

SPRINGFIELD TOWNSHIP BOARD MEETING
December 9th, 2004
SYNOPSIS

CALL TO ORDER: 7:30 p.m. by Supervisor Walls

PUBLIC COMMENT: None

CONSENT AGENDA:

- a) Approved Minutes: November 11, 2004 Regular Meeting with bills and additional disbursements of \$240,589.64
- b) Accepted November Treasurer's Report
- c) Received November Reports: Building, Electrical, Plumbing, Mechanical; Litigation; Fire; Ordinance & Assessing
- d) Authorized payment of bills as presented, total \$126,196.91
- e) Authorized attendance at MTA Conference at Renaissance Center, Detroit, \$190.00 for 1 day registration or \$385.00 for full conference per person
- f) Reappointed Ruth Ann Hines and John Steckling to Planning Commission for 3 years terms expiring in November 2007
- g) Authorized Clerk to publish 2nd Reading, Rezoning request from R-3 to R-2: 07-26-126-002, 07-26-126-011, 07-26-126-017, 07-26-126-018, 07-26-126-019 & 07-27-226-004, 07-27-226-005
- h) Designated Clarkston Eccentric 2005 primary legal publication @ \$3.00/column inch and Clarkston News as secondary legal publication @ \$4.40/column inch
- i) Established 2005 Township Board Regular meeting schedule for 2nd Thursday of each month at 7:30 p.m. at Springfield Township Civic Center.
- j) Awarded 3 year snow-plowing contract to Well Service by Mike LaLone: 2004-05 season at same rates as 2003-2004; and 1.5% additional per unit price for 2005-06 and 2006-07 seasons
- k) Accepted resignation of Gail Mann-Bowser as member of Planning Commission
- l) Waived regular permit fees and charges associated with the relocation of the Ellis Barn to Springfield Oaks and agreed that any Township cost for consultants or contract inspectors will be charged as applicable
- m) Appointed Dean Baker as Planning Commission Representative on Zoning Board of Appeals
- n) Received communications and placed on file

PUBLIC HEARING:

1. Special Land Use Request: 07-13-101-009, Dale Frankel Building Company: Received oral and written comments

OLD BUSINESS:

1. Adopted amendments to Zoning Ordinance 26, Screening between Land Uses, Sections 15.01 and 16.06
2. Adopted Amendments to Ordinance No. 51, Consolidated Fee Ordinance
3. Discussed Lake Board Administration & Township Representation

NEW BUSINESS:

1. Conditionally approved Special Land Use Request and Concept Plan for Autumn Ridge Residential development, 07-13-101-009, Dale Frankel Building Co.
2. 1st Reading – Rezoning Request from R-2 to OS, 07-14-478-037: Tabled to February 10, 2005 Regular Meeting
3. Approved 2005 Salaries and promotion of Arlene Badgley to Deputy Assessor
4. Auditor Bids: Authorized entering into three-year agreement with Pfeffer, Hanniford & Palka
5. Authorized participation in Independence Township's 2005 Hazardous Waste Collection Program
6. Adopted Year End Budget Amendments for General, Fire, Lake Improvement, Building Dept. and Parks Funds
7. Adopted Resolution declaring Springfield Township a participating community in Christmas In Action Program

PUBLIC COMMENT: None

ADJOURNED: 11:00 p.m.

NANCY STROLE, Clerk

Call to Order: Supervisor Collin Walls called the December 9, 2004 Regular Meeting of the Springfield Township Board to order at 7:30 p.m. at the Springfield Township Civic Center, 12000 Davisburg Road, Davisburg, MI 48350.

Roll Call:

Board Members Present

Collin W. Walls	Township Supervisor
Jamie Dubre	Township Treasurer
Nancy Strole	Township Clerk
Dennis Vallad	Township Trustee
David Hopper	Township Trustee
Roger Lamont	Township Trustee
Marc Cooper	Township Trustee

Others Present

Gregory Need	Township Attorney
Leon Genre	Building and Planning Director
Charlie Oaks	Township Fire Chief

Agenda Additions & Changes:

Supervisor Walls asked to remove **item K from the Consent Agenda and place under item #3 of New Business** in conjunction with the Salaries discussion.

Trustee Vallad asked to **change item M from Consent, Christmas In Action, for discussion as item #7 of New Business.**

The Board unanimously agreed to these changes.

