





Perceived Impacts of Michigan's Windfarms




MTA Shiawassee County Chapter
May 2, 2017

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What I'll cover

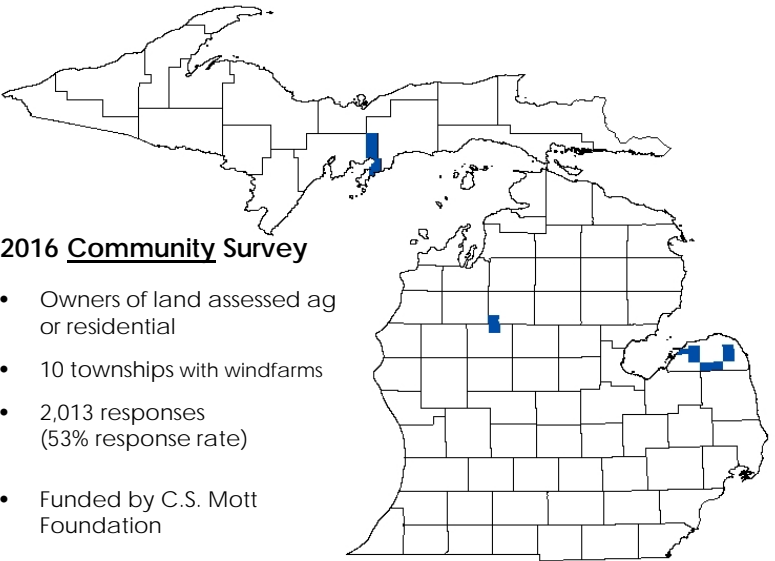
- Surveys of landowners
 - Who was surveyed?
 - Individual impacts
 - Community impacts
- What should you consider?

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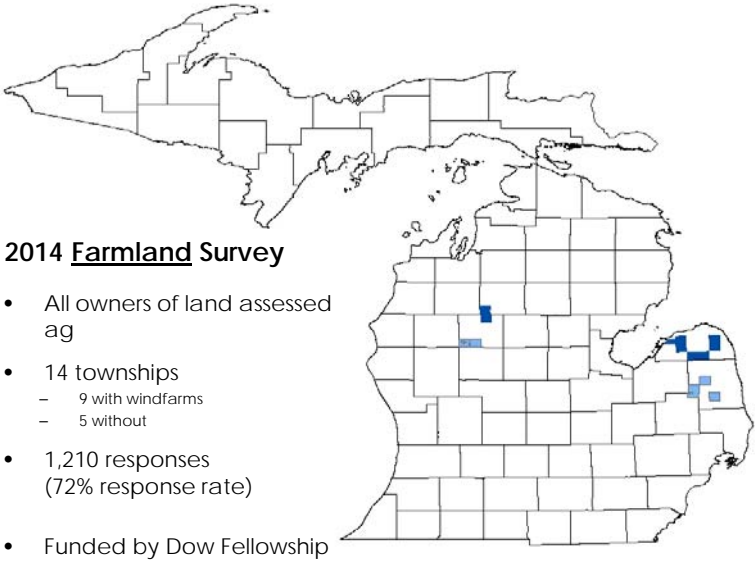
2016 Community Survey

- Owners of land assessed ag or residential
- 10 townships with windfarms
- 2,013 responses (53% response rate)
- Funded by C.S. Mott Foundation



2014 Farmland Survey

- All owners of land assessed ag
- 14 townships
 - 9 with windfarms
 - 5 without
- 1,210 responses (72% response rate)
- Funded by Dow Fellowship



Overall drivers of attitudes

- Type of land owned
 - secondary vs. primary residence
 - farmland /rental property *only*
- Being within earshot of turbines
- Direct compensation
 - Some better than none
 - \$1,000 per year as key threshold

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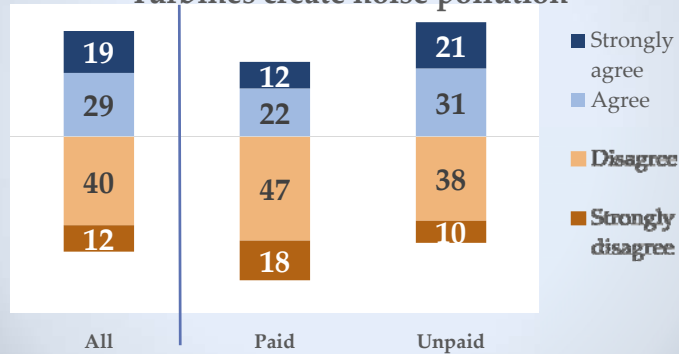
Individual-level Impacts

