

SPRINGFIELD TOWNSHIP BOARD MEETING
January 11, 2007
SYNOPSIS

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

PUBLIC COMMENT: Sue True inquired about status of request to pave Hillsboro Rd.

CONSENT AGENDA:

- a) Approved Minutes: December 14, 2006 Regular Meeting with bills and additional disbursements of \$356,922.62
- b) Accepted December 2006 Treasurer's Report
- c) Received December 2006 Reports: Building, Electrical, Plumbing, Mechanical, Fire and Ordinance
- d) Authorized payment of bills as presented, total \$36,085.39
- e) Received communications and placed on file.

PUBLIC HEARING:

OLD BUSINESS:

- 1. Tabled Eagle's Ridge Final Site Plan pending revisions to Master Deed and ByLaws and reduced additional review fee to \$1,000.00
- 2. Second Reading: Zoning Ordinance Amendments:
 - i. Adopted amendments to Articles X and XII
 - ii. Adopted amendments to Title Text and Articles XIV, XVIII, XIX, XX and XXIII
- 3. Employee Medical Insurance Programs: Voted to reconsider December 2006 Board action and authorized research of suppliers with state licensed and approved plans.

NEW BUSINESS:

- 1. Adopted 2007 General Fund, Fire Fund and Building Department Fund Budget Amendments
- 2. Joint Meeting with Park Commission: moved to end of New Business
- 3. Softwater Lake Harvesting Agreement: Awarded 2007 weed harvesting agreement to Professional Lake Management and authorized Supervisor to negotiate contracts for 2007, 2008 and 2009.
- 4. Adopted Resolution Supporting Request to Recall AutoMARK voting equipment.
- 5. Authorized Special Meeting 6:00 p.m., January 27, 2007 to review job descriptions and Special Joint Meeting with Parks Commission at 7:00 p.m., February 28, 2007

PUBLIC COMMENT: None

ADJOURNED: 9:00 p.m.

NANCY STROLE, Clerk

Call to Order: Supervisor Collin Walls called the January 11, 2007 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

Board Members Not Present

Others Present

Greg Need	Township Attorney
Charlie Oaks	Township Fire Chief
Leon Genre	Building/Planning Director

Agenda Additions & Changes:

Trustee Vallad asked to add item E of the Consent Agenda as Item #4 of New Business.

There were no objections to the proposed changes.

Public Comment:

Ms. Sue True, 5425 Hillsboro, asked if there has been any progress regarding the paving proposal of Hillsboro? Supervisor Walls said she would need to talk to Mr. Paul, Ms. Goebel or Ms. Prokopitz for that answer.

Consent Agenda:

- ★ Trustee Hopper moved to approve the Consent Agenda as amended. 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.**

- a) Approval of Minutes: December 14, 2006 Regular Meeting with bills and additional disbursements of \$356,922.62.

- b) Acceptance of December Treasurer's Report.
- c) Receipt of December 2006 Reports: Building, Electrical, Plumbing, Mechanical, Fire and Ordinance.
- d) Authorize payment of bills as presented, totaling \$36,085.30.

Receipt of Communications:

- Holly Area Youth Assistance report.
- Letters from Comcast Cable regarding channel and programming changes.
- Thank you letter from John Bistoff regarding Township funding commitment to Waumegah Road paving.
- Letters from Drain Commission and MDEQ regarding Softwater/Bluewater Sewer Extension grant.
- Senior Citizen Transportation Report.

Public Hearing: None

Old Business:

1. Eagle's Ridge Final Site Plan

Supervisor Walls noted that the Board members received a letter from Lisa Hamameh in reference to the documents. The only issue is on page 5, items 30, 31 and 32. It was his understanding and belief that at the last meeting the Township Board said we did not need to see the area between the road and unit 1 left natural. The Board concurred.

Trustee Hopper asked Mr. Ward what the intent is in regard to the nature path? Mr. Ward said they do not intend to construct it at this time. However, if the association decides they want to, they could build something. Trustee Hopper said the applicant did include some woodland protection in the Master Deed and Bylaws for everything outside the building envelopes. He asked if there was a reason that they did not have protection within the lots themselves? Mr. Ward said on some of the lots, units 3, 4, 5 and 6, he did pull those rear yards in at the suggestions made at the last Township Board meeting, because the slopes are steeper in there. Trustee Hopper said he would like to see some clearing limits from the building setback line to the property line exclusive of septic, utilities and driveways. Trustee Hopper suggested, since this is a private road, perhaps making the speed limit 15 mph instead of 25 mph.

Clerk Strole said on sheet 2 of the site plan in note 7, there was a sentence eliminated. Based on this note, the only area to be left in an undeveloped state would be "the 40 and 70 foot open spaces adjacent to units 7 through 13." The previous plan had an additional sentence that also referenced Eagle's Range. Clerk Strole said she is sure the developer's intent is to have the Eagle's Range area also in an undeveloped state with the exception of the playground area. Mr. Ward said that was his intent.

