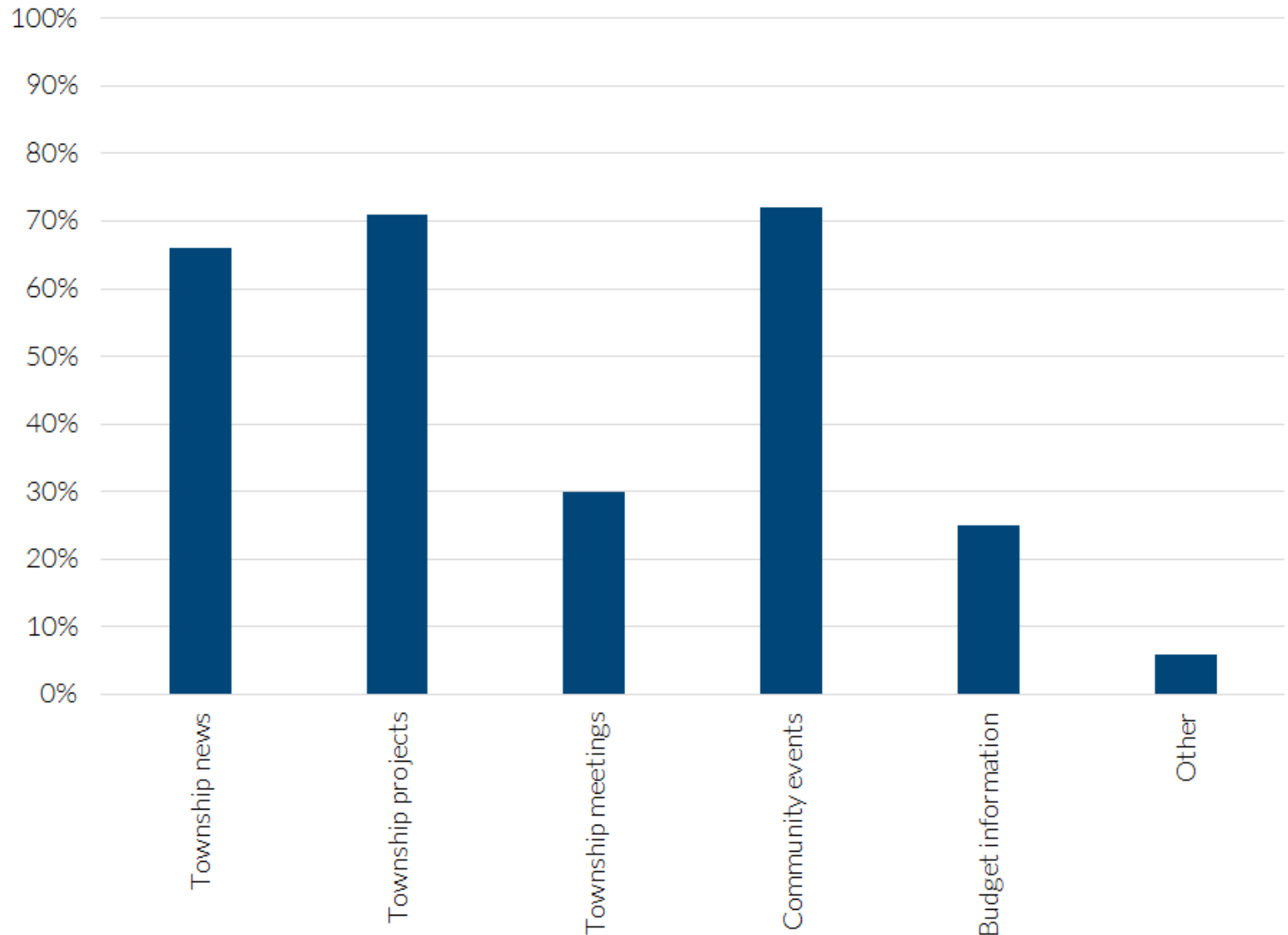
1. **Diversity:** People in the community feel that the downtown areas could use more diversity in how it markets to its residents. They would also like to see more diverse entertainment options.
2. **Roads:** The community would like to see improved road conditions. They would also like expanded bike lanes and traffic enforcement.
3. **Sidewalks:** People are looking for sidewalks on both sides of the street that are well marked and well lit.



