

CHARTER TOWNSHIP OF GARFIELD
TOWN BOARD MEETING
May 12, 2015

Chuck Korn called the Town Board Meeting to order on May 12, 2015 at 6:00 p.m. at the Garfield Township Hall, 3848 Veterans Drive, Traverse City, Michigan.

Pledge of Allegiance

Roll call of Board Members

Present: Bob Featherstone, Kit Wilson, Molly Agostinelli, Denise Schmuckal, Jeane Blood Law, Lanie McManus, and Chuck Korn

Also Present: Rob Larrea and Brian VanDenBrand

1. Public Comment (6:01)

Wayne Fisher of Oak Terrace Drive commented on the condition of his road. He said that residents have numerous car repairs from the potholes and is asking that the issue be addressed and if it was possible to make the street into one street with one name so that all residents could be assessed for repairs. Korn told him that the county GIS was in charge of naming streets and that a Special Assessment could be initiated if the residents were interested. Korn indicated that the Township would pay 25% and the County would pay 25% and the residents would be responsible for 50% of the cost.

2. Review and Approval of the Agenda - Conflict of Interest (6:05)

Agostinelli moved and Schmuckal seconded to approve the agenda as presented.

*Yeas: Agostinelli, Schmuckal, Featherstone, Blood Law, Wilson, McManus, Korn
Nays: None*

3. Consent Calendar (6:06)

a. Minutes

April 14, 2015
(Recommend Approval)

b. Bills

General Fund	\$376,050.59
(Recommend Approval)	

Gourdie-Fraser	
Developer's Escrow Fund	\$ 775.00
Utility Receiving Fund	<u>7,823.75</u>
Total	\$ 8,598.75
(Recommend Approval)	

- c. **PD 2015-28 – Reappointment of Terry Clark to the City of Traverse City and Garfield Township Joint Planning Commission for a three (3) year term expiring May 14, 2018. (Recommend Approval)**
- d. **PD-2015-40 – Premier Manor – Major PUD Amendment – Report and Decision Order (Recommend Approval)**
- e. **MTT Update (Receive and File)**

Featherstone moved and Blood Law seconded to adopt the consent calendar as presented.

*Yeas: Featherstone, Blood Law, Schmuckal, Wilson, Agostinelli, McManus, Korn
Nays: None*

4. Correspondence (6:08)

- a. Grand Traverse Conservation District (GTCD) Staff Report – Activity for April 2015.

5. Reports

a. Construction Report (6:08)

A report was submitted in writing.

b. Sheriff's Report (6:09)

Deputy Chris Halleck reported that the department handled 1,531 calls for service in the month of April 2015. He added that clean-up is still taking place behind the Verizon store where homeless were living. American Waste donated one dumpster and will give the other two needed at a reduced rate. Halleck is asking the Township to pay for two dumpsters at cost of \$860.00 to finish cleaning up the area.

Schmuckal moved and Wilson seconded to approve the cost of two dumpsters for continued clean up behind the Verizon site at a cost of \$860 to be taken from the Cable Fund/Community Awareness Fund.

*Yeas: Schmuckal, Wilson, McManus, Blood Law, Featherstone, Agostinelli, Korn
Nays: None*

Wilson asked about the homeless issue and preventing them from returning to the site. It will be policed more to deter homeless people. Schmuckal thanked the Sheriff's deputies and American Waste for their clean-up efforts.

Halleck then gave board members a handout for a speed limit sign that the department would like to purchase for use in Garfield Township. The sign would document the amount of cars, time of day, speed and would also take photos. It

will stay in Garfield Township and belong to Garfield Township and be moved from location to location as needed.

Schmuckal moved and Blood Law seconded to take \$4700 from the police budget to purchase the speed limit sign for the township.

*Yeas: Schmuckal, Blood Law, Wilson, McManus, Featherstone, Agostinelli, Korn
Nays: None*

c. GT Metro Fire Department Report (6:26)

Metro Fire Chief Pat Parker said calls are up 3.4 % over last year. Wildfires are rampant at this time of the year and extra staffing has been put in place because of the traffic issues due to construction and the time it is taking to make runs.

d. County Commissioner's Report (6:29)

Commissioner Christine Maxbauer commented that she addressed the recent township press scrutiny on the radio. She stated that township officials do their due diligence and that she is proud to serve the township. The County Board will consider a contract for a Human Resources representative until a permanent replacement for the Director can be found. The board will also hear a presentation on Performance Contracting where a hired contractor will go into the old buildings and consult with the county on making energy efficient and money saving changes. Maxbauer thinks that many are changing their minds about result based budgeting. The contract HR person will review the job description for the County Administrator position.

e. Personnel Committee Report (6:37)

No report

f. Treasurer's Report (6:37)

Blood Law reported that there were a couple changes in township investments but had nothing major to report.

g. Clerk's Report (6:38)

McManus reported that the election went well with a 30% turnout in the township. She also submitted a written report.

h. Supervisor's Report (6:39)

Korn said that the West Boardman Lake Trail is getting closer to reality and much of it will be paid for through Brownfield tax increment financing. The approximate cost will be \$3.75 million from 8th Street to Logan's Landing. He added that the trail will need to be maintained. Board members discussed the trail and maintenance of all trails in the township. Korn mentioned options such as a millage or a contract with the Recreation Authority.

He said that board members have the newly revised proposed CPO contract in front of them. The County was not comfortable with CPI increase and this revised contract will only go up if an officer's salary or benefits cost increases. For budgeting purposes, the county will review the budget annually and will come back to the township with any changes. This contract covers 13 CPO's in the township.