Public Comment: None

Consent Agenda:

- **Trustee Hopper moved to approve the Consent Agenda as revised. Trustee Vallad supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Hopper, Vallad, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**
- a) Approval of Minutes: November 11, 2004, Regular Meeting with bills and additional disbursements of \$240,589.64.
- b) Acceptance of November Treasurer's Report.
- c) Receipt of November Reports: Building, Electrical, Plumbing, Mechanical, Litigation, Fire, Ordinance, Assessing.

- d) Authorized payment of bills as presented, total \$ 129,196.91.
- e) Authorized attendance at MTA Conference at Renaissance Center, Detroit, \$190.00 one-day registration or \$385.00 for full conference per person.
- f) Reappointed Ruth Ann Hines and John Steckling to Planning Commission for 3-year terms expiring in November 2007.
- g) Authorized Clerk to publish 2nd Reading, Rezoning request from R-3 to R-2: 07-26-126-002, 07-26-126-011, 07-26-126-017, 07-26-126-018, 07-26-126-019 & 07-27-226-004, 07-27-226-005.
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- i) Established 2005 Township Board Regular meeting schedule for 2nd Thursday of each month at 7:30 p.m. at Springfield Township Civic Center.
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- k) Accepted resignation of Gail Mann-Bowser as member of Planning Commission.
- l) Waived regular permit fees and charges associated with the relocation of the Ellis Barn to Springfield Oaks and agreed that any Township cost for consultants or contract inspectors will be charged as applicable.
- m) Appointed Dean Baker as Planning Commission Representative on Zoning Board of Appeals.
- n) Receipt of Communications
 - Letter dated 11-30-04 from Comcast Re: Fee adjustment January 2005
 - Letter dated 11-30-04 from Comcast Re: Channel Additions
 - Thank you from Holly Area Youth Assistance

Public Hearing:

1. Special Land Use Request: 07-13-101-009, Dale Freckle Building Company

Supervisor Walls explained that this request is for property that is part of "The Miller Farm" at Davisburg Rd. and Bridge Lake Rd. The plan excludes the Miller Farm House and ten acres and the two-story home on Davisburg Rd.

Mr. Tad Kreer of Land Design Studio explained that this is a 28-acre L shaped parcel that surrounds the Miller Farm and is adjacent to three different road frontages. The current zoning is R-2 and the applicant is proposing 22 home sites. In trying to develop the open space, one goal is to try to have it contiguous and interconnected rather than spotty open spaces. They have come up with approximately 30% open space. The primary entrance would enter off Davisburg Rd.

Supervisor Walls opened the Public Hearing at 7:52 p.m.

Mr. Roger Diederich, 8151 Sleepytime Ct., asked if there has been any consideration for only 15 to 17 lots instead of 22? Mr. Kreer said no, they followed the regulations of Township policy and work from the density allowed.

Mr. Kyle LaFoy, 8092 Bridge Lake Rd., asked if the homes would be equivalent to what is in Bridge Lake Bluffs? Mr. Kreer said that is a question for the home developer and they have not developed the architectural specifics yet.

Mr. Jim Bedor, 8047 Bridge Lake Rd., asked if the detention pond would be expected to contain standing water routinely? Supervisor Walls said it would only be wet following a storm. He noted that during concept there are many specifics not required of the developer at this stage.

Mr. Ed Zentner, 9226 Lake Ridge, asked if there would be fencing around the detention pond? Supervisor Walls said the Township only requires it if the slopes are steep and in this case, they are not. Mr. Zentner said his property is located is against the back edge and asked if there is an opportunity to put in some trees for screening. Mr. Kreer said, yes.

Mr. Joseph Stefani, 9039 Davisburg Rd., said there is a valley that splits that property and after a hard rain, it is like a river running through it. He asked if there are plans for storm drainage on the corner? Mr. Steve Sutton of Nowak & Fraus, said if there is a large amount of runoff.

Mr. Stefani asked regarding the buffer at the entry, how far would it come off the property line. Mr. Kreer said it varies from 40 to 50 feet and the homeowners association would maintain it.

Mr. Jeffrey Brantley, 9030 Davisburg Rd., said he will be looking directly onto the boulevard and is appreciative of the aesthetic concerns by the Board but is concerned with the speed and traffic in this area. He said anything that could be done to enhance the safety of the road would be appreciated. Supervisor Walls said that is under the jurisdiction of the Township.