# How do you prefer to receive information from the Township?



# What types of information would you prefer to receive?



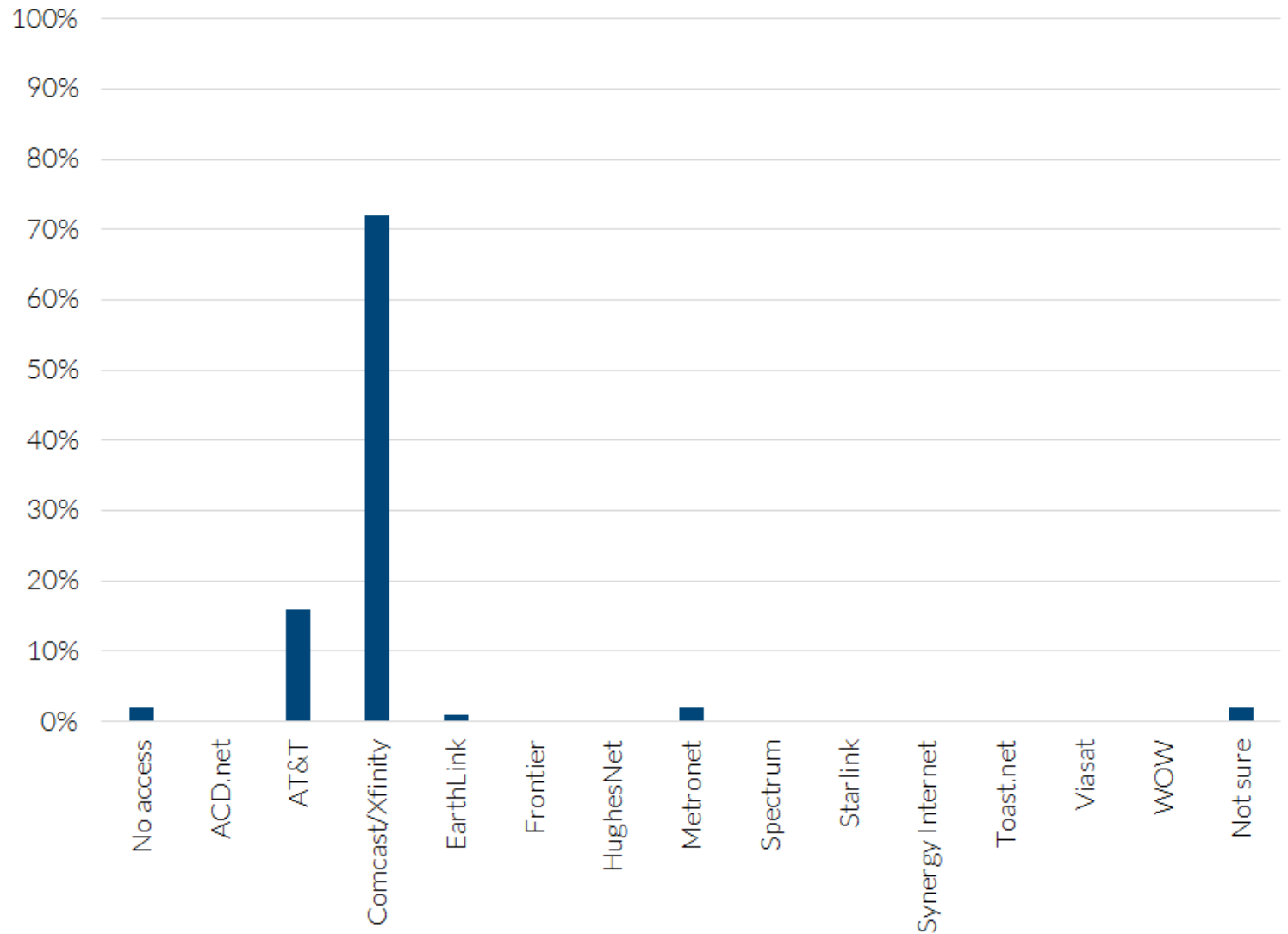


# Word Cloud:

Which languages are spoken in your home?



