

**VILLAGE OF THREE OAKS REGULAR COUNCIL MEETING – DATE: 09-11-19**  
Chair called Village Council Meeting to order at 7:00 PM at Three Oaks Village Hall.

**Pledge of Allegiance: Yes**

**Roll Call: Present: Graziano, Kramer, Thomas, Pappa, Zebell, Grosse**

**Absent: Newquist**

**Approval of the Agenda as presented by Village Manager, Michael Greene. Moved: Zebell Supported: Graziano Aye: 6 Nay: 0 Absent: 1 Abstain: 0 MOTION CARRIED.**

**Public Comment on the Agenda: None**

**Approval of the Consent Agenda to include: Approval of Minutes of the Regular Council Meeting held on 08-14-19. Acceptance of the 08-07-19 DDA Minutes, and the 08-07-19 Planning Commission Meeting Minutes. Approval of the Police Department's Report. Approval of Invoices to be paid (\$260,397.84), Approval of Disbursements made from August 1 through August 31, 2019 (\$169,904.60) and Approval of Prepays, and Payroll as paid (\$48,277.77). Approval of a Resolution for Constitution Week and a Resolution to proceed with the Redevelopment Ready Communities Program. A Motion was made to approve the Consent Agenda as presented by Village Manager, Michael Greene. Moved: Kramer Supported: Zebell Aye: 6 Nay: 0 Absent: 1 Abstain: 0 MOTION CARRIED.**

**Closed the regular Council meeting at 7:03 pm to enter into the Public Hearing regarding the proposed 2019-2020 budget. The Public Hearing closed and the regular Council meeting was re-opened at 7:04 pm.**

- **APPROVAL of FISCAL YEAR 2019–2020 BUDGET:** Village Manager, Michael Greene presented his final draft of the 2019-2020 budget. **A Motion was made to approve the final budget for the fiscal year 2019 – 2020 as presented by Michael Greene, Village Manager. Moved: Thomas Supported: Kramer Aye: Graziano, Kramer, Thomas, Pappa, Zebell, Grosse Nay: None Absent: Newquist Abstain: None MOTION CARRIED.**
- **APPROVAL of JOINT 2050 MASTER PLAN & DDA TIF & DEVELOPMENT PLAN:** Council President, David Grosse commended the Planning Commission and the DDA by saying that the two (2) boards spent a great deal of time and put forth a lot of effort and work in the updating of the Joint 2050 Master Plan & the DDA's TIF & Development Plan. It was also noted that the required Public Hearings were held during the 1<sup>st</sup> week of September, 2019. It was recommended that these documents be approved. **A Motion was made to approve the Joint 2050 Master Plan & the DDA TIF & Development Plan. Moved: Thomas Supported: Zebell Aye: Graziano, Kramer, Thomas, Pappa, Zebell, Grosse Nay: None Absent: Newquist Abstain: None MOTION CARRIED.**
- **PROPOSED POLICE VEHICLE PURCHASE – 2020 FORD EXPLORER:** As part of the ongoing Capital Improvement Plan, and included in the 2019-2020 budget, it is recommended that a new Police vehicle be purchased due to the aging fleet of police vehicles. Proposals for bids were sent to a minimum of six (6) surrounding Ford dealerships. Three (3) dealerships submitted bids as follows: Three Oaks Ford - \$35,890.70; Siemans Ford - \$36,428.00 and Lake Shore Ford - \$36,488.00. It is recommended that the contract be awarded to the lowest bidder, Three Oaks Ford. They estimate that if an order is placed immediately, the earliest the vehicle would be delivered is mid-December, 2019. Village Manager, Mike Greene stated that the bid price does not include moving the

equipment from the old police vehicle or installing the lights, radio, computers, decals, etc. That work is contracted out to a company specializing in that type of work. **A Motion was made to accept the low bid of \$35,890.70 from Three Oaks Ford for a 2020 Ford Explorer for the Police department. Moved: Graziano Supported: Kramer Aye: Graziano, Kramer, Thomas, Pappa, Zebell, Grosse Nay: None Absent: Newquist Abstain: None MOTION CARRIED.**

