

CHARTER TOWNSHIP OF MERIDIAN
TOWNSHIP BOARD REGULAR MEETING - **APPROVED** -
5151 Marsh Road, Okemos, MI 48864-1198
853-4000, Town Hall Room
TUESDAY, JANUARY 20, 2015 **6:00 P.M.**

PRESENT: Supervisor LeGoff, Clerk Dreyfus, Treasurer Brixie, Trustees Scales (6:01 P.M.), Styka, Veenstra (6:03 P.M.), Wilson
ABSENT: None
STAFF: Township Manager Frank Walsh, Director of Community Planning & Development Mark Kieselbach, Police Chief David Hall, Fire Chief Fred Cowper, Director of Information and Technology Stephen Gebes, Director of Parks and Recreation LuAnn Maisner

1. CALL MEETING TO ORDER

Supervisor LeGoff called the meeting to order at 6:00 P.M.

2. PLEDGE OF ALLEGIANCE/INTRODUCTIONS

Supervisor LeGoff led the Pledge of Allegiance.

3. ROLL CALL

The secretary called the roll of the Board.

4. SPECIAL PRESENTATION

A. Gayelord Mankowski – Children’s Annual Christmas Party

Chief Hall offered a brief summary of Gayelord’s initiative in spearheading the Annual Children’s Christmas Party. He presented a certificate of appreciation to Gayelord for his long term continued commitment to Meridian Township’s children in need.

B. Tonia Olson – Granger Annual Report

Ms. Olson offered an update on Granger’s recycling program in the Township.

Board discussion:

- Potential for community wide recycling of glass
- Safety concerns with including glass in single stream curbside recycling
- Change to single stream recycling in 2010
- Last year’s recycling efforts conserved 3,443,877 kilowatts of electricity
- Recyclable materials are marketed throughout the United States through single stream separation in Traverse City
- Board member request for information on the percentage of apartments which use recycling services
- Outreach and education to apartment complexes as ways to increase the rate of recycling and amount of recyclable materials
- Board member belief the Township should create an ordinance which requires apartment complexes to offer recycling to its residents
- Board member suggestion for staff to ensure new apartment complexes or commercial developments have recycling space designed into the site during the site plan review process
- In Granger’s service territory, Meridian Township’s rate of recycling far exceeds other communities
- Best way to increase recycling is to change the behavior of individuals eligible to recycle through education and outreach
- Board member suggestion to include an insert in each new utility customer’s first bill about recycling and trash collection
- Program free of charge does not provide a large outreach budget for Granger
- Reminder there are multiple waste providers who service the Township
- Board member belief Granger is the only waste provider who offers recycling

- Board member suggestion to look at expanding the role of the Township's recycling coordinator to full time in order to address some of the concerns mentioned as well as investigating grant opportunities

C. Nancy Popa – Consumers Energy Community Solar

Ms. Popa offered highlights of Consumers Energy's efforts to further solar energy, namely a community "solar-like" pilot program (solar parks). She stated the first step is to build a utility scale solar system to which consumers will subscribe. Ms. Popa noted the customer will make a monthly payment to participate in a flexible solar program and, in return, Consumers will issue a monthly bill credit for the value of the electricity produced. She indicated the proposed program will offer monthly payments over a three-year, five-year, or seven-year term, with the bill credit extending for 25 years, the life of the system. Ms. Popa added the utility is looking for interested communities which will have sufficient pre-enrolled subscriptions to the proposed program, with a targeted commencement date of January, 2016. She pointed out that Consumers Energy will have online application software which will allow for the public to express interest.

Board and representative discussion:

- Preliminary estimate that the five-year payment plan would have a \$45 monthly fee for two (2) subscriptions
- Bill credits will be based on the energy market price and evaluated every month
- Consumers Energy will need between six (6) and seven (7) acres of land for each one megawatt facility
- Consumers Energy will build up to ten (10) megawatts over the three-year pilot program
- Subscription value will be one-half kilowatt
- Average customer will need ten (10) kilowatts to offset their residential load
- Program will be available to commercial customers as well
- Involvement by the Environmental Commission, Recycling Coordinator, and the Green Team
- Consumers Energy looking for a confirmed interest by a municipality in the May-June timeframe in order to move forward
- Request for staff to investigate any need for a change in Township ordinances
- Western portion of the Township serviced by Board of Water and Light could not participate
- Future discussion item on the Township Board's agenda
- Township participation in the promotion of the Solar Array Program
- Terms of the land lease agreement will be negotiated

5. PUBLIC REMARKS

Supervisor LeGoff opened Public Remarks.