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Noise

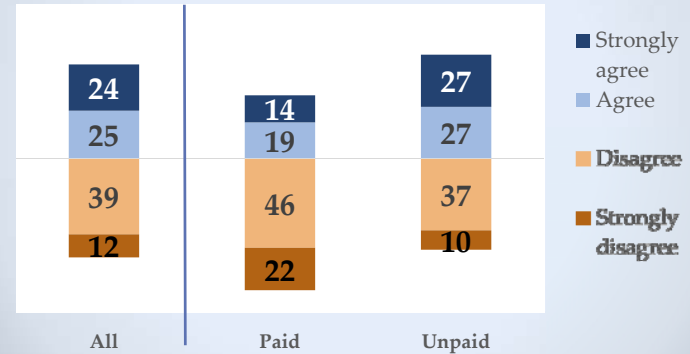
Turbines create noise pollution



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Visual/Aesthetic

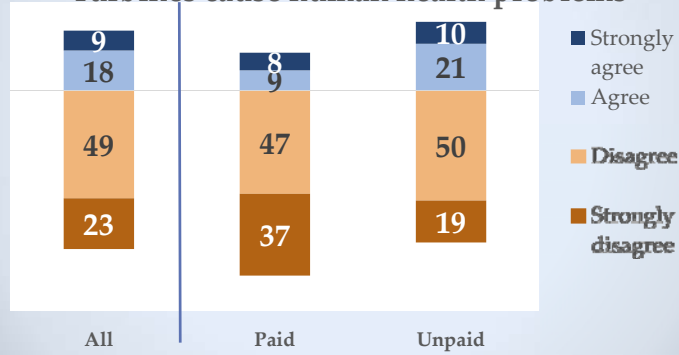
Turbines create visual/aesthetic problems



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Health Problems

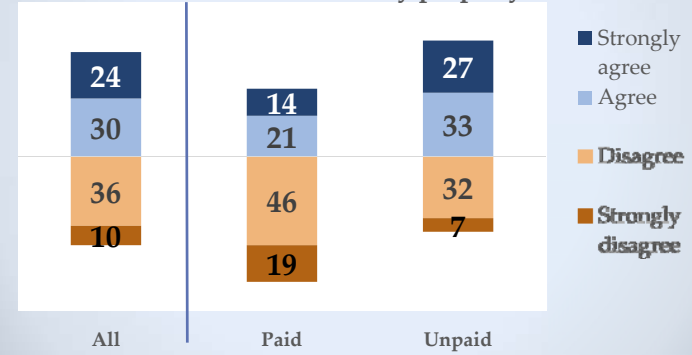
Turbines cause human health problems



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Property values

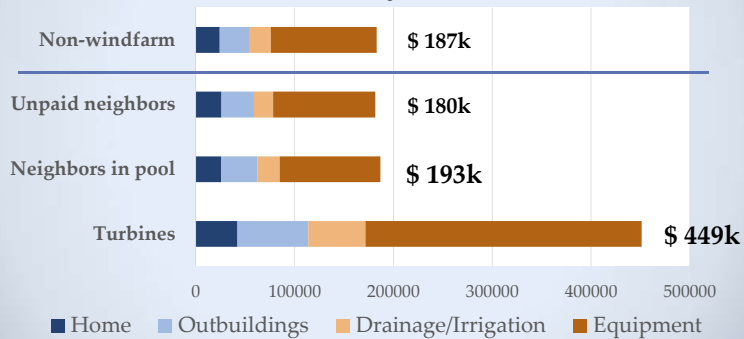
Turbines decrease nearby property values



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Farm Income

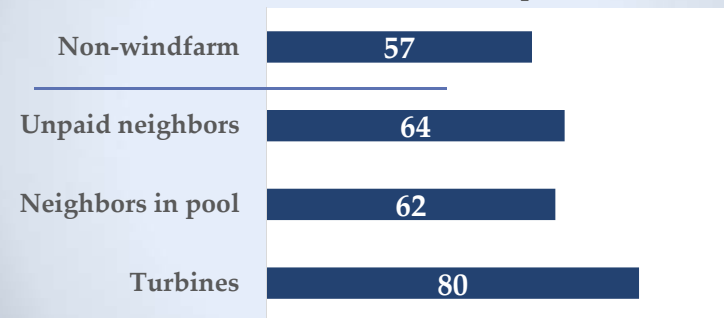
Investments over 5 years: 2009-2013



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Farm Succession

% that have farm succession plan



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Individual-level Impacts Take-aways