Mr. Bedor said he has 500+ feet of frontage on this development and does not believe there is any way to buffer his home from development. He requested that the Board consider allowing only 15 to 18 homes instead of 22, which would provide more open space. He is also concerned with mosquitos in the detention pond.

Supervisor Walls closed the Public Hearing at 8:05 p.m.

Old Business:

1. 2nd Reading - Screening between Land Uses - Section 15.01 and 16.06

Trustee Hopper pointed out on page 5, item d at the end of the paragraph, "generally be located between the landscaping and the contiguous land use." He asked if this meant the wall would be beyond the property line? Trustee Vallad said it sounds like you would put landscaping up and then put a wall on the other side before the adjacent property. Trustee Hopper said he assumed it

should be the other way since we would try to soften the appearance of the wall. Trustee Lamont explained that the intent of the Planning Commission was just the opposite, the softening must be on the neighbors side. Trustee Vallad said the way it's written, that's not how he would interpret it. Greg Need agreed and said the words "wall" and "landscaping" could be reversed. He said it does not need to go back to the Planning Commission for this change.

Trustee Vallad noted page 2, paragraph 3, if there is consideration given on these screenings to the adjacent property and the use and what may be existing and requiring the development to add additional landscaping, which makes no sense if there is already a thick vegetative buffer on the adjacent land? Supervisor Walls said he presumes that intent is not there. Trustee Vallad said he believes this should be something to be considered. Treasurer Dubre said, but it is not on that land. Supervisor Walls said he knows that in discussions with the planning consultant, there was a clear attempt to recognize the existing vegetation. The problem that will occur, when you have dense landscaping on neighboring property, the new plantings will not survive. Supervisor Walls suggested moving forward with this and have the Planning Commission take a look at this as a possible addition.

- **Clerk Strole moved to adopt Amendments to Zoning Ordinance #26 specifically section 15.01 and 16.06 with the correction on page 5 of the document to clarify and to state that "the landscaping will generally be located between the wall and the contiguous land use." Trustee Hopper supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

2. 2nd Reading - Amendment to Ordinance No. 51, Consolidated Fee Ordinance

- **Trustee Hopper moved to amend Township Ordinance No. 51, Consolidated Fee Schedule as published noting these ordinances shall take effect January 1, 2005. Treasurer Dubre supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

3. Lake Board Administration & Township Representative

Supervisor Walls explained that this issue came about as a result of the fact that within the last two years the Drain Commission has decided not to handle the Lake Boards anymore and the Township has been "keeper of the funds" for all Lake Boards under contract. The Township has had difficulty with every Lake Board meeting timely statutory requirements for public hearing notice and so forth. Supervisor Walls said he believes, in his opinion, taking on this administrative duty is important.

Trustee Vallad said he attended the meeting with Supervisor Walls and the lake board reps and he agrees with the assessment. Two principal areas not being addressed sufficiently are communications and there is some under-representation in some of the special assessment districts for non-riparian owners. Trustee Vallad said he would like to go one step further and have each trustee take on a lake board position.

Clerk Strole said she shares Trustee Vallad's concerns for a need for more involvement by Township Board representatives but does not believe that simply having a Township Board member in an advisory capacity will achieve what she believes Trustee Vallad hopes to achieve. Supervisor Walls is already serving as an alternate in hopes of improving communication but by his statement in his memo, it has had little effect.

Treasurer Dubre said she thinks something needs to change. We still do not have all the information we need regularly and the Township does need to be involved but it should not necessarily be a Trustee. Trustee Vallad said his purpose in using the Trustees is to not incur additional burden on the Supervisor, Clerk and Treasurer, but be a go-between.

Supervisor Walls suggested that we deal with the administration portion far enough to draft some agreements and then deal with the representative issue later.

Trustee Hopper said he agrees and would like to limit the Township's responsibility and does feel that we may as well officially do the duties we are already doing. He believes maintaining the records in a central location is a great idea and thinks the terms for representatives should be limited with ability to reappoint.

Trustee Cooper said he believes this is a solid idea but is not sure that four different trustees on four different Boards will work and may be a continuity issue. One or two central persons responsible for the Lake Boards would provide more continuity in the long run.

Trustee Lamont said it appears that the Lake Board issue has fallen by the wayside since the Drain Commission no longer participates. He agrees that the Treasurer's office should continue and agrees that the Township could assist with the public hearing specifics. He also believes that we should and could handle housing the Lake Board records and the cost of providing that service should be covered by the Lake Board. Trustee Lamont said we need to get a person that encourages the communications.