# What is your internet provider?

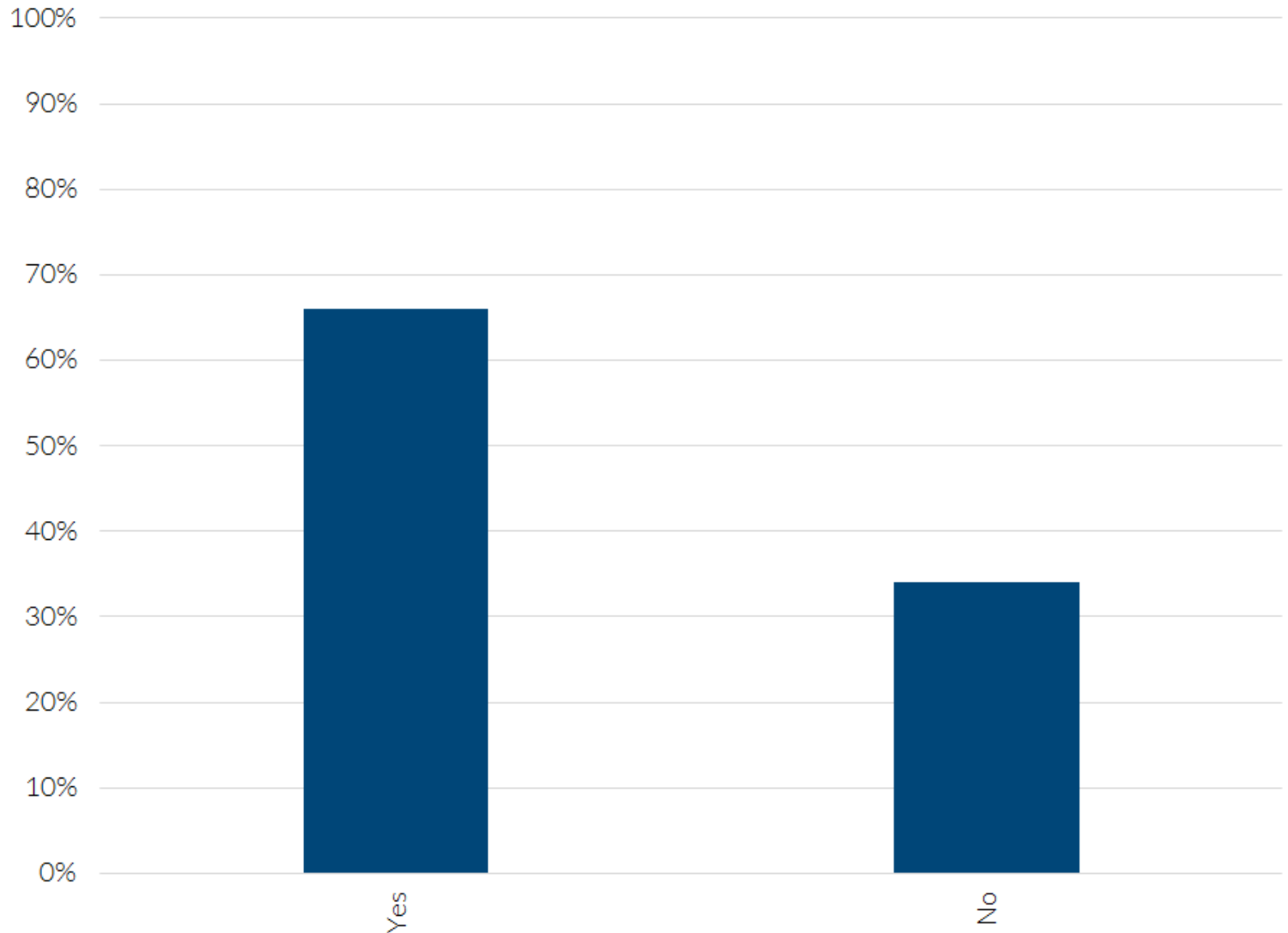




# Internet Fees

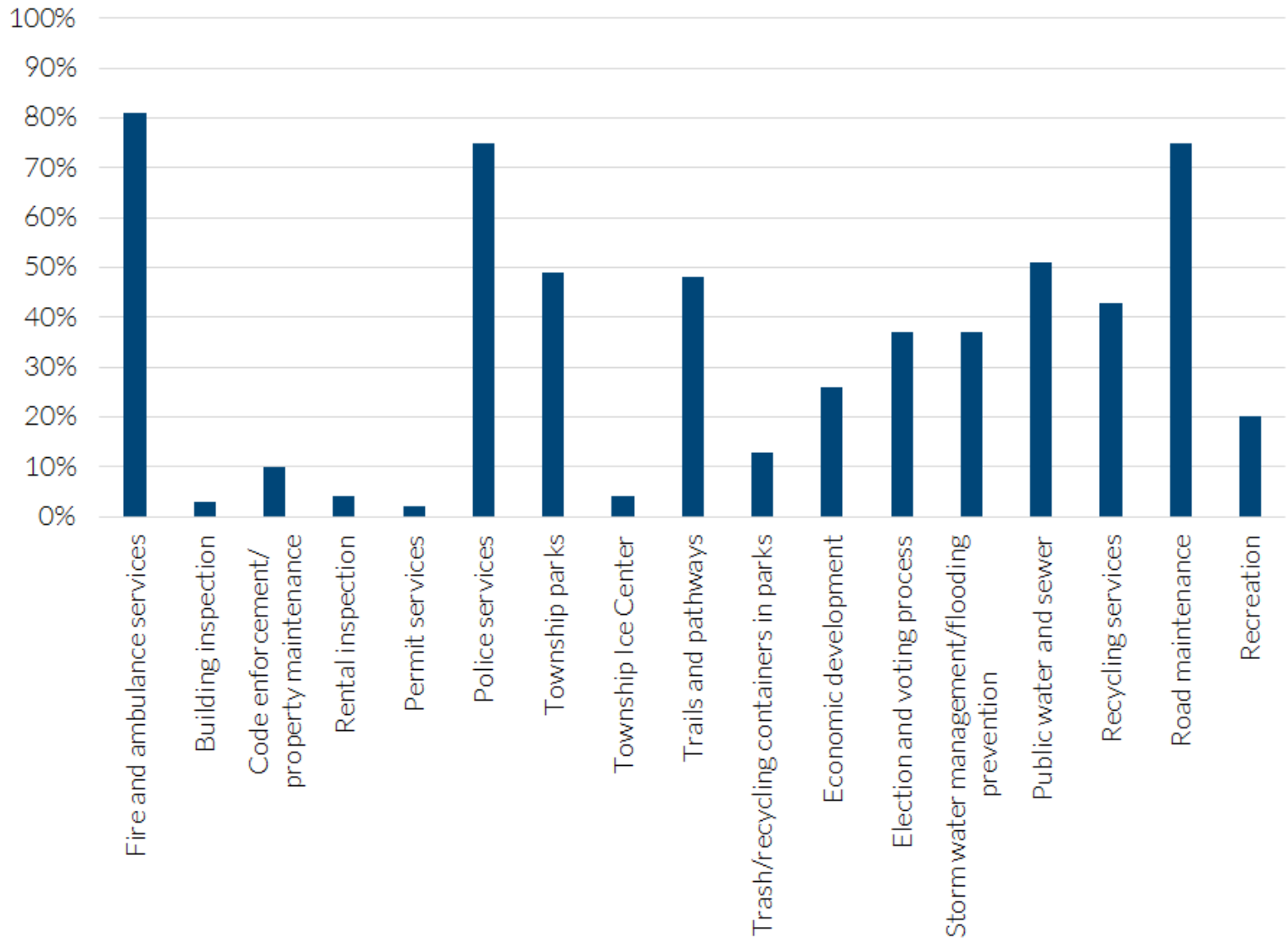
Internet Access Cost Modeling	Current Costs	Fair Cost	Maximum Cost
Average	\$110	\$55	\$76
Median	\$90	\$50	\$60

