

**CHARTER TOWNSHIP OF CLINTON**  
**REGULAR MEETING OF THE BOARD OF TRUSTEES**  
**MONDAY, JUNE 27<sup>TH</sup>, 2016**

<b>PRESENT:</b>	<b>KIM MELTZER</b>	<b>CLERK</b>
	<b>WILLIAM SOWERBY</b>	<b>TREASURER</b>
	<b>PAUL GIELEGHEM</b>	<b>TRUSTEE</b>
	<b>KENNETH PEARL</b>	<b>TRUSTEE</b>
	<b>DEAN REYNOLDS</b>	<b>TRUSTEE/ACTING CHAIRPERSON</b>
<b>ABSENT:</b>	<b>ROBERT J. CANNON</b>	<b>SUPERVISOR (EXCUSED)</b>
	<b>JENIFER WEST</b>	<b>TRUSTEE (EXCUSED)</b>

The Regular Meeting of the Board of Trustees was called to order at 6:30 p.m. in the Township Board Chambers, Clinton Township Civic Center.

Motion by Mr. Gieleghem, supported by Mr. Sowerby, to appoint Mr. Reynolds as Acting Chairperson. Roll Call: Ayes – Gieleghem, Sowerby, Reynolds, Pearl, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

Also in attendance was Mr. Jack Dolan, Township Attorney. The Pledge of Allegiance was recited.

**APPROVAL OF AGENDA**

Ms. Meltzer requested the deletion of the following items:

- Item #2 - Request to Hold Holiday Sidewalk Sales from July 1, 2016 through July 4, 2016 at Walmart – 18400 Hall Road
- Item #7 - Amended Site Development Plan/Conditional Zoning Agreement: Hillcrest Senior Housing Development @ Hillcrest/Moravian Hills – 10.04 Acres of Vacant Land Generally Located W/Groesbeck, S/Hillcrest (Section 15/Private Claim 136)
- Item #10 - Request Approval for Garage Door and Site Plan Expansion for Outdoor Patio – 34005 Gratiot

Ms. Meltzer requested the following additions to tonight's agenda:

- Item #17 - Request to Create a Second Shift for George George Park Maintenance

Item #18 - Request Closed Session – Discussion Regarding Property Acquisition

Motion by Mr. Pearl, supported by Mr. Gielegghem, to approve tonight's agenda with the additions of Items #17 and #18, and the deletion of Items #2, #7 and #10. Roll Call: Ayes – Pearl, Gielegghem, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**1. PUBLIC HEARING OF RENEWAL OF POLICE AND FIRE SPECIAL ASSESSMENT MILLAGE - 2016**

Ms. Meltzer informed that this public hearing will remain open until 8:30 p.m., and notice of this public hearing was published in the C and G Newspaper.

Motion by Mr. Sowerby, supported by Mr. Pearl, to receive and file the letter dated June 8<sup>th</sup>, 2016 from the Assessor, and open the Public Hearing for renewal of Police & Fire Special Assessment Millage for 2016. Roll Call: Ayes – Sowerby, Pearl, Gielegghem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

There were no comments from the audience at this point, and Mr. Reynolds indicated that they will return to this item periodically throughout the meeting.

**2. REQUEST TO HOLD HOLIDAY SIDEWALK SALES FROM JULY 1, 2016 THROUGH JULY 4, 2016 AT WALMART – 18400 HALL ROAD**

This item was deleted from tonight's agenda.

**3. REQUEST PERMISSION TO CONDUCT THE ANNUAL CHIPPEWA VALLEY HOMECOMING PARADE**

Ms. Meltzer stated they have received a letter from Police Captain Wade indicating they have agreed to assist in traffic control for this year's Chippewa Valley Homecoming Parade, as they have done in the past.

Motion by Mr. Pearl, supported by Mr. Gielegghem, to receive and file the letter dated June 14<sup>th</sup>, 2016 from Ms. Kristin DeLuca, Chippewa Valley High School Activities Director, and approve the request to conduct their annual Homecoming Parade on Friday, October 7<sup>th</sup>, 2016 from 4:00 p.m. to 5:30 p.m., starting at St. Paul of Tarsus Catholic Church, heading north on Romeo Plank and then heading west onto Greenfield where the parade processional will end in the back driveway of the high school. Roll Call: Ayes – Pearl, Gielegghem, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**4. REQUEST TO BE RECOGNIZED AS A NON-PROFIT ORGANIZATION  
– QUINN ROAD COMMUNITY CLUB**

Ms. Meltzer advised that the additional information requested was received and emailed to the Board members earlier today, so she confirmed everything is in order.

Motion by Mr. Pearl, supported by Mr. Sowerby, to receive and file the letter dated June 15<sup>th</sup>, 2016 from Ms. Cyd Lucas, President, Quinn Road Community Club, and approve the request for the Quinn Road Community Club to be recognized as a non-profit organization. Roll Call: Ayes – Pearl, Sowerby, Gielegghem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**5. SITE DEVELOPMENT PLAN: DYNAMIC METALS – 0.8 ACRE OF  
VACANT LAND (PART OF LOTS 4 AND 5, CLINTON WEST INDUSTRIAL  
PARK SUBDIVISION), LOCATED E/LIPKE, N/14 MILE (SECTION 35)**

Mr. Bill Madden, 35520 Forton Court, Clinton Township, Michigan 48035, stated he works for Mr. Sorrentino, and he offered to answer questions regarding the proposed site development plan.

Motion by Ms. Meltzer, supported by Mr. Gielegghem, to receive, file and concur with the letter dated June 13<sup>th</sup>, 2016 from the Secretary of the Clinton Township Planning Commission, concerning the Site Development Plan for Dynamic Metals Industrial Building, to be located on Lot 5 and part of Lot 4, Clinton West Industrial Subdivision (Section 35), being 0.8 acre of vacant land fronting the east line of Lipke, south of Stanton, and approve the Site Development Plan as submitted. Discussion ensued.

Mr. Sowerby stated this is an example of cooperation the Township has with the Macomb County Treasurer's Office. He explained that this was a vacant piece of property on Lipke, and the Township acquired it about ten years ago through tax foreclosure. The Township sold the property last year for \$60,000 and it will now become a new industrial building, putting the property back on the tax roll, and being a place where people will be hired. He credited Mr. Derek Miller, the current County Treasurer, and the late Mr. Ted Wahby before him.

Roll Call: Ayes – Meltzer, Gielegghem, Pearl, Reynolds, Sowerby. Nays – None. Absent – Cannon, West. Motion carried.

**6. SPECIAL LAND USE FOR A DRIVE-UP ATM IN THE B-3 GENERAL BUSINESS DISTRICT AND SITE DEVELOPMENT PLAN FOR HUNTINGTON BANKS ATM @ MEIJER (FKA HILLCREST/MORAVIAN HILLS)**

Mr. Chris Humphrey, architect for this project, offered to answer questions regarding the proposed development.

