

**Palmyra Township
Planning Commission Meeting Minutes
July 7, 2026**

Meeting called to order at 7:00 p.m. by Chairman John Turpening at the Palmyra Township Hall, 6490 Palmyra Rd.

John Turpening opened the meeting with the Pledge of Allegiance

Members present: John Turpening, Mark Crane, Dean Schnieder, Rich Beauleaux
Vivian Pell

Members absent: Ryan LaRose, Dan Dougherty

Audience Attendance: 10

Agenda: Motion made by Crane and supported by Schnieder to amend the agenda as presented.
Motion Carried

Communications:

Palmyra Speedway at Hilltop Noise Complaints: Chairman John Turpening reported that individuals have complained about the late hour noise coming from the Palmyra Speedway at Hilltop. Individuals are upset about the loud go-cart engine noise at 1:30 am. Clerk Whited stated that she called the owner of the Speedway, John Bailey, and addressed the loud noise. John stated that there was one night that the racing was extended to 1:30 am, and he realized that was too late for the racing. Moving forward, John assured the Clerk that the racing would not go beyond 11:30 pm. He also stated that racing only takes place on Fridays, and the racing season ends in September. John and Helen Bailey were present at this meeting, and verified the conversation he had with Clerk Chris Whited.

Written Comments: Clerk Whited reported that she received two documents from Cheryl Galloway to distribute to the PC members. The documents are related to the Special Land Use for a proposed gun training range for officers at 1581 Academy Road, PA0-106-2555-00. One document asked that the PC members consider four questions regarding the range: Is it legal?; Is it safe?; Did the Palmyra Township Officials and Planning Commission Chair, Clerk, and other members do their due diligence?; and Can we afford the luxury of making a mistake on a decision as important as this?

The second document addresses the WLEN FM radio tower and how reradiation may cause other metal structures to act like a secondary, passive antenna that may scatter and redirect the signal. Also addressed in the document is the EMI field of an FM tower, and how it may hurt or harm the disabled gun range shooters.

Public Comment: None

Minutes: Motion made by Schnieder and supported by Pell to approve the June 2, 2026 Meeting Minutes as written. **Motion Carried**

Unfinished Business:

Public Hearing: Amendment to the Zoning Ordinance – Moratorium: Motion made by Schneider and supported by Beauleaux to open the Public Hearing at 7:16 pm. **Motion Carried**
Chairman John Turpening explained to the audience members that the amendment to the Zoning Ordinance would be adding Moratoriums. This would allow the Township to legally issue a moratorium by resolution if the Township Board finds it necessary to review, enact, or amend provisions of the Township Master Plan or the Zoning Ordinance to regulate such new or emerging land uses that may impact the health, safety, or welfare of the Township's residents or property. There was no public comment related to the amendment of the Zoning Ordinance. Motion made by Beauleaux and seconded by Schneider to close the Public hearing at 7:19 pm.
Roll call vote: Pell – yes; Schneider – yes; Turpening – yes; Beauleaux – yes; Crane – yes; LaRose – absent; Dougherty – absent **Motion Carried**

PC Discussion & Deliberation: Motion made by Schneider and supported by Crane to send the Moratorium amendment to the Lenawee County Planning Commission for review. **Roll call vote:** Pell – yes; Schneider – yes; Turpening – yes; Beauleaux – yes; Crane – yes; LaRose – absent; Dougherty – absent **Motion Carried**

New Business:

Public Hearing: Special Use Application – Steve Wasenko, PA0-106-2555-00: Motion made by Schneider and supported by Beauleaux open the Public Hearing at 7:24 pm. **Roll call vote:** Pell – yes; Schneider – yes; Turpening – yes; Beauleaux – yes; Crane – yes; LaRose – absent; Dougherty – absent **Motion Carried**

Public Comment:

- **Julie Koehn, WLEN Owner/General Manager:** Julie stated that the WLEN radio tower may be at risk of damage from stray bullets from the proposed shooting/training range, causing WLEN to lose broadcasting capabilities. She expressed that WLEN is critical infrastructure for Lenawee County and the outlying region. Julie is also concerned about the safety of the employees who periodically perform maintenance to the tower. However, her main concern is the safety of the employees. She asked about the hours of operation of the gun range; security measures; and unauthorized access/vandalism of the property where the tower sits. She stated that in the past, stray bullets have hit the tower causing significant damage, such as loss of revenue and replacement of the damaged line. She asked the Board who would be responsible for the damage to the tower and site. Julie requested a clarification of the berm height as well, and she asked who would mitigate the damage to the tower and who would pay for the damage. Julie requested that the Planning Commission deny the Special Use Application for the shooting/training range.
- **Kevin Galloway, owner of property at 1225 Academy Road:** Kevin stated that he and his mother, Cheryl Galloway co-own the property located at 1225 Academy Road, which was a four-unit apartment building, and that she had submitted information concerning stray bullets hitting natural gas pipelines as well as information concerning the proximity of a shooting range to an inactive landfill, which produces volatile gases. Kevin stated that