- Views on noise, visual impact, property values roughly 50/50
 - Financial stake = rosier view
 - OR
 - no financial stake = more soured view
- Most don't see health impacts
- Having turbine on property results in additional on-farm investment, succession planning

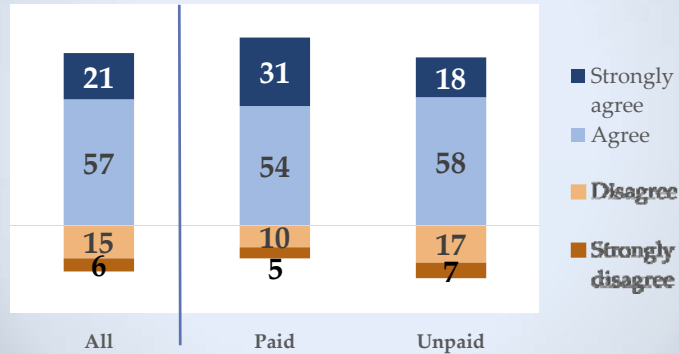
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Community-level Impacts

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Job Creation

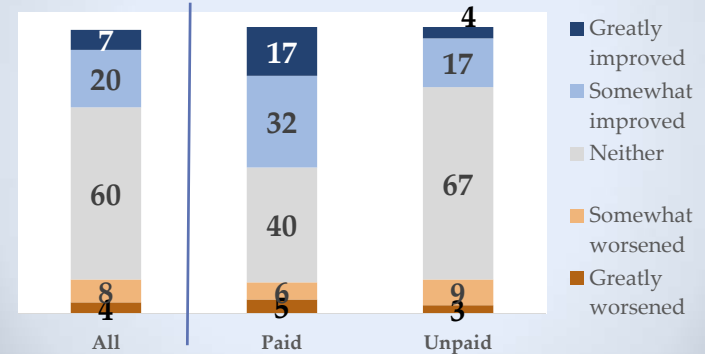
Turbines create jobs



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Roads

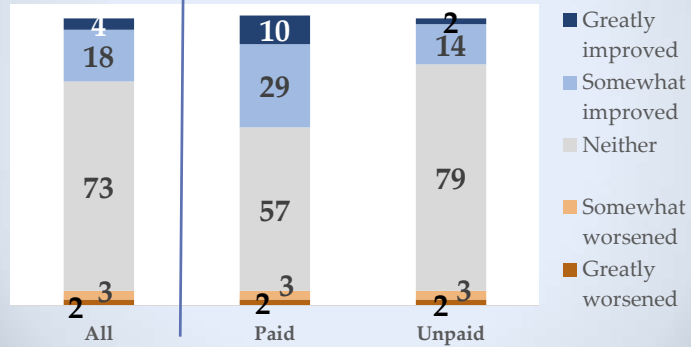
Turbines' effect on local roads



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Township services

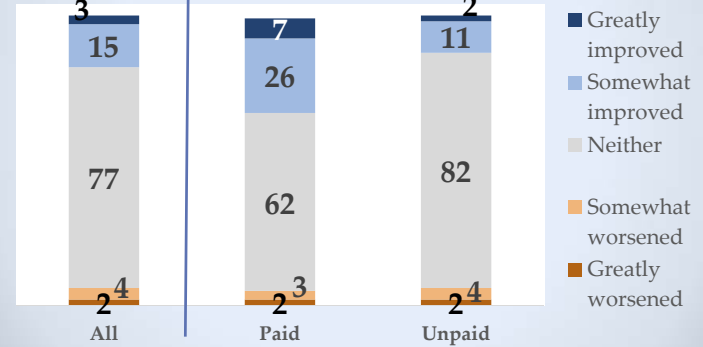
Turbines' effect on township services



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County Services

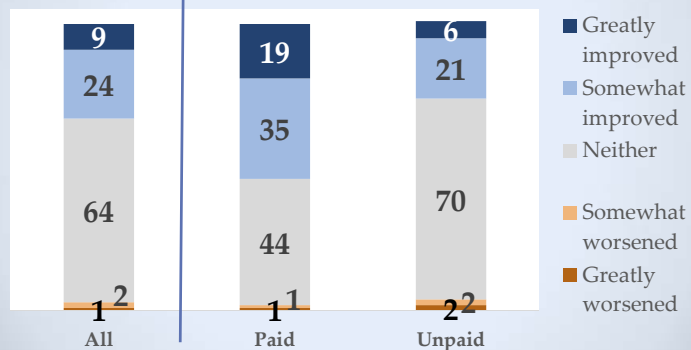
Turbines' effect on county services



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Local Schools

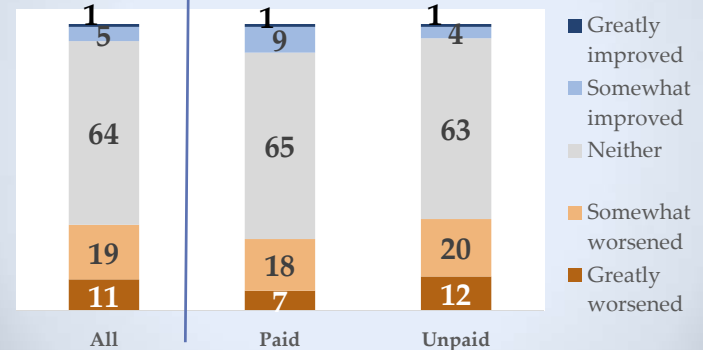
Turbines' effect on local schools