Mr. Pearl inquired as to whether this ATM will be well-lit.

Mr. Humphrey replied they will be adding a pole light and the ATM will have downward lights as well.

Motion by Mr. Sowerby, supported by Mr. Pearl, to receive, file and concur with the letter dated June 13<sup>th</sup>, 2016 from the Secretary of the Clinton Township Planning Commission, with reference to the Special Land Use request for an automated teller machine (ATM) in the B-3 General Business District and the Site Development Plan for Huntington Banks ATM @ Meijer, to be located on part of 25.37 acres of land fronting the west line of Groesbeck Highway, south of Cass Avenue (Section 15), addressed as 40445 S. Groesbeck Highway, that the Special Land Use and Site Development Plan be approved as submitted. Roll Call: Ayes – Sowerby, Pearl, Gielegem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**7. AMENDED SITE DEVELOPMENT PLAN / CONDITIONAL ZONING AGREEMENT: HILLCREST SENIOR HOUSING DEVELOPMENT @ HILLCREST / MORAVIAN HILLS – 10.04 ACRES OF VACANT LAND GENERALLY LOCATED W/GROESBECK HIGHWAY, S/HILLCREST STREET (SECTION 15/PRIVATE CLAIM #136)**

This item was deleted from tonight's agenda.

**8. SPECIAL LAND USE FOR A CHURCH IN THE B-2 COMMUNITY BUSINESS DISTRICT AND SITE DEVELOPMENT PLAN FOR ST. SHARBEL MARONITE CATHOLIC CHURCH (FKA PSYCHIC READER / BELLA DONNA SALON / MANUFACTURER'S BANK) - 5.90 ACRES OF LAND (TOTAL OF 3 PARCELS) LOCATED E/HAYES, N/19 MILE, ADDRESSED AS 43888 HAYES (PLUS ADJACENT VACANT PROPERTY) (SECTION 6)**

Mr. Ken Bajaj, representative from St. Sharbel Maronite Catholic Church, and Mr. Chuck Gemayel and Mr. Robert Zaka, from GAV & Associates, Inc., were present to answer questions.

Mr. Pearl stated he looked at this plan when it came to the Zoning Board of Appeals, and they granted a variance for additional parking. He commented that it looks like it will be a nice building, and he felt it will be good for that area.

Mr. Sowerby requested that Mr. Santia address concerns that some of the Planning Commissioners had with regard to the proposed development.

Mr. Carlo Santia, Director of the Department of Planning and Community Development, replied that there was concern about the traffic that would be generated, and even though the traffic for this use will be mainly on Sundays, it is on a busy street with one access point from Hayes, across the street from a major mall. There was some concern about left-hand turns in and out of the proposed developing conflicting with the traffic turning into and out of the mall. Mr. Santia explained the Planning Commission requested that the petitioner have a traffic study prepared by the Macomb County Department of Roads, which they had completed and submitted to the Planning Department. He stated that the Macomb County Department of Roads is not objecting to the driveway as proposed, which would allow right turns in and out, as well as left turns in and out, and it meets the minimum criteria for access management in terms of operation of driveways. He added that there were also a couple of comments about a church not paying taxes, and therefore not generating Township revenue, and that was part of the reason for the “no” votes. Mr. Santia replied to further inquiry that the traffic study showed that at this time of the year, there will not be a problem; however, they do not include counts for the holiday season.

Mr. Sowerby inquired as to whether there is a plan in place for a remedy in the event this becomes a problem with regard to traffic.

Mr. Santia replied there is no alternative plan agreed upon, but the Macomb County Department of Roads has jurisdiction over Hayes Road and can prohibit turns as they see necessary.

Mr. Sowerby questioned whether the Board’s approval of this tonight would set precedence with the County to prevent them from coming back at a later date and placing restrictions on turns in and out of the site.

Mr. Santia responded that would be within the County’s right to do so. He anticipated a resolution in the future because the 19-1/2 Mile Road right-of-way has been set aside for the eventual completion from Hayes to Dalcoma. He noted this has been set aside for many years, and the church has set aside the right-of-way to tie into this road, so when this goes through, the church will be able to direct their traffic out to that road, which will have a traffic signal at Hayes.

Mr. Sowerby inquired as to whether the church is willing to comply with the requirements of the Macomb County Department of Roads if, in the future, they place limitations on the traffic patterns and turns.

Reverend Badawi, of St. Sharbel Maronite Catholic Church, replied they are willing to comply with the Macomb County Department of Roads.

Mr. Reynolds complimented the petitioners on what he anticipates to be a beautiful development.

Ms. Meltzer welcomed the church into the community, commenting that the plans are beautiful, and she felt they will be a successful addition to the community. She inquired as to the anticipated time frame for completion.

Mr. Zaka replied that they intend to leave the existing structure in place as a construction office, and will then be tearing it down.

Mr. Bajaj replied that they are scheduled to break ground this fall, and anticipate completion by the end of 2017.

Motion by Mr. Pearl, supported by Mr. Sowerby, to receive, file and concur with the letter dated June 13<sup>th</sup>, 2016 from the Secretary of the Clinton Township Planning Commission, with reference to the proposed Special Land Use for a church in the B-2 Community Business District and the Site Development Plan for St. Sharbel Maronite Catholic Church, to be located on 5.90 acres of land fronting the east line of Hayes Road, north of 19 Mile Road (Section 6), addressed as 43888 Hayes Drive (and adjacent vacant land), that the Special Land Use and Site Development Plan be approved as submitted. Discussion ensued.

Mr. Pearl pointed out that there could have been a higher usage involving more traffic on that site. He noted that the church has the potential to generate a lot of traffic for a short period one day a week, but another use could have generated a lot of traffic all of the time. He was confident that the County's Department of Roads will work this out. He added that it is a beautiful development, and he welcomed the church into the community.

Mr. Reynolds agreed with Mr. Pearl, pointing out that there will be traffic generated regardless of how the site is developed, but he felt this use is good for the community.

Mr. Tom Matthews, resident of Washington Township and a former Clinton Township resident, commented that St. Sharbel is a church full of "quality, motivated people determined to be honest" and he added they meet the laws and regulations of the community. He pointed out that the parishioners will come to

church and worship at this location, but will also spend money in the local community. He assured they are “a quality group”, and at nearly 70 years of age, he stated he has spent almost 50 years with this church.

Roll Call (on the motion to approve): Ayes – Pearl, Sowerby, Gielegem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

Reverend Badawi, of St. Sharbel Maronite Catholic Church, thanked the Township Board and stated they are delighted to be in Clinton Township.

