

# Board of Trustees Minutes

## November 14, 2006

Supervisor Reaume called the meeting to order at 7:02 p.m. and led in the Pledge of Allegiance to the Flag.

### MEMBERS PRESENT:

Richard Reaume, Supervisor  
 Ron Edwards, Treasurer  
 Marilyn Massengill, Clerk  
 Kay Arnold, Trustee  
 Charles Curmi, Trustee  
 Robert Doroshewitz, Trustee  
 Steven Mann, Trustee

**ABSENT:** None

### OTHERS PRESENT:

James Anulewicz, Director of Public Service  
 Mark Lewis, Chief Building Official  
 Randy Maycock, Fire Chief  
 Thomas Tiderington, Police Chief  
 Susan Vignoe, Solid Waste & Public Service Coordinator  
 Timothy Cronin, Township Attorney  
 Michael Bailey, Dietrich Bailey & Associates  
 Sally Hodges, McKenna Associates  
 Joe Bridgman, Deputy Clerk  
 Alice Geletzke, Recording Secretary  
 9 Members of the Public

### D. APPROVAL OF AGENDA

Regular Meeting - Tuesday, November 14, 2006

Mrs. Massengill moved to approve the agenda for the November 14, 2006, Board of Trustees Regular Meeting, as submitted. Seconded by Ms. Arnold.

Ayes all.

### E. CONSENT AGENDA

E.1 Approval of Minutes

Regular Meeting - Tuesday, October 24, 2006  
 Special Meeting - Wednesday, November 1, 2006

E.2 Approval of Township Bills

		Year 2006
General Fund	(101)	\$980,828.60
General Fund Loan to Downtown Development Authority	(101)	-
Water/Sewer	(592)	1,125,325.53
Improvement Revolving	(246)	61,929.62
SWD	(226)	100,226.06
Trust and Agency	(701)	34,658.46
Tax Pool	(703)	-
Drug Forfeiture	(265)	-
Special Assessment Capital Project Fund	(805)	1,273.00
	<b>Total:</b>	<b>\$2,304,241.27</b>

E.3 Approval of Easements

(2) Easements for Woodland Pond - NTP, L.L.C.

E.4 Communications-Resolutions-Reports

A. Communications

Congratulation letter to the Plymouth Community Fire

B. Resolutions - N/A

C. Reports

October, 2006, Building Department

October, 2006, Fire Department

Mrs. Massengill moved to approve the consent agenda for the Board of Trustees Regular Meeting of November 14, 2006, as submitted. Seconded by Ms. Arnold.

Ayes all.

**F. PUBLIC COMMENT AND QUESTIONS - There was none.**

**G. PUBLIC HEARING**

G.1 General Fund Budget

Resolution No. 06-11-14-32

Mr. Edwards indicated the proposed budget was reviewed on November 1 at a Board of Trustees Special Meeting. The millage needed to support the budget is 4.000 mills.

Mr. Reaume opened the public hearing at 7:10 p.m. There being no public comment, the hearing was closed at 7:11 p.m.

Ms. Arnold moved to approve Resolution No. 06-11-14-32, adopting the Amended General Fund Budget for 2006 and the Recommended General Fund Budget for 2007. Seconded by Mr. Edwards.

ROLL CALL: AYES: Reaume, Arnold, Mann, Edwards, Massengill, Doroshewitz

NAYS: Curmi

Motion carried.

A copy of the resolution is on file in the Clerk's office for public perusal.

**H. COMMUNITY DEVELOPMENT**

H.1 Approve Rezoning from R-1-E, Single Family Residential District to R-1-H, Single Family Residential District for Application No. 1928

Sally Hodges of McKenna Associates responded to four questions from the Board regarding the proposed rezoning of the property located on Powell Road east of Napier Road (Tax ID No. R-78-0046-99-0002-707) and gave a PowerPoint presentation which included land use and current lot sizes in the area. The Board's questions centered on possible future weakening of the Master Plan, whether the area was considered in the May 2004 Master Plan revision, limits of future rezoning in the area, and whether the Planning Commission recommends rezoning if the property owner objects.

Attorney Parvina Ghandoin addressed the Board on behalf of the applicant, indicating their willingness to comply with all requirements.

Ms. Arnold move to approve the recommendation of the Planning Commission to rezone Parcel R-78-046-99-002-707 from R-1-E, Single Family Residential, to R-1-H, Single Family Residential District, as described in the amended zoning map. Seconded by Mr. Mann.

AYES: Arnold, Mann, Curmi, Doroshewitz, Massengill, Reaume

NAYS: Edwards

Motion carried.

