

Appendix F: Results by Location and Statement						
Elm River Township (12 responses)						
Statement #	Agree Strongly	Agree Somewhat	Disagree Somewhat	Disagree Strongly	No Response	Total Points
1. Developers should be allowed to develop with little or no restriction because it helps the local economy.	0%	8%	17%	75%	0%	-158
2. Change brought by economic development should be balanced with actions to preserve community character.	50%	42%	0%	0%	8%	142
3. Public costs for new water, sewer, and other services should be considered when any development is proposed.	67%	25%	0%	0%	8%	158
4. "Big city" shopping and entertainment benefit the area.	17%	67%	8%	8%	0%	75
5. The benefits of recent commercial development along M-26 and Sharon Ave. outweigh any disadvantages.	8%	67%	25%	0%	0%	58
6. Similar commercial development along US-41 between Hancock and Calumet would benefit the area.	17%	33%	33%	17%	0%	0
7. Lack of jobs, especially for young people, is a problem in our area.	75%	17%	8%	0%	0%	158
8. Environmental impacts should be considered when creating new jobs.	75%	25%	0%	0%	0%	175
9. Tax incentives, such as tax abatements, should be used to attract new businesses.	25%	75%	0%	0%	0%	125
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.	50%	42%	0%	0%	8%	142
11. More recreational opportunities are needed in my township/city/village.	8%	42%	33%	8%	8%	8
12. The natural environment, scenic beauty, and "getting away from it all" are important to our quality of life.	67%	25%	8%	0%	0%	150
13. The small-town feeling of the area is worth preserving.	67%	17%	17%	0%	0%	133
14. The design and appearance of new buildings and signs are important to the community.	75%	25%	0%	0%	0%	175
15. New development would be acceptable to more people if it blended better with the historic buildings in the area.	50%	42%	0%	8%	0%	125
16. Improvement of existing properties, especially those of historical significance, should be encouraged as an alternative to developing more land.	58%	25%	8%	8%	0%	117
17. Some open space and undeveloped land should be protected from future development.	83%	17%	0%	0%	0%	183
18. Some roads should be designated as "scenic" and should retain their natural character.	58%	25%	17%	0%	0%	125
19. Property owners should have absolute and final say about what happens on their property.	25%	25%	42%	8%	0%	17
20. Private property rights are more important than public interest when a development is proposed.	25%	50%	25%	0%	0%	75
21. We need to balance private property rights and public interest.	58%	42%	0%	0%	0%	158
22. Public access to waterfront areas is becoming too limited.	50%	17%	25%	0%	8%	92
23. Property is becoming unaffordable for local residents.	58%	33%	8%	0%	0%	142
24. I feel that I have a voice in shaping the future of my community/township/city.	50%	33%	17%	0%	0%	117
25. Neighboring townships, cities, and counties should identify and work together toward shared goals.	58%	42%	0%	0%	0%	158
26. Long-range planning is needed to manage growth and to protect our environment and natural resources such as drinking water.	100%	0%	0%	0%	0%	200