**9. PROPOSED REZONING: R-3 ONE-FAMILY RESIDENTIAL TO MH MOBILE HOME – 2.21 ACRES (PART OF 4.32 ACRES) OF VACANT LAND (PARTS OF LOTS 15 AND 16, SUPERVISOR’S PLAT OF OBERLIESEN SUBDIVISION), LOCATED E/NORTH AVENUE, S/OBERLIESEN (SECTION 2)**

Mr. Mike McPherson, of Atwell, LLC, and Mr. Christopher Rashid, representing Sun Communities, were present to answer questions.

Mr. Rashid submitted a few photographs of the Silver Springs community. He stated their community is at full capacity so they are looking for more opportunities to provide affordable housing options in Clinton Township.

Mr. McPherson explained that Sun Communities owns about 4.4 acres of land adjacent to their current mobile home park, and about 2.2 acres of that land is currently zoned R-3 One-Family Residential. They are seeking to rezone that portion to MH Mobile Homes.

Mr. Rashid explained the plan is to fill the new section with brand new manufactured homes, and he outlined their “lease-to-own” program. He replied to inquiry that there are currently 81 of those “lease-to-own” homes in the community.

Mr. Sowerby inquired as to why the petitioner feels the mobile home community needs to be expanded on this property.

Mr. McPherson replied that some of that area will be taken up with a detention pond, and part will be taken up with the development of manufactured homes.

Mr. Sowerby inquired as to whether the petitioners have reached out to the neighboring property owners to seek their input.

Mr. McPherson replied to inquiry that he has not had any direct contact with the neighbors other than hearing their comments at the Planning Commission meetings.

Mr. Gieleghem inquired as to how many units are located in Silver Springs.

Mr. Rashid replied there are 547 units.

Mr. McPherson replied to further inquiry that there will be approximately 19 additional spaces, and there are approximately 85 acres now.

Mr. Gieleghem pointed out that the proposed expansion will be right on top of the abutting residents if this is approved. He questioned as to their proposed buffer zone between this property and the abutting rear yards of the single-family homes.

Mr. McPherson assured they will comply with ordinance requirements. He explained the ordinance would require a 6-foot wall, and additional setbacks, if any, are still yet to be determined.

Mr. Gieleghem referred to Mr. Rashid's earlier comment about wanting to provide affordable housing, and he inquired as to the average lot rent.

Mr. Rashid replied the rent is \$472 per month on average.

Mr. Gieleghem noted that is in addition to the cost of what each resident is paying for their mobile home. He questioned what the residents receive for that \$472 per month.

Mr. Rashid replied that they have invested over \$1 million into the property. They have the use of a clubhouse, playground, green space and new infrastructure.

Mr. Gieleghem stated this expansion will cause a strain on Township and County infrastructure. He noted that the Township will receive no additional taxes as a result of this expansion because of the laws regarding mobile home communities, so they are not paying for the infrastructure they are using, including the extra demands on Police, Fire, Public Works, schools and all other services.

Mr. Sowerby inquired as to the number of current lots in the existing mobile home park.

Mr. Rashid replied that they currently have 547 spots, and all of them are occupied.

Ms. Meltzer inquired as to whether the newer mobile homes would go on the proposed expansion area, or whether they would move some of the older homes to that area and showcase the newer homes in the front.



Mr. Rashid replied they intend to put the new mobile homes on the proposed expansion. He replied to further inquiry that they do not plan on switching them, noting that there would be a cost for that.

Mr. Pearl noted that the Planning Commission had made recommendation to the Board for denial of this plan, and he stated he would like to hear some of the concerns of the residents.

Mr. Rashid emphasized that this is a need in the community, and pointed out they have the “lease-to-own” option, which gives people an opportunity to own a place when they may not have been able to afford it if they had to come up with all of the money at one time.

Mr. Sowerby understood that they do not allow anyone to purchase a home and then lease it out themselves, but he inquired how many of the homes in Silver Springs are currently owner-occupied rather than “lease to own”.

Mr. Rashid replied that of the 547 units, 81 of those are “lease to own” and the remainder are owner-occupied.

Mr. Barry Miller, Superintendent of the Building Department, replied to inquiry that the Mobile Home Commission protects these developments from a lot of the Township’s local ordinances, and one of those is that they are not subject to rental inspections.

Ms. Meltzer inquired as to the maximum number of homes that will be added if this rezoning is approved.

Mr. Rashid replied they are proposing to add 19 homes, and that is the maximum number that this property will accommodate when taking into consideration the required green space and roads.

Mr. Douglas Grubinski, 43785 Medea, Clinton Township, Michigan 48036, resident of Silver Springs, stated there will be renters who will pay the \$1,000+ a month for the “lease-to-own” a \$70,000 trailer. He claimed Sun Communities “buys them low and sells them high”. He claimed people move out on a regular basis and these units are not kept up. He was confident that if these are allowed to go in, the properties along Oberliesen will depreciate in value. He explained a tree fell onto his neighbor’s property, and when he called the management office, he was told that “is not his problem”. They proceeded to have larger branches and trees come down in a windstorm, and he finally had to clean it up himself. Mr. Grubinski objected to having to continue to pay the increased rent rates while losing services. He noted that they no longer fertilize the green space, and they do not force any of the renters to keep up the property like they expect the owners to do. He claimed the renters come in and destroy the driveways and

their units. He questioned why they need 19 more units in such a small area, and suggested if they want to own more, they should buy out the other mobile home parks on Gratiot, where he estimated about 90% of the mobile homes are gone. He stressed they do not want the trailers behind them, and the majority of the residents are senior citizens. He commented that the leased trailers turn over so fast, and when they bring these units in, they block the driveways of the other residents to the point where they cannot get in or out.

Mr. John Prante, 23309 Easy Street, Clinton Township, Michigan 48036, stated his rear yard abuts six of these units, and he added he has had nothing but trouble with these people. He complained that he has had his security light shot out with a BB gun, trash thrown over the wall into his yard, two dogs thrown over the wall into his yard, whiskey bottles and cigarette butts tossed into his yard, as well as old food that someone did not want. He stated this has all happened over a period of years, adding that he has been living at this address since 1977. He complained that someone vandalized the sheds next to his house, and wrote profanity all over them last year, yet the landlord has not taken care of it since last November. He claimed it is embarrassing to have people come over to his house and look out the window to see that. He added that one of his other neighbors had to look at another shed that had profanity written all over it, but they took care of that one and painted over it. Mr. Prante complained that the residents of the mobile home park jump over the wall to cut through, and end up destroying his bushes. He had to put barricades around his plants. He stated whenever he sees them jump over, he confronts them to tell them it is private property, but they ignore him. He claimed he has seen them casing the houses on his street, and the residents on his street have experienced an increase in break-ins. Mr. Prante claimed he voted against this development when Graham Orley, the previous owner, proposed it, but he lost and the courts allowed it. He explained that he is here tonight to stress what it is like to live next to this development, and added that even though it is too late for the residents on Easy Street, the proposed rezoning and expansion of the mobile home park will affect the residents on Oberliesen in the same negative way. He urged the Board to deny this request.

