

CHARTER TOWNSHIP OF MONITOR
REGULAR TOWNSHIP BOARD MEETING
OCTOBER 24, 2016

The Supervisor called the meeting to order at 7:00 p.m.

Members present: Brandt, Kowalski, Pike, Kochany, Malkin, Miller
Members absent: Arnold
Also present: Richard Sheppard, Township Attorney
Mark Norton, Spicer Engineering

The Pledge of Allegiance was recited by all present.

Public Input opened at 7:01 p.m. No public present wished to speak and public input was closed.

Motion by Kowalski supported by Malkin to adopt the agenda with the addition of Hall Request
ó Brian's House Community Group.

Motion carried.

Motion by Malkin supported by Kochany to approve the minutes of the September 26, 2016
regular meeting and October 20, 2016 special meeting as presented.

Motion carried.

Motion by Miller supported by Pike to pay the bills in the amount of \$38,789.84 from General
Fund.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Arnold, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

Motion by Kowalski supported by Kochany to receive the Treasurer's Report for September
2016.

Motion carried.

Public Hearing - Briar Hills Subdivision S.A. Roll

The public hearing to confirm the Briar Hills special assessment roll opened at 7:05 p.m.

J. Turmell, 4691 Elm Dr., asked why Lots 1-6 and Lots 20-23 were not included in the Briar
Hills special assessment district.

Norton replied Lots 1-6 are located on Midland Rd and Lots 20-23 are located on 4 Mile Rd.

Mr. Turmell also questioned why the preliminary engineering costs are added to the first year
assessment cost and not included in the total project cost.

Norton replied the preliminary engineering costs were for services paid for by the township prior
to finalizing the improvement plans and sending them out for bid.

H. Pfeiffer, 2210 Heritage Dr., asked why the improvement costs went from \$56,000 to \$80,000. Norton replied that due to residential concerns expressed at the public hearing to create the special assessment district, the scope of the project was expanded to include additional curb/gutter and drainage improvements.

S. Baker, 4688 Elm Dr., asked who determined who got their curb and gutter replaced and stated his curb and gutter does not look good. Norton replied the curb and gutters that were replaced were determined either by functionality or necessitated by drain replacement or relocation; not by aesthetics.

The public hearing closed at 7:25 p.m.

Public Hearing - Westgate Subdivision S.A. Roll

The public hearing to confirm the Westgate Subdivision special assessment roll opened at 7:26 p.m.

T. Gatza, 4810 W. Westgate questioned the signatures for the petition to do the improvements in Westgate, stating he talked with some of the property owners who signed the petitions prior to the increase in cost for the project and does not believe they were in favor of the additional cost. Brandt replied all property owners were informed of the two public hearings prior to the creation of the special assessment district and were given the opportunity to voice their objections.

H. Phillips, 4831 E. Westgate believes the improvements that were done were necessary and he has no complaints.

The public hearing closed at 7:34 p.m.

Public Hearing óKawkawlin River Weed S.A. Roll

The public hearing to confirm the Kawkawlin River Weed special assessment roll opened at 7:35 p.m. No public were present to speak and the public hearing was closed.

Public Hearing ó Township Wide Trash S.A. Roll

The public hearing to confirm the township wide trash special assessment roll opened at 7:36 p.m. No public were present to speak and the public hearing was closed.

R-2016-016 Resolution Confirming Briar Hills Subdivision S.A. Roll

Motion by Kochany supported by Pike to adopt Resolution R-2016-016, a resolution confirming the special assessment roll for the parcels receiving benefit of the Briar Hills Subdivision curb/gutter and drainage improvements.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin

No: None

Absent: Arnold

Abstain: Miller

Motion carried.