# Do you support a Township Broadband Millage?

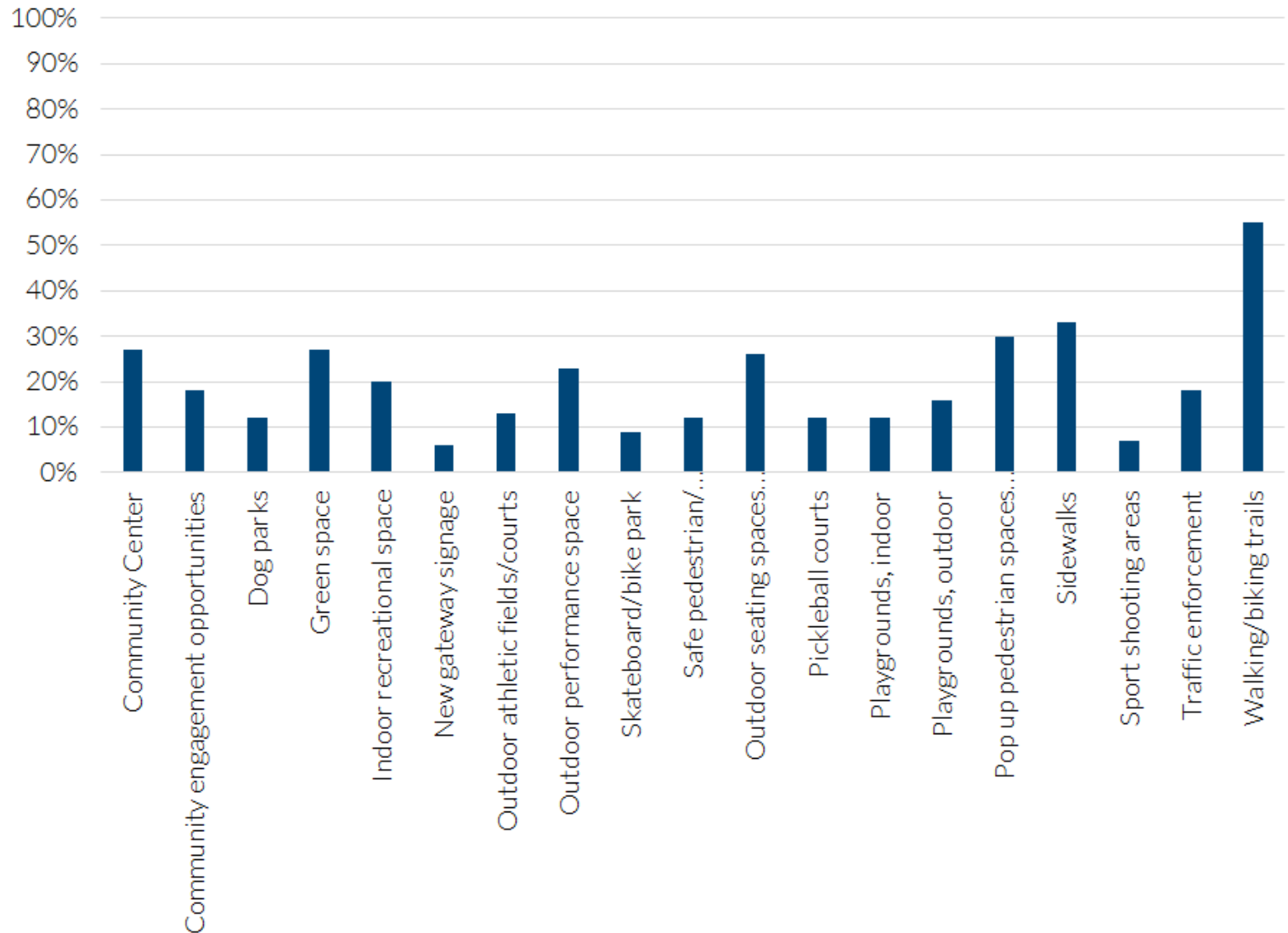




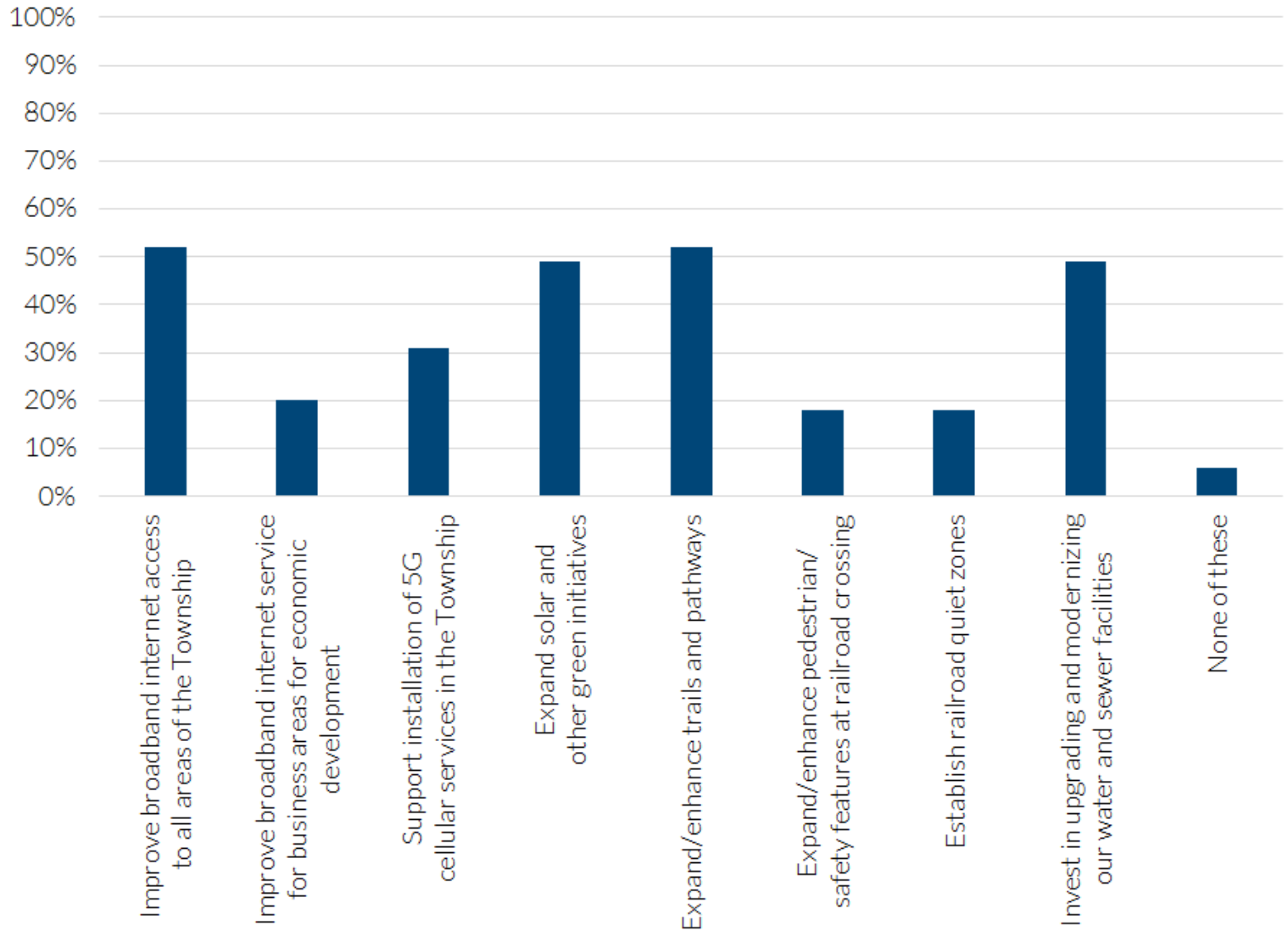
# Which six Township services are most important to your household?