Mr. Sowerby advised Mr. Prante to contact Mr. Miller because many of these issues are Ordinance Enforcement issues, and Mr. Miller provided Mr. Prante with his business card. Mr. Sowerby questioned how Silver Springs got approved twenty years ago.

Mr. Dolan replied he believed it was a Consent Agreement through the Court. He reminded, however, that tonight is a legislative request to change the zoning, so it is the Board's discretion and they have the ability to approve or deny the request.

Mr. Sowerby inquired as to whether the previous court case has any bearing on tonight's decision.

Mr. Dolan replied that it has no bearing, and the property for which the petitioners are seeking to have rezoned is currently zoned single-family.

Mr. Sowerby inquired as to whether the previous owners of Silver Springs sued the Township because they were denied the rezoning that would allow this development, and the court agreed with the petitioner.

Mr. Dolan believed that is what occurred, but he estimated it was in the late 1970's or early 1980's.

Ms. Diane Thomas, 23210 Oberliesen, Clinton Township, Michigan 48036, questioned the "recreation area" that was mentioned earlier, and inquired as to what that will be.

Mr. Sowerby also inquired as to what is intended for the "recreational area".

Mr. McPherson replied that, per the ordinance, they have to add a certain amount of recreational space, based on the square footage of the units, so it is basically open green space. It would provide room for people to play outside, and he replied to further inquiry that it could be a playground. He noted the addition would involve 19 more units plus a couple of new roads, plus they provide utilities, a detention area for storm water, green space and a couple of new parking spaces.

Mr. Pearl reminded this is a rezoning proposal, and there are no plans that can be proposed or attached to this proposal that can be enforced. This board has to act on the potential development of anything allowed in that zoning district and its impact on the residents in the area.

Mr. Reynolds felt Mr. Sowerby brought up a good point as to what "recreational area" could mean.

Ms. Thomas inquired as to whether the Board will be holding a public meeting regarding the site plan if the rezoning is approved.

Mr. Reynolds replied that if the rezoning is approved, the petitioner would be submitting site plans to the Planning Department, and those would go before the Planning Commission and Township Board.

Mr. Gielegthem reminded that this is a public hearing, but it is not a "question-and-answer session". It is a public meeting on a rezoning, so the general public is afforded the opportunity to come up and speak, and they can list their

questions as part of their comments. When this goes to the Board for their discussion, they may choose to address some of those by questioning the petitioner, and the petitioner may or may not choose to answer them.

Ms. Thomas requested that the Board deny this request. She urged them to pay attention to the drainage issue, and she stressed if this is approved and they are required to provide a 6-foot wall, berm or fence, she wanted to make sure it gets done. She claimed they never completed the wall on the existing site.

Mr. Sowerby stated any site plan has a process that has to be followed, and it will come back to this Board for their approval.

Mr. Robert Glenn, 23167 Oberliesen, Clinton Township, Michigan 48036, stated the proposed rezoning would be allowing more trailers to be put right up to their backyards. He felt the only buffer they have now is the two acres, and yet they are still getting their share of the problems. He stated he was not aware prior to the Planning Commission meeting that there were rental units in the complex, and he thought they were all owner-occupied. Mr. Glenn emphasized to the Board that they would be doing a great injustice to the neighboring property owners and the values of their homes if they approve this rezoning. He stated the residents of Oberliesen live on a private road, and they have a “nice little community”. He submitted some photographs for the Board.

Mr. Raymond Flaucher, 23300 Oberliesen, Clinton Township, Michigan 48036, complained that ambulances and other emergency vehicles will have a hard time going all the way to the back of the mobile home park. He claimed he and other residents on Oberliesen were told there was a natural easement that was not buildable. He and his neighbors wanted to buy it, but were told they could not because it was not buildable because it is a wetland. He questioned how the mobile home park can build on it now. He felt if the residents on Oberliesen could have purchased it, they would have been paying taxes on it, and it would have generated money for the Township.

Ms. Christine Jensen, 43793 Medea, Clinton Township, Michigan 48036, complained that the subject property is directly behind her home. She just purchased it last October and liked it because it was a perimeter lot. She inquired to “Nicole” in the office as to whether that adjacent property was going to be developed, and claimed she was told that “they haven’t done anything with it all these years” and she “didn’t think they will do anything with it”. Ms. Jensen felt “Nicole” must have known of the plans at that time, and she added she would never have bought it if she had known about these plans. She hoped the Board will take the concerns of the neighbors into consideration and vote against this rezoning.

Ms. Judith Gonzales and Ms. Roza Plucinski, residents at 23180 Oberliesen, Clinton Township, Michigan 48036, objected to the rezoning. Ms. Gonzales complained that someone from the mobile home park cut down a tree on her property, and they had a police report filed. She claimed the mobile home park never took care of it, and there was no compensation. She requested the Board take the safety of the neighborhood into consideration and deny the rezoning.

Motion by Mr. Gielegem, supported by Mr. Pearl, to receive, file and concur with the letter dated June 13<sup>th</sup>, 2016 from the Secretary of the Clinton Township Planning Commission, with reference to the proposed rezoning of 2.21 acres (part of 4.32 acres) of vacant land (part of Lots 15 and 16, Supervisor's Plat of Oberliesen Subdivision), located east of North Avenue, south of Oberliesen Street (Section 2), from R-3 One-Family Residential to MH Mobile Home Park, that the rezoning be denied, based on the location of the proposed mobile home park expansion being in such close proximity to the neighboring single-family homes, which makes it incompatible with the existing use of the surrounding property. Discussion ensued.

Mr. Terry Major, 23270 Oberliesen, Clinton Township, Michigan 48036, stated he did not know how the Board can make a decision when they have not seen the plans.

Mr. Reynolds replied that they have plans in front of them.

Mr. Major claimed part of the subject property is wetlands and he pointed out the proposed wall is only 4 feet 6 inches in height, which he felt will not stop anyone from jumping over.

Mr. Reynolds explained the plans are only proposed, but this is a public hearing for a rezoning, and it does not mean they are going to accept it.

Ms. Laura Major, 23270 Oberliesen, Clinton Township, Michigan 48036, complained about the plans the petitioners have put together in the event they are approved for the rezoning. She explained that the road will dead-end directly at her rear lot line. She believed that the people in the existing mobile home park have been paying a monthly premium to live on the perimeter of the park, and she felt this expansion is not fair to them. She has been reading about a Macomb County initiative to save the trees and keep quality of life for its residents, keeping in mind the value it brings to surrounding homes. She felt the Township would work with the County on this.

Mr. Reynolds assured the Township is concerned about saving trees, and they passed a Tree Removal Ordinance years ago.

