

CITY OF MONROE  
COUNCIL WORK SESSION  
MONDAY, AUGUST 13, 2012

Work Session of the City Council of the City of Monroe, Michigan held on Monday, August 13, 2012 at 7:30 p.m. in the City Hall Council Chambers.

Present: Council Member McKart, Bica, Kansier, Beneteau, Hensley and Mayor Clark.

Excused: Council Member Molenda.

Also Present: George Brown, City Manager  
Tom Ready, City Attorney  
Dan Swallow, Director of Economic & Community Development  
Jeff Green, City Planner and Historic Preservation Officer  
Molly Lumperd-Coy, Regional Manager for DTE Energy  
Ray Zoya, Manager of the Solar Program  
Jeff Eckhout, Nova Consultants and Contractor for the proposed project  
Derek Whitaker, Technical Expert

Mayor Clark explained that this Work Session gives Council the opportunity to gain some additional information from staff to address the variety of questions that Council and others had during the past meetings regarding the DTE/IHM Solar Project. He said that staff will give a presentation regarding the proposed Solar Project and that also from DTE as to what was presented to the Citizens Planning Commission and this will give Council an opportunity to have questions and answers with those presentations or among themselves and to discuss any of the concerns that were raised at the last meeting. He said this is not a public hearing; it is a public forum but that it is a Work Session for Council to get some additional information as we move forward with other public hearings and meetings.

Dan Swallow, Director of Economic & Community Development gave a brief review of the process to date and the proposed uses of the project and the characteristics of land usage. He discussed Planned Unit Development, PUD, in and around the proposed area. He explained that there are two processes going on in parallel as part of the approval process; 1. Rezoning from R1B to PUD and 2. PUD Plan review and approval, and that both of them require approval by the Citizens Planning Commission and by City Council. He explained that PUD ties the applicant to a specific land use and specific site plan requirements. He also noted and answered some of the questions that were brought up at the public hearing.

Jeff Green, City Planner and Historic Preservation Officer presented and covered the future land use map, and discussed the eligibility criteria and rezoning criteria listed in the zoning ordinance for looking at PUD Projects.

Molly Lumperd-Coy, Regional Manager for DTE Energy introduced Ray Zoya, Manager of the Solar Program, Jeff Eckhout, with Nova Consultants and is the contractor for the proposed project and Derek Whitaker, Technical Expert for the project.

Ray Zoya, Manager of the Solar Program gave a short presentation about the program that was approved by the Michigan Public Service Commission.

Jeff Eckhout, Nova Consultants and Contractor for the proposed project discussed more specific information related to the project.

Following discussion, the meeting was adjourned at 8:57 p.m. by Mayor Clark

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Charles D. Evans  
Clerk-Treasurer

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Robert E. Clark  
Mayor