

**WAYLAND TOWNSHIP PLANNING COMMISSION
MINUTES FOR THE MEETING ON 9-10-2025**

1. MEETING CALLED TO ORDER: 6:30 p.m. by Vice Chairman Larry Brenner.
2. ROLL CALL: Ron DeVries, Deb Nardin, Jerry Ross, Larry Brenner, Rodney Standish, Matt Miner and Township Planner Rebecca Harvey.
3. ACCEPT AND/OR REVISE MINUTES: A motion to accept the minutes from 8-13-2025 was made by Ron DeVries, 2nd by Jerry Ross. All Aye, motion passed.
4. ACCEPT AND/OR REVISE AGENDA: A motion to accept the 9-10-2025 agenda was made by Ron DeVries, 2nd by Jerry Ross. All Aye, motion passed.
5. PUBLIC COMMENT #1: Collin Kummerfeldt stated that Blazing Star Solar will host an Open House on September 25th from 5 p.m. - 7 p.m. at Sts. Cyril and Methodius Parish Hall.
6. NEW BUSINESS: Larry Brenner stated that Lillian DeKoning has resigned her position as Township Clerk and Bob Fryling is now serving as our new clerk. This, being an elected position, will be on the August 2026 ballot.
7. OLD BUSINESS: Battery Storage Facility Ordinance:
We reviewed the first draft of the ordinance created by Rebecca Harvey in August.
Setbacks: Jerry Ross questioned the minimum setbacks being far enough and Rebecca Harvey answered, "The setbacks are greater than PA233 requires and greater than the I-1 Industrial Zone district standards due to research and indicators for fire and explosions related to BESS facilities".
Sound: The draft ordinance reads: *The system may not generate a maximum sound in excess of 55 average hourly decibels as measured at the property line of an adjacent non-participating property.* Rebecca Harvey stated this is more restrictive than required by PA233.
Decommissioning and Removal: Surety Bonds and Decommissioning Bonds were compared and discussed as well as having the bonds reviewed yearly by the Planning Commission and approval by the Township Board.
Fire and Emergency Response: This commission has concern for the possibility of devastating fires and explosions at BESS facilities. Larry Brenner will meet with the Fire Chief for Wayland Township regarding safety, setbacks and Emergency Response Teams.
8. PUBLIC COMMENT #2: None
9. BUSINESS SECTION: Election of Chair and Vice-Chair positions.
A motion was made by Ron DeVries to nominate Larry Brenner as the Chairman for the Planning Commission, 2nd by Matt Miner. All Aye, motion passed.
A motion was made by Matt Miner to nominate Rodney Standish as Vice Chairman for the Planning Commission, 2nd by Jerry Ross. All Aye, motion passed.
10. COMMITTEE AND SPECIAL REPORTS: None
11. COMMUNICATIONS: Matt Miner reported that the Township Board discussed the following at the September meeting: Wayland Fire Department has free Smoke detectors

and Carbon Monoxide detectors; they will also install them. Wayland Township has a new Deputy - Jay Anderson. The new outside cameras are installed and Jim Stein is our new Sexton.

Chairman Larry Brenner requested that a Special Meeting for all Township Boards be scheduled, Matt Miner will bring this to the next Board meeting. Matt Miner will also notify PCI about the change in Chairman from Bob Fryling to Larry Brenner for correspondence and applications and to cc those emails to Rebecca Harvey and Deb Nardin.

12. ADJOURNMENT: The motion was made by Commissioner DeVries to adjourn the meeting, 2nd by Commissioner Ross. All Aye, meeting adjourned at 7:56 p.m.

Respectfully submitted,
Debra Nardin