



The Governing Voice for  
700,000 Wayne County Residents

**CONFERENCE OF WESTERN WAYNE**  
**REGULAR MEETING MINUTES**  
**March 13, 2026**

**1. CALL TO ORDER- GRAHAM-HUDAK**

Supervisor Anne Marie Graham-Hudak called the meeting to order at 9:29 am.

Supervisor Anne Marie Graham-Hudak welcomed the board and audience to Canton Township

**2. ROLL CALL- McCRAIGHT**

Mayor McCraight called the roll:  
Supervisor Ann Marie Graham-Hudak, Canton Charter Township;  
Mayor Brian Turnbull, City of Northville;  
Mayor Robert McCraight, City of Romulus;  
Mayor John Rhaesa, City of Wayne;  
Mayor Ken Voigt, City of Belleville;  
Supervisor Kelly Trombly, Huron Township;  
Fire Chief Joseph Murray, alternate, City of Dearborn;  
Supervisor Pat McRae, Redford Township;  
Fire Chief Jason Kaye, alternate, City of Inkster;  
Supervisor Chuck Curmi, Plymouth Township;  
Supervisor Mark Abbo, Northville Township;  
Mayor Mark Jacobs, City of Garden City;  
Deputy Mayor Jim Godbout, alternate, City of Westland;  
Mr. John Danci, alternate, City of Dearborn Heights;  
Mr. Tim Rush, alternate, Sumpter Township;  
Supervisor Kevin McNamara, Van Buren Township;  
Mayor Pro Tem Joe Elliott, alternate, City of Plymouth.

CWW Board Member/voting alternate of record not present: City of Livonia.

Others present: Congresswoman Debbie Dingell and Congresswoman Rashida Tlaib and members of the audience.

**3. INTRODUCTIONS- GRAHAM-HUDAK**

Board members and the audience introduced themselves.

#### 4. **ADOPTION OF AGENDA- GRAHAM-HUDAK**

Motion by Rush, supported by McCraight to approve the agenda for March 13, 2026.

#### 5. **APPROVAL OF MEETING MINUTES-McCRAIGHT**

Motion by Turnbull, supported by Voigt to approve the meeting minutes for February 13, 2026.

#### 6. **TREASURER'S REPORT- VOIGT**

Motion by Jacobs, supported by McCraight to approve the January 31, 2026 and February 28, 2026 treasurer's reports.

AYES: All. Motion carried.

#### 7. **DIRECTORS REPORT-SELLEK**

##### Preemption—Voting Item

**House Bill 5529** (Rep. Kristian Grant) — **Land Division Minimums** Prohibits municipalities from establishing a minimum parcel size of more than 1,500 square feet for a parcel with a detached single-family residence that will be served by public water and sewer.

**House Bill 5530** (Rep. Jennifer Wortz) — **Lot Size Minimums** Prohibits municipalities from establishing a minimum parcel size of more than 1,500 square feet on land zoned for a detached single-family residence that will be served by public water and sewer.

**House Bill 5531** (Rep. Cynthia Neeley) — **Site Plan Reviews & Shot Clock** Requires local governments to develop and provide blank site plan application forms. Local governments could require any studies or other documents that are reasonably necessary to evaluate the proposal's nature, scope, and intensity as part of their review of the application.

After initial site plan approval, a local unit of government could not require the applicant to submit additional studies or other documents for the same application, or revise previously submitted studies or documents, unless necessary. If the applicant seeks a change in the approved site plan, the local government cannot require additional studies or documents unless reasonably necessary for ensuring code compliance or addressing a public health or safety concern. The local

government could not request additional studies or documents to impose new or additional requirements unrelated to the change or to reopen issues previously reviewed and approved.

Under the bill, local governments must decide on whether to approve, reject, or conditionally approve a site plan within 60 days of receiving the application. If rejected or conditionally approved, the decision must also include the specific reasons why and how it can be appealed.

**House Bill 5532** (Rep. Joseph Aragona) — **Protest Petitions** Currently, an amendment to a zoning ordinance by a city or village is subject to a protest petition. If a protest petition is submitted, then approval of the amendment requires a 2/3 vote of the legislative body. If a zoning ordinance amendment increases the authorized number of dwelling units, the bill would require a protest petition to be signed by either or both of the following:

- The owners and any tenants of at least 60% of the area of land included in the proposed change
- The owners and any tenants of at least 60% of the area of land included within an area extending outward 300 feet from any point on the boundary of the land included in the proposed change. This is increased from 20% of owners or tenants in both cases, and an increase from 300 feet to 100 feet for the boundary of land included in the proposed change.