- **PROPOSAL for OVERHAUL of WELL #4:** As part of the ongoing Capital Improvement Plan and included in the 2019-2020 budget, the Village is increasing the routine maintenance on our equipment and facilities. An inspection report from January of 2018 noted that Well #4, which was constructed in 1974, has never been cleaned with the well pump and motor last being overhauled in 2000. This well is currently off-line. Peerless Midwest submitted a quote for the major repairs of Well #4 in the amount of \$44,894 – (estimated cost with contingency items). They could begin the work in October and estimate that the project will take approximately three (3) weeks. The Village has used Peerless Midwest in the past and has been pleased with the quality of their equipment and service. **A Motion was made to approve the proposal from Peerless Midwest in the amount of \$44,894 for the overhaul of Well #4. Moved: Graziano Supported: Pappa Aye: Graziano, Kramer, Thomas, Pappa, Zebell, Grosse Nay: None Absent: Newquist Abstain: None MOTION CARRIED.**
- **SET SPECIAL MEETING DATE and TIME to APPROVE the FINAL BUDGET AMENDMENTS for the 2018-2019 FISCAL YEAR:** In order to allow the maximum time for the majority of bills to be received and entered for the current fiscal year and to be able to closely set the budget amendments it was decided that the final budget amendments will be reviewed for approval at a special meeting on Friday, September 27, 2019 at 9:00 am at Village Hall.
- **SET TRICK or TREAT DAY and TIME:** It was decided that Trick or Treat day would be held on Saturday, October 26, 2019 from 4:00 to 6:00 pm within the Village limits.
- **SET DATE & TIME FOR the ANNUAL FALL CLEAN-UP & LARGE ITEM PICK-UP:** It was decided that the annual Fall clean-up/large item pick-up would be held on Saturday, October 12, 2019 from 8:00 am to noon. Once again, Lakeshore Recycling & Disposal is providing the trucks and the members of the Masonic Lodge are providing the labor for this community event.
- **PLANNING COMMISSION:** Council Member, Colleen Newquist was absent tonight, therefore no update was available.
- **PARKS & RECREATION:** Council Member, Becky Thomas reported that there was no Parks & Recreation board meeting held in September due to the Labor Day holiday.
- **PUBLIC COMMENT: Audience Member, Gary Lange** read from a prepared paper listing all the attributes of Three Oaks Village stating that he was born and raised in Three Oaks and has seen it grow from a rural area into a “destination” area. He loves his community. However, he wanted to express his opinion that although he understood that medical marijuana was helpful in some cases, that he opposed opening a dispensary in the Village and hopes that the Village carefully considers all options before making a decision.
- **Audience Member, Matt Barret** expressed his displeasure regarding the condition of a lot that he purchased from the County in a foreclosure sale. He stated that the County had the house demolished at 105 Sycamore, but that the lot was left in poor condition – needed grading and fill work done. He asked the Village to assist him with getting the Country Treasurer to take appropriate action to repair the lot.

- **VILLAGE MANAGER'S UPDATES:** Mike Greene, Village Manager, reported that the dredging of the Sewer lagoons is completed and that three (3) million gallons of sludge was pulled out of Lagoon #1. However, it is estimated that approximately five (5) million gallons remain. Even so, the lagoons are still within their design parameters. Once Moore & Bruggink and EGLE (formerly MDEQ) have time to review this data it can then be further discussed as to what options/steps to take (if any) are necessary. Mike also reported that a conference call is scheduled for the week of September 16<sup>th</sup> to review the sewer lagoon upgrade application to the USDA. He also reported that the Village is in the final stage of becoming fully certified as a "Redevelopment Ready Community. A Resolution was passed (in the consent agenda) granting permission for the Village to proceed with the Redevelopment Ready Communities Program.
- **VILLAGE PRESIDENT'S UPDATES:** Dave Grosse, Village President reminded everyone that Wurstfest is Saturday, September 21<sup>st</sup> and that the Apple Cider Century Run is Sunday, September 29, 2019.
- **COUNCIL REMARKS – Council Member, John Pappa** asked why more sludge wasn't removed at the time of dredging and asked why the engineers' calculations off by so much regarding the amount that needed to be removed? He is concerned that the aerators will not work properly with that much sludge still remaining. **Village President, Dave Grosse** replied that 22 months have gone by since the calculations were done and during time period Journeyman continued to put sludge into the ponds. The dredging also was delayed for many months because of weather conditions. This also contributed to more sludge remaining than expected.
- **The Village Council** adopted a Resolution (in the consent agenda) and declared that Constitution Week would be observed from September 17<sup>th</sup> thru September 23<sup>rd</sup>, 2019. This declaration was presented by members of the Rebecca Dewey Chapter of the Daughters of the American Revolution.
- **MEETING ADJOURNED AT: 7:41 pm**

Submitted by:

Cynthia E. Moynihan,  
Three Oaks Village Clerk  
Minutes for the 09-11-19 Council Meeting  
Were **APPROVED** at the 10-09-19 Council Meeting