Supervisor Walls said, in reference to administration, it appears the Board unanimously agrees that the agreement or amendment to the existing agreement should be drafted. One thing to remember is, a Lake Board is a separate, autonomous statutory and legal entity. Clerk Strole suggested 3-year terms beginning in March, 2005.

The Board unanimously agreed that Supervisor Walls should work with Attorney Greg Need administratively to draft an agreement and that it would again consider Township representation by its March meeting.

New Business:

1. Special Land Use Request - 07-13-101-009, Dale Freckle Building Co.

Supervisor Walls asked Mr. Stefani if he requested or was in favor of all the intensive landscaping hiding his home from the adjacent property? Mr. Stefani said, yes, he is in favor of the landscaping. Supervisor Walls said he believes the depth of these units is far in excess of what is needed, especially units 2 through 12. Anything deeper than 180 to 200 feet is extra land that might be better as open space. Supervisor Walls said he sees no need for 3% or 4% slopes on the road, especially when it necessitates 5% and 6% cuts. He suggested that the applicant conform more closely to the existing grades. Supervisor Walls said he presumes that not showing some of the amenities in the open space that the Planning Commission saw, such as trails and the gazebo were an oversight. Mr. Frenkel said he pulled the gazebo because of mixed feelings.

Mr. Kreer said they wanted to stay within the 3/4-acre parcel range for marketability reasons. Supervisor Walls said it seems to him the developer would be marketing a home site in a 28-acre, open space community, not 3/4 of an acre.

Trustee Hopper said lots 2 through 5 could provide a 100 foot open space buffer at the back of the lot and the house detailed on lot 5 would still fit within the setbacks, and there is still an extra 45 feet front setback. Trustee Hopper said he currently lives on less than 1/3 an acre in an open space development and the 50-foot buffer behind him is wonderful. He feels it's part of his lot but not his to take care of.

Trustee Lamont commented that he likes the visual look of the entryway but thinks if accel and decel lanes could be worked in it would help with safety. He likes the open space in back and the preservation of the trees and agrees that lots 2 through 12 are somewhat deep.

Clerk Strole said the Planning Commission minutes indicate that the septic for lots 5 through 15 will be in front but sheet SP 1 shows the septic in the rear? Mr. Frenkel said he didn't remember giving an answer because he hadn't given it any thought. Everything is still preliminary because they need to review grades and other issues. Clerk Strole asked then, are they proposed to be in the rear of the lots? Mr. Sutton said where they would best fit according to the Health Department. Clerk Strole said, the plan as laid out now, would entail significant grading. Mr. Sutton said they are trying to place the septic in a flat as possible area. Clerk Strole said she is concerned about the layout and the proposal to place the septic fields in the rear due to the grades and what might have to be done. She would like the applicant to consider, for example, lots 18, 19 and 20, if the depths are reduced he could shift the road and the curve more toward the northeast. By doing that, they are shifting lots 4 through 10, which then would enable putting the septic in the front, assuming proper soils, rather than in the more steeply sloped rear of those lots. Clerk Strole said she would concur with reducing the depth of lots 2 through 12. If it came

to a choice of the septic in the rear or not reducing the depth of the lots as much, she would think there may be trade-offs there but she does concur wherever possible to reduce the depth of those lots.

Mr. Kreer said he did the same thing in Autumn Shores that they are proposing now and believes those lots came off very much in character. Clerk Strole asked if there has been feedback from the residents regarding the berms. Mr. Frenkel said he has had several meetings with one resident who wants as much visual buffering as possible and by putting the berms in, it makes everything taller so this resident doesn't see as much. Clerk Strole said the plateau proposed as General Common Area does call for some type of use, if not a gazebo, maybe picnic tables because it is a flat, open area. She suggested in regard to the path system, a limestone path or something with substance instead of woodchips. She asked why parcel A could not have been made to front on the development road and not Davisburg Rd. Mr. Kreer said, they were trying to stay true to the development character. Clerk Strole said she would concur with a decel lane and concurs with Supervisor Walls' comments regarding road grades. In regard to the open space area, so much is non-vegetative, she thinks it is critical that the rear of lots 2 through 13 be staked where the limited common area ends and the general open space begins. She suggested that the developer consider planting trees rather than using stakes to delineate the boundaries.