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Relationships with Neighbors

Turbines' effect on relationships with neighbors



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Community-level Impacts Take-aways

- Most see job creation (with caveat about types of jobs)
- Majority haven't seen changes to community services, schools, or relationships with neighbors
 - Tax uncertainty
 - Increasing cost of services may limit visible impacts

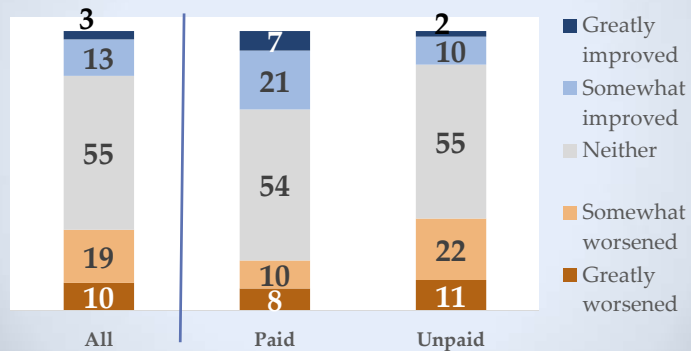
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Would they welcome wind development again? ...

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Quality of Life

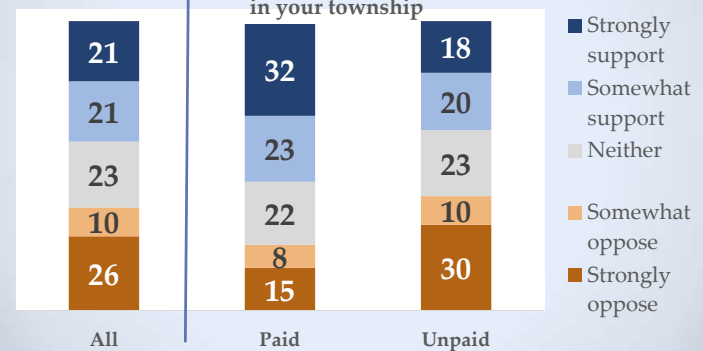
Turbines' effect on overall quality of life in township



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Willingness to accept more turbines

Willingness to host additional turbines in your township



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What should you consider?

How to reap the benefits without the heartburn

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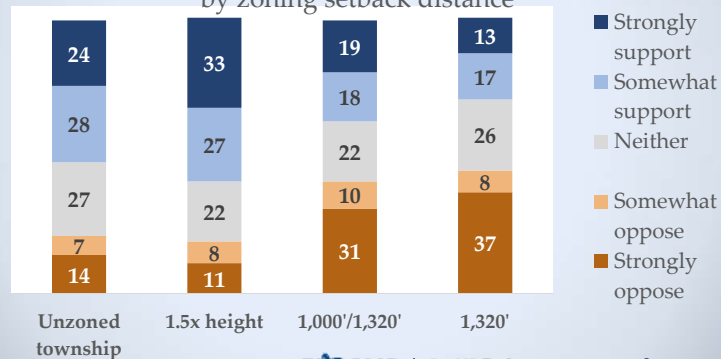
How does this fit with your long-term plan?