The bill also would add a requirement that the city or village clerk verify the land ownership of petition signers and otherwise determine the adequacy of the petition.

**House Bill 5581** (Rep. Tom Kunse) — **Dwelling Size Minimums** A zoning ordinance must not impose a minimum area requirement of greater than 500 square feet for a dwelling.

**House Bill 5582** (Rep. Kristian Grant) — **Parking Minimums & Mobile Homes** A zoning ordinance must not require more than one parking space, including guest parking, per dwelling unit for a multifamily residential use of property. A zoning ordinance must not exclude mobile homes from residential zones, including for any aesthetic or material restrictions that aren't necessary for safety or are primarily intended to exclude them.

**House Bill 5583** (Rep. Matt Longjohn) — **Setback Minimums** For local units located in whole or in part within a Metropolitan Statistical Area (MSA) or adjacent to an MSA, zoning cannot require setbacks larger than: o Front: 15 feet o Side or rear: 5 feet Allows up to a 25-foot setback from wetlands, inland lakes or streams, and high-water marks for the Great Lakes and Lake St. Clair.

**House Bill 5584** (Rep. Joey Andrews) — **Duplexes** Defines a duplex as a single building that contains two separate residential units on a single parcel, whether the separation is horizontal or vertical. A duplex is a permitted use in any district in which a single-family residence is permitted, and the duplex is subject to the same permitting procedures as a single-family residence. No requirements related to the bulk or size of buildings that prevent the construction of duplexes with at least 1,000 square feet of habitable floor space per residential unit are permitted.

Zoning ordinances must not:

- Require the provision of more than one parking space, including guest parking, per residential unit for a duplex
- Require any aesthetic or material restrictions that are more restrictive than those applied to single-family residences.

A local government may adopt and enforce reasonable setbacks, dimensional, design, and permitting requirements for duplexes. However, such requirements must not be adopted for the purpose of prohibiting the construction or maintenance of duplexes.

**House Bill 5585** (Rep. Luke Meerman) — **Mobile Homes & Accessory Dwelling Units** A zoning ordinance must not exclude mobile homes from residential zones, including for any aesthetic or material restrictions that aren't necessary for safety or are primarily intended to exclude them.

Defines an accessory dwelling unit (ADU) as a secondary dwelling unit, whether constructed on-site or off-site, that is incidental to another dwelling unit located on the same parcel.

ADUs cannot be subject to discretionary approval or a public hearing if the following conditions are met:

- The ADU is not larger than either 800 square feet or 75% of the gross square footage of the incidental dwelling
- The ADU and incidental dwelling are set back at least 5 feet from the rear and side property lines
- The ADU is in a district where residential use is permitted
- The ADU is constructed in one of the following ways:

- Within the current dwelling
- Attached to or sharing a wall with the current dwelling
- A separate structure on a parcel with the current dwelling

Further regulations on ADUs:

- In any zoning district with a maximum dwelling unit density, an ADU must be excluded from the calculation of the dwelling unit density.
- An ADU is not subject to a parking space requirement.
- ADUs are not subject to design, aesthetic, height, or placement requirements that are more restrictive than those applied to the incidental dwelling.
- ADUs cannot be restricted to owner-occupancy requirements.
- ADUs cannot be restricted from having a basement or be required to have a basement.

Motion by McCraight, supported by Turnbull to oppose the preemption bills.

Ayes. All. Motion carried

### **MI Home Program—Voting Item**

At the September 12, 2025, CWW meeting, the Board voted to support MML's MI Home Program. The bills for the program were recently introduced as HB 5660 and 5661.

A few key points:

- MML's response to preemption
- 5-year program with \$160m/year invested
- Attainable housing (0-120% Area Median Income), new builds, rehabs, rentals, and mixed-use (true multi-resident apartments do not apply).
- Anticipated 10,000 new or rehabbed units in the 5 years
- Keeps zoning decisions at the local level, no local forced to participate
- Money/grants go directly to the builder/developer

The MI Home Program will support investment to accelerate housing construction and rehabilitation, promoting updates to local zoning regulations that will help cultivate thriving

communities and stimulate economic vitality. The program enables a powerful partnership between the state and local units of government to improve access to attainable housing.

