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REGULAR BOARD MEETING MINUTES

FEBRUARY 28, 2017

A **Regular Meeting** of the Frenchtown Charter Township Board was held on February 28, 2017 at 7:00 PM at the Township Hall, 2744 Vivian Road, Monroe, Michigan.

PRESENT:	TRUSTEE – Al VanWashenova
SUPERVISOR – Jim McDevitt	TRUSTEE – Jack Lindquist, Sr.
CLERK – Mark J. Baker	TRUSTEE – Kraig Yoas
TREASURER – Julie Ellison	TRUSTEE – Hedwig Kaufman
TWP. ATTORNEY – Kerry Bondy	

Deputy Clerk, Jessica Burt; Water Plant Distribution Supervisor Randy Kendall; Fire Chief Wendy Stevens; Building Official Joseph Lehmann; Planning Consultant Chris Khorey; Township Engineer Mark Mathe; Engineer for Monroe County Road Commission Scott Assenmacher; Traffic Engineer from Mannik & Smith Jean Hartline; President and CEO of Monroe County Business Development Corp Tim Lake; Constable Tom Hoffman; State Senator Dale Zorn; 6 Representatives from Promedica and 18 other persons were in attendance.

Supervisor McDevitt declared there was quorum at 7:00 PM.

CHANGES TO THE AGENDA: There were no changes to the agenda.

MOTION #17.51 – AGENDA APPROVAL: Motion made by Mrs. Kaufman; seconded by Mr. Baker to approve the February 28, 2017 Agenda as presented. A voice vote was taken. Motion carried 7-0.

MOTION #17.52 – APPROVAL OF FEBRUARY 28, 2017 CONSENT AGENDA: Motion made by Mrs. Kaufman; seconded by Mr. VanWashenova to approve the February 28, 2017 Consent Agenda with a correction to minutes. A roll call vote was taken. Mr. Lindquist-Yes; Mr. Baker-Yes; Mr. McDevitt-Yes; Mr. Yoas-Yes; Mr. VanWashenova-Yes; Mrs. Ellison-Yes; Mrs. Kaufman-Yes. Motion carried 7-0.

CONSENT AGENDA:

- a) February 21, 2017 . Board Workshop Meeting Minutes
- b) Invoices Paid between February 22, 2017 to February 24, 2014
- c) Bills to be paid February 28, 2017

PUBLIC COMMENT: None

PRESENTATION & DISCUSSION – TRAFFIC IMPACT STUDY FOR PROMEDICA MONROE REGIONAL HOSPITAL: Representatives from Firm DGL Ohio presented a Traffic Impact Study. Numerous citizens had questions regarding how traffic was going to be impacted on Sunset Blvd with adding two traffic lights and how the sanitary sewer would also be impacted because there are existing problems. One citizen asked whether the Traffic Impact Study had used counts for seasonal traffic generated by Sterling State Park visitors. Mr. Assenmacher from the Monroe County Road Commission answered questioned by residents.

MOTION #17.53 AS AMENDED BY MOTION #17.54 – ZONING ORDINANCE AMENDMENT NO. 200-130 PUD – PLANNED UNIT DEVELOPMENT AGREEMENT WITH PROMEDICA:

Motion made by Mr. McDevitt; seconded by Mr. Lindquist, (as amended by Motion made by Mr. Yoas; seconded by Mr. Baker with additional conditions), to have the first reading of Zoning Map Amendment No. 200-130 to rezone Parcels 087-002-00, 115-006-00 and 115-001-00 located at North Dixie Highway and the southeast corner of I-75 and being approximately 274 acres, to PUD Option, as recommended by the Township and County Planning Commissions, with the conditions and underlying zoning districts set forth in a final PUD Agreement and further, to approve the proposed revised PUD agreement between ProMedica Monroe Regional Hospital and Frenchtown Charter Township with the following conditions/changes: (1) additional traffic study in the summer months when Sterling State Park is busy to be considered in final design; (2) allow use for a sanitary sewer overflow sewage lagoon or storage tank in Area D; (3) add language to provide that if wetlands need to be mitigated that the mitigation shall take place on site or if wetlands cannot be mitigated on site that Promedica would make Township whole regarding potential lost taxation revenue on mitigated land based on highest and best use of replacement wetlands; (4) amend Exhibit B legend from 100qfeet to 90qfeet; (5) amend time period in paragraph #13 from 20 years to 10 years; (6) amend the language in 8g regarding maximum parking spaces as discussed, and (7) completion of required sections and exhibits and approval of the final agreement and exhibits by the Township Consultants, as amended by subsidiary Motion made by Mr. Yoas; seconded by Mr. Baker to add two conditions which are (8) to eliminate paragraph #8d regarding LED lighting and (9) to amend the language in paragraph #4c to provide for a right in, right out only entrance at Welcome Way %West Access Drive+and to remove reference to West Access Drive as %primary main+entrance. After debate a roll call vote was taken on the Motion as amended. Mrs. Ellison-No; Mrs. Kaufman-Yes; Mr. Yoas-Yes; Mr. VanWashenova-Yes; Mr. Baker-Yes; Mr. Lindquist-No; Mr. McDevitt-No. Motion carried 4-3 as to the Motion as amended.

