



Clinton County, MI  
6843 Alward Road Laingsburg, MI  
Proposed Planning Commission Minutes from June 2nd, 2026 Meeting

The regular meeting of Victor Township was called to order by Tammy Ashley at 7:02 pm.

**Attendance:** Present: Tammy Ashley, Dave Sell, Nathan Pesch, Tyler Malkin, Doug Marek, Rachel Voisinet, Jeff Nickols

**Absent:**

**Public Comment:** Lisa Boling, 8256 Cutler Rd, gave public comment regarding noise levels and nuisance barking of animals at an adjacent property. Ms. Boling wanted to share concerns that Victor township has no noise ordinance or nuisance laws, and neighbors to large groups of dogs have little to no options for recourse. She stressed that her property values are being affected by the issue.

**Agenda:** Marek motion to approve, 2<sup>nd</sup> by Malkin

**Approval of Minutes:** Motion to approve minutes by Ms. Ashley, 2<sup>nd</sup> by Mr. Sell, all in favor, Motion carried.

**Unfinished Business:**

- **Grant Installation Update** – Work proceeds, the pickleball courts are graded and compacted. It is noted that the Northwestern Silt fence is running over the property line and encroaching on the adjacent farm property, this is in spite of the survey stakes which look to be correct.
- **Historical Group** – Group met on June 1 with good attendance. Mr. Sell noted that the current master plan survey contained questions gauging public opinion on uses for historical buildings, that should help guide the groups efforts. Ms. Ashley shared that the group is looking to explore fundraising options like Grants, Open house events, and cemetery events. Next meeting is planned for July 27
- **Victor hall updates** – Ms. Voisinet gave updates that the Demo phase is complete. The work is running efficiently, remarkably cleanly, and ahead of schedule. The kitchen floor was mistakenly removed as part of demo and will be updated and replaced at no additional cost to the Township. Ms. Voisinet shared desires with contractor to raise dropped ceilings as high as possible to help create more open space and sightlines. Ms. Voisinet will continue regular biweekly update meetings with Project Managers.
- **Signs and Bench in Cemetery** – Ms. Ashley noted the need for Trashcans at the cemeteries, and may look to explore policies for disposal of organic and faux flowers and decorations after a specified length of time.
- **Township Ordinances** – CivPlus service has reviewed and made recommendations on Ordinances that have been sent onto Township Lawyer for review. While the Board requires no Ordinance input from the PC, recommendations for issues that may need to be handled via Ordinance will always be welcome.
- **Master Plan Survey** – Mr. Sell gave updates that the survey has again reacted nicely to the current boost. We will accept responses for one more cycle than present findings at the next meeting.

**New Business:**

- **Master Plan Update** –The PC will discuss 3 chapters per meeting over the course of the next three meetings. Mr. Sell noted that attaining the “Raw files” would be very helpful in swapping out data tables and illustrations during the update.
- **Data Center Discussion** – Mr. Sell shared that blanket bans, and exclusionary zoning is illegal in the State of Michigan. He would like to explore requiring data centers and related operations be restricted to only areas zoned for industrial. Mr. Sell share that he is not sure the Township can legally require a certain end-use business to only be permitted in a certain zoning and has asked that the Board clarify if that would be a legal approach. Mr. Pesch stressed the need to define these end-users more broadly and robustly than just “data centers”. Mr. Sell stressed the need to be proactive with this issue and have something in place prior to expiration or repeal of the moratorium. The PC will continue to research the issue as the Clinton County moratorium persists.
- **Committee Vacancy** – Jeff Nickhols introduced himself to the PC and presented a short biography. The PC is thrilled to welcome another member with robust and diverse qualifications. The PC brough Mr. Nickols up to speed on a variety of current events in regards to the Township.
- **Replacement Soccer Nets Research** – Mr. Sell reached out to a vendor that supplies municipalities and schools. New nets would cost approximately \$300 per net. Installation of the nets look to require someone with know-how. The PC is supportive of having nice nets, even in spite of out non-resident users, as the nets are a great benefit to our residents that wish to play. The PC sees the goals as an asset not unlike the basketball hoops and pickleball courts. The PC suggests reaching out to AYSO or the next coach at a youth event taking place at the Hall and asking them to install the nets at no cost, they then gaining the benefit of new nets.
- **Noise assessment and investigation** – PC members have spent the last six months investigating noise issues specific to Cutler Road. With a strong desire to ensure complete due diligence and guarantee that the issue was taken seriously and carefully considered, PC members have conducted over 15 in person site visits to monitor noise levels, met with county law enforcement, met with animal control officers, attended County Level Planning Commission meetings, and interviewed nearly all home dwellers along Cutler Road. In addition, the PC has had lengthy discussion at each of its prior five meetings regarding this issue. Mr. Sell shared that based on the findings gathered over the past year he was not in favor of a noise or dog ordinance at this time in the Township. He stated that while empathetic to the plight this issue rests at the County, not Township level. Other PC members shared similar sentiments with varied justifications. Mr. Pesch motioned to recommend to the Township Board, that based on multiple site visits, law enforcement meetings, and near-proximity residents, no ordinance or action for barking dogs or noise nuisance should be taken. 2<sup>nd</sup> by Ms. Ashley. Roll call vote: Pesch, yes. Marek, yes. Ashley, yes. Malkin, yes. Nickols, yes. Sell, yes. Voisinet, yes. Motion carried
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**Commissioner Comments:** None

**Public Comments:** None

**Action Items:** PC will review chapters 1 – 3 of current master plan.

Motion by Mr. Marek to adjourn at 8:22 pm. 2<sup>nd</sup> by Mr. Sell, All in favor. Motion carried.

**Dave Sell, Secretary**

**Next Meeting July 7**