**I. UNFINISHED BUSINESS - N/A**

**J. NEW BUSINESS**

J.1 Approve the newly revised tax abatement contract

The Board discussed with Attorney Cronin the proposed contract revisions, including the possible elimination of the first paragraph of Section 3 regarding real property assessed value appeal to the Tax Tribunal and handwritten suggested changes forwarded by Mrs. Massengill.

Ms. Arnold moved that the revised abatement contract be approved and used with all future applications for tax abatement, with the first paragraph of Section 3 corrected to read, "real

property” and added back in and to include the handwritten changes on Page 5. Seconded by Mrs. Massengill.

AYES: Arnold, Massengill, Doroshewitz, Edwards, Mann, Reaume

NAYS: Curmi

Motion carried.

J.2 Request from Moeller Manufacturing Company, Inc. for a twelve (12) year Industrial Facilities Exemption for new machinery, equipment, furniture and fixtures to be purchased and installed within their facility located at 43938 Plymouth Oaks Blvd.

Mr. Edwards recommended the next Board meeting be held on December 19, rather than the currently scheduled December 12 date, thus allowing more timely payment of bills. The Board agreed and it was determined to possibly revise the December 2007 meeting date, as well.

Mr. Mann moved to establish December 19, 2006, for the public hearing on the request from Moeller Manufacturing, Inc., for a twelve (12) year Industrial Facilities Exemption Certificate for Moeller Manufacturing, Inc., for new leased machinery, equipment, furniture and fixtures to be installed within their facility located at 43938 Plymouth Oaks Blvd., Lot 8 and part of Lot 9, Plymouth Oaks Business Park, Plymouth Township, Wayne County, Michigan. Seconded by Mr. Curmi.

Ayes all.

J.3 Approval of 8 ft high black vinyl chain link fence surrounding prototype vehicle parking lot located in the BOSCH facility

Mr. Harold Domke of Bosch Corporation addressed the Board and answered questions regarding need for vehicle prototype security in the area.

Mr. Curmi moved to approve the installation of an 8-ft. high black vinyl chain link fence surrounding the prototype vehicle parking lot only, as requested by Robert Bosch Corporation. Said area is as defined more specifically on the drawings submitted with this request. Seconded by Ms. Arnold.

AYES: Curmi, Arnold, Doroshewitz, Edwards, Mann, Reaume

NAYS: Massengill

Motion carried.

J.4 Appointments to Zoning Board of Appeals

The Board discussed an upcoming joint meeting with both the Zoning Board and Planning Commission, possibly in January.

Mr. Anulewicz agreed to forward preliminary data compiled regarding potential discussion items.

Mr. Mann moved to reappoint Harry Jachym and Jim Zdanek to the Zoning Board of Appeals for three-year terms expiring December 31, 2009. Seconded by Mr. Edwards.

AYES: Mann, Edwards, Arnold, Doroshewitz, Massengill, Reaume

NAYS: Curmi

Motion carried.

J.5 Township Hall Front Doors

The Board discussed options for making the Township Hall front doors more handicapped accessible to meet ADA requirements. If replaced with bi-parting slider doors, the current doors could be repurposed by installing one set of doors at the rear entrance, providing an air lock to improve energy savings. The second set of doors could be installed with power assists at the Friendship Station. Breakdown of the costs would be as follows:

\$21,300 for new front entrance bi-parting slider doors

\$ 3,400 to reinstall the interior doors at rear/west entrance

\$ 4,000 to reinstall the exterior doors at Friendship Station, paid for with CDBG funds

Mr. Edwards and Mrs. Massengill indicated observing senior citizens and the handicapped struggling with opening the current doors.

Mr. Curmi asked Mr. Anulewicz to research using Community Block Grant Funds for the original cost of the doors, as well as installation costs, for Friendship Center. He also questioned Chief Building Official Lewis as to whether the current doors meet the building code. Mr. Lewis indicated they do meet the building code.

Mr. Edwards moved to approve the contract for installation of new handicapped accessible doors at Township Hall and reinstallation of the existing interior doors to Curtis Glass Company of Troy, MI, for an amount not to exceed \$28,700. Seconded by Mrs. Massengill.

AYES: Edwards, Massengill, Arnold, Doroshewitz, Mann, Reaume

NAYS: Curmi

Motion carried.

#### J.6 2007 Community Development Block Grant Funds Public Hearing

Date

Set date for public hearing

Mr. Edwards moved to establish December 19, 2006, as the date for the public hearing concerning the Community Development Block Grant funds for Program Year 2007. Seconded by Ms. Arnold.

Ayes all.

#### J.7 Drug Forfeiture Fund Budget

Resolution No. 06-11-14-33

The Board reviewed the Amended Drug Forfeiture Fund Budget for 2006 and Recommended Drug Forfeiture Fund Budget for 2007.

