

Shaping the Future Survey Comments from Franklin Township

The following comments (except summaries) are reproduced exactly as written by respondents to the 1997 Houghton County "Shaping Our Future" Land Use Survey who said they lived in Franklin Township. All local governments and libraries received full survey results in 1998 (also available at <http://emml.mtu.edu/gem/community/planning/planning.html>).

➤ Franklin Township surveys returned – 74. Total surveys returned, Houghton County – 1,936.

6. Similar commercial development along US 41 between Hancock and Calumet would benefit the area.

- No more discount shopping [730]*

7. Lack of jobs, especially for young people, is a problem in our area.

- Good (not service jobs) [1632]
- meaningful, full-time employment [1930]

9. Tax incentives, such as tax abatements, should be used to attract new businesses.

- For those who meet our criteria for AAA [1806]

10. Tax incentives associated with land trusts, conservation easements, and purchase of development rights should be encouraged to help landowners keep their land in its present use if they prefer not to sell to a developer.

- Don't quite understand the concept. [850]

11. More recreational opportunities are needed in my township/city/village. If so what kind?

Summary (with number of responses indicated; verbatim responses on p. 6):

- ❖ more/improved non-motorized trails (skiing - 5, walking - 4, biking - 4, nature - 1, roller blading - 1) - 9
- ❖ playground/park - 5
- ❖ skating rink (ice - 2, roller - 1) - 4
- ❖ teen/youth activities/center (2 specified center) - 4
- ❖ beach - 2
- ❖ ORV/ATV trails maintained, same access as for snowmobiles (e.g., across Portage Bridge) - 2
- ❖ sledding, promotion of alternatives to driving, basketball, tennis, baseball, skateboard park, free-bee [Frisbee?] golf course, summer recreation, sidewalks, more recreational opportunities for rural kids, public access, night club w/live music, area tours, food store, year-round family outdoor activities, clean up Boston Pond for public use, use prisoners to cut roadside weeds and clean open areas, waterfront access, winter indoor recreation area (ping-pong, volleyball, putting greens, batting cages, etc.) for all ages, horseshoes, advertising of what is available (such as recreational equipment rentals) – 1 each

13. The small-town feeling of the area is worth preserving.

- Place traffic in metro area [1806]

14. The design and appearance of new buildings and signs are important to the community.

- Less is better. [910]

15. New development would be acceptable to more people if it blended better with the historic buildings in the area.

- Or rehab old buildings [1806]

16. Improvement of existing properties, especially those of historic significance, should be encouraged as an alternative to developing more land.

- Yes!!! [811]

17. Some open space and undeveloped land should be protected from future development.

- Need more public beaches and waterfront [1093]
- revisit in about 10 years [1136]

18. Some roads should be designated as "scenic" and should retain their natural character. If so, which roads?

Summary (with number of responses indicated; verbatim responses on pp. 6-7):

- ❖ US 41 ("north," Keweenaw, to Copper Harbor - 16 (north of Calumet specified - 1), unspecified - 1) - 17

- ❖ M-26 (“north,” Keweenaw, to Copper Harbor - 9 (Eagle River to Eagle Harbor specified - 4), toward Ontonagon - 1, unspecified - 1) - 11
- ❖ Covered Road (Freda-Redridge) - 11
- ❖ all/most roads (shoreline/wooded - 2) - 8
- ❖ Hancock Canal Road/M-203 - 4
- ❖ Copper Harbor (unspecified, “scenic”) - 3
- ❖ Gay-Lac La Belle Road - 2
- ❖ Cliff Drive - 3
- ❖ Houghton Canal Road - 2
- ❖ street car track on Quincy Hill - 2
- ❖ Paavola, Brockway Mountain, Gay-Mohawk, Freda, Bete Gris cut off to Copper Harbor - 1 each

19. Property owners should have absolute and final say about what happens on their property.

- I feel property owners should have much say about what happens on their property, but if they have it full of junk, then I feel ordinances should be enforced to help things look decent. [1279]