Neil Bowlby, 6020 Beechwood Drive, Haslett, spoke in support of Rezoning #14070, the former Central Fire Station.

Supervisor LeGoff closed Public Remarks.

6. TOWNSHIP MANAGER REPORT

- Working on a new recreation agreement with the City of Williamston
- Removal of Agenda Item 9H: Resolution for Charitable Gaming License-Michigan Lodging & Tourism Association Education Fund
- Director of Community Planning & Development will celebrate 35 years of service to Meridian Township tomorrow

7. BOARD COMMENTS & REPORTS

Trustee Styka reported the Cable Communications Commission met last week and additional information on the Comcast merger is forthcoming.

Clerk Dreyfus announced a potential change in the polling location for Precinct 11. He reported his attendance at the Meridian Economic Development Corporation's monthly meeting where the Corridor Improvement Authority (CIA) concept was discussed. Clerk Dreyfus noted a national

organization (stateintegrity.org), reported Michigan ranked 44th out of the 50 states in the areas of executive, judicial and legislative accountability, state civil service management, state pension fund management, political financing, lobbying disclosures, ethics enforcement and political redistricting.

Trustee Scales announced a pancake breakfast fundraiser for the Haslett Girls' Basketball team on Sunday, January 25th from 8:00 AM until 11:00 AM at the Haslett American Legion, located at 1485 Haslett Road.

Trustee Wilson reported the Groundwater Management Board will receive an award this Thursday for its completion of the Wellhead Protection Audit under the Mid-Michigan Program for Greater Sustainability (a House and Urban Development grant).

Trustee Veenstra urged the public to peruse the Township Board's 2015 Goals and Objectives document, available in the Clerk's Office and on the Township website.

8. APPROVAL OF AGENDA

Trustee Scales moved to approve the agenda as submitted. Seconded by Treasurer Brixie.

Trustee Veenstra moved that Action Item #12F: Resolution Directing the Township Manager to Process FOIA Appeals be moved to Discussion Item #13D.

Seconded by Clerk Dreyfus.

VOICE VOTE: Motion failed 2-5 (Trustees Scales, Styka, Wilson, Supervisor LeGoff, Treasurer Brixie).

VOICE VOTE ON THE MAIN MOTION: Motion carried unanimously.

9. CONSENT AGENDA

Supervisor LeGoff reviewed the consent agenda.

Treasurer Brixie moved to adopt the Consent Agenda. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
Treasurer Brixie, Clerk Dreyfus
NAYS: None
Motion carried unanimously.

A. Communications

(1) Board Information (BI)

BI-1 Kathleen Veith, 4521 Marlborough, Okemos; RE: Appreciation for sidewalk clearing on Dobie Road

(2) Commission Linkage (CL)

CL-1 Christine Tenaglia, 3895 Okemos Road, Okemos; RE: Letter of resignation from her appointment on the Economic Development Corporation effective December 31, 2014

CL-2 Park Commissioner Teri Banas, 5606 Creekwood Lane, Haslett; RE: Letter of resignation from the Park Commission effective January 1, 2015

(3) Regional Linkage (RL)

RL-1 Joseph G Bonsall, Land Bank Coordinator, Ingham County Treasurer's Office, PO Box 215, Mason; RE: Tax Foreclosed Properties

RL-2 U.S. Senator Debbie Stabenow, 221 W. Lake Lansing Road, Suite 100, East Lansing; RE: Response to the Meridian Township Board resolution objecting to the closure of the Lansing Processing and Distribution Center located on Collins Road

(4) Staff Communications (SC)

- SC-1 Associate Planner Richard Brown; RE: Appeal of SUP #14111 (MF Okemos)
- SC-2 Internship Coordinator Brandie Yates; RE: Tentative 2015 Post Script Schedule
- SC-3 Associate Planner Martha Wyatt; RE: Site Plan Review Decisions as of January 9, 2015