# Which community amenities would you like to see added or improved?



# Which of the following improvement should the Township pursue?



## Word Cloud:

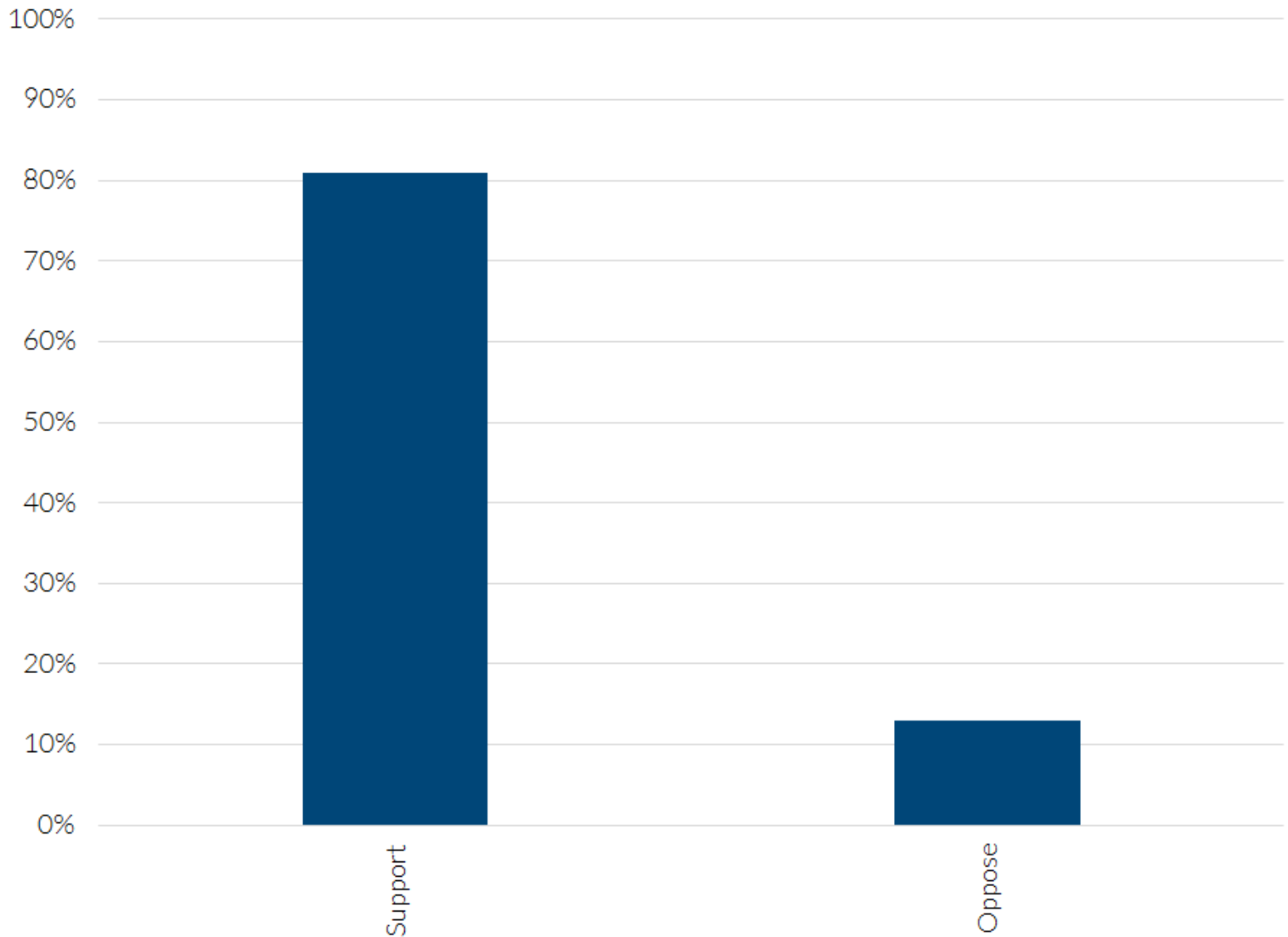
What other community amenities would you like to see considered for the future?

Top Themes:

1. **Bike:** People in the township would like to see more bike friendly areas downtown. They would also like biking trails.
2. **Park:** The community is looking for more green areas. The term "pocket park" was mentioned.
3. **Pool:** People are looking for more blue areas to relax and beat the heat. A community pool would be a valued improvement.



# Do You Support to continue the Deer Management Program?





# Questions



**To:** Planning Commission

**From:** Timothy R. Schmitt, *AICP*  
Community Planning and Development Director

**Date:** October 6, 2022

**Re:** Planning Commission Bylaws

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The Planning Commission has asked for Staff to bring forward the Planning Commission bylaws for discussion and potential amendment. A public hearing was held in accordance with the Township Ordinance on September 12, 2022.

Staff has updated the bylaws based on Staff's conversations with the Planning Commission and has attached a copy of the bylaws with the recommended changes.

The Planning Commission may approve the updated bylaws as written. This can be accomplished with a simple motion and roll call vote by the Planning Commission. Staff has provided the following sample motion for the Planning Commission's use in discussing this item.