### Program Impacts

- The MI Home Program will result in over 10,000 homes being built or rehabbed, promote significant local zoning changes, and invest in a market-based solution allowing employers to help with their employees' housing needs.
- The MI Home Program will create a lasting impact well beyond the five-year funding cycle by implementing a statewide revolving loan fund. This will continue to address financing gaps for housing construction for years to come.
- The MI Home Program will impact additional building and rehab opportunities in communities across Michigan beyond the scope of this program as updated zoning regulations will apply to all housing projects. Key Tenets of the Program
- Investing \$160 million annually for five years to stimulate housing investment through four targeted programs that fund updates to zoning regulations in support of housing needs, providing grants to fill the finance gaps when building or rehabbing attainable housing units, creating a revolving loan fund for housing, and continuing to fund the Employer-Assisted Housing Fund.
- Promoting local zoning reform and increasing efficiency by encouraging more than a dozen specific housing-related zoning changes and unlocking MI Home Program funds in communities that have made those changes.
- Eligible properties include a single-unit house, duplex, triplex, and fourplex or unit(s) within; townhouse, row house, condo in a complex/community, dwelling units in a mixed-use structure, and modular homes.
- Grants may be awarded to nonprofit developers, land bank authorities, traditional developers, and, in limited cases, an individual.
- Properties awarded a grant shall be sold or rented to individuals who have an annual income of not more than 120 percent of the Area Median Income.

Developing grant limits, reporting, monitoring, and compliance measures to ensure resources are spent on attainable housing and instituting penalties for when program parameters are not followed. **This program achieves what we all desire, builds more homes, and does so by choosing partnership over preemption.**

Motion by Voigt, supported by McCraight to support MI home program.

Ayes. All. Motion Carried.

## House Speaker Floats \$4B Tax Cut Plan

Speaker Hall announced his desire to cut property taxes by \$4B. Hall said he would like to eliminate the 6 mil state education tax, personal property tax, the real estate transfer tax and the pop-up tax when a home is sold. Along with eliminating the personal property tax, Hall stated he would demand the utilities lower their rates by \$1B. As part of his property tax proposal, Hall said the budgets of local governments and schools would be backfilled.

A personal property tax elimination could only be done by a constitutional amendment.

It is unclear what this tax shift would look like. The limited information Speaker Hall is given has included the desire to tax “luxury services” at 6%. Services are not currently taxed in Michigan. While the list of services has not been unveiled yet, the Speaker has indicated these new taxes would generate \$4.73B in new state revenue.

Examples of taxable services Hall laid out include limousines, country club memberships, private jets, marinas, tourist services, travel agencies, skiing, golf, artificial intelligence services, newspaper publishing, performing arts, environmental consulting, and political ads.

Hall's plan does not look at general categories but rather provides examples of subcategories.

According to the most recent [tax expenditure report](#), there was an estimated \$16.9 billion in tax-exempt services during the 2022-23 fiscal year. The estimates include services provided by businesses, consumers, and government or nonprofit entities. Of the estimated \$16.9 billion, approximately \$5.37 billion represents services purchased by consumers.

Other services exempt from the sales tax that could be in play include air travel, landscaping, trucking, spectator sports, higher education, movie theaters, dentist visits, and accounting.

It's unclear whether Hall's plan would apply to business-to-business services or only to personal services, and there is almost no publicly available data showing how much revenue each subcategory would generate.

Indeed, the tax expenditure report makes clear that the numbers are a best estimate. **There is no clear data on the exact value of services purchased in Michigan annually.**

GLWA Rate Increases

As discussed, last month GLWA requested a 5.8% and 4.26% increase to water and sewer rates, respectively. Both increases were approved.