Treasurer Brixie moved that the communications be received and placed on file, and any communications not already assigned for disposition be referred to the Township Manager or Supervisor for follow-up. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff, Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

B. Minutes

(1) Treasurer Brixie moved to approve and ratify the minutes of the December 2, 2014 Regular Meeting as submitted. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff, Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

(2) Treasurer Brixie moved to approve and ratify the minutes of the December 9, 2014 Regular Meeting as submitted. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff, Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

(3) Treasurer Brixie moved to approve and ratify the minutes of the January 6, 2015 Regular Meeting as submitted. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff, Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

C. Bills

Treasurer Brixie moved that the Township Board approve the Manager's Bills as follows:

Common Cash	\$ 314,661.21
Public Works	\$ 235,345.79
Total Checks	\$ 550,007.00
Credit Card Transactions	\$ 11,026.53
Total Purchases	<u>\$ 561,033.53</u>
ACH Payments	<u>\$ 690,807.81</u>

Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

(Bill list in Official Minute Book)

D. Resolution Approving a Financial Institution
Treasurer Brixie moved to adopt a resolution entitled “Authority to Open an Account” at Horizon Bank. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

E. Amendment to the 2015 Township Board Meeting Schedule
Treasurer Brixie moved to amend the 2015 Regular Board Meeting Schedule by changing the Tuesday, May 5, 2015 Regular Board Meeting to Thursday, May 7, 2015. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

F. Renewal of Employee Computer Purchase Program
Treasurer Brixie moved approval of the renewal of the Employee Computer Purchase Program until December 31, 2016. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

G. Ratification of Police Officer Appointments
Treasurer Brixie moved to ratify the appointments of John Arpino and Adam Stebbins to the position of police officer contingent upon successful completion of those items stipulated in the conditional offer of employment. Seconded by Trustee Styka.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

10. QUESTIONS FOR THE ATTORNEY (See Agenda Item #12 G)

Q. I just recently received a message that US Attorney General Eric Holder has amended the Federal Forfeiture Activity. I want to know how that affects our forfeiture program. I’m not expecting an answer tonight, but I think we should be looking into it to see if that has any impact on how we operate our forfeiture program. I’m aware of the fact that the American Civil Liberties Union (ACLU) has received complaints against Meridian Township.

11. HEARINGS (None)

12. ACTION ITEMS

Supervisor LeGoff opened Public Remarks.

Neil Bowlby, 6020 Beechwood Drive, Haslett, offered a correction to the beginning of the year budget amendment relative to the Cable Fund. He also suggested a grammatical correction on page 2 of the Fire Services Agreement with Alaiedon Township. Mr. Bowlby recommended inclusion of LGBT (lesbian, gay, bisexual, transgender) non-discrimination language within the document for consistency with the Township’s Human Rights Policy.

Supervisor LeGoff closed Public Remarks.

A. Beginning of Year Budget Amendments

Trustee Styka moved to approve the 2015 beginning of the year budget amendments with a decrease in budgeted fund balance for the General Fund in the amount of \$136,484 which projects a use of fund balance of \$966,458. Based on preliminary 2014 results, the projected fund balance at December 31, 2015 will be \$5,577,577. Seconded by Treasurer Brixie.

Board and staff discussion:

- Bids received for the Towar Lift Station were over projections
- Board took on additional expenses, forgave revenue but still had a higher fund balance than projected
- Examination of pension liabilities will begin within the next 90 days
- Suggestion to form a committee this year to examine the pension liability
- Appreciation to the Township Manager and staff for its careful scrutiny of the budget

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

B. Update to the Township Emergency Management Plan

Trustee Scales moved to approve the updated Township Emergency Management Plan and authorize the Township Manager and department contacts to sign the agreement. Seconded by Trustee Styka.

Board discussion:

- Plan meets all the guidelines for emergency management
- Suggestion to remove the word “sole” in (a) on Page 14
- Emergency Management Protocol calls for the designation of a public information officer who speaks during the emergency

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Wilson, Supervisor LeGoff, Treasurer
 Brixie, Clerk Dreyfus
 NAYS: Trustee Veenstra
 Motion carried 6-1.