22. Public access to waterfront areas is becoming too limited.

- Along Keweenaw Peninsula [730]
- We are a tourist economy [1806]

25. Neighboring townships, cities, and counties should identify and work together toward shared goals.

- Want to kill an idea? Send it to committee [1289]

C. Comments

General comments not identified with any survey statement were sorted into 33 categories during survey analysis (survey respondents were not aware of these categories). Some general comments that address more than one topic are divided into the appropriate categories, e.g., [251], #25 means that another part of survey 251’s comment is found under category #25. Wording was not changed.

1. Jobs

- More schooling for trades needed for our children. Not everyone can afford the escalating cost of college. There are only so many jobs for nurses/aides and mechanics—cooperative education with business owners/school would help a lot of kids learn a trade and develop a good work ethic. [850]
- I would like more economic development and more jobs in the area. This could bring in more money, so that old houses & buildings & parks etc. could be improved. Falling down buildings & houses are an eyesore and a danger to the public—especially our children. [1055]

2. Business and economic development—general

- The Chamber of Commerce meetings held on their issues was never used very substantially as far as I could tell. Perhaps their findings can be relayed along with these? Some info on how to influence these types of decisions in a TIMELY manner would be very useful. [495]
- Get the young people to junk their computers and also TV’s and get them interested in gardening and small farming like farms were before. [550]
- Remember that college students spend a lot of money in this community—use this money resource! [803]
- Our area needs a year around poor artist outlet, member fee’s to support it and start a mail order for crafts, etc. also have make it classes. [1047] #17
- Our communities need to encourage more industry such as factories and less reliance on tourism. We need businesses that will provide adequate income for people rather than more shopping malls and fast food restaurants that pay minimum wages. Less stores, more industry. [1930]

3. Concerns about development

- You want to turn this place into Detroit. Why don’t you just go back to wherever!!! People come here to where my family has lived since 1860 and buy everything they can because it’s so pretty & nice. Then they change it and expand it & turn it into the very same pitiful mess they were so quick to get away from. [910]
- All out of area developers should be stopped cold from coming in and cutting down our trees and developing the area. Also local people should be stopped from bringing in outside developers. Any development being done should be by local companies employing local people. [1622]

- We should resist the temptation to lower ourselves (community) to become a Little Marquette. [1632]
- We need vision here. To turn our area into “Anyplace USA” would be deeply misguided. We need to work and build and live in harmony with what makes this area so wonderful—or it won’t be any more. I have nothing against new businesses (non-polluting), but the way the earth was gouged out & scarred on the Portage Twp. Hillside makes me feel sick and disgusted every time I look at it. Poor use of mine rock also. Unappealing to the senses. The little creek, which used to be beautifully wooded, behind Taco Bell, would have made a beautiful in-town nature area for all to enjoy. That whole developed area is sickening, in light of what could have been done in developing that area, given what was there to begin with. I realize it would cost more. I truly believe the return would be greater in many ways. People will not want to come here if we look and feel like “anyplace.” People who want to live in “anyplace USA” should go there. This is “someplace special.” [1716]
- Dear Survey Team,

For the last four years, I have been doing research for a book. I have spent a lot of time reviewing the latest scientific and governmental data on global trends in ecology. Big problems are very likely to destabilize or short circuit the global economy early in the 21st century:

- ⇒ The human population explosion continues.
- ⇒ A growing number of petroleum geologists and industry analysts are predicting that the end of the era of cheap oil will occur within 15 years—sooner if political stability breaks down in the Middle East. Once it starts, this oil crisis will be permanent. Tourism will end, and far more serious local effects are likely.
- ⇒ In many regions, the supply of fresh water is endangered by shortages and pollution. The potential for water wars is increasing.
- ⇒ Topsoil is being lost at unprecedented rates, and the area of crop land and range land per capita is diminishing.
- ⇒ All of the oceanic fisheries are being fished at or beyond their sustainable capacity.
- ⇒ The destruction of Earth’s forests continues.
- ⇒ Numerous contagious diseases are mutating into forms that resist medical treatment.
- ⇒ Continued pollution is driving climate shifts, global warming, ozone destruction.