Trustee Vallad said he believes this piece of property qualifies for clustering based on the steep slopes. He asked, regarding the density plan where the cul-de-sac is, the amount of fill and grade required, noting he is trying to justify the density. It appears it will require about nine-feet of fill. He doesn't have a concern with the number of lots if it goes with a cluster because the road is pulled away from the slopes sufficiently. Trustee Vallad said he does not know if a boulevard will make a difference but may be safer and should have accel/decel lanes at the entrance. One consideration is to allow the neighboring property to the east from the Davisburg Rd. entrance to have access to the proposed road because this driveway is relatively close to the entrance. He likes pulling the entrance onto Bridge Lake Rd. away from the corner and likes the landscaping. Trustee Vallad said he questions the amount of cut and fill where the corner is on the density plan but in general, feels we are pretty close on the density.

Trustee Hopper said the fencing and monuments are on lot 1 and for maintenance purposes, either the entire 75-foot setback or an angled area should be common area and would be maintained by the Association. Lots 2 through 4 could still have 200-foot depth lots and could provide a 100-foot buffer along that side. He would like to see 200-foot overall depth on the rest, which would give 50 feet more of the steep slope as common area. There is no sidewalk provided to the bus stop area for kids and he would like to see something more extensive than just a path coming off the road. Trustee Hopper said he definitely wants accel/decel lanes off Davisburg Rd. He agrees with staking the rear lots. He suggested the applicant look at the Design and Construction Standards because the base material is not sufficient to meet the private roads requirements. In regard to density, he saw the cut and fill and the placement of the park and the ordinance says the park must be in an open, usable location. He is leaning with the consultants in accepting 22 as the density. Supervisor Walls said Trustee Hopper may be right on the park, but all they have to do is pick up one of the other lots and use that area as a lot.

Trustee Cooper said the one entrance off Davisburg Rd. seems like it just stops and it seems to him there needs to be a flow to make it something natural. Mr. Kreer said, in lieu of the berm, he could make it more indicative of an old farm hedgerow. Mr. Frenkel said the seller wants a dense buffer there.

Supervisor Walls said, in his opinion, this cluster plan meets the criteria. He agrees that the landscaping at the entry is totally out of character with the area and thinks the applicant should do something else to make it look like it fits instead of making it look like they are trying to hide the house. He told the applicant to check Section 16.05 of the Zoning Ordinance, which requires accel/decel lanes if the Board determines and then they develop to Road Commission standards. Supervisor Walls said he believes that the applicant should provide at least an access easement from Mr. Stefani's house to the new road so the ability to connect is there and in the Master Deed and By Laws to allow that. He said the existing fence row, units 15 through 19, has some nice trees and with some adjustment of some setback lines, it could be insured that they are not cut. Supervisor Walls suggested, during final engineering, that the applicant look at the side unit lines; he is concerned with unit 18. It seems that with some adjustment there might be some buildable area not down in a hole. On unit 8, they have used the standard for unit A setback; he requested that the side setback to the west be increased to at least 50 feet, perhaps 75 feet to continue the open space to the adjacent property.

- **Supervisor Walls moved that the Autumn Ridge site plan meets the intent of the Cluster Ordinance found in Section 18.11 subparagraph 1, and the criteria of Cluster in 18.11 subparagraph 3. a and b. The plan meets the standards for Special Land Use found in Section 18.08 subparagraph 1, that the Cluster plan could contain significant open space by reducing depths of units 2 through 12 and that that open space should contain amenities to provide a benefit to the users in conformance with our ordinance. The applicant should consider adjusting sidelines for units 9 and 10 to improve the width of the access to the open space, and the Township in accordance with the Ordinance would allow the 100-foot setback on Davisburg Rd. for units A and 1 from the existing rather than the proposed right-of-way and as a part of the units rather than separate common area except for the landscape area mentioned by Trustee Hopper. We request that the applicant provide an access easement from the house on Davisburg Rd. to the existing home to the new road and the ability in the future to make the connection, to consider adjusting the road alignment in the area of units 18 through 20 as suggested by Clerk Strole, utilize to the maximum extent possible natural contours to reduce cut and fill, explore the development of and location for the water storage facility and hydrant for the fire department and increase the side yard setback on unit A west side, to a minimum of 50 foot and add rear boundary markers to any units that are adjacent to common area, that trees and plantings proposed around units 12 and 13 be located closer to property lines and other plantings be on property lines to the west rather than at the back of units. Trustee Lamont supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

2. 1st Reading - Rezoning Request from R-2 to OS, 07-14-478-037.