MOTION #17.55 – PURCHASE REQUEST – WATER METERS: Motion made by Mr. VanWashenova; seconded by Mrs. Kaufman to approve the purchase of water meters from Badger Meter at a cost not to exceed \$47,330.00. A roll call vote was taken. Mrs. Kaufman-Yes; Mr. Lindquisit-Yes; Mr. Yoas-Yes; Mrs. Ellison-Yes; Mr. Baker-Yes; Mr. VanWashenova-Yes; Mr. McDevitt-Yes. Motion carried 7-0.

MOTION #17.56 – EDUCATIONAL EXPENSE REQUEST – ASSESSING DEPARTMENT: Motion made by Mrs. Ellison; seconded by Mr. Baker to approve the request for Melanie Childers to participate in the STC MAAO 3 course with certification as a Level 3 Assessing Officer and to

February 28, 2017 Regular Board Meeting Minutes – page 3:

reimburse mileage expenses at a total cost not to exceed \$2,030.00 with understanding she would have to reimburse all costs if she were to leave her employment within 2 years of the class. A roll call vote was taken. Mr. Baker-Yes; Mr. Yoas-Yes; Mr. McDevitt-Yes; Mr. Lindquist-Yes; Mr. VanWashenova-Yes; Mrs. Ellison-Yes; Mrs. Kaufman-Yes. Motion carried 7-0.

MOTION #17.57 – DEMOLITION REQUEST – 2121 GRAND: Motion made by Mr. Yoas; seconded by Mr. VanWashenova to approve the order of demolition as recommended by the Building Official for 2121 Grand and to allow the property owner to demolish the structures with the condition that the owner obtain a demolition permit within 30 days and the structures are to be demolished within 60 days; and further that if after 60 days the structures are not demolished by the property owner then to award demolition contract to low bidder Earthworks at a cost not to exceed \$8,500.00. A roll call vote was taken. Mr. VanWashenova-Yes; Mr. Yoas-Yes; Mrs. Ellison-Yes; Mr. Baker-Yes; Mr. McDevitt-Yes; Mr. Lindquist-Yes; Mrs. Kaufman-Yes. Motion carried 7-0.

MOTION #17.58 – CONTINUANCE OF MEETING: Motion made by Mrs. Ellison; seconded by Mr. Baker to continue the February 28, 2017 Regular Board beyond the 3 hour time limit set forth in the Board Rules and complete the remaining agenda items. A voice vote was taken. Motion carried 7-0.

MOTION #17.59 – DEMOLITION REQUEST – 3230 TENTH: Motion made by Mr. Yoas; seconded by Mr. Lindquist to approve the order of demolition as recommended by the Building Official for 3230 Tenth Street and award to low bidder Earthworks at a cost not to exceed \$7,999.00. A roll call vote was taken. Mrs. Kaufman-Yes; Mr. McDevitt-Yes; Mr. VanWashenova-Yes; Mr. Yoas-Yes; Mrs. Ellison-Yes; Mr. Baker-Yes; Mr. Lindquist-Yes. Motion carried 7-0.

MOTION #17.60 – PLANNING COMMISSION 2016 ANNUAL REPORT: Motion made by Mrs. Kaufman; seconded by Mrs. Ellison to accept and place on file the Planning Commission 2016 Annual Report. A roll call vote was taken. Mr. Lindquist-Yes; Mrs. Ellison-Yes; Mr. McDevitt-Yes; Mrs. Kaufman-Yes; Mr. Baker-Yes; Mr. Yoas-Yes; Mr. VanWashenova-Yes. Motion carried 7-0.

MOTION #17.61 – WAIVING OF MICHIGAN WEEK PERMIT FEES: Motion made by Mr. Baker; seconded by Mr. Lindquist to approve the waiver of residential building permit fees for the installation or replacement of windows, doors, roofing, siding, fences and cement flat work during the week of May 1st, 2017 to May 5th, 2017 for Michigan Week as recommended by the Building Official. A roll call vote was taken. Mr. Yoas-Yes; Mrs. Kaufman-Yes; Mr. Lindquist-Yes; Mr. Baker-Yes; Mr. VanWashenova-Yes; Mrs. Ellison-Yes; Mr. McDevitt-Yes. Motion carried 7-0

PUBLIC COMMENT: None

MOTION #17.62 – ADJOURNMENT: Moved made by Mr. Lindquist; seconded by Mrs. Ellison to adjourn the February 28, 2017 Regular Board Meeting at 10:24 PM. A voice vote was called. Motion carried 7-0.