Clerk Strole commented that the overall plan is fine but the Master Deed and Bylaws have many items that need work. In the Master Deed on page 11, Section 4, she suggested under item "N"

where it says noxious or poisonous plants, it be changed to say “non-native plants, flora, etc. may be removed or destroyed in appropriate manner to provide for natural resource management and for the safety, welfare and wellbeing....”

Trustee Vallad asked Mr. Ward if he took any exceptions to Lisa Hamameh’s letter? Mr. Ward said, no, he didn’t. He believes any issues raised were minor and could be discussed between the attorneys.

Supervisor Walls commented that the applicant has made all the changes the Board asked for in the plans and the Exhibit B. In reference to the Master Deed and Bylaws, two items that were asked to be changed in August have not been done. Section 7.13 of the Bylaws, the developer was asked to delete the last two sentences that allow variation from the building lines; also he should be referring to the buildable area lines. Supervisor Walls said as far as he is concerned, there will be tree preservation provisions in the unit areas as well as in the common area. In the Master Deed, Section 8.8, reference needs to be added to the emergency vehicle turn-around. We will need Master Deed and Bylaws reviewed for the third review. Under our fee ordinance that would require 50% of the fee that was originally submitted. 50% would be over \$5,000 but Supervisor Walls said he believes that \$1,000 would be sufficient.

Clerk Strole noted that in the Bylaws on page 26, it requires the unit to be landscaped, seeded and sodded in the front and sides of the unit. To her, this encourages clearing and that particular language should be revised so residents have the ability but not the requirement. Clerk Strole asked Mr. Need if it is legal to limit the number of occupants (family members) in a home and allow a one year grace period to cure the violation? Mr. Need said it is not legal in a governmental restriction but this is a private contract. Mr. Ward explained the intent is to limit multiple families living in one home.

Clerk Strole noted that the provisions in the Master Deed and Bylaws prohibit the use of phosphorus fertilizers but the landscape plan on the site plan requires use of fertilizer with phosphorus. Mr. Ward said the intent is to minimize the amount of phosphorus being used but at the same time; the real danger of using phosphorus is where you are adjacent to a waterway. Supervisor Walls said it should be made consistent. Clerk Strole said the definitions, such as conservation area and Eagle’s Range need to be revised to reflect what those areas are really meant to be.

Trustee Cooper said in regard to the future pathway, there is no definition of how wide it would be? Mr. Ward said anything they do out there would have to come back to the Township for approval, if they are going to actually build something, a five-foot wide gravel or woodchip pathway or something in some specific location. Supervisor Walls said it is already allowed; if he can put it in the way he described he should put the path plan language in the Bylaws. Mr. Ward said he defines pathway as a five-foot wide woodchip or gravel path. Clerk Strole commented that she would like to see this come back to the Board for Master Deed and Bylaw review after they have been revised.

- ★ **Clerk Strole moved to table the Eagle's Ridge Site Plan submittal for revisions to the Master Deed and Bylaws as set forth in the Township attorney's review letter and to incorporate tree preservation language within the units and to address other items referenced by the Supervisor and others in their comments this evening. Trustee Hopper supported the motion. Vote on the motion. Yes: Strole, Vallad, Lamont and Walls; No: Cooper, Hopper and Dubre. The motion carried by 4 to 3 vote.**
- ★ **Trustee Vallad moved that the fee for the review of the Master Deed and Bylaws as suggested in the previous motion and required by reduced to \$1,000. Trustee Lamont supported the motion. Vote on the motion. Yes: Walls, Strole, Dubre, Vallad, Lamont and Hopper; No: Cooper. The motion carried by a 6 to 1 vote.**

2. Second Readings: Zoning Ordinance Amendments

a) Articles X and XII

Supervisor Walls said this is an amendment that removes the current requirement that storage units be masonry construction.

- ★ **Trustee Hopper moved to approve proposed amendments to Township Ordinance #26, specifically Article X, Section 10.02.8.b and Article XII, Section 12.01.18.b as published and authorize the Clerk to publish Notice of Adoption of said amendments. 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.**

b) Title, Text and Articles XIV, XVIII, XIX, XX and XXIII

Supervisor Walls said these are amendments to the Zoning Ordinance to bring it into compliance with the requirements of the more recently adopted legislative changes to the Zoning Enabling Act.

- ★ **Clerk Strole moved Adoption of Amendments to Zoning Ordinance #26 as published for Second Reading for Amendments to the Title and Articles XIV, XVIII, XIX, XX and XXIII. 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.**

3. Employee Medical Insurance Programs

Treasurer Dubre said she is concerned with the form that needs to be filled out in relation to the AETNA plan. She believes employee information is being made available when it should not. Treasurer Dubre said she does not think we should look outside BCBS at this time.