**Motion to approve the 2022 amended Planning Commission bylaws.**

**Attachment**

1. Proposed Planning Commission Bylaws - Clean

**MERIDIAN TOWNSHIP PLANNING COMMISSION**  
**BYLAWS**  
*2022 UPDATE*

These bylaws of the Planning Commission of the Charter Township of Meridian, Ingham County, Michigan, are adopted in accordance with the Michigan Planning Enabling Act (Act 33 of 2008 as amended), which states, "a planning commission shall adopt bylaws for the transaction of business and shall keep a public record of its resolutions, transactions, findings and determinations."

**1. AUTHORIZATION**

The Planning Commission, hereinafter called the Commission, is established pursuant to the Michigan Planning Enabling Act (Act 33 of 2008 as amended), and the Meridian Charter Township Code of Ordinances, (Chapter 2, Article VI, Division 5).

**2. OFFICERS & COMMISSIONERS**

2.1 Selection. At the first regular meeting in January, the Commission shall select from its members a chair, vice-chair, and secretary.

2.2 Terms. Term of office shall commence from the date of selection for a period of one year, or until a successor has been selected. Officers shall be eligible for re-election, but shall not serve more than two successive full terms in an office.

2.3 Duties of Officers & Commissioners.

- a. The chair shall preside at all meetings, appoint committees and liaisons to other groups with concurrence from the Commission, authorize calls for special meetings and perform such other duties as may be specified by the Commission.
- b. The vice-chair shall act in the capacity of the chair in the chair's absence.
- c. In the event the office of the chair becomes vacant, the vice-chair shall succeed to this office for the unexpired term and the Commission shall select a successor to the office of vice-chair for the unexpired term.
- d. The secretary shall perform those duties as assigned by the Michigan Planning Enabling Act (Act 33 of 2008 as amended), and such other duties as may be assigned from time to time by the Commission.

- e. Members of the Commission who are absent from more than three (3) consecutive, regularly scheduled Commission meetings and work sessions or more than thirty (30) percent of the regularly scheduled Commission meetings and work sessions in a calendar year shall be subject to review and possible recommendation for removal to the Township Board. Exceptions may be made if absences are due to the conduct of other business as authorized by the Commission.
- f. Members shall comply with the definition of “conflict of interest” found in Section 2-287(d) of the Code of Ordinances. Members who have a conflict of interest shall not vote or participate in any consideration of that matter, such action to be recorded in the meeting record. Failure of a member to disclose a potential conflict constitutes malfeasance in office.

### 3. RESPONSIBILITIES AND AUTHORITY

The Commission shall assume the following responsibilities and authority pursuant to:

- A. The Michigan Planning Enabling Act (Act 33 of 2008 as amended)
  - 1. Prepare, adopt, or amend a master plan for the Township, including recommendations for development. Examples of activities to accomplish this responsibility include:
    - a. Preparation of planning reports and plans (prior to publication).
    - b. Preparation of preliminary plans and reports for the physical development of the Township, including: a land use plan and program and the general location, character, and extent of streets, roads, highways, bicycle paths, pedestrian ways, railroads, bridges, waterways and waterfront developments; flood retention works, drainage, sanitary sewers and water supply system; works for preventing pollution and works for maintaining water levels; and public utilities and structures.
    - c. Recommendations as to the general character, extent and layout for the redevelopment or rehabilitation of blighted areas.
    - d. Evaluate and prepare recommendations related to the administration and enforcement of the subdivision of land.
  - 2. Conduct studies and surveys related to Township planning and development.
  - 3. Review for character, location, and extent and recommend approval or disapproval of public improvements, prior to construction or authorization for construction of a street, square, park, playground, public way, ground, or other open space, or public building or other building.
  - 4. Promote public education and citizen participation in the Township master plan.

- B. The Land Division Act (Act 288 of 1967 as amended)
  - 1. Recommend approval, modification or disapproval of plats in accordance with Chapter 62 of the Meridian Township Code of Ordinances.
- C. The Michigan Zoning Enabling Act (Act 110 of 2006 as amended)
  - 1. Hear and decide special use permits.
  - 2. Formulate and recommend ordinances, including their amendments or revisions.
  - 3. Evaluate and prepare recommendations related to the administration and enforcement of the zoning ordinance.

#### 4. COMMITTEES

- 4.1 Purpose. The Commission may establish committees and/or designate liaisons to other Township bodies necessary to assist it in fulfilling its responsibilities and goals.
- 4.2 Appointment. Committee members or liaison members shall be appointed by the chair, with concurrence from the Commission.
- 4.3 Assignment of Duties. The Commission shall define the purpose, functions, tenure, selection of the chair, meeting and reporting requirements for its committees. A committee may be discharged from its responsibilities by the Commission.
- 4.4 Public Participation. Committees shall meet requirements for public participation and access to records as provided for in 5.11 and 5.12 of these bylaws.

#### 5. MEETINGS

- 5.1 Regular Meetings. The Commission shall hold no fewer than four regular meetings each year. In addition, work sessions may be scheduled for informal consideration of business, providing no official actions or decisions are taken at these sessions. All meetings and work sessions shall comply with the provisions of the Freedom of Information Act.
- 5.2 Special Meetings. Special meetings may be called by the chair. The chair shall call a special meeting at the written request of three or more members of the Commission. Commission members shall be notified at least 48 hours prior to the meeting. Notification may be by e-mail or telephone and shall include the purpose of the meeting. Public notice of special meetings shall be in accordance with the Open Meetings Act (Act 267 of 1976 as amended).
- 5.3 Meeting Schedule. A schedule of the Commission's regular meetings including date, time and place shall be established for each calendar year in accordance with the Open Meetings Act (Act 267 of 1976 as amended). Notice of such schedule,

shall be available to the public no later than ten days after the first meeting of the Commission in each calendar year. A change in the regular meeting schedule shall be posted within three days after the meeting at which the change is made.