Ms. Major pointed out that, according to the plans, the petitioners would be destroying about 50 trees to complete this expansion to their mobile home park.

Ms. Marian Grubinski, 43785 Media, Clinton Township, Michigan 48036, stated she pays \$10 more each month to live on a perimeter lot, and another \$10 each month because she has a dog. She stressed she does not want to see the subject property developed, noting there is a lot of wildlife on that property. She further complained that when they bring in the new double-wide homes, they block the entire road and no one can get in or out. She noted that she has a neighbor who is goes for dialysis, yet when these homes are being brought in, she stressed that no one seems to care that the existing residents cannot get in or out of their homes.

Mr. Bryan Lamky, 23291 Oberliesen, Clinton Township, Michigan 48036, did not feel there is sufficient “recreation area” for the existing homes. He claimed that it does not appear as though the existing mobile home park has sufficient recreational space to meet minimum requirements. He complained that “they don’t seem to follow rules”.

Ms. Heidi Royce Lamky, 23291 Oberliesen, Clinton Township, Michigan 48036, explained that Sun Communities has mobile home parks all over the country, and she claimed that their company is hard-pressed to get one out of five stars in their online reviews. She felt they are not reputable and do not have vested interest in the community other than “making money for themselves”. She felt they do not deserve any favors from the Township.

Mr. Ron Heckman, 23353 Easy Street, Clinton Township, Michigan 48036, felt many of these problems have been ongoing for over twenty years. He stated the Township denied the mobile home park, the owner took it to court and won, and the Township was overruled. He stated they have not done what they said they would do, and that has caused mistrust on behalf of the neighbors. He explained his personal issue is the drainage problem in the area. They get a huge pool of water in the spring and it stands and becomes stagnant, and although this year has been a little drier, they generally get a lot of mosquitoes because of this weather. He felt additional development will only add to the problem.

Roll Call (on motion to deny): Ayes – Gielegem, Pearl, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**10. REQUEST APPROVAL FOR GARAGE DOOR AND SITE PLAN EXPANSION FOR OUTDOOR PATIO – 34005 GRATIOT**

This item was deleted from tonight’s agenda.

**11. REQUEST TO APPROVE NEW SDM LIQUOR LICENSE FOR MORAN FOOD LLC**

Motion by Mr. Pearl, supported by Mr. Gielegem, to receive and file the letter dated June 13<sup>th</sup>, 2016 from the Township Clerk, and approve the request for the new SDM License for Moran Foods, LLC, located at 19100 15 Mile Road, Clinton Township, Michigan 48035. Roll Call: Ayes – Pearl, Gielegem, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

Mr. Sowerby informed this is to allow Sav-A-Lot on 15 Mile Road to sell beer and wine, but not alcohol.

Ms. Meltzer confirmed that this license is for beer and wine only.

**12. APPOINTMENT TO THE ECONOMIC DEVELOPMENT CORPORATION**

Mr. Reynolds stated this is an appointment by the Township Supervisor. He indicated that Mr. Larsen is seeking re-appointment, and Mr. Reynolds indicated he talked with Mr. Santia, who is recommending this reappointment.

Motion by Mr. Sowerby, supported by Ms. Meltzer, to receive and file the letter dated June 22<sup>nd</sup>, 2016 from the Administrative Aide, and based on the Township Supervisor's recommendation, to reappoint Mr. Charles Larsen to the Economic Development Corporation for an additional six-year term to expire on July 10<sup>th</sup>, 2022. Roll Call: Ayes – Sowerby, Meltzer, Gielegem, Pearl, Reynolds. Nays – None. Absent – Cannon, West. Motion carried.

**13. CIVIC CENTER CONSTRUCTION SHUTTLE BUS APPROVAL**

Ms. Bednar clarified the purpose of this shuttle is actually for the Senior Center. She advised that there will be approximately 70 parking spaces available here at the Civic Center for the general public during the parking lot reconstruction. She indicated that those 70 parking spots are reserved for the people who are visiting the Civic Center to take care of brief business, such as paying a bill or applying for a building permit. The shuttle will be for the seniors who are coming to play Bingo or participate in another activity where they will be staying at the Senior Center for a while. She explained these people will utilize the parking lot at St. Paul of Tarsus, and a shuttle bus will pick them up from the parking lot, drop them off at the Senior Center, and then drive them back to their cars once the event is over.

Mr. Gielegem appreciated the clarification, and was pleased to hear that people can still park at the Civic Center to conduct their daily business. He inquired as to whether they can make sure that the 70 parking spaces are used for this purpose only.

Ms. Bednar replied they will do their best but it is a public facility, and there will not be parking attendants asking everyone what business they have at the Township. She explained they will be having a meeting on Wednesday for the Department heads as to where the Township staff will park. Ms. Bednar stated that the contractor has done as much as they can do and are waiting to start on the parking lot the day after the fireworks. She informed that Romeo Plank Road will be shut down so everyone will need to enter the site off of Canal Road.

Mr. Gielegghem inquired as to whether they will be able to get temporary part-time shuttle bus drivers who are properly licensed for \$12 per hour.

Ms. Bednar assured they already have a list of people they have contacted. She noted that a lot of these people are retired or will be doing this as a second job, but they will be working directly through Human Resources.

Ms. Meltzer inquired as to where the ballot box will be located for those people who want to drop off their absentee ballots.

Ms. Bednar replied she believed it will be near the Senior Center's Japanese Garden. She advised that people who want to drop off their ballots will be able to pull in, put their ballot in the box, and leave so it will serve as a drive-up service.

Ms. Meltzer thanked Ms. Bednar for accommodating them on this issue.

Motion by Mr. Pearl, supported by Mr. Sowerby, to receive and file the letter dated June 21<sup>st</sup>, 2016 from the Director of the Senior Center and the Director of the Department of Public Services, and approve a shuttle bus to run between the Civic Center and St. Paul of Tarsus Church, where there will be temporary parking during the Civic Center's parking lot reconstruction, and this bus will run Mondays through Fridays from 8 a.m. to 5 p.m. for no more than 90 days, as outlined in the correspondence; further, to approve a budget amendment to the General Fund in the amount of \$6,050 for the cost of this shuttle which includes the part-time salaries and FICA. Roll Call: Ayes – Pearl, Sowerby, Gielegghem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**1. PUBLIC HEARING OF RENEWAL OF POLICE AND FIRE SPECIAL ASSESSMENT MILLAGE - 2016 (CONTINUED)**

Mr. Reynolds inquired as to whether there was anyone interested in speaking on this issue.

There were no comments from the audience at this point, and Mr. Reynolds indicated that they will return to this item periodically throughout the meeting.