Mr. Edwards moved to approve Resolution 06-11-14-33, adopting the Amended Drug Forfeiture Fund Budget for 2006 and Recommended Drug Forfeiture Fund Budget for 2007. Seconded by Ms. Arnold.

Ayes all on a roll call vote.

A copy of the Resolution is on file in the Clerk's office for public perusal.

#### J.8 Approving the Plymouth Township Downtown Development Authority Amended Budget for 2006 and Recommended Budget for 2007

Resolution No. 06-11-14-34

The Board reviewed the DDA Amended Budget for 2006 and Recommended Budget for 2007, which was passed by the DDA at their meeting on Monday, November 13, 2006.

Mrs. Massengill moved to approve Resolution No. 06-11-14-34, amending the Plymouth Township Downtown Development Authority Budget for 2006 and approving the 2007 Budget. Seconded by Mr. Edwards.

Ayes all on a roll call vote.

A copy of the Resolution is on file in the Clerk's office for public perusal.

#### J.9 Special Assessment District Fund Budgets

Resolution No. 06-11-14-35

After review of the budgets by the Board, Mr. Edward moved to approve Resolution No. 06-11-14-35, adopting the Amended Special Assessment District Fund Budget for 2006 and the recommended Special Assessment District Fund Budget for 2007. Seconded by Ms. Arnold.

Ayes all on a roll call vote.

A copy of the Resolution is on file in the Clerk's office for public perusal.

#### J.10 Solid Waste Budgets

Resolution No. 06-11-14-36

After Board review of the budgets, Mr. Mann moved to approve Resolution No. 06-11-14-36, adopting the Amended Solid Waste Fund Budget for 2006 and Recommended Solid Waste Fund Budget for 2007. Seconded by Mrs. Massengill.

Ayes all on a roll call vote.

A copy of the Resolution is on file in the Clerk's office for public perusal.

#### J.11 Recommendation of Depositories for the Charter Township of Plymouth Funds for the Calendar Year 2007

Resolution No. 06-11-14-37

Ms. Arnold moved to approve Resolution No. 06-11-14-37, adopting the Depositories for the Charter Township of Plymouth funds for the Calendar Year 2007. Seconded by Mr. Mann.

Ayes all on a roll call vote.

The Resolution reads as follows:

BE IT RESOLVED, that the following banks be named as depositories for the Charter Township of Plymouth funds for the Calendar Year January 1, 2007, through December 31, 2007. Everyday Savings and Checking Accounts, Money Market Accounts, Certificates of Deposits, Commercial Paper and Pool Fund Investments Accounts beginning January 1, 2007.

Money received by the Charter Township of Plymouth shall be deposited at the Treasurer's discretion into the following depositories:

LaSalle Bank  
Comerica Bank  
Community Financial  
Flagstar Bank  
Community Bank of Dearborn  
Chase Bank  
National City Bank  
Fifth Third Bank  
New Liberty Bank  
Charter One

#### J.12 Adoption of Solid Waste Fee

Mr. Anulewicz explained the increased costs necessitating an increase of \$0.50 per month to fund the Solid Waste Fund for 2007.

Mrs. Massengill moved to approve the Solid Waste Fee of \$39.00 per quarter, effective as of December 1, 2006. Seconded by Ms. Arnold.

Ayes all.

#### K. SUPERVISOR COMMENTS

Mr. Reaume had Township Engineer Bailey update the Board on progress of the water tower installation.

#### L. TRUSTEE COMMENTS

Mrs. Massengill informed the Board the recent election went well, with a 69.11% vote.

Board members discussed the status of the sale of the Township property at Lilley and Ann Arbor Road, the date of the next newsletter, mailing the 2007 calendar, the Sheldon Road underpass, and the upcoming agreement with the City of Plymouth.

**M. PUBLIC COMMENT** - There was none.

#### N. ADJOURN

Mrs. Massengill moved to adjourn the meeting. Seconded by Mr. Edwards.

Ayes all.

Meeting adjourned at 9:17 p.m.

Marilyn Massengill, Clerk  
Charter Township of Plymouth

The Charter Township of Plymouth will provide necessary reasonable aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities at the meeting/hearing upon two weeks notice to the Charter Township of Plymouth. Individuals with disabilities requiring auxiliary aids or services should contact the Charter Township of Plymouth by writing or calling the Human Resource Office, Charter Township of Plymouth, 9955 N. Haggerty Road, Plymouth, Michigan, 48170, (734) 453-3202, TDD users: 1-800-649-3777 (Michigan Relay Service).