



**ACME TOWNSHIP
FARMLAND & OPEN SPACE PRESERVATION
CITIZENS ADVISORY COMMITTEE
Tuesday, March 2, 2010, 2:30 p.m.
Acme Township Hall
6042 Acme Road, Williamsburg MI 49690**

Meeting called to Order at 2:45 p.m.

Members present: B. Carstens, G. LaPointe
Members excused: B. Garvey (Chair)
Staff present: S. Vreeland, Township Manager
J. Hull, Zoning Administer
N. Edwardson, Recording Secretary
Also present: B. Bourdages, Farmland Preservation
R. Challender, K. Engle, D. Hoxsie, J. Pulcipher, G. Send, N. Veliquette,

1. **Limited Public Comment:** None
2. **Approval of Minutes from February 23, 2010 meeting:**
Motion by LaPointe. Seconded by Carstens to approve the meeting minutes from February 23, 2010. Motion carried unanimously.
3. **Correspondence:** None
4. **New Business:** None
5. **Old Business:**
 - a. **Open forum discussion: how Acme Township's Zoning Ordinance can be revised to be more agricultural and agribusiness-friendly**
We continued working on the language on the "Intent and Purpose" introduction to the agricultural district in the zoning ordinance. A final draft was decided on.
We continued the discussion about lot sizes. The general consensus was one acre minimum parcel size in agricultural district.
Other issues, concerns and questions voiced were:
 - Effect on value of large parcels with no remaining splits? Probably minimal
Experience on the Peninsula is demonstrating conservation parcels as having values consistent with non-conservation parcels.
 - 1 resulting parcel per 5 acres owned (with an "as of date of adoption" map)
Advantage: if someone has a 5 acre parcel adjacent to farmed land, they could sell all but 4 acres to adjacent landowner and it might be put back into active production
Another advantage: if farmer does this they can put some of their units of density where the former 5 is.
 - Question: would it be possible (legal) to require enhanced setbacks from ag on only newly created parcels, but not enforce it on existing parcels (and/or not on existing already-built parcels)?
 - Setbacks: Homework - begin looking at the current requirements.

Scheduled meetings: Thursday, March 11, 2010, at 3:00 p.m.
Thursday, March 18, 2010, at 3:00 p.m.
Thursday, March 25, 2010, at 3:00 p.m.

ADJOURNED AT 4:30 p.m.