**14. BID AWARD – PRINCE DREWRY PARK PARKING LOT IMPROVEMENTS**

Mr. Reynolds stated that, because this is federal money from Housing and Urban Development (HUD), they have to reject the one bid because they are required to have at least three bids before they can award the money for a project.

Mr. Sowerby stated when they talked about this project in early spring, it was indicated that the improvements would be done from early spring to mid-summer, before the Quinn Road Reunion.

Ms. Bednar replied it will be substantially completed by August 10<sup>th</sup>.

Mr. Sowerby stated that will not work because the reunion is scheduled the first full weekend in August, which is August 7<sup>th</sup>.

Ms. Vicki Whitsett clarified the reunion is scheduled the second weekend in August.

Mr. Sowerby stated he would hate to see something occur to disrupt this wonderful annual event, so he felt unless they can assure the Board that the Drewry Park parking lot improvements will not disrupt the event, and that all the work will be done and the construction equipment moved, he would recommend starting this after the Quinn Road Reunion.

Mr. Scott Chabot, of Giffels Webster, agreed that if the contractor can complete the work well ahead of the event, he would have them proceed but they are nearing that event and the work has not yet commenced. He stated he can place a provision in the bid documents that the work could not commence until after the event is over.

Ms. Bednar informed that they have rentals almost every weekend after the Quinn Park Reunion. She recommended waiting on bidding and possibly waiting until September so that none of the events will be affected.

Mr. Sowerby explained that these were dollars allocated last year and are at a risk of being lost back to the federal government. He felt they need to be assured that this project will happen this year with that money, and that the project will not commence so late in the season that they will have a problem with construction. He felt if it is going to be done in a week as Mr. Chabot mentioned, they can talk about proceeding at this point.

Ms. Meltzer inquired as to the deadline for the Community Development Block Grant (CDBG) funds that will be used for this project.

Mr. Santia replied that this project involves about \$40,000 from Program Year 2015, and about \$25,000 from Program Year 2013. He agreed these funds have to be spent as quickly as possible, but he felt if they have to wait until October, that should not be an issue with the funding.

Ms. Bednar replied to inquiry that some of the CDBG funds are from 2013 and some are from 2015; however, this is all considered one project so it is funded together. She mentioned that they may be able to bid this out sooner rather than later, and they could get everything ready and hold their pre-construction meeting so that as soon as all of the events are over in the park, they would be able to step right in and start.

Mr. Sowerby felt if the bid documents go out in July and the project begins in early September, it could be completed within a certain amount of time.

Mr. Chabot stated he would put a progress clause on it.

She suggested they could bring the bids back to the Board at their July 25<sup>th</sup> meeting, and that would give the bidders an extra week or two, which he felt will help, and may possibly bring in more bidders.

Ms. Whitsett, 22615 Thomson Street, Clinton Township, Michigan 48035, complained that this is the third year the Board claimed this parking lot would be fixed. She was concerned that they are already in the middle of the summer season, and if it rains in the fall, or the money is gone because they waited too long, the project will not be done this year. She felt that people attending these reunions are going to be upset that the parking lot has not been done.

Mr. Dolan clarified that the Board is discussing the possibility of bidding the project sooner, but having the work start later. He advised the bid process would be completed towards the end of July, but the start date will be pushed back so that they are not doing the work in the middle of the summer, disrupting all of the outings and events scheduled.

Mr. Bingham, a member on the Quinn Road Reunion Committee, stressed that there are problems with the existing parking lot. The parking lot is unlevel and when it rains, some of the holes fill with water, becoming a trip hazard. He pointed out some of the guests attending the reunions at this park are in wheel chairs and the condition of the parking lot becomes a problem for them.

Mr. Pearl inquired as to the problem of one bid and questioned what happens if they rebid it and still only receive one bid.

Mr. Dolan did not anticipate that will occur, but if it does, he felt HUD will relent on their policy. He added that, as far as the events scheduled at the park, the

choices of the Board are to go ahead now but disrupt all of the events with this construction project, or postpone the start of the project until all of the scheduled events are over.

Ms. Bednar clarified that the project being discussed is only for the parking lot that is along the Kentucky/Quinn intersection. She advised it is not going to be paved but it will be pulverized asphalt mixed with gravel. She explained that, because this is on a former landfill, the ground is constantly moving. They are trying to make it so that it will be level. She estimated the project will take about a week or possibly a little over that, but the entire parking lot will be done at one time, and they will not be doing it in stages. Ms. Bednar added that the three handicapped spots will be concrete so as to address the American Disabilities Act (ADA) requirements.

Mr. Chabot stated that they are also adding a concrete strip to keep the parking lot from migrating on the driveway.

Ms. Whitsett was under the impression that this was going to be paved, and she inquired as to who will be maintaining it.

Ms. Bednar replied it will be maintained by the DPW, and she felt this is the best solution because they can take care of it as problems arise.

Ms. Whitsett emphasized that there are a lot of older people to use that park, and she did not know how handicap-accessible or user-friendly this park will be if the parking lot is not paved but is crushed asphalt.

Mr. Sowerby apologized to Ms. Whitsett, Mr. Bingham and the rest of the committee for the fact that this project did not happen last year. He stated the Township is also disappointed about that, but he pointed out that there were a lot of nice improvements that were made to the park, including new drinking fountains and the pavilion. He admitted there is more to be done, and they recently bought some equipment to work on the ballpark, which is on the Kentucky side. He assured they will be going in and leveling out the land where the little “ponds” are forming, so it will be worked on before the reunion. He was confident it will be ready for their use. He explained the Supervisor Cannon and he, along with the assistance of Ms. Meltzer, met with administration in early spring and they had conversations about getting this done before the Quinn Road Reunion, and unfortunately that did not occur. He apologized for that, noting that was between Supervisor and administration, but he indicated that because of the problems they have had with that land, they discussed a special type of surface that is not gravel.

Mr. Chabot replied to inquiry that a portion of the arboretum path is comprised of a crushed fine limestone dust.

Mr. Sowerby stated that is what was going to be used for this project as well because it is a better product and more manageable. He questioned as to whether that was what was bid.

Mr. Chabot replied what was bid is very similar but a little coarser.

Mr. Sowerby inquired as to why something different was bid out, and recalled they were very emphatic that they wanted a quality product that would hold up to the use and be easier to maintain and walk on. They did not want something that will be spreading stone onto Kentucky Road. He also explained they will be removing and replacing the railings that are in such bad disrepair, and they will be paving the handicapped spots. He stressed the problem of the unsettled soil from the former landfill on this site has caused a very unstable ground, and he stressed taking this approach will make a better surface and more long-lasting surface. He wanted to assure the product going down there is what they talked about. His understanding is that the driveway off of Kentucky is supposed to be asphalt, not dirt. He also recalled the discussion that the parking lot off of Quinn Road, which serves the park, was supposed to be paved and he questioned why that is not happening.

