

January 19, 2011

James Leonard
Chair
Palmyra Township Planning Commission
4276 Rouget Rd., P.O. Box 97
Palmyra, Michigan 49268
By Email to jflcvm73@gmail.com

Dear Mr Leonard:

Exelon Wind (formerly John Deere Renewables) and Great Lakes Wind (GLW) have partnered to develop a wind energy project (Blissfield Wind Energy, LLC, hereafter "the Project") in Palmyra, Ogden and Riga Townships. Jeff Ehlert of Great Lakes Wind has been attending meetings in Palmyra Township for some time to represent the Project. This is a follow-up to our letters dated November 30, 2010 and January 4, 2011.

On behalf of Jeff Ehlert, a landowner in Palmyra Township, Exelon Wind and GLW request that Palmyra Township promptly consider and enact the attached zoning ordinance for utility scale Wind Energy Facilities. The ordinance is based on the current Huron County Wind Energy Ordinance with some minor changes that provide additional protections to the community and improve clarity and administration of the ordinance.

GLW and Exelon Wind based their choice to model on the Huron County ordinance after completing an extensive review of ordinances in key wind regions in Michigan. A summary of that review was previously submitted to Palmyra Township.¹ The summary shows that the Huron County Ordinance has one of the most stringent limits on sound and setback in Michigan jurisdictions in which wind projects are currently in the late stages of development (i.e., in permitting process or construction). The table also includes a column for the ordinance proposed in the attached documents, for comparison with other ordinances from throughout Michigan.

GLW and Exelon Wind recommend that the Palmyra Township ordinance be modeled after the Huron County ordinance because:

- The ordinance has been proven capable of allowing balanced wind development in the Thumb, in areas of similar land-use to that found in Palmyra Township.
- The ordinance has been tested (through development of wind energy facilities in the region), and amended to address perceived short-comings of the ordinance, specifically to: 1) increase the inhabited structure setback to 1,320 feet from a turbine, 2) decrease allowable noise levels to 45 dBA for residences on non-participating parcels, and 3.) provide a detailed complaint resolution process to address any resident or property owner complaints should they occur.

¹ Letter from Doug Duimering (GLW) to Jim Isley (Palmyra Township Supervisor), January 4, 2011.

- The ordinance uses a Wind Overlay District structure (as opposed to a Special Land Use permit structure). This structure allows for more certainty in the permitting process for facilities at an earlier stage in the permitting process. The Wind Energy Overlay District essentially pre-qualifies an area (to also be specified in the zoning ordinance) that is deemed to be compatible with wind energy development. Once an area has been established as a Wind Overlay District, then the proposed project must go through the Site Plan Approval process, rather than a Special Land Use permitting process. This process allows for the equivalent protection of township residents, but provides for a more streamlined permitting process for a specific facility. In addition, this approach makes it clear to residents and property owners which areas of the township are deemed appropriate for wind energy development.
- The Huron County ordinance has been a benchmark for ordinances throughout the state, being the starting point for several other governmental units (e.g., Chandler Township, Oliver Township, Minden Township, Marion Township, Delaware Township, Gratiot County, and many others).

We look forward to working with the Palmyra Township Planning Commission and Township Board to implement an ordinance to facilitate reasonable wind energy development in the township. Further, we look forward to working with the leadership and citizens of Palmyra Township to build a project that will benefit the entire community.

Please contact me by phone (519-386-2147) or email (doug.duimering@exeloncorp.com) if you would like to discuss any aspect of this request.

Thank you for your consideration.

Sincerely,



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C.C. James Isley, Supervisor, Palmyra Township
Samantha Meyer, Clerk, Palmyra Township
Gary Bice, Zoning Administrator/Building Inspector, Palmyra Township
John Bulloch, Senior Project Manager, RMT Inc
Larry Gould, Chairman, GLW;
Brad Johnson, Director of Business Development, Exelon Wind
Steve Juhlin, Manager Project Development Support, Exelon Wind