- **Supervisor Walls moved to table the Rezoning Request for parcel # 07-14-478-037 until the February Township Board Meeting. Trustee Hopper supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

3. Salaries 2005 & promotion of Arlene Badgley from Appraiser II to Deputy Assessor

Treasurer Dubre noted that the job descriptions and the policy manual are not close to what is accurate in the Treasurer Department for current day functions of her staff.

Supervisor Walls said, to clarify the intent of the Assessing Office, it is not to at any point in the future have five positions; it would only be to retain four. Trustee Cooper asked if the salary ranges are based on a 40-hour work week? Supervisor Walls said they are based on 35 hours. Trustee Cooper said, when the budgets were established, 4% was used and the amounts presented now are not 4%. He asked how they balance out? Clerk Strole said the Clerk's Department is within 4%. Supervisor Walls said, in some instances they are higher and some instances they are low but some are right at 4%.

Trustee Vallad said he doesn't see a suggestion for Ordinance Officer. Supervisor Walls said the current is \$15.00 per hour. Clerk Strole suggested an increase for the Recording Secretary from \$60.00 per meeting hour to \$65.00. Trustee Cooper asked if we should increase all of these in one year or spread them over several years, since they seem to be big jumps in pay? Supervisor Walls said he does not think it is fair to phase in a raise simply because one looks like a higher percentage when someone is already doing a particular job. Treasurer Dubre said there is some correlation to the number of years that some of these people worked in these positions and some of which, in her opinion, is not always factored in. Treasurer Dubre said she hates the range and does not think it applies to her area and she does not see it applying to a lot of other areas either because there is a lot that has changed.

Trustee Lamont said we are looking at: qualifications, certifications, job changes, merit increases, comparisons for like jobs, and the fact that we changed people around and added working hours. Therefore, the budgeted 4% maybe could be applied to certain positions but not to all. He said salaries should be reviewed individually by each person or job title and we have a responsibility to the residents of this Township to give the most for the least. Supervisor Walls agreed and some of his information was overly simplistic and in other areas was not.

Clerk Strole asked Fire Chief Oaks if the proposed increase to \$14.00/hr. for "paid on call" firefighters is reasonable. Fire Chief Oaks said the salary range is \$10/hr. to \$25/hr.

- **Trustee Cooper moved to have Fire Department salaries \$36,000 for full-time, \$5,000 for Assistant Fire Chief and go to \$15.00 per hour for a paid-on-call for the top end. The motion failed for lack of support.**
- **Trustee Vallad moved to set Fire Department Salaries for 2005 as follows: Fire Chief, \$49,000.00; Assistant Fire Chief, \$4,600.00; Fire Clerical, up to \$11.50 per hour; Firefighter Full-time, \$33,000.00; Paid-On-Call, \$12.00 to \$14.00 per hour; Fire Meeting increase for Captains and Lieutenants \$5.00 ~~per hour~~ per meeting; Fire Meetings for others to \$25.00 per meeting. Trustee Hopper supported the motion. Vote on the motion: Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**
- **Trustee Vallad moved to establish 2005 Salaries in the Building Department as follows: Planning Coordinator, \$28,000.00; Building Inspector to \$39,000.00; Planning/Building Director to \$54,000.00; Planning Department Coordinator to \$28,000.00; Ordinance Officer at \$16.00 per hour. Trustee Hopper supported the motion. Vote on the motion. Yes: Walls, Strole, Vallad, Hopper, Lamont and Cooper; No: Dubre. The motion carried by a 6 to 1 vote.**
- **Trustee Vallad moved to establish 2005 Salaries in the Clerk's Department as follows: Deputy Clerk at \$34,000.00; Voter Registration Clerk at \$30,100.00; Clerk/Clerical at \$25,900.00; and Clerk at \$54,700.00. Trustee Hopper supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**
- **Trustee Vallad moved to establish 2005 Salaries for the Supervisor at \$63,800.00 and the Treasurer at \$54,700.00. Trustee Hopper supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**
- **Trustee Vallad moved to establish 2005 Salaries for the Supervisor's Administrative Assistant at \$31,000. and for the Assessing Office as follows: ~~Administrative Assistant at \$31,000.00~~; Assessor at \$50,000.00; Deputy Assessor at \$37,000.00 with a mid-year adjustment consideration for both the Assessor and Deputy Assessor and to allow an increase to be established administratively by the Assessor for the Appraiser I position following probation completion on February 1, 2005 up to \$27,800.00. Trustee Hopper supported the motion.**
- **Trustee Vallad amended his motion to include the Assessing Clerk at a 2005 Salary of \$25,100.00. Trustee Hopper supported the amended motion.**