Schmuckal moved and Blood Law seconded to approve the proposed revised CPO contract deleting the reference to the Consumer Price Index and adding a reference to the attached supplement developed by Dean Bott.

*Yeas: Schmuckal, Blood Law, Featherstone, Agostinelli, Wilson, McManus, Korn
Nays: None*

Korn added that he was on three Board of Determination hearings for the drain commission. He said that a new drain was needed on Cass Road and the township may be assessed for some costs. He had no idea what the cost would be; he could only vote whether a new drain was needed. Korn also attended a Traffic Safety Commission Legislation Briefing where a post mortem of Proposal 1 and safety concerns regarding motorcycles was discussed. He also went to an American Planning Conference in Seattle with Garfield Township Planners and there were many good sessions. He focused on regional planning, legal issues and transportation.

6. Unfinished Business

a. PD 2015-36 – Public Hearing – Ordinance No. 68, the Garfield Township Zoning Ordinance (7:00)

Larrea presented a power point on which explained the "why" and "how" of the new Zoning Ordinance rewrite. He said this was a comprehensive rewrite of the 1974 ordinance and his goal was to make it user friendly and more flexible. Most zoning districts have two page descriptions so the public can easily locate a zoning area in which their project is located.

Flexibility is found in parking regulations, fencing and landscaping, private road standards, stormwater and wetlands, mixed use and broader administrative authority. There were also some procedural changes in PUD's and SUP's and there are new standards for a PURD. An expiration timeline for plans has been added and the new ordinance allows nonconforming buildings to expand within their setbacks. Wilson complemented staff on a great job with the zoning ordinance.

Korn opened the Public Hearing at 7:11pm and seeing no one wishing to speak, closed the Public hearing.

b. Consideration of Resolution 2015-07-T, a resolution adopting Ordinance No. 68, the Garfield Township Zoning Ordinance (7:11)

Agostinelli moved and Wilson seconded THAT Resolution 2015-07-T, a Resolution to adopt Zoning Ordinance No. 68 and to repeal Zoning Ordinance No. 10, be adopted.

*Yeas: Agostinelli, Wilson, Featherstone, McManus, Schmuckal, Blood Law, Korn
Nays: None*

7. New Business

a. Chief Pat Parker and Gregg Bird – Consideration of Resolution 2015-06-T, Emergency Management Resolution (7:12)

Emergency Management Director Gregg Bird said that jurisdictions are required to have emergency management plans in place. If he were out of town or unavailable when a disaster occurred, Pat Parker, second in command, would be the Emergency Director. If passed, the resolution will make Garfield Twp. eligible for State Sec. 19 disaster funds. This resolution, in combination with the city of Traverse City's, and East Bay Township's Emergency Management Resolution would likely be enough to reach the threshold to receive federal funds in case of a disaster. Under Section 605, item H2, there is a dollar amount stated which the Supervisor would have the authority to spend without approval in case of a disaster. Bird said that amount could be any amount the board wished, but that \$10,000 is recommended by the State of Michigan. Board members inquired about the budgeting of a contingency fund for this and asked for examples of when this agreement might take effect. Bird gave some scenarios and said that a disaster is anything that overwhelms the available resources. Korn said there is enough money in the Community Awareness fund to cover a \$10,000 contingency cost.

Schmuckal moved and Wilson seconded to adopt Resolution 2015-06-T, Emergency Management Resolution.

*Yeas: Schmuckal, Wilson, Agostinelli, Featherstone, McManus, Blood Law, Korn
Nays: None*

b. Consideration of Resolution 2015-08-T, a Resolution of Intent to Create a Special Assessment District for Road Improvements for Forestlane Subdivision and calling a Public Hearing for May 26, 2015 for said district. (7:34)

This item was addressed last year and it was discovered that there was a drainage issue. Construction of swales was mentioned instead of ditches, but swales were costly. Residents decided that they wanted their road redone to last and were willing to pay for the swale construction. Assessor Amy DeHaan said

that the Special Assessment would be levied on each lot and the total cost per lot would be about \$4,400. The Township and the Road Commission would each pay \$1,100 towards the project, with the parcel owners each paying \$2,200.

Agostinelli moved and Schmuckal seconded to adopt Resolution 2015-08-T, a Resolution of Intent to Create a Special Assessment District for Road Improvements for Forestlane Subdivision and calling a Public Hearing for May 26, 2015 for said district.

*Yeas: Agostinelli, Schmuckal, Featherstone, Blood Law, Wilson, McManus, Korn
Nays: None*

Korn added that the County is prepared to do the project in July.

8. Public Comment: (7:42)

None

9. Other Business (7:42)


Agostinelli said that on May 14th from 4-6pm at the County Building, MDOT is having a public meeting to look at a proposal for Division Street.

She also reminded board members that May 31st is the Grand Opening of the Barns and Botanic Gardens in the Grand Traverse Commons area.

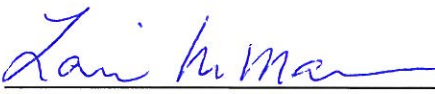
Schmuckal said that a Police Memorial was being held tomorrow in front of the Governmental Center at 1 p.m.

10. Adjournment

Schmuckal moved to adjourn the meeting at 7:45pm.



Chuck Korn, Supervisor
Charter Township of Garfield
3848 Veterans Drive
Traverse City, MI 49686



Lanie McManus, Clerk
Charter Township of Garfield
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