C. Rezoning #14070 (Township Board) former Central Fire Station, 2150 Clinton Street, from RB (Single Family-High Density) to C-2 (Commercial) – **Final Adoption**

Treasurer Brixie moved [and read into the record] NOW THEREFORE, BE IT RESOLVED THE TOWNSHIP BOARD OF THE CHARTER TOWNSHIP OF MERIDIAN hereby FINALLY ADOPTS Ordinance No. 2015-01, entitled “Ordinance Amending the Zoning District Map of Meridian Township Pursuant to Rezoning Petition #14070” to rezone approximately 0.48 acres located at 2150 Clinton St. from RB (Single Family, High Density) to C-2 (Commercial).

BE IT FURTHER RESOLVED that the Clerk of the Charter Township of Meridian is directed to publish the Ordinance in the form in which it is finally adopted at least once prior to the next regular meeting of the Township Board.

Seconded by Trustee Styka.

Board discussion:

- Resolution approval will finalize the rezoning of the former fire station site and will match the zoning of the MARC site directly to the east so both properties can be placed on the market for sale
- Rezoning will enable the Township to sell the property for a higher price

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
Treasurer Brixie, Clerk Dreyfus

NAYS: None

Motion carried unanimously.

- D. Appointment to the Economic Development Corporation (EDC) Board
Trustee Scales moved that Mark Epolito be appointed to the Economic Development Corporation for the term ending December 31, 2020. Seconded by Treasurer Brixie.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
Treasurer Brixie, Clerk Dreyfus

NAYS: None

Motion carried unanimously.

- E. Appointment to the Park Commission
Trustee Wilson moved to appoint Philip Deschaine to the Meridian Township Park Commission to fill the seat vacated by Teri Banas for the remainder of the term expiring November 20, 2016. Seconded by Trustee Scales.

Board and staff discussion:

- Teri Banas won election to the Ingham County Board of Commissioners in November, 2014 after serving as a Park Commissioner for ten (10) years
- Applicant's involvement in service to Township residents and Township government
- Applicant goal to create an Adopt-A-Park Day
- Appreciation to the applicant and the previous Park Commissioner for their efforts in the Haslett Library move
- Weight placed on the Park Commission recommendation of this candidate

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
Treasurer Brixie, Clerk Dreyfus

NAYS: None

Motion carried unanimously.

- F. Resolution Directing the Township Manager to Process FOIA Appeals
Treasurer Brixie moved to approve the resolution designating the Township Clerk as Meridian Township's FOIA Coordinator and directing the Township Manager to accept and respond to FOIA Appeals. Seconded by Trustee Wilson.

Board discussion:

- Board member belief state law is violated by having the Township Manager receive the FOIA Appeals
- Concern that FOIA requests are handled by staff, and if staff denies the request then the appeal only goes to Township Manager
- In order for the appeal to be independent, it should not go through staff
- Motion is consistent with state government action which allows heads of agencies to delegate responsibility to other individuals

- Law gives the Board the ability to designate this role
- Board member request for the Township Attorney to read the sentence out of the state act for the public which allows the Board to designate someone as the FOIA Appeals Coordinator
- FOIA coordinator does not see FOIA requests which go to the Police Department
- More independent review of the appeal when handled by the Supervisor
- Preference of a non-political individual to make appeal decisions

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
 Treasurer Brixie, Clerk Dreyfus
 NAYS: None
 Motion carried unanimously.

G. Fire Services Agreement – Alaiedon Township

Trustee Wilson moved to approve the agreement between Delhi Charter Township and Meridian Charter Township for fire and rescue services within Alaiedon Township and authorize the Township Manager and Fire Chief to sign the agreement. Seconded by Treasurer Brixie.

Board discussion:

- State law dictates the closest paramedic will provide aid in the event of a medical emergency while responding to a fire
- Alaiedon Township has not agreed to have Meridian Township respond to 911 ambulance calls
- Board member desire for staff to persuade Alaiedon Township to allow Meridian to be the first ambulance responder in the northern section of Alaiedon Township
- Appreciation for the comment by the public that LGBT language is missing from “7. Non Discrimination” in this document

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Inclusion of Meridian Township’s non-discrimination language: (Questions for the Attorney (See Agenda Item #10)

Q. Can we make a motion right now to have “7. Non Discrimination” include the appropriate language that we have in our Human Rights Ordinance, or would you be able to supply us with the language right now. Would it be appropriate for us to approve it with that change in advance?