his mother had dealt with stray bullets coming from a neighboring gun range that hit the house located at 1225 Academy Road. The authorities found that there was no proper backstop on the gun range. He also stated that a tenant's truck was struck by stray bullets. Kevin stated that the proposed gun range must have the State required backstops as well as due diligence in monitoring the direction of the bullets. Kevin requested that the Planning Commission review the WLEN report concerning the stray bullets that hit the radio tower. He also requested that the Board consider the following: Is the gun range legal; is it safe; and is there due diligence in considering the liability of stray bullets. Also of concern is the level of liability coverage and which agency will have the authority/responsibility to make sure the insurance is adequate.

- **Laura Summers, 1599 Academy Road:** Laura informed the Board that the radio tower and the proposed gun range do not line up, and therefore, the tower would not be in the line of fire. She also pointed out that the tower could even be hit by stray bullets from hunters in the area. Laura stated that Steve Wasenko and John Bear have made every effort to talk to the neighbors who are in the near vicinity of the proposed gun range. She encouraged those who are concerned about the proposed gun range to have an open conversation with Steve Wasenko and John Bear.
- **John Bear, law enforcement officer with the City of Adrian:** John stated that he has been a firearms instructor for at least 15 years and is currently the instructor for the City of Adrian Police Department, City of Jackson Police department, and Lenawee County Sheriff's Department, and these departments train together. He stated that he has used the gun range on Parr Hwy (prison owned), but it is limited to static training, which fails to prepare officers for the chaotic, unpredictable realities of the street. He pointed out that it is very difficult to find a nearby training facility. Most of the training is done several hours away in northern Michigan. John would like the training to be local.

John also addressed some of the concerns stated by the audience. The range is not open to the public, but individuals must sign up for the community events. There must always be a range safety officer present during trainings and events. The access to the facility will be gated, locked, and monitored with video cameras. Trained certified instructors and staff will always be at the training and events. No one can just enter the facility. The backstop berms will be 20 feet high, and the farthest individuals can shoot is at a range of 30 yards from the berm.

John addressed the liability of stray bullets. He stated that if they know that a projectile was fired from the range, they will quickly try to resolve the matter. Shooting will be east and west within two sets of berms. The hours of operation will depend on the season, and training will be one to two times a month.

Motion made by Crane and supported by Schneider to close the Public Hearing at 8:25 pm. **Roll call vote:** Pell – yes; Schneider – yes; Turpening – yes; Beaulaux – yes; Crane – yes; LaRose – absent; Dougherty – absent **Motion Carried**

Discussion & Deliberation: Motion made by Schneider and supported by Crane to table the discussion of the Special Land Use Application for a Gun Range Training Facility submitted by Steve Wasenko for the purpose of obtaining information regarding the Township's liability. PC Chair John Turpening will seek counsel from Township attorney Dave LaCasse, and Clerk Christine Whited will contact the Township's insurance company. A special meeting has been

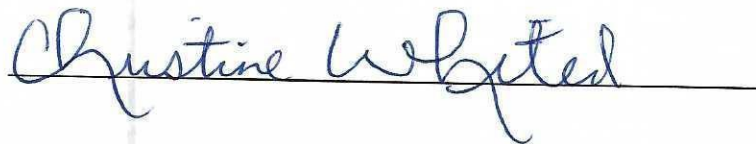
scheduled on Monday, July 13, 2026, 5:30 pm, at the Township Hall to resume the discussion and deliberation of the Special Use Application submitted by Steve Wasenko. **Roll call vote:** Pell – yes; Schneider – yes; Turpening – yes; Beaulaux – yes; Crane – yes; LaRose – absent; Dougherty – absent **Motion Carried**

Adjournment

Motion made by Schneider and supported by Beaulaux to adjourn at 9:00 p.m. **Motion carried**

Next Regular Meeting: September 1, 2026

Minutes were drafted by Clerk Christine Whited

A handwritten signature in blue ink, reading "Christine Whited", is written over a horizontal line.