Below is the 10 year average of GLWA water and sewer increases:

Year	Water	Sewer
2018	1.8%	-0.7%
2019	1.8%	0.1%
2020	0.6%	0.8%
2021	3.2%	2.0%
2022	1.5%	-0.6%
2023	3.7%	2.4%
2024	2.75%	2.75%
2025	3.25%	3.0%
2026	5.9%	4.5%
Approved 2027	5.80%	4.26%
Ten-Year Average	3.03%	1.85%

DTE Increase Approved, New Increase Requested

On February 19, the Michigan Public Service Commission (MPSC) approved a \$242.4M rate increase for DTE Electric customers (4.6% increase for a typical customer). DTE’s original request was for \$574m. The approved hike is 58% lower than DTE’s request. Last year the MPSC approved a \$217M increase.

On February 24, DTE filed its intent to request another rate increase “on or about April 27, 2026”.

Since 2020, the MPSC has approved more than \$1 billion in annual revenue increases for DTE.

Consumers Energy currently has an application for a \$436M increase pending in front of the MPSC.

### **Work Projects Lawsuit**

Committee hearings on legislatively directed spending items have started for the 2026-27 budget cycle, as the idea of a supplemental for the 2025-26 fiscal year has all but faded due to the ongoing court case over disapproved work projects.

The first hearings held last week were focused on workforce development and the hearings on Wednesday were focused on education. Some of the projects are repeats from last year, some are new, and some are work projects from the 2024-25 fiscal year budget that were disapproved by the House Appropriations Committee at the end of last year.

[House Appropriations Committee](#) Chair [Rep. Ann Bollin](#), R-Brighton, said that although the House originally considered a supplemental, it is unlikely now. The ongoing court case regarding the disapproved projects made a supplemental more difficult, Bollin said.

Attorneys for the Department of Attorney General, House of Representatives and Michigan Strategic Fund said during a Court of Claims hearing that they intend to pursue negotiations in the matter.

The parties must update the court on the status of the conversation through filings by 4 p.m. on March 13, the judge wrote in a February 27 order.

### **April CWW Board Meeting**

Kids Talk will present at our April 10, 2026, Board meeting hosted by the City of Livonia.

## B. LEGISLATIVE UPDATE- HEALANDER

### FEDERAL:

#### DHS BUDGET

Congress is still negotiating the Department of Homeland Security budget. DHS funding lapsed on February 14, 2026. The partial shutdown directly affects states as FEMA grants and homeland security funding are on hold. Essential services remain operational at the federal level while those employees may go unpaid until an agreement is reached.

#### MICHIGAN JOINS STATES SUING TRUMP OVER NEW TARIFFS

Michigan Attorney General, Dana Nessel joined a coalition of attorneys general in filing a lawsuit to block President Trump's latest efforts to impose illegal tariffs on American consumers and businesses. The case, challenges President Trump's most recent efforts to increase tariffs worldwide without congressional approval.

The complaint contends that these actions by President Trump and his administration violate the law, upend constitutional separation of powers, and violate the Administrative Procedure Act.

Joining Attorney Nessel in filing this lawsuit are attorney generals of Arizona, California, Colorado, Connecticut, Delaware, Illinois, Maine, Maryland, New Jersey, New Mexico, New York, North Carolina, Oregon, Rhode Island, Vermont, Virginia, Washington and Wisconsin, as well as the governors of Kentucky and Pennsylvania.

### STATE:

#### LAW MAKERS WANT TO PAUSE ALL DATA CENTERS IN MICHIGAN FOR A YEAR

A small group of lawmakers from both sides of the aisle want Michigan to slow its embrace of large-scale data centers as a development boom touches down in communities across the state.

**New bills introduced by Reps. Wortz, Wegela and Fox, would put that all on hold, at least until April 2027. The three-bill package (HB 5594-5596), which creates the "Data Center Regulation Act", would also stop new data centers from operating until that time.**

The Detroit Regional Chamber recently did a poll on a variety of issues facing Michigan, including Data Centers. **In a poll of around 600 registered voters, about two-thirds of voters also do not have a position on data centers, and only just more than half have ever heard or seen anything about data centers, an issue many campaigns have begun to stake a strong position on.**

While data centers appear to be dominating the conversation of economic development in recent months, with hyperscale projects popping up across the state including the controversial OpenAI site in Saline Township, there seems to be a disconnect with the voters, the Chamber said.

**Around 57.2% of voters had seen or heard anything about data centers, while 42.4% have not. A quarter of those aware of the argument were in opposition and only 5% were in support, but 65.7% did not offer a position.**

The voters tapped into the issue did say in a two-to-one margin, from 36.4% to 19.3% of voters, that data centers will provide economic benefits, while 20.3% said they would have no impact and 23.3% said they did not know.