A. The motion was made; we can add it. In the language in the Human Rights Ordinance, there’s a definition of discriminate and a whole list of things that aren’t included in here. If that is where you want to move as a Board, then that’s the language to use.

Q. Could you read it for us?

A. Sure. Discriminate includes actual perceived race, color, religion, national origin, sex, age, height, weight, condition of pregnancy, marital status, physical or mental limitation, disability, source of income, familial status, educational association, sexual orientation, gender identify or expression, or HIV status of another person. That’s the definition you adopted in the Human Rights Ordinance.

Continued Board and staff discussion:

- Language in the agreement was written by Delhi Township and submitted to Meridian
- Delhi Township has also adopted a human rights ordinance
- Inquiry if Delhi Township approved the agreement first or submitted it to Meridian first
- Staff to speak with Delhi Township to have the language inserted into the agreement
- Only entity which will be hiring under this agreement will be the Meridian Township Fire Department and our township already has a non-discriminatory policy in place
- Lack of clarity whether Alaiedon Township has discrimination prohibitions with regard to LGBT
- Discrimination prohibitions cannot be “forced” onto another municipality through a contract
- Board member preference to include all 20 “grounds” upon which the Township does not discriminate

Trustee Veenstra moved to expand the list given in Article 7 of grounds on which we forbid discrimination to include all 20 grounds that are in Meridian Township’s antidiscrimination ordinance.

The motion died for lack of a second.

ROLL CALL VOTE: YEAS: Trustees Scales, Styka, Veenstra, Wilson, Supervisor LeGoff,
Treasurer Brixie, Clerk Dreyfus
NAYS: None
Motion carried unanimously.

Treasurer Brixie moved to have Chief Cowper ask Delhi Township to insert new language on non-discrimination from our ordinance if they have not already approved this document and if its acceptable to Alaeidon Township. Seconded by Trustee Veenstra.

ROLL CALL VOTE: YEAS: Trustees Styka, Veenstra, Wilson, Supervisor LeGoff, Treasurer
Brixie, Clerk Dreyfus
NAYS: Trustee Scales
Motion carried 6-1.

[Supervisor LeGoff recessed the meeting at 8:00 P.M.]

Supervisor LeGoff reconvened the meeting at 8:09 P.M.]

13. BOARD DISCUSSION ITEMS

Supervisor LeGoff opened Public Remarks.

Neil Bowlby, 6020 Beechwood Drive, Haslett, requested site plans be placed in the online packet for projects which come before the Board. He spoke in support of the Okemos Pointe Mixed Use Planned Unit Development (MUPUD).

Supervisor LeGoff closed Public Remarks.

A. Proposed Zoning Amendment for Paved Surfaces

Director Kieselbach summarized the proposed zoning amendment for paved surface area as outlined in staff memorandum dated January 14, 2015.

Board discussion:

- Request by the Zoning Board of Appeals for the Township Board to consider revising our ordinance
- Impact of paved surface runoff draining into the lake
- Drainage language already addressed in the Lake Lansing Overlay
- Pathway would need to be crowned and drained off to the sides into grassy areas
- A crowned pathway would still allow for water runoff into the lake
- Concern with creating an ordinance to address one case on Lake Lansing
- Ordinance currently allows for a pathway to be built up to four (4) foot from the lot line
- Request is being made to avoid a variance if property is adjacent to a natural feature and the owner desired to construct the walkway up to the property line
- Property line of the parcel which precipitated this request is almost to the lake shore
- Proposed ordinance would not include a pathway of stone pavers

It was the consensus of the Board not to move forward on this proposed zoning amendment.

B. Okemos Pointe Mixed Use Planned Unit Development Concept Plan

Director Kieselbach summarized the Okemos Pointe Mixed Use Planned Unit Development (MUPUD) Concept Plan as outlined in staff memorandum dated January 15, 2015.

Will Randall, 4409 Dobie Road, Okemos, Vice-President, WestPac Campus Communities, gave an overview of the concept plan included in the Board packet.

