

Appendix A: Additional Comments

Peninsula Township will be faced with many issues in the next decade for which long-range planning is critical. Following is a series of items addressing various issues relevant to the township. First, please indicate the importance of each item when considering the future of Peninsula Township, and then rate Peninsula Township's efforts with regard to the item.

1 = Very
Important

2 = Somewhat
Important

3 = Neutral

4 = Somewhat
Unimportant

5 = Very
Unimportant

1 = Excellent

2 = Above
Average

3 = Average

4 = Below
Average

5 = Poor

DK = Don't Know

Regarding...	How <i>important</i> is this issue to you?					How would you rate Peninsula Township's efforts with regard to this issue?					
Development • Of what?	1	2	3	4	5	1	2	3	4	5	DK
Preservation of views from water • Of what?	1	2	3	4	5	1	2	3	4	5	DK
Preservation of township character	1	2	3	4	5	1	2	3	4	5	DK
Sense of community	1	2	3	4	5	1	2	3	4	5	DK
Light pollution (dark night sky)	1	2	3	4	5	1	2	3	4	5	DK
Increased traffic	1	2	3	4	5	1	2	3	4	5	DK
Water quality of the Bays	1	2	3	4	5	1	2	3	4	5	DK
Noise pollution	1	2	3	4	5	1	2	3	4	5	DK

- Not township responsibility
- I really am not educated about this side of the page.

In your opinion, how important is each of the following potential Peninsula Township initiatives?

	1 = Very Important	2 = Somewhat Important	3 = Neutral	4 = Somewhat Unimportant	5 = Very Unimportant
Township acquisition of open space	1	2	3	4	5
• For preservation					
Township acquisition of scenic views	1	2	3	4	5
• For preservation					
Wetland preservation	1	2	3	4	5
• (underline preservation)					
Financial incentives for land owners to keep open space	1	2	3	4	5
• For preservation					
Increased police enforcement of speed limits	1	2	3	4	5
Expansion of public transportation	1	2	3	4	5
Designated bicycle paths along main roads	1	2	3	4	5
• Center Road only					
• They won't use them anyway					
Designated bicycle paths off main roads	1	2	3	4	5
Managed growth through strong zoning and planning	1	2	3	4	5
• vs weak?					
• Stop trying to control what people do in their own homes and with their own "paid for land"					
Ensure effectiveness of existing septic systems	1	2	3	4	5
• Too late!					
Ensure ground water quality (ground, lakes, streams)	1	2	3	4	5
Installation of street lights at intersections	1	2	3	4	5
• If Township pays!!					
Regulation of removal of shoreline vegetation	1	2	3	4	5
• Which way?					
• Restricting?					
Maintenance of scenic quality of M37	1	2	3	4	5
Regulation of off-season storage for docks/hoists	1	2	3	4	5
Increased public access to water	1	2	3	4	5
Encouragement of agriculture	1	2	3	4	5

DEVELOPMENT PATTERNS

Based on current zoning and average rate of growth, Peninsula Township could grow from the current population of approximately 6,000 to a maximum of 14,000 in 40 years. With this assumption, there are a number of development patterns the township can pursue. Please rate each of the following potential development patterns on a scale of 1 to 10, with 1 being least desirable and 10 being most desirable.

- Let the market and property owners decide using current zoning. 90 % of current development has been good - don't muck it up with more regulation.

Based on current zoning and average rate of growth, Peninsula Township could grow from current population of approximately 6,000 to a maximum of 14,000 in 40 years. In your opinion, should the township plan for:

- You can't plan it!
- Uncertain

The Township has been purchasing conservation easements to preserve farmland with voted taxes (PDR). Some people think the farmland should also be preserved by other means, such as clustering or transferring development to other areas provided there is protection to neighboring properties. What do you think should be done in the future? Please rate the following options:

Continue the PDR program with voted millage Not a Priority Low Medium High Priority

- Don't Know
- If it ain't broke, don't fix it
- Not educated enough on this issue

Cluster development and keep open space as farmland Not a Priority Low Medium High Priority

- Don't Know

Transfer future residential development off farmland and locate in other areas Not a Priority Low Medium High Priority

- Don't Know

There are different kinds of commercial, industrial, and housing uses. Some are appropriate in one area; some in another area; some may not be appropriate in any area of Peninsula Township. For each of the following potential land uses, please indicate if you feel the use is appropriate for Peninsula Township. If you feel the use is appropriate, indicate in which area or areas of the Township it is appropriate. You may indicate more than one area for each use.

- We already have what we need on the peninsula. No more development - leave the beauty.

Current Township zoning allows for 100 foot tall windmills if approved by special use permit. Should windmills that are over 100 feet tall be allowed if there are standards for their height and location?

- If energy produced is used in this region
- NO! NO! NO! NO! NO!
- Impact on raptors unknown

Should windmills be allowed if there are standards for height and location?