Those who said it will offer benefits emphasized job benefits, with 60.7% saying the centers will provide more jobs and 15.1% claiming expansion will provide better-paying tech jobs.

The highest percentage of those who have heard of data centers were college-educated voters by 70.2%. Of those who gave a neutral statement about data centers, 33.2% said they were mostly seeing news coverage on the protests against the expansion of the industry in the state.

**Richard Czuba, founder of the Glengariff Group that conducted the poll, said the data proves there isn't an active conversation on what the benefits of data centers are, just talking points that the centers may not be good for the state overall. He said Republicans are more likely to say there could be benefits than Democrats, but not by a large margin.**

Another disconnect in responders found is overwhelming support across parties for attracting high-tech jobs to the state while also being weary to uninvolved with the data center debate.

#### **DRONE BILLS PASSED OUT OF COMMITTEE**

**13 bills have passed out of committee and will be headed to the floor.**

**HB-5319**-Prohibits flying over or trespassing on a key facility or critical infrastructure with an unmanned aircraft vehicle. (With substitute H-3)

**HB-5320**- Provides sentencing guidelines for flying over or trespassing on a key facility or critical infrastructure with an unmanned aircraft or vehicle. (With substitute H-1)

**HB-5321**-Creates database of restricted zones and flight paths for unmanned vehicles and provides penalties for using unmanned vehicles in a restricted zone or flight path. (With substitute H-3)

**HB-5322**- Provides sentencing guidelines for flying over or trespassing on a key facility or critical infrastructure with an unmanned aircraft or vehicle. (With substitute H-1)

**HB-5323**-Allows installation of geofencing around critical infrastructure or buildings. (With substitute H-1)

**HB-5324**-Provides adoption of an official no drone zone sign for use in this state.

**HB-5325**-Allows destruction of drones flying in violation of critical infrastructure guidelines. (With substitute H-2)

**HB-5326**-Allows destruction of drones flying in violation of the Federal Aviation Administration. (With substitute H-2)

**HB-5327**-Allows downing of a trespassing drone. (With substitute H-3)

**HB-5328**-Requires drones used by state government to follow federal restricted drone list.

**HB-5329**-Prohibits use of state funds for purchase of certain drones.

**HB-5330**-Provides cybersecurity and data protection requirements for drones. (With substitute H-1)

**HB-5331**-Prohibits use of state funds for certain drones. (With substitute H-3)

### **PROPOSED CONSTITUTIONAL AMENDMENTS**

**AxMITax**, the proposal to eliminate property taxes, needs to submit 446,198 valid signatures to get on the November ballot. The campaign has finished collecting signatures and is now awaiting return of the petition sheets. The group has until May 27 to turn in the required number of valid signatures.

**Invest in Michigan Kids**, subject to the same signature requirements and deadline as AxMITax, is a constitutional amendment proposal that would direct additional funds from an additional 5% tax on annual taxable income over \$1M/\$500K to public school funding. The group raised \$291,815 and spent \$288,422. The group received about \$200K in in-kind contributions and has \$293,487 on hand. They also received significant funds, \$150,000, from Tides Foundation

### **AG NESSEL SEEKS DETAILS ON PROPOSED ROMULUS ICE DETENTION SITE**

Michigan Attorney General Dana Nessel has filed a federal public records request seeking details about federal plans to convert a warehouse in Romulus into a large ICE detention facility.

The request seeks records related to the purchase of the Romulus warehouse, planned renovations, and analysis of the potential impact of placing a large detention facility in a

residential area. Nessel's office also requested information on who could be detained there and when the site might become operational.

## **8. PRESENTATIONS**

Growth Works, CEO Nick Griswold gave a company update on their services available to our communities.

## **9. ELECTED OFFICIALS' COMMENTS**

Congresswoman Rashida Tlaib informed the board that Appropriations are open for community projects.

Congresswoman Debbie Dingell updated the board that her team is working on water affordability programing and also open to accept community projects.

## **10. PUBLIC COMMENT**

Comments were made by the public.

## **11. OTHER BUSINESS**

None.

## **12. ADJOURNMENT**

Motion by Turnbull, supported McRae to adjourn the meeting at 10:50 a.m.