



DEXTER TOWNSHIP

FARMLAND AND OPEN SPACE PRESERVATION BOARD

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REGULAR MEETING OF THE FARMLAND AND OPEN SPACE PRESERVATION BOARD

Thursday, February 1, 2024

Present: Chairperson Mark Teicher; Township Board Representative Laura Sanders; Marty Ruhlig; Guerin Wilkinson

Absent/excused: Secretary Kathy Bradbury, Vice-Chairperson Scott Joling

Also present: FOSP Board Consultant Barry Lonik; Pam Weber, Recording Secretary.

Audience present:

1. Call to Order: Chairperson Teicher called the meeting to order at 7:04 p.m.

2. Approval of Agenda:

Motion Ruhlig; support Wilkinson, to approve the agenda as presented for February.
Unanimous voice vote approval with Bradbury and Joling absent.

3. Approval of Minutes:

Motion Sanders; support Ruhlig, to postpone review and approval of the Regular Meeting minutes of December 14, 2023 until the March meeting.
Unanimous voice vote approval with Bradbury and Joling absent.

Motion Sanders; support Wilkinson, to postpone review and approval of the Closed Session minutes of December 14, 2023 until the March meeting.
Unanimous voice vote approval with Bradbury and Joling absent.

4. Public Comment – 1st call: (non-agenda items): None

5. Discussion of whether township funds should be restricted to natural areas:

Sanders asked for FOSP board member opinions about slating the funds specifically for Open Space rather than for both Farm Lands and Open Space. The consensus was to keep the funds available for whatever the ordinance allows and not to limit the money to one type of land or another. Teicher stated the FOSP Board has been striving to get people to apply for Open Space. Lonik pointed out that agriculture often includes natural areas. He said a new mailing will be going out soon.

6. Consultant's Report:

- Lonik gave a brief update on the summary tables he provided to committee members related to potential expenditures and properties under consideration. He stated the 23.8% of the township was under some type of protection from development.
- Lonik stated the State Grant Program deadline passed in January. All six properties' applications were submitted.
- Lonik shared the logo design (example) invoice for five Preserved Lands signs at \$45/each.

Motion Ruhlig; support Wilkinson to recommend to the board of trustees the purchase of Preserved Farmland and Open Space signs, according to the invoice provided by Benchmark for five Preserved Farm Land signs at a cost of \$45 each.

After discussion by the FOSP Board about the signs, the motion was withdrawn until the sign language can be revised.

- Lonik stated the mailing/landowner outreach will happen in the next month.
- Lonik inquired if the budget for this program has gone to the Board of Trustees for approval. He stated this will be the first budget.

7. Committee Member Q & A:

Sanders brought up the need to fill the vacant slot on this committee. The vacancy has been posted.

8. Closed Session:

Motion Teicher; support Ruhlig to move the Board into closed session under section 8 of the Open Meetings Act, to consult with our consultant regarding the potential purchase of development rights of certain properties.

Ayes: Wilkinson, Sanders, Teicher, Ruhlig

Nays: None

Absent: Bradbury and Joling

Motion Carries.

The Board Entered Closed Session at 7:50 p.m.

Motion Sanders; support Wilkinson to return to Open Public Meeting.
Unanimous voice vote approval with Bradbury and Joling absent.

The Board returned to Open Session at 8:10 PM.

9. Update on Solar and Wind Farm Legislation:

Sanders reported that Planning Consultant, Megan Mason-Minnock suggested the FOSP Board discuss and consider solar and wind farm power for some of the open space. Currently, preserved farmland is only for agriculture. Sanders will be assisting Driskell in educating via a community campaign to help residents understand the Solar and Wind Farm Acts. Discussion included that renewable energy sources can only be utilized on the property, not sold elsewhere, for projects using federal money. An ordinance would have to be created and an amendment to the current singular easement. Lonik suggested that is highly unlikely.
It could be done if federal money is not involved.

10. Public comment – 2nd call: None

11. Adjournment:

Motion Ruhlig; support Wilkinson to adjourn at 8:24 p.m.
Unanimous voice vote approval with Bradbury and Joling absent.

Respectfully submitted,

Guerin Wilkinson, Secretary

Pam Weber, Recording Secretary

*Next meeting of the Farmland and Open Space Preservation Board is March 7, 2024.
Agenda due date is February 29, 2024*