- If goal is for substantial residential development or growth of tourism, wind may not be right
- If goal is to sustain agriculture, wind can fit

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There's no ideal zoning ordinance

Support/oppose additional turbines in township, by zoning setback distance

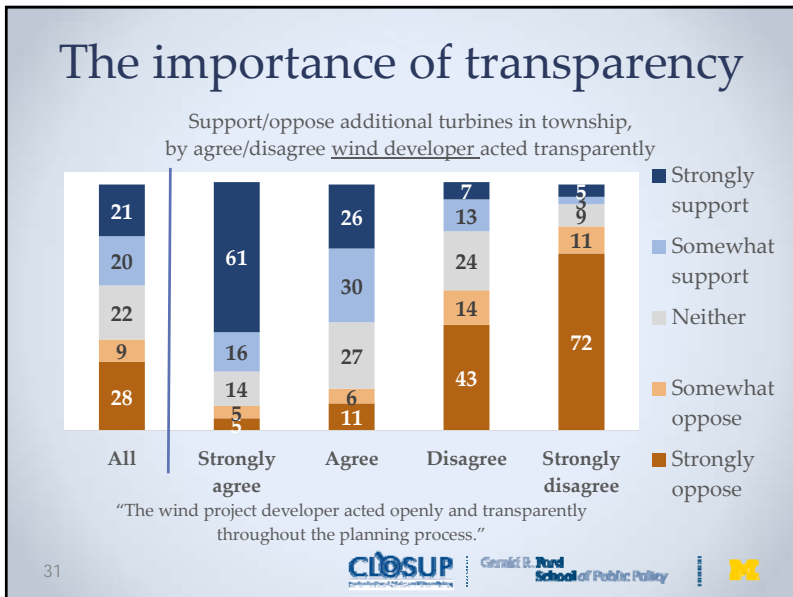
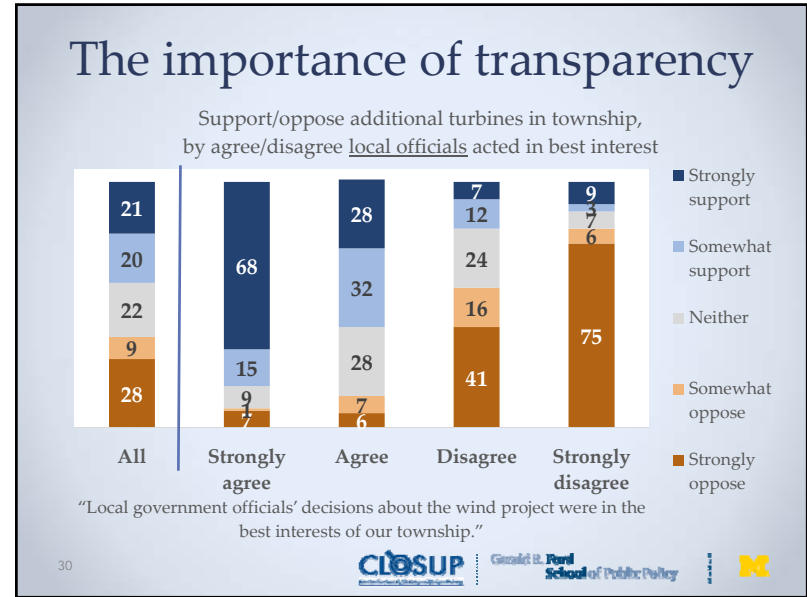
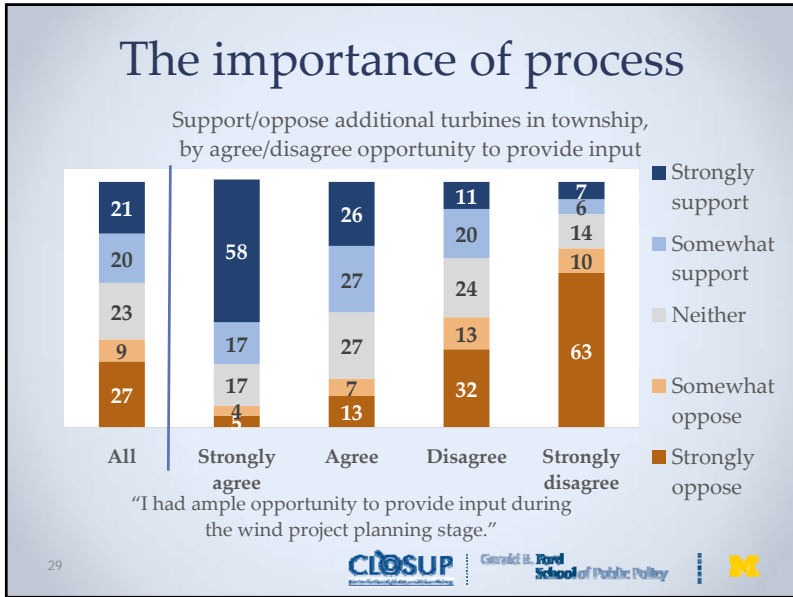


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But think about decommissioning

- LOTS of concern, even in places with decommissioning plans, financial guarantees
 - More communication necessary

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The CLOSUP Wind Project

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