- 5.4 Quorum. A majority of members shall constitute a quorum for the transaction of business at meetings unless otherwise specified in these bylaws. The chairperson may postpone or reschedule a meeting in the event a quorum will not be present upon proper notification in accordance with the Open Meetings Act (Act 267 of 1976 as amended).
- 5.5 Resolutions and Motions. All resolutions and motions of a substantive nature shall be made in writing. The name of the originator and seconder, the findings of fact, and the rationale for action shall be recorded in the minutes.
- 5.6 Voting. Voting shall be by voice except that a roll call vote will be taken and recorded for all decisions made by resolution, or when requested by a member of the Commission.
- 5.7 Decisions. Providing a quorum is present, a simple majority of those present and voting shall be required for Commission action. Exceptions shall include:
- a. Adoption of the Master Plan, or any part thereof, including extensions, additions, revisions or other amendments all of which shall require the affirmative vote of at least six members.
  - b. Any other action which by law, Township ordinance or parliamentary authority requires otherwise.
- 5.8 Agenda.
- a. An agenda shall be established for each meeting of the Commission by designated Township staff and the chair, and shall be made available to Commission members and the public in advance of the meeting. The chair shall determine the order of business, unless otherwise amended by the Commission.
  - b. Agenda items to be considered at a special meeting shall be limited to those included in the call to meeting, unless all members are present and vote otherwise.
  - c. A typical agenda may include:
    1. Call to order
    2. Public Remarks
    3. Approval of agenda
    4. Approval of Minutes
    5. Communications

6. Public Hearings
7. Unfinished Business
8. Other Business (as applicable)
9. Announcements
10. Public Remarks
11. Adjournment

5.9 Public Participation.

- a. All regular and special meetings, work sessions, and committee meetings shall be open to the public subject to the provisions of the Open Meetings Act (Act 267, 1976 as amended).
- b. Opportunity shall be provided for public comment at meetings in accordance with established Commission and Township policies and procedures, which include:
  1. The number of persons admitted to a meeting room will be in keeping with public safety requirements and availability of space. Efforts will be made to provide adequate room to accommodate those in attendance.
  2. Established protocols for public participation will be announced at the beginning of the meeting.
  3. Opportunity to speak will be granted either under Public Remarks, or during a public hearing, as most appropriate.
  4. Members of the public wishing to speak must first fill out and hand in a request form.
  5. Members of the public will identify themselves by name and address prior to presenting their comments.
  6. A member of the public will be provided no less than three minutes to speak. Reasonable time limits may be imposed to insure everyone desiring to speak has an opportunity to speak.
  7. All written communications will become part of the Commission record.
  8. The chair may invite members of the public to participate in informal discussion on all or selected agenda items during Commission work sessions.
- c. The chair may call to order any person who disrupts the orderly conduct of

a meeting and prohibit such person from further participation or attendance at such meeting.

5.10 Records. Designated Township staff shall be responsible for minutes and other official records of all Commission meetings and actions, including supporting documentation. Notice of meetings, minutes and records shall be available to the public in accordance with the Freedom of Information Act (Act 442 of 1976 as amended).

5.11 Reporting Requirements. The Commission shall provide for timely transmission of such reports or recommendations as are required by State law, Township ordinance or Board policy. Examples of reporting requirements include:

a. Planning.

1. The secretary of the Commission shall prepare and distribute a notice the Commission intends to prepare a Master Plan and requesting cooperation and comment to:

- a. Each municipality contiguous to Meridian Township.
- b. Tri-County Regional Planning Commission
- c. Ingham County Board of Commissioners.
- d. Each public utility company and railroad company owning or operating a public utility or railroad within Meridian Township that registers its name and mailing address for this purpose with the Commission.
- e. Any government agency that registers its name and mailing address for this purpose with the Commission.
- f. Ingham County Road Department and Michigan Department of Transportation.

2. The secretary of the Commission shall distribute the completed Master Plan draft after receiving Township Board authorization to the following:

- a. Each municipality contiguous to Meridian Township.
- b. Tri-County Regional Planning Commission.
- c. Ingham County Board of Commissioners including a statement signed by the secretary of the Commission that each municipality contiguous to Meridian Township and the Tri-County Regional Planning Commission were notified of the intent to prepare a Master Plan.
- d. Each public utility company and railroad company owning



or operating a public utility or railroad within Meridian Township which has registered its name and address; and reimburses Meridian Township for copying and mailing costs.

- e. Any government agency which has registered its name and mailing address with the secretary of the Commission and reimburses Meridian Township for copying and mailing costs.
- f. Ingham County Road Department and Michigan Department of Transportation.

3. The secretary of the Commission shall distribute a copy of the adopted Master Plan to each entity which received a copy of the draft Master Plan.

b. Zoning. Following the hearing on a proposed Zoning Ordinance, or its amendment, the Commission shall submit any comments received at the hearing and its proposed zoning ordinance including any maps and recommendations to the Township Board for final action thereon, as specified in the Michigan Zoning Enabling Act (Act 110 of 2006 as amended) and Chapter 86 of the Township Code of Ordinances.

c. Annual Report. The Commission shall make an annual written report concerning its operations and the status of planning activities, including recommendations regarding actions by the Township Board related to planning and development; and on the administration and enforcement of the zoning ordinance and recommendations for amendments or supplements to the ordinance. The secretary of the Commission shall transmit the report to the Township Board.

5.12 Limit on Introduction of Agenda Items. Agenda items shall not be introduced for discussion or a Public hearing opened after 10:00 p.m. The chair may approve exceptions when this bylaw would cause substantial backlog in Commission business.

## 6. PUBLIC HEARINGS

### 6.1 Purpose.

- a. Public hearings shall be held:
  - 1. Prior to the adoption of any part of the master plan or any extension, addition, revision or other amendment thereof.
  - 2. Prior to making a recommendation to the Township Board of any amendment to the Township Zoning Ordinances or of other zoning requests.
  - 3. For consideration of special use permits.