In short, one or more disasters is almost certain to permanently end the lifestyles, economy, and politics of the status quo as we know it. There are two unknowns: (1) the exact sequence of coming disasters, and (2) whether the status quo will end in 5, 10, 15 years...

Today, Houghton County is massively dependent upon the global economy. When the Muslim fundamentalists overthrow Prince Abdullah’s regime in Saudi Arabia, the shock waves will certainly be felt here—and they may endanger our very survival.

Being almost completely dependent upon a global economy that is heading for major storms is not a good position to be in. For the sake of our children, we would be wise to work to develop an independent, low-technology, regional economy that is fueled by elbow grease and firewood.

Designing plans to attract more strip malls, fast food restaurants, and tourism is irrational. Rational plans would include:

- ⇒ Encouraging the expansion of local organic agriculture, with the goal of feeding the region primarily with locally grown foods.
- ⇒ Preserving regional forests for local fuel wood use.
- ⇒ Discouraging population growth and additional 20th century-style development.
- ⇒ Redesigning our school systems to provide a fundamental and rigorous ecology-based education, so that our children have a realistic and rational conception of the world and the future.
- ⇒ Encouraging the development of cottage industries to provide the items and skills necessary for a low-technology way of life (i.e., shovels, shoes, shirts, shingles, etc.).

In summary, the status quo is pounding the Earth to pieces. Promoting an obsolete status quo economy for our region is a detriment to our children’s future. Our children would benefit most if we designed a sane, sensible, and sustainable way of life in the region. Ideally, if we work hard, fast, and smart, we won’t even notice when the global economy collapses. [811] #32

4. Chain retailers vs. locally owned shops

- See [1806] #29

5. Shopping/entertainment/restaurants

- See [1930] #2

- I wish someone would buy the old Bonanza in Houghton and turn it into either a Red Lobster or a Ponderosa. Both in my opinion are excellent restaurants. [1161]

6. Tourism

- See [1282] #22
- See [1930] #2

7. Logging, timber industry, and wood product

8. Mining

9. Development location—downtown, renaissance zones, etc.

10. Development—Calumet/Laurium

11. Development—M-26/Sharon Avenue

- See [1716] #3

12. Future U.S. 41 development, Hancock to Calumet

13. Waterfront development and public access

- Off road vehicles should be given better access like in Houghton's water front. [1045]

14. Property values and taxes

15. Planning

- Townships should have a planning committee and develop ordinances commensurate with state & county laws. Twp. areas can then be designated as R-1, R-2, business, recreation, & areas for development. The townships could work together under the county. [1529]
- If you want to attract and maintain quality residents and businesses, you need a quality 'Master Plan' with options and incentives—if these planners are of quality, it will be successful to all. [1806] #29

16. Cooperation among units of government

- See [1529] #15
- It seems easier to define community opinions than it is to implement shared goals. Strong property rights philosophy has become strong individual units of government philosophy. How to bring all units of government to working together and then working with larger units county/state/federal, will be the challenge, I think. [1662]

17. Lack of public input in development decisions, favoritism

- Keep residents informed better, not everyone can attend the meetings. [1047] #2
- Get rid of those on Houghton City Council who act as though they needn't pay any attention to anyone else, and whose actions benefit only themselves. Replace MacInnes. [1878]

18. Zoning, ordinances, building permits

- See [1529] #15

19. Balancing environment and development

- It makes me real nervous when you tree huggers (i.e.. environmentalists) start having a say in how development should or shouldn't proceed. As long as you have your jobs, you don't care that you may be ruining someone else's livelihood by preventing some development. These things have to be considered as much or more so than if a few trees may have to be sacrificed!! [504]
- There can be a balance between development and environmental protectionism. Development can be done in environmentally sound methods. For example: logging benefits over 95% of wildlife species present in our region by creating diverse habitats. [838]
- We need to evaluate the environmental impact on our area but not let a minority keep things just because they don't want thing done for no real scientific reasons. [1114]