Mr. Chabot replied the bid included the paving of the parking lot off of Quinn Road as an option, as long as it was within the budget.

Mr. Santia clarified that the parking lot off of Quinn Road is not on Township property so it is not eligible for CDBG funds. If that improvement is made, it would have to be paid for by Township dollars. He clarified that the fine limestone chips used for walking paths and bicycle paths would not last for parking lots. He added that they use a finer grade of limestone for the roads.

Mr. Sowerby inquired as to whether the product bid out will be a high-level stone that is easy to maintain and not gravel.

Mr. Santia replied the high-level product will compact better than regular gravel. They will assure it is of a gradation that will provide a relatively stable surface.

Ms. Bednar reminded that they are on a limited budget, and are doing the best they can with what they have. She added they are trying to make sure they are spending the money wisely and getting something that can be maintained.

Mr. Bingham complained about the restroom facilities at the park not having proper ventilation, and he inquired as to whether they can look into that problem as well.

Mr. Pearl inquired as to whether asphalt can be put in over this limestone base if they determine they have the money in the future.

Ms. Bednar replied that is not an option for that park because of the unstable ground.

Ms. Meltzer understood Ms. Bednar that the choice of this material for the parking lot is not because of money but it is because asphalt would not be a good type of material for this property.

Mr. Dolan replied that is correct. He commented that it is a wonderful park and a lot of good people use it for good functions, but going back to the mid-1970's, it has been a constant battle dealing with the settlement of the ground. With the type of surface being proposed, it will be easier for them to deal with these issues as they occur.

Mr. Bingham stressed they need a parking lot that will be safe.

Ms. Bednar explained they budgeted for this type of parking lot knowing this was the best solution for this scenario.

Mr. Reynolds felt this will be the best solution. He noted that Mr. Sowerby has been involved with this from the beginning, and was confident because he pointed out that Mr. Sowerby is very thorough.

Mr. Sowerby questioned whether Ms. Bednar felt it would be best to begin the project in September but to bid it out now.

Ms. Bednar replied it would be best to go out for bid now and award the bid on July 25<sup>th</sup>. She stated she will have to check the event calendar for that park, but once the last event is over, they will be ready to start and it may even be before September.

Mr. Sowerby noted that they replaced the basketball court a couple of years ago knowing that it will have to be done again because of the soil conditions.

Mr. Chabot assured they will reach out to local reputable contractors to get them to bid.

Ms. Meltzer inquired as to whether they would be able to address the concern about the restroom ventilation at the same time.

Mr. Reynolds replied that is not an agenda item this evening, but it could be brought up to Budget/Ways & Means Committee.

Motion by Mr. Sowerby, supported by Mr. Pearl, with reference to the bid award for the Prince Drewry Parking Lot Improvements, that the one bid received be rejected, and to go out for a new bid, while reaching out to contractors of known quality in the area to encourage more bids on this project, and to have the bids due and submitted to the Township Board for their review and consideration at their July 25<sup>th</sup>, 2016 meeting. Discussion ensued.

Ms. Whitsett inquired as to whether this delay will result in losing the federal money for this project.

Mr. Santia replied that the money will be there based on the timeline discussed this evening.

Roll Call: Ayes – Sowerby, Pearl, Gielegem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

#### **15. REQUEST TO HIRE ONE (1) POLICE OFFICER**

Motion by Mr. Pearl, supported by Mr. Gielegem, to receive and file the letter dated June 27<sup>th</sup>, 2016 from the Police Chief, and approve the hiring of police applicant Christopher Smith, who has passed the pre-employment background investigation, with employment effective on \_\_\_\_\_. Roll Call: Ayes – Pearl, Gielegem, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

#### **16. NUISANCE ABATEMENT – 19901 RIVERHILL**

Mr. Barry Miller, Superintendent of the Building Department, explained that the residents in the area have put up with a lot with regard to the condition of the subject property. It is overgrown with weeds and shrubs that are 20-foot high in spots. He stressed this neighborhood is very proud and well-maintained, and this house sticks out “like a sore thumb”. He added that the Department of Public Services thinks they can get this done in a reasonable time frame, although he is still looking to follow through with the procedure outlined in 654.03 through 654.06, which outlines Nuisance Abatement and going around local systems to get the owner to court. He stressed this needs to be resolved as soon as possible because it is a nuisance.

Mr. Sowerby recalled that last year, the Township went to Judge Caretti and got permission to clean out the property. This cost \$17,000, and a lien has gone unpaid and is not collectable by the County when taxes go delinquent. He noted there are other ways the Township can handle this, and any cost incurred will be a new bill and a new lien. He indicated it can be taken to court to collect, and he stressed the Township is stepping up to make sure to remedy this problem.

Discussion took place regarding whether the County buys the weed-cutting bills.

Mr. Sowerby stated the County does not buy the weed-cutting bills, only the water bills, so when the tax roll turns over after a foreclosure, the weed-cutting bills are removed.

Mr. Dolan clarified the County will collect and pursue where there is an explicit state statute that authorizes placement of a lien on the tax roll, such as in the case of water and sewer bills. He noted there is a state law on weeds but it is one version versus others that are more expansive. He indicated the major expenses have not been the weeds but the other expenses involved in dealing with this nuisance issue.

Mr. Miller replied to inquiry that they were trying to seek permission for demolition; however, Mr. Francala had an engineer go through the home and declare that the home is structurally sound. Mr. Miller stated it is uninhabitable but there is nothing that says it has to be demolished.

Mr. Reynolds stated he used to live in this neighborhood and is aware of the subject property and its condition. He was glad to see the Township is moving forward on trying to resolve this.

Motion by Mr. Pearl, supported by Mr. Gielegem, to receive and file the letter dated June 17<sup>th</sup>, 2016 from the Building Department Superintendent, and approve the request to allow Mr. Francala, the owner of 19901 Riverhill, a final three (3) days to abate the nuisance on his property, and if the nuisance is not abated in that time frame, to direct the Department of Public Services to remove all noxious weeds and trim any excessive overgrowth in the immediate vicinity of the house in an effort to help this neighborhood; further, any fees incurred from this work are to be added to the tax roll. Roll Call: Ayes – Pearl, Gielegem, Reynolds, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

Mr. Miller explained that the Board will have to allow three days for Mr. Francala to remedy the situation. He assured he sent the letter to him, advising him this matter would be on tonight's agenda. At the end of the third day, he stated he will contact the Public Works Division of the Department of Public Services to move forward.