- ★ **Treasurer Dubre moved that we reconsider last month's motion and focus on the options that we initially discussed on the attached motion regarding Blue Cross/Blue Shield plans. Trustee Cooper supported the motion. Vote on the motion. Yes: Strole, Dubre, Vallad, Lamont, Hopper and Cooper; No: Walls. The motion carried by a 6 to 1 vote.**

Clerk Strole commented that, when she reads what is required, she has concerns with AETNA. In paragraph 3, the employee is basically signing away any privacy rights as she reads their contract. Trustee Cooper said Blue Cross' contract is close to the same thing.

- ★ **Treasurer Dubre moved that we continue to explore the programs from Blue Cross/Blue Shield, Plan 3 and Plan 10 as previously outlined in the Supervisor's December memo along with any other possible plans that the employees may have asked that we look into in addition to the two main plans outlined. Trustee Cooper supported the motion.**

Supervisor Walls asked if the intent of the motion is to limit the exploration to Blue Cross/Blue Shield programs? Treasurer Dubre said that is correct. Her intent with employees coming up with another plan is if they come up with another Blue Cross/Blue Shield plan.

Supervisor Walls said he understands the concern but he thinks we have a responsibility to the employees and residents of the Township to explore the options available and that may mean options that are not Blue Cross/Blue Shield. He believes this would limit ourselves much too much. Trustee Lamont and Trustee Hopper concurred.

Treasurer Dubre said she is concerned with going outside of BCBS. She understands the cost is skyrocketing but is concerned that employees' personal information is being released by signing these forms and we already have BCBS and do not have to ask the employees to fill out these forms and waive their privacy rights just to obtain a quote for a price. Trustee Hopper explained that we could potentially save the employees and the Township a whole lot of money or at least the monthly fee that they may now pay by looking at other companies.

- ★ **Vote on the motion. Yes: Dubre and Strole; No: Walls, Lamont, Hopper, Cooper and Vallad. The motion failed by a 5 to 2 vote.**
- ★ **Trustee Cooper moved that we investigate Blue Cross and other medical plans that are available. Clerk Strole supported the motion.**

After discussion, Trustee Cooper withdrew his motion.

- ★ **Supervisor Walls moved that we authorize the exploration of medical insurance by the Supervisor from any supplier with a State license and approved plan. 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.**

New Business:

1. 2007 General Fund, Fire Fund and Building Department Fund Budget Amendments

Supervisor Walls explained that these are amendments prompted primarily by salary changes approved in December.

- ★ **Clerk Strole moved to adopt Amendments to the 2007 Budgets as set forth in the Supervisor's memo dated January 3, 2007, which amendments would be attached to the minutes. 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. Joint Meeting with Park Commission – Determine Date

Moved to end of agenda so that Trustee Vallad could contact his wife for open dates from the Park Commission. Those dates had not been received by the Board.

3. Softwater Lake Harvesting Agreement

Supervisor Walls explained that the proposal for 2007 is 3% more than 2006 which was the multi-year contract offered us last year. The difference is, under this, they are proposing to hold the same rate for 2008.

- ★ **Supervisor Walls moved that we award the 2007 weed harvesting contract for Softwater Lake to Professional Lake Management, approve the payment of \$1,000 deposit and authorize the Supervisor to negotiate a contract for 2007 and 2008 and 2009 if Professional Lake Management is agreeable, generally in accordance with their letter of November 28, 2006. 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.**

4. Resolution to recall AutoMARK Voting Equipment

Trustee Vallad said the Resolution for the recall of the AutoMARK voting machines, as proposed at this time, is not appropriate in his opinion. He does, however, agree with the intent of the Resolution to get the machines fixed or replaced. Clerk Strole explained that she does not think we have ever had a situation like we have now with this particular equipment. The Resolution is trying to send a message to the state, because they selected the equipment. However, the fact of the matter is that these machines do not work. They have a 30% failure rate in Oakland County and have failed throughout the entire state.

- ★ **Treasurer Dubre moved to accept the Resolution to recall the AutoMark Voting equipment. Trustee Hopper supported the motion. Vote on the motion. Yes:**

Walls, Strole, Dubre, Hopper, Lamont and Cooper; No: Vallad. The motion carried by a 6 to 1 vote.

5. Joint Meeting with Park Commission – Determine Date

Trustee Vallad repeated available dates from the Park Commission. The Board agreed to hold a joint meeting with the Park Commission, tentatively on February 27, 2007 at 7:00 p.m. February 28, 2007 at 7:00 pm would be the backup date.

The Board agreed to hold a meeting regarding Employee Job Descriptions on January 29, 2007 at 6 p.m.

Other Business:

Supervisor Walls said he would not be at the February Board Meeting. The Board needs to appoint a Chair Pro Tem.

- ★ Trustee Cooper moved to appoint Trustee Lamont to chair the February Board Meeting. 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.**

Public Comment: None

Adjournment:

Hearing no other business, Supervisor Walls adjourned the meeting at 9:00 p.m.

Collin W. Walls, Township Supervisor

Nancy Strole, Township Clerk