20. Cultural history/community character/appearance/signs

- Came here from town which tore down most old buildings and in so doing abandoned history and local character. Avoid similar mistake at all cost. Preserve what is and was here. Do not try to make this area into something that it is not, or never can be without losing what has made it what it is today. [448]

21. Small-town feeling/quality of life

22. Historic buildings/improving existing properties/blending old and new

- See [448] #20
- See [1055] # 1
- See [1161] #5
- Promoting tourism and preserving “so-called” historical buildings & sites is & has been a starvation existence, at best, for the majority of Copper Country residents. If you need land for development, flatten existing buildings & infrastructure! [1282]
- There is so much that can be done to restore existing historical buildings that are rich in tradition—don’t build more malls & block buildings. Use & save what you have now. [1289]

23. Open space, undeveloped land

24. Drinking water, wastewater, and health concerns

25. Property rights and regulations

- Why do people have to keep trying to regulate other people and their property? They don’t get zoning in so they go to land use, which is the same. IF THE PUBLIC WANTS IT, BUY IT. DON’T REGULATE IT TO DEATH. [1888]

26. Road maintenance, traffic control, and safety

- Move Houghton County Road Commission from its present site. Improvement of our secondary roads. Quincy Hill, US 41 needs two lanes going down. [1249]
- Road repairs & snow removal is bad and need fixing. Street lights at intersections on rural roads & blind corners. [1627]
- Some way Houghton County should spend more money to roads & snow removal. This is more important than some tax abatement. [1879]

27. Snow removal

- Business owners as well as property owners should be responsible to keep sidewalks in front of their property clear from obstruction with snow, cars, etc. [283]
- See [1627] #26
- See [1879] #26

28. Public and non-motorized transportation

29. Tax incentives

- Tax incentives if given should be offered first & perhaps only to local & small businesses. NOT Wal-Mart, Citgo, & HOTEL CHAINS, for ex., and only offered if the prosperity of the new business is not going to destroy older smaller businesses—this is a crime. [1806] #15
- See [1879] #26

30. Government and public services

- Article attached to survey from Mining Gazette entitled, “Burn Garbage, Don’t Bury It Rotary Told,” [1274]
- Instead of taking such good care of single mothers & their children, let’s get recreation for all people. Such as health clubs for all women—swings & playgrounds for children—cut down weeds in all open areas. Check all open wells. Make property owners take care of them—Franklin Twp—main one. Close our open ditches. [1516]

31. Recreation

- See [1045] #13
- See [1516] #30

32. Survey

- See [495] #2
- I have chosen to not remain anonymous. If I can be of any further assistance to you, please do not hesitate to contact me. I sincerely appreciate your initiative in taking this survey! [811] #3
- Survey seems like a good idea. Not everyone is comfortable attending public meetings. [1093]

33. Miscellaneous

11 (recreational needs) verbatim responses, grouped generally from most common topic to least:

