



**GREENWOOD TOWNSHIP SPECIAL MEETING**  
**MARIJUANA & BLIGHT**  
**MINUTES**  
**05/27/21**  
**7:00 PM**



- 1) Call to Order by Hunt at 7:00 P.M.
- 2) Pledge of Allegiance was recited.
- 3) Members present: Hunt, Gustman, Deater & Conley Absent: Budde
- 4) Public Comment:
  - a) Bill Melcher stated he was interested in medical marijuana operation in Greenwood. He is looking at a property to purchase, he is not backed by out of state money or corporation, he has small goals. His partner has experience with the medical side of the business. Bill has 30 years in License & Regulatory at the State level. He is interested in a Class A license which allows up to 500 plants. The property he is interested in has a house he would use for an office, and they would erect a pole barn for growing plants. The operation would be contained inside the building with no outdoor growing. They do not plan to use greenhouses. They expect they would employ 3-4 employees. They are interested in people who need a 2<sup>nd</sup> chance (i.e., may have been incarcerated in the past and need help transitioning to employment).
  - b) Steve Micklin – Zoning Administrator and constable for Newfield Township presented the various aspects of administration of an ordinance allowing marijuana establishments. He also described the various applications, i.e., grower, class, processing, etc., that Newfield is in the process of approving for licensing by the State for operating in Newfield Township. Micklin also described the businesses and corporations who have purchased extensive acres of property in Newfield for growing, and his personal positive experience in working with the individuals representing them. He stated none are local to the township or County, one is from Illinois, and 2 are local to the state of Michigan. Micklin stated the companies are using local contractors and adhering to the ordinance requirements to date. He stated some residents are concerned with odor and that he believes the odor could last 4-5 weeks before harvest.
  - c) Greenwood resident Zak asked who the local contractors were and Micklin advised they were excavators, fencing, etc. He said the company's plan to hire permanent workers, have open houses, possibly have Shelby Bank to their payroll. Zak asked if there's concern about marijuana becoming federally legal – that these companies may leave and leave behind their buildings and operations (when other states open to growing). Micklin said he thought these companies felt that Michigan soil and water was a benefit to staying in Michigan.
  - d) Deater asked for a description of recreational and medical and Micklin provided it along with a history of the law in Michigan. Deater also asked Micklin to explain the difference between medical plants and recreational plants.
  - e) Greenwood residents, Zak & Gabriel expressed concerns of blight from unsightly operations as well as the odor. Zak has experience in servicing growers as a contractor. He said he and Gabriel moved into our Township among those being considered, because we did not allow marijuana growing. He stated they personally have no opinion on one's choice to use marijuana products, but their concerns evolved from their previous experience in Eggleston Township. He would be ok with inside operations but not outside growing. He opined that big business is creating a non-competitive environment for small growers.
  - f) Deater asked about hemp vs marijuana and Micklin and Melcher provided description.
  - g) Hunt inquired of Micklin if any of the company's employees were putting up homes (to become residents here). Micklin did not know but did say they plan to invest in multi-residential housing known as cluster housing – a 24-unit apartment complex.

- h) Melcher asked about the \$28,000 fee townships get. Conley clarified that the \$28k the State distributed to local jurisdictions related to RETAIL and MICRO-PROCESSING businesses only as it is a distribution of the tax collected.
  - i) Conley asked about Newfield residents' input and Micklin advised that no one showed up for their public hearing, he also stated that an operation in the ARI – Ag/Residential zoned area requires a special use permit and that they have strong setback requirements of 200 ft from a neighbor and a minimum of 5 acres.
  - j) Micklin stated they charge a \$2500 application fee (one time fee) and \$5000 annual license fee. He stated he is seeking clarification on how this money can be spent as the law is currently ambiguous “for administration and inspections” of the marijuana program. He said there is more revenue created than just these fees, for example, property tax – which with purchase of land becomes uncapped, rental property investment, employment, local contractors' economic impact, etc.
  - k) Conley asked if they have had any issues that required police involvement or policing. Micklin stated it is too early in the operations and no issues so far, except one resident causing previous unrelated problems in the past has expressed complaints about the marijuana operations as well.
  - l) Micklin warned that if we receive calls from someone expressing interest, and we do not see calls from the State and engineers, planners, technical people, etc., then the business is probably not legitimate because he is dealing with these groups through all aspects of establishing the business.
  - m) Micklin also advise if we opt in, to consider our budget and what the application fee needs to be and note the permit cannot be greater than \$5000.
  - n) Melcher closed with saying he would like the Board to consider comparing the size of the operation he and his partner want to do (a small operation) vs. a big corporation, and the benefits of inside growing which he wants to do vs. outside growing being established in Newfield.
  - o) Gustman expressed concern of an operation with 8000 plants and the odor as well as the impact on residents view (for example, they may now need to look at a big fence instead of landscape).
  - p) There were various comments and brief discussions by the Board and Public before the issue was closed for discussion at 8:35 PM.
- 5) Blight: Hunt stated he revised the ordinance and will distribute to Board Members. The Board agreed to review and come to the Meeting June 14 with any proposed edits. If there are no major issues, it is expected the Board will vote on adoption of the ordinance. Hunt asked the Board to review the policy & procedure that was previously distributed and be prepared to propose edits to it as well.
- 6) Adjournment: Motion by Hunt at 9:15 PM; Supported by Deater. I/F 4-0.

**APPROVED**

*Lisa Conley*