Mr. Michael Malboeuf, 19849 White Oaks Drive, Clinton Township, Michigan 48036, twenty-year resident living directly across from the subject property, explained when he first move in, Mr. Francala's mother was still living in the subject house, and it was well-maintained; however, in the last ten years, it has become an eyesore and a danger to the neighborhood. He stated that is why \$17,000 had to be expended for clean-up. He felt there would have been a

better turnout this evening, but stated that, with this occurring over such a long period of time, people in the neighborhood have given up. Mr. Malboeuf stated he was glad he sat through the entire meeting tonight because he got to see the Board welcome a new church into the community, and they talked about how wonderful it was to have these new people come into the community. He wished this item had been earlier in the agenda so that more people could have seen what is going on in their neighborhood. Mr. Malboeuf stated they sat down with Mr. Cannon to discuss this, and he thanked Mr. Miller for serving the citizens of Clinton Township well. Mr. Malboeuf suspected Mr. Francala knows how to “work the system”, and he is good at it. He felt Mr. Francala knows just how far he can go to “skirt the law”, and questioned as to how many years he can be in arrear with his taxes before he goes into foreclosure.

Mr. Gieleghem replied tax foreclosure proceedings start after 2-1/2 years of non-payment.

Mr. Malboeuf questioned what would happen if all property owners did that, and the Township would not receive any money. He felt there should be a penalty.

Mr. Gieleghem clarified there is a fairly steep penalty of 18% if taxes are not paid on time.

Mr. Malboeuf suggested they look into this to see if they can speed up the process starting when taxes are 1-1/2 to 2 years in arrears.

Mr. Sowerby stressed they are adhering to state law so there is nothing they can do about that. He pointed out it used to be 5 years, but that was changed to 3 years. He stated there are property owners all across the state who know exactly what the law is on this issue. They are paying 18% or more in interest but there is nothing local government can do because they are following the law.

Mr. Reynolds recalled the subject house having unlicensed junk cars sitting around, as well as other trash and debris. He cautioned that the Township can only do so much, but he assured they will do what they can. He urged the neighbors who observe these violations to contact the Building Department or a member of this Board. He noted that the Health Department was there in 2002 and cleaned it out, so it has been an ongoing problem.

Mr. Malboeuf inquired as to whether the \$17,000 for previous clean-up was paid to an outside contractor.

Mr. Sowerby replied affirmatively, noting it was Jarvis Property Restoration, and they were paid.



Mr. Malboeuf stated their neighborhood is still desirable, but everyone looking for a property still notices that home because it is such an eyesore.

Mr. Martin Dzon, 19832 White Oaks Drive, Clinton Township, Michigan 48036, formerly of St. Clair Shores, complained that the condition of the subject property tears down his property value as well. He felt that once they remove the overgrown vegetation, it will expose the condition of the woodwork and the doors. He was aware that the Township is doing all they can, but stated whatever they can do is most appreciated.

Mr. Reynolds apologized to the homeowners and assured that Mr. Miller will do whatever he can to remedy the situation.

**1. PUBLIC HEARING OF RENEWAL OF POLICE AND FIRE SPECIAL ASSESSMENT MILLAGE - 2016 (CONTINUED)**

Mr. Reynolds noted the public hearing has been open for over two hours at this point, and he inquired as to whether there was anyone interested in speaking on this issue.

There were no comments from the audience.

Motion by Mr. Gielegem, supported by Mr. Sowerby, to close the Public Hearing of the Renewal of Police and Fire Special Assessment Millage for 2016. Roll Call: Ayes – Gielegem, Sowerby, Pearl, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

Motion by Mr. Gielegem, supported by Mr. Pearl, to receive and file the letter dated June 8<sup>th</sup>, 2016 from the Township Assessor, and adopt the 2016 Special Assessment Millage Rates for Real Property of 5.00 mills for Police and 4.00 mills for Fire, and for Industrial Facility Real Property of 2.5 mills for Police and 2.00 mills for Fire, as presented. Roll Call: Ayes – Gielegem, Pearl, Reynolds Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

**17. REQUEST TO CREATE A SECOND SHIFT FOR GEORGE GEORGE PARK MAINTENANCE**

Motion by Mr. Sowerby, supported by Mr. Gielegem, to receive and file the letter dated June 22<sup>nd</sup>, 2016 from the Director of Public Services, and appoint Mr. William Lieberman, a maintenance worker in the Department of Public Services, Public Works Division, to a second shift position for George George Park, in accordance with Article XII, Section 1, Paragraph F of AFSCME 1103.12 CBA, effective Tuesday, June 28<sup>th</sup>, 2016. Discussion ensued.

Mr. Gielegem stated he has spoken with several residents who have talked with him about maintenance being needed at the George George Park. He felt this addition of the second shift will be welcomed by the residents in the community, and it is an issue that the Township has to address.

Ms. Bednar explained that this second shift will be filled from Mondays through Fridays, from 2 p.m. to 10 p.m., so the employee will be there to close the park. She noted that it is cumbersome to close that park, and as a result, some of the other parks are not getting closed on time, so this will enable all of the parks to close on time. On weekends, she noted the park rangers will be working a half-shift (4 hours), and they will be coming back to close the parks. If it is not feasible to do so, she assured they will call in a worker from DPW and pay them their respective overtime.

Roll Call: Ayes – Sowerby, Gielegem, Pearl, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

#### **18. REQUEST CLOSED SESSION – DISCUSSION REGARDING PROPERTY ACQUISITION**

Motion by Mr. Sowerby, supported by Mr. Pearl, to go into Closed Session immediately following the last item on tonight's agenda for the purpose of discussing property acquisition. Roll Call: Ayes – Sowerby, Pearl, Gielegem, Reynolds, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

#### **APPROVAL OF MINUTES OF JUNE 13<sup>TH</sup>, 2016 REGULAR TOWNSHIP BOARD MEETING**

Motion by Mr. Gielegem, supported by Mr. Reynolds, to approve the minutes of the June 13<sup>th</sup>, 2016 Regular Township Board Meeting as submitted. Roll Call: Ayes – Gielegem, Reynolds, Pearl, Sowerby, Meltzer. Nays – None. Absent – Cannon, West. Motion carried.

#### **APPROVAL OF BILLS**

Motion by Ms. Meltzer, supported by Mr. Sowerby, to approve the bills as presented. Roll Call: Ayes – Meltzer, Sowerby, Gielegem, Pearl, Reynolds. Nays – None. Absent – Cannon, West. Motion carried.

#### **PUBLIC COMMENTS**

There were no public comments.

**ADJOURNMENT INTO CLOSED SESSION**

The meeting adjourned into Closed Session at 8:46 p.m. and reconvened immediately upon its conclusion.

**ADJOURNMENT**

Motion by Mr. Gielegem, supported by Mr. Pearl, to adjourn the meeting. Roll Call: Ayes – Gielegem, Pearl, Reynolds, Sowerby, Meltzer. Nays - None. Absent – Cannon, West. Motion carried. The meeting adjourned at 9:10 p.m.

Respectfully submitted,

KIM MELTZER, CLERK  
CHARTER TOWNSHIP OF CLINTON

ces:07/01/16