R-2016-017 Resolution Confirming Westgate Subdivision S.A. Roll

Motion by Miller supported by Malkin to adopt Resolution R-2016-017, a resolution confirming the special assessment roll for Westgate Subdivision curb/gutter and drainage improvements.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

R-2016-018 Resolution Confirming Kawkawlin River Weed S.A. Roll

Motion by Kowalski supported by Kochany to adopt Resolution R-2016-018, a resolution confirming the special assessment roll for the Kawkawlin River Weed special assessment district.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

R-2016-019 Resolution Confirming Township Trash S.A. Roll

Motion by Pike supported by Miller to confirm the township-wide trash special assessment roll for 2016.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

R-2016-020 Charitable Gaming License for Beacon of Hope

Motion by Miller supported by Malkin to adopt Resolution R-2016-020, a resolution approving the Charitable Gaming license for the Beacon of Hope Pregnancy Care Center to conduct a raffle.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

Monitor Township DDA

Brandt submitted for township board consideration, a letter of support for continuation of the DDA to be sent to the County Commission.

Miller asked Sheppard's opinion.

Sheppard stated the last ordinance (36-E) was to terminate the Development and TIF Plan but not the DDA. Currently the DDA is considering asking the township to levy a 2-mil tax on property owners in the DDA district which would require a new Development and TIF plan. If a new "Plan" is adopted, the new tax base would be set at current property values as they are today. Even if the current "Plan" is extended, it would require going through the amendment process which would reset the tax base.

Kochany questioned pending litigation being discussed by the state and how that would affect new TIF plans.

Sheppard stated the state is always discussing how TIF plans could be tweaked.

Township Assessor T. Fackler stated he does not see how the township can adopt a new TIF without adjusting the tax base and notifying all the taxing entities.

Sheppard stated theoretically the capture would be generated on the 2-mills on current tax value.

Motion by Malkin supported by Miller to send a letter to support the DDA to the County as amended and reviewed by the Township Attorney.

Motion carried.

First Amendment to Bangor/Monitor Agreement for Kawkawlin River Dredging

Motion by Malkin supported by Miller to approve the First Amendment to the Interlocal Agreement between Bangor Township and Monitor regarding dredging of the Kawkawlin River subject to the review and approval of the Township Attorney.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

Administrative Secretary Position

Motion by Miller supported by Kowalski to hire Beth Fletcher-Patterson as a full-time Administrative Secretary to work jointly with the current Administrative Secretary J. Wildeboer until her retirement and as the full-time Administrative Secretary thereafter at a rate of \$12.25/hour.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

Treasurer Recommendation to Amend Article 4, Section 1.B of Sewer Ordinance 56

The Treasurer recommended an amendment to Article 4, Section 1.B of Sewer Ordinance 56 to require residential properties to pay the sewer tap fee in full at the time of connection and allow commercial and industrial properties to pay the tap fee in installments as it is currently provided for in the ordinance. Attorney Sheppard will send the draft wording of the Ordinance to the Clerk for consideration of First Reading of Ordinance 56-D at the next regular meeting.

Hall Request ó Benefit Bazaar December 3, 2016

Motion by Malkin supported by Miller to approve the request submitted by B. Lijewski and S. Schulte to waive the hall rental fee to hold a bazaar on December 3, 2016 to raise funds for the Alzheimer Association; signed contract, and damage deposit required.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

Hall Request of Brian's House Community Group of February 5, 2017

Motion by Miller supported by Malkin to approve the hall request submitted by H. Roller on behalf of the Brian's House Community Group to hold a fundraising event on February 5, 2017; signed contract and damage deposit required; security deposit required if applicable.

Roll call vote:

Yes: Brandt, Kowalski, Pike, Kochany, Malkin, Miller

No: None

Absent: Arnold

Motion carried.

REPORTS

M. Norton provided progress report No. 2 for the township road millage projects.

Sheppard reported there have been changes to the medical marijuana legislation that will/may require amendment to the township zoning ordinance.

The meeting adjourned at 8:37 p.m.

Cindy L. Kowalski, Clerk

Gary A. Brandt, Supervisor