- Walking/Hiking, trails - sidewalks - food store [1055]
- More bike/rollerblade paths—sidewalks on which to walk [776]
- bike trails, cross country ski trails [1447]
- Our community is not friendly enough to bike commuters. No alternatives to driving are promoted well enough. [47]
- Groom Maasto Hiito trail in Hancock for skiing [730]
- skateboard park, free-bee golf course, more walking/skiing trails free from snowmobile use in winter [283]
- public walking/biking/swimming areas [340]
- cross country ski trails, skating rink, nature trail/wood lot [1662]
- playground equipment [550]
- playgrounds for children, weeds cut at least by roadsides, open areas cleaned, let prisoners do it [1516]
- playground/park [1529]
- more parks for kids [1547]
- a beach, restore playground [25]
- ski/sledding/winter recreation area for family activities, outdoor public ice rink [16]
- ice rinks, basketball/tennis courts, baseball field [62]
- skating? Also in Houghton/Hancock area, there could be more recreational activities, such as roller-skating/blading in a public building, like the Dee or Houghton Co. Arena. [546]
- teen centers [29]
- A nice night club with live music/ youth centers/ tours of the area [1047]
- Always youth activities i.e. junior achievement, J-C's scouts, but otherwise we are just fine [1806]
- more summer recreation [544]
- Rural kids need recreational opportunities too—not all parents can shuttle their kids everywhere for the opportunity for something to do. [850]
- Public access [910]
- Fix off road trails in summer (Hancock - Calumet) [1045]
- family year round outdoor activities [1136]
- clean up around Boston Pond so it can be used more by public [1279]
- access to waterfront [1632]
- winter indoor sports “complex,” (ping-pong, volleyball, putting greens, batting cage, etc.) for all ages (playground, horseshoes, etc.) [1716]
- What is needed in my opinion is advertising what is available. For example, rental of equipment for various sports. [1736]
- (ATV trails) should have just as much rights as snowmobiles, especially the right to cross over the Portage Lake Bridge [1815]

#18 (scenic roads) verbatim responses, grouped generally from most common topic to least:

- US 41 [1282]
- US 41 from Calumet to Copper Harbor [1547]
- 41 North to Copper Harbor from at least Eagle River North & 26 North from Gay at least [283]
- 41 road to Copper Harbor [1879]
- US 41 Delaware to Copper Harbor, “covered road” [730]
- US 41 to Copper Harbor, covered drive, Bete Gris (course that’s been ruined already) [1724]
- US 41 by Copper Harbor, arboreal tunnel [1752]
- US 41 & M26 to Copper Harbor, the road from Gay to Lac LaBelle [809]
- US 41 north, M-26, M203, Gay Road from Lake Linden to US 41 [973]
- Copper Harbor (US 41) Eagle River to Copper Harbor (M26) [1093]
- US 41 to Copper Harbor & 26 - Freda Rd.

- 41 & 26 within Houghton & Keweenaw Counties [1878]
- US 41-M26 Eagle River to Copper Harbor, upper & lower roads [1888]
- 26 & 41 between Phoenix and Copper Harbor [47]
- Eagle River to Eagle Harbor & Copper Harbor to M-26 [850]
- Copper Harbor scenic drive, drive between Eagle Harbor & Copper Harbor [1323]
- covered road, M26 towards Ontonagon [341]
- the covered road, the scenic route to Copper Harbor [25]
- covered drive [544]
- Covered road to Redridge, US 41 to Copper Harbor (above Eagle River) [1545]
- Covered road, most other scenic drives in Houghton County are developed. Quincy Hill lookout area should be left to unobstructed view also. [1549]
- Covered road/Stanton Township, US 41 Bete Gris cut off to Copper Harbor, Mohawk to Gay road, Cliff Drive [1662]
- Covered road [1743]
- Example: Redridge covered road [1806]
- Freda covered trail, M203 [1529]
- All area roads, especially roads with view of water or wooded; no billboards; building codes to blend with our greatest asset—nature! [1716]
- all of them [448]
- Lake shore and off road trails [1045]
- All roads [811]
- All outside of the cities [910]
- I don't know names but have seen many beautiful roads—keep the trees. [1289]
- All wooded areas [1622]
- Houghton & Hancock Canal Roads, all shoreline roads north of the bridge, all Keweenaw County roads [3]
- Houghton & Hancock Canal roads [794]
- routes to Copper Harbor [803]
- route to Copper Harbor; “Cliff View” road [340]
- street car track on Quincy Hill [430]
- Street car track on Quincy Hill [1040]
- Brockway Mountain & Cliff Dr. [1136]
- Paavola Road [550]