Board, applicant and staff discussion:

- True wetland delineation is less than shown in the general 2007 wetland map contained in the packet
- All property shown within the concept plan is owned by the Forsberg Family
- Appreciation for the incorporation of recreational assets at the pond
- Concern with inclusion of wetlands and detention ponds to achieve the required pervious surface and open space
- Percentage of stone on the buildings has not yet been calculated
- Appreciation to the applicant for bringing the concept plan to the Board
- Appreciation for the connection to the existing east-west offroad pathway
- Connection between the heavily commercial area and the proposed residential area
- Concern with multi-family units on currently zoned rural residential property (Area C) next to single family homes
- Concern there is no mix of uses within a building
- Project appears to be a multi-family housing development and would require a rezoning to multi-family designation, which is not consistent with the Township's Future Land Use Map (FLUM) for this area
- Density of dwelling units per acre if the property is rezoned multi-family
- Project required clustered housing since it has limited useable acreage
- Need for flexibility of setbacks and density to allow clustering to take place as encouraged by the MUPUD ordinance
- Intent by the applicant to request a density bonus based on the rehabilitation of the existing building
- Redevelopment of the existing building will take place as part of Phase I construction
- Need to make the complex family friendly by having more three (3) bedroom units and a play area for children within the park
- Need for the applicant to confirm the demand for more additional three (3) bedroom units
- Applicant's intent to place three (3) bedroom units at the end of every building in Phase 1 and then continue that trend in Phase 2 if the market demand exists
- Request for covered bicycle parking and bicycle lockers
- Property owner explanation of the nomenclature of Jolly Oak Road/Water Lily Way
- Applicant has proposed several ingress/egress points throughout the development
- Board member suggestion regarding the possibility of connecting to Kansas Road to keep circulation out of the complex would require the developer to pave Kansas
- Developer has shown three story buildings on the plans with some of the units having vaulted ceilings on the third floor
- One goal of a MUPUD is redevelopment
- Metal is discouraged as a building material in the mixed use ordinance
- Corrugated metal siding is planned to be used as an accent to the architecture and not a primary building material
- Under Township regulations, this mostly undeveloped site has a limit of ten (10) dwelling units per acre
- Applicant's intent to request a density bonus with the renovation of the existing building on the current industrial property
- Promotion of single family home ownership as a Township goal over the last 20 years
- Goal of the MUPUD ordinance is primarily for redevelopment of fully developed areas in the Township, particularly for those which have difficulty due to variance constraints on the property
- Increasing density as a part of smart urban planning must include protection of greenspace
- Problem with high density designated on the map as Area C
- Board member belief the areas protected with greenspace are already protected under Township ordinance, and the MUPUD proposal does not add any additional greenspace
- Board member belief the developer has parceled together lots in an effort to "fit" the development
- Project does not fit with the Township's vision of single family ownership

- Property has been in the Forsberg family for over 50 years
- Industrial site was originally the drop point for all equipment in mid-Michigan used to build state highways for Michigan and parts of Indiana, Ohio and Wisconsin
- Old pole barns, piles of millings, cinderblock buildings, semi-trucks, tractors and various implements are currently housed on the industrial property

It was the consensus of the Board to have the applicant conduct a site tour and then have another discussion on the concept plan.

C. 2015 Fuel Costs

Township Manager Walsh summarized estimated 2015 fuel costs as outlined in staff memorandum dated January 15, 2015.

Board discussion:

- If fuel costs are down, motor revenue increases and there is an ability to see a decrease in the General Fund contribution to the Motor Pool Fund
- Mileage reimbursement should decrease as well

14. PUBLIC REMARKS

Supervisor LeGoff opened and closed Public Remarks.

15. FINAL BOARD MEMBER COMMENT

Treasurer Brixie announced winter taxes are due by February 17, 2015 and enrollment in the recurring electronic payment program for tax payments will remain open for 11 more days. She reported her attendance at the Lansing Economic Area Partnership (LEAP) Global Lansing meeting today where the focus was on creating a type of business directory where businesses can follow protocol to become an “internationally friendly” business.

Trustee Veenstra announced US Attorney General Holder made “major” reductions in the National Seizure Forfeiture Program involving local governments and suggested a review of the Township’s forfeiture program for possible amendments.

16. ADJOURNMENT

Supervisor LeGoff adjourned the meeting at 9:33 P.M.

ELIZABETH LEGOFF
TOWNSHIP SUPERVISOR

BRETT DREYFUS
TOWNSHIP CLERK

Sandra K. Otto, Secretary