- NO! NO! NO! NO! NO!
- Same issue - impact on raptors unknown

Please indicate if you support development of the following for public use in the southern end of the Township:

Other, please specify:

- Bike trails (3)
- Bike trail/path, full length of peninsula (2)
- Bike lanes
- Off-road bike trails
- Paved trails
- Trail System - all of peninsula
- Wet lands preserved!
- Ponds
- Beach
- Golf course
- Picnic area – children’s swings, swimming
- Parking area (s)
- Enlarge parking & maintain/supervise during busy season
- Sewer line – all east shore
- The south end is very populated and land expensive. Cost/Benefit does not justify the expense.
- Natural woodland park with unpaved trails south of McKinley
- South end has ample opportunities in Traverse City - use them

In your opinion, should Peninsula Township have bicycle paths/trail systems:

along primary roads, with widened shoulder?

- Center Rd only!
- Get the bikes off of Center Rd.
- Needed where off road not available

other, please specify:

- They are dangerous and cyclists do not obey road laws. Even ambulances have a hard time getting around cyclists.
- Peninsula Drive is a danger zone during the summer - bike lanes are needed. This is very serious, bicyclists are going to be injured.
- Snow mobile trails
- A TART Trail type path
- Bluff Road
- Off main roads
- Use the tart trails now available
- Groomed x-country ski trails
- Enforce bike etiquette regarding blocking traffic/riding in packs
- Designated biker parking – NOT at boat launch
- Widen shoulder on Peninsula Drive and reduce speed limits. Put up signs for cyclists and shoulder after winter sanding.
- Take bikes off Center Rd
- Very unique area to promote to biker naturalists; we have a natural resource that appeals to bikers – create culture that supports this source of recreation/transportation

Have you seen any changes to water quality in the Bay over the last several years? If Yes:

- Zebra mussels
- Clearer from zebra mussels
- Amazing loss of water quality over 27 years
- Green colored – high concentration of (gobis?)
- Cesspool 14 inches of muck

Should the Township's policy be not to widen roads paralleling M37, such as Bluff, Peninsula Drive, East Shore and Smokey Hollow?

- With Passing lanes on M-37
- Shoulders for bike/jogger safety required
- Bike paths?
- Widen shoulders for cyclists
- If you build it, they will come. So don't build it!
- With the exception of Peninsula

With regard to funding, do you believe the following initiatives should be pursued in Peninsula Township?
(Please choose one response for each item)

Preservation of open space through purchase

- Wetlands
- When buying PDR require that some path is open to walkers/cyclists

Expansion of township park facilities

- Add beach access and woodland park in south

More zoning enforcement

- Consistent!

How would you rate your level of involvement in Township issues/matters?

- We just bought property in 2005 - have not yet had a lot of time/opportunity to be involved. We plan to be more involved in the future.

What is your preferred method(s) of communication regarding Township issues?

Other, please specify:

- E-mail (2)
- More Township newsletters/news
- MWC
- Create an e-letter
- Quarterly info!
- Leffingwell FPA
- Mail

Some residents have expressed concern that there is a lack of community feeling in the township.

Do you agree?

- M.Y.O.B. to them – move to town if that’s what floats your boat
- Hard to say having only been here two months
- Not sure

IF YOU AGREE, should the Township support the following:

fall festival with farm products and local crafts?

- Farm market weekly
- At least north of Mapleton, some residents are summerly. There are already a lot of such events all across Grand Traverse County

community facility for large group gatherings?

- Already have parks

more publicity of community events?

- More use of library for the community.
- Fall festival and more publicity of community events would be nice

DEMOGRAPHICS

In order to analyze your opinions with other respondents, may we please have the following information?
ALL INFORMATION WILL BE KEPT CONFIDENTIAL!

Are you currently:

- Year round “vacation home”
- Future resident of the township
- Property owner (not a resident of the township)

How many years have you lived in Peninsula Township?

- 77 years
- Coming to 5-9 years
- n/a (property owner)

Please indicate the type of employment that best represents you (please choose only one):

- | | | |
|--------------------|--------------------------|-------------------------------------|
| • Sales (6) | • Retired fire fighter | • Sm. Bus Owner |
| • Artist and Sales | • Tourist accommodations | • Retired |
| • Finance | • Retired Professional | • Educator farm & land use concerns |
| • Service Industry | • Veterinary | |

Which best describes the amount of land you own in Peninsula Township?

(NOTE: ONE ACRE EQUALS 43,560 SQUARE FEET)

I do not own any land in Peninsula Township

- Condo

Gender:

- Husband and wife answered together.
- Two respondents
- Relevant?
- I think some of your questions are slanted

Additional Comments:

- We believe in less government than more government. Your survey points toward more regulations. We believe government has no business owning land on the Peninsula. The laws already on the books maintain the integrity of the peninsula.
- All power lines should be buried by 2015. First priority should be high voltage power distribution, then second individual properties. This requirement helps to preserve the beauty of our peninsula, improves safety, and reduces power outage events.
- In all my years of survey work, this is the most tedious I have ever generated or scored
- Thank you for the opportunity to voice opinion – survey well done and very thorough