4. For other matters as required by statute or Township Zoning Ordinance.
- b. Public hearings may also be held for informational purposes. Reasons for holding informational hearings include but not limited to:
  1. To seek citizen input on any appropriate subject.
  2. To educate the public on selected issues or proposed actions related to planning and development and enhance public understanding or acceptance.

6.2 Notice.

- a. Notice of public hearings, including time, place, and purpose shall be made in conformance with applicable statutes and ordinances. Examples of noticing requirements include:
  1. Planning. The Michigan Planning Enabling Act (Act 33 of 2008 as amended) for adoption and amendment of a master plan.
  2. Zoning. The Michigan Zoning Enabling Act (Act 110 of 2006 as amended) and Meridian Township Code of Ordinances, Chapter 86, for zoning map amendments, zoning ordinance amendments, special use permits, planned unit developments, and planned residential developments.
  3. Plats. The Land Division Act (Act 288 of 1967 as amended) and Meridian Township Code of Ordinances, Chapter 62, for tentative preliminary, final preliminary, and final plats.
- b. Other procedures as adopted by the Planning Commission or Township Board.

6.3 Format. Public hearings shall be part of regular Commission meetings and shall be conducted according to established written procedures. An example of a typical public hearing format is:

- a. Introduction by the chair (Open public hearing, announcement of procedures, time limits, and protocols for participation by the public, applicants, and their designated representatives).
- b. Summary of subject matter.
- c. Presentation by the petitioner (applicant) or designated representative(s).
- d. Public comments.
- e. Discussion and questioning by Commission members.

- f. Close public hearing.

6.4 Decisions.

- a. A decision on a special use permit, zoning request or ordinance will not be made on the date of the public hearing considering such item.
- b. Written notice of a Commission decision will be sent to the parties directly concerned with the purpose of the hearing, including petitioners or originators of the request for the hearing.

**8. PARLIAMENTARY AUTHORITY**

Robert's Rules of Order Newly Revised, shall generally govern all questions of procedure not otherwise provided for in these bylaws or by state or federal law, or Township ordinance or policy; EXCEPT, the Planning Commission shall not reconsider a decision without prior authorization from the Township Board.

**9. AMENDMENT AND SUSPENSION OF BYLAWS**

- 9.1 Amendment. Bylaws not required by state or federal law or Township ordinance may be amended by a two-thirds vote of the Commission, provided fifteen days notice and an opportunity for comment is given to the public.
- 9.2 Suspension. A bylaw may be suspended by a two-thirds vote of Commission members present and voting at a meeting, provided said action is in accordance with established state or federal law, Township ordinance and parliamentary authority.



**To: Members of the Planning Commission**

**From: Timothy R. Schmitt, AICP  
Community Planning and Development Director**

**Date: October 6, 2022**

**Re: Recreational Marijuana Ordinance Development**

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At the October 4, 2022 Township Board meeting, the Board voted to refer the zoning portion of potential recreational marijuana licensing and approval to the Planning Commission for input, public hearing, and a recommendation. A licensing scheme, separate from the zoning ordinance, will be developed in concert with the Township Attorney's office, for review and approval by the Township Board.

The existing zoning ordinance for medical marijuana is relatively straightforward. An overlay district was created, establishing seven areas in the community where various medical marijuana related businesses could be located. These areas are in a mix of commercial, office, and industrial zones, are geographically distributed throughout the community, have a 500-foot setback from any religious institution, library, preschool, or childcare center, and have a 1,000-foot setback from any school. A Special Use Permit is required for any such use, which requires Township Board approval.

Staff believes utilizing this existing ordinance 'structure' for a recreational marijuana ordinance makes the most sense for the community, as we do not believe there are any other areas there is a demand to expand marijuana businesses into and we do not believe another overlay district is warranted. Staff will provide a draft ordinance for the Planning Commission at a future meeting; however, we need the Planning Commission's input on the two main questions involving the zoning ordinance:

1. The location where the Township would consider issuing the licenses. There are currently seven overlay areas that allow medical marijuana facilities, including both commercial, industrial, and research park zoned properties. The Township Board members indicated they would support removing the Towner Road and Dawn Avenue overlays from the discussion going forward. Additionally, they believed we may be able to shrink some of the other overlays, specifically the West Grand River Avenue one.
2. The types of licenses the Township would consider. The types of licenses are different between medical marijuana and recreational marijuana, although there is some overlap. There has been zero interest in anything other than dispensaries under the medical marijuana ordinance. Additionally, under the recreational ordinance, 'microbusinesses' are permitted, which are small scale grow/processing operations, combined with a dispensary, similar to a microbrewery.

Staff has heard several comments since the vote on banning recreational marijuana regarding the status of medical marijuana in the community. Until a recreational ordinance framework is in place, we do not know how the two license types will interact, if at all. Staff would reiterate that these are two separate licensing schemes and at this time, we would not recommend taking any action on

## Recreational Marijuana Introduction

### Page 2

medical marijuana licensing. During the discussion for recreational marijuana, we can discuss how to integrate the two ordinances, how to limit any concerns about overall effect of the two types of licenses, whether or not medical should be repealed or modified, and any other considerations that need to be taken into account.

Staff did review the results of the August election to determine if there were any patterns that could guide our discussions going forward for recreational marijuana. As with any election as close as this vote was, there were no major trends to be gleaned from the data. Precincts in both the northern and southern half of the Township voted both for and against the proposal. The highest concentration of votes to ban were in the southeastern part of the Township, while the high concentrations not to ban were split between the northwest and northeast parts of the Township. Overall, Staff does not believe that utilizing the most recent election data as a direction for land use decision making is an effective tool in this case, given the confusing nature of the ballot question and the fact that it was decided by a razor thin margin. Data from State proposal 08-1 shows recreational marijuana was approved in 2008 through the Township with 63% of the vote. No precinct in 2008 voted against the measure.

We look forward to discussing this further with the Planning Commission and incorporating that input into the Zoning Ordinance where we can.



## *Enforcement Totals By Category*

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**Total Records: 90**