

Hopkins Township Planning Commission  
Meeting Minutes 4/23/2019

Planning Commission Members: Chair Mark Forbes; Tadd Heft; Ken Rutgers; Jason Veenstra; Chuck Wamhoff; Steve Wamhoff; Fred Morley

Members Present: Mark Forbes; Tadd Heft; Ken Rutgers; Jason Veenstra; Chuck Wamhoff; Fred Morley

Meeting Called to Order at: 7:36 PM Meeting Adjourned at: 8:40 PM  
Location: Hopkins Township Hall

+ Commission attendance noted above.  
+ Lori Castello, Zoning Administrator present.

- **Presentation of Agenda:** See attached. Discussion of the agenda. The agenda included Four Public Hearings. The four Public Hearings were Public Noticed in the newspaper, but were not Noticed on the Township web site and they should have been. Therefore, we could not take up the four Public Hearings at this meeting. Items 4 through 7 on the proposed agenda were tabled and will be taken up at the Commission meeting 5/28/2019.

**MOTION: A motion was made and supported to approve the adjusted agenda. This motion was approved.**

- **3/26/2019 Meeting Minutes:** These minutes were briefly reviewed.

**MOTION: A motion was made and supported to approve the minutes of the 3/26/2019 meeting. This motion was approved.**

- **New Business:**
  - **Election of Planning Commission Officers:**
  - Mark Forbes stated that he would accept the Commission Chair position. Mark indicated that he was busy at work and there would be times that the co-chair would have to preside.

**MOTION: A motion was made and supported to nominate Tadd Heft as Co-chair. This motion was approved. Tadd is our Co-chair.**

**MOTION: A motion was made and supported to nominate Jason Veenstra as Commission Secretary. This motion was approved. Jason is our Secretary.**

Fred Morley volunteered to do the minutes for this meeting.

- **Wind Energy Ordinance:** Zoning Administrator Castello handed out the “*Wind Energy System Ordinance*” that was drafted in 2009, along with the “*Met Tower*”

**Ordinance**". Technology in Wind Energy has changed. We need to revisit provisions in these draft ordinances including set-back distances. Our future meeting agendas need to include Wind Energy so that we move forward on completing ordinances to cover Wind Energy. We need to make ourselves familiar with what is in these ordinances so that we can make improvements and finalize regulation of **"Wind Energy Systems"**.

- **Solar Energy:** We need to get ahead of **"Solar Energy"** regulation before we are faced with proposals to install provisions to generate energy from this energy source. Generally, solar is an accessory use. Much of solar is in agricultural areas. Solar generation should not be installed on vacant land. We should be thinking about how we will regulate **"Solar Energy"**.
- **Private Roads:** There are some questions about a **"Private Road Ordinance"** passed by the Township Board. A copy is included in the handout. We need to take another look at this Ordinance.
- **Future Meeting Agenda:** The thought is that our priorities should first be looking at **"Wind Energy Systems"**. Secondly at **"Solar Energy"** and **"Private Roads"**.
- **Attorney Discussion:** Zoning Administrator Castello met with our township attorney. Discussion was on Ag District lot size, capping lot size, Special Use Permits (SUP) and/or combination of capping lot size and SUP. There is some concern that we, Hopkins Township could be open to litigation. We need more discussion to clarify this. This concern should apply to R-1 District also.

**MOTION: At 8:40 PM a motion to adjourn was made and supported. This motion was approved.**

Submitted by:

Fred Morley, Acting Secretary  
Hopkins Township Planning Commission