Supervisor Walls asked if, the motion was intended to include that the current Appraiser II position would be promoted to the Deputy Assessor? Trustee Vallad said, yes. Treasurer Dubre said in regard to the standard, the Assessor and the Deputy Assessor was Appraiser II going to

\$37,000.00 within six months of review, yet the Appraiser at \$27,000.00 will get on February 1, 2005 at the discretion of the Assessor, \$27,800.00.

- **Trustee Vallad amended his motion to drop the Assessor and Deputy Assessor review in six month. Trustee Hopper supported the amended motion.**
- **Vote on the amended motion. Yes: Walls, Strole, Hopper, Lamont and Cooper; No: Vallad and Dubre. The motion carried by a 5 to 2 vote.**
- **Supervisor Walls moved that the Deputy Treasurer Salary be established at \$33,100.00; Treasurer Clerical at \$25,100.00; Treasurer Part-time at up to \$11.50 per hour at the discretion of the Treasurer and that the Recording Secretary receive an increase to \$65.00 first hour and \$16.25 per quarter hour after the first hour. Trustee Hopper supported the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**
- **Trustee Vallad moved to set the Trustees Salary for 2005 at \$1,200.00 per year plus \$100.00 per meeting. Trustee Hopper supported the motion. Vote on the motion. Yes: Dubre, Vallad, Hopper, Lamont and Cooper; No: Walls and Strole. The motion carried by a 5 to 2 vote.**
- **Trustee Lamont moved that the 2005 Salaries for Planning Commissioners and Zoning Board of Appeals Members remain at \$75.00 and the Chairperson remain at \$85.00 per meeting. Trustee Cooper supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

4. Auditor Bids

Supervisor Walls said requests for proposals were sent to seven firms, four submitted proposals. One is the current auditor; two additional auditing firms were interviewed. Mr. Palka of Pfeffer, Hanniford, Palka is here this evening. Supervisor Walls said both Post, Smythe, Lutz and Ziel and Pfeffer, Hanniford, Palka came highly recommended by everyone he spoke with except for one minor exception. Mr. Palka has assured him that, if chosen, he will be the Township's auditor. Supervisor Walls asked for a recommendation from the Clerk and Treasurer.

- **Supervisor Walls moved that the Board appoint Pfeffer, Hanniford, Palka as our auditors based on the three year agreement that they proposed. Trustee Vallad supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

5. No Haz 2005

- **Trustee Lamont moved to continue our No HAZ relationship with Independence Township for 2005. Trustee Hopper supported the motion. Vote on the motion.**

Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.

6. Year End Budget Amendments

Supervisor Walls explained that the reason for the Park Fund amendment is to adjust for the Capital Outlay threshold limit that was established so we're not keeping track forever of little things under the new accounting procedures.

- **Clerk Strole moved to adopt the Budget Amendments for the General Fund, Fire Fund, Lake Improvement Fund, Building Department Fund per the memo dated 11-30-04 to be attached to the Minutes and move to adopt Amendments to the Park Fund per the memo presented dated 12-08-04 reflecting new revenue totals of \$527,879.00 and new total expenditures of \$518,250.00 also to attach to the Minutes. Trustee Vallad supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

7. Christmas in Action Program

Mr. Roger Diederich, representing Christmas In Action, said this is a no-cost, win-win situation. By the Township adopting this resolution, it makes residents eligible to participate in the program.

- **Trustee Vallad moved to adopt the Christmas In Action Resolution. Clerk Strole supported the motion. Vote on the motion. Yes: Walls, Dubre, Strole, Vallad, Hopper, Lamont and Cooper; No: none. The motion carried by a 7 to 0 vote.**

Public Comment: None

Adjournment:

Hearing no other business, Supervisor Walls adjourned the meeting at 11:00 p.m.

Collin W. Walls, Township Supervisor

Nancy Strole, Township Clerk

