

# NORTHFIELD TOWNSHIP Township Board Meeting Minutes September 27, 2016

## CALL TO ORDER/PLEDGE

The meeting was called to order at 7:00 P.M. by Trustee Jacqueline Otto at 7:00 P.M. at 8350 Main Street.

Supervisor Engstrom led those present in the Pledge of Allegiance.

## ROLL CALL

Marilyn Engstrom, Supervisor	Absent with notice
Angie Westover, Clerk	Absent with notice
Kathy Braun, Treasurer	Present
Janet Chick, Trustee	Present
Wayne Dockett, Trustee	Present
Jacki Otto, Trustee	Present
Tracy Thomas, Trustee	Present

Also present:

Township Manager Howard Fink  
Township Attorney Brad Maynes  
Members of the community

- ▶ **Motion:** Thomas moved, Chick supported, that Otto chair the meeting in Engstrom's absence.  
**Motion carried 75—0 on a voice vote.**

## ADOPT AGENDA

Otto added Litigation for Nowatzke as Item 5, Request to Rent 75 Barker Road for a Private Party as Item 6, and Creation of a Separate Fund for Revenue Received for Rental of 75 Barker Road as Item 7.

- ▶ **Motion:** Chick moved, Braun supported, that the agenda be adopted as amended.  
**Motion carried 75—0 on a voice vote.**

## FIRST CALL TO THE PUBLIC

Tawn Beliger, 8365 Earhart Road, commented on DTE smart meters. Scott Stewart, 9075 Kearney Road, called for a moment of silence for a 19-year-old killed recently, and he commented on the Main Street sidewalk project and DTE smart meters. Craig Warburton, 450 W. Joy Road, commented on the Driftwood Marina project and the 75Barker parking lot.

## BOARD MEMBER COMMENTS

Dockett commented on the Van Curler property expenses accounting.

## CORRESPONDENCE & ANNOUNCEMENTS

None.

## AGENDA ITEMS

1.

### Acceptance of Barker Road Non-Motorized Path Easement: 375 Barker Road

Fink recommended accepting this.

- ▶ **Motion:** Thomas moved, Chick supported, to accept the permanent non-exclusive easement for Public Sidewalk and/or Pathway and Public Ingress and Egress as presented in the packet.

Dockett asked that the cost be included in the motion. Thomas agreed to that amendment.

- ▶ **Amended Motion:** Thomas moved, Chick supported, to accept the permanent non-exclusive easement for Public Sidewalk and/or Pathway and Public Ingress and Egress in consideration of \$2,500 as presented in the packet.  
**Amended motion carried 5—0 on a voice vote.**

2.

### Assessing Contract

Fink recommended approval of the proposed new contract. In answer to questions he confirmed the new contract amount of \$64,000 is an increase from the previous \$58,000 and includes additional staff services.

- ▶ **Motion:** Otto moved, Braun supported, to renew the contract with Assessment Administrative Services for \$64,000 for the first year with a 2% increase for each of the two years thereafter. This includes support staff for up to 2 days per week. Paul Burns' office is directed to incorporate the recommended changes to the contract, and Township Manager Fink is authorized to make the necessary budget amendment.

Dockett said he will not support this because he believes the contract should be put out to bid. Braun and Chick said there is a lot of value in having this experienced and professional staff. Otto said this is a cost savings over paying a Township salary and benefits.

Dockett requested a roll call vote.

**Motion carried 4—1 on a voice vote, Dockett opposed.**

3.

### Pontiac Trail Non-Motorized Path Feasibility Study

Fink reported that Ann Arbor Township has approved their expenditure for this study, but it would not move forward without the approval of Northfield and Salem Townships. Board members expressed concern about the \$5,000 cost and proceeding without more information. It was agreed to table the matter pending additional information.

4.  
**MMT Case: Wayne A Thelen  
vs. Township of Northfield**

Maynes referred to a confidential communication regarding this tax tribunal case.

- ▶ **Motion:** Otto moved, Braun supported, to authorize the Office of Paul Burns to execute the settlement in MMT Case Wayne A Thelen vs. Township of Northfield as presented tonight. **Motion carried 5—0 on a voice vote.**

5.  
**Litigation for Nowatzke**

Fink asked that the Board authorize litigation against this property owner.

- ▶ **Motion:** Chick moved, Thomas supported, to authorize litigation against the entity commonly known as Nowatzke Truck and Trailer for failure to pull permits and to remove signs as required by the approved site plan. **Motion carried 4—1 on a roll call vote, Dockett opposed.**

Fink said the Township always wishes to avoid filing such suits and the property owner will be allowed a few additional days to rectify the situation.

6.  
**Request to Rent 75 Barker Road  
for a Private Party**

Fink reported an inquiry has been made to rent 75 Barker Road and recalled the Board had denied similar requests in the past. The Board discussed the pros and cons, the type of paperwork and standards that would have to be developed, the need to require liability insurance, what the rate would be, etc. Fink said he would work on developing this information for consideration by the Board at the next meeting. He noted the Board will at some point also be asked to consider rental possibilities for the new community park.

7.  
**Creation of a Separate Fund for Revenue  
Received for Rental of 75 Barker Road**

Fink explained that Dockett has suggested creation of a separate fund or budget lines for revenues and expenses related to this property. Dockett said the building needs maintenance work.

- ▶ **Motion:** Otto moved, Thomas supported, to create a separate revenue and expenses fund for 75 Barker Road. **Motion carried 5—0 on a voice vote.**

**DISCUSSION ITEMS**

1.  
**WATS Resolution for Transit  
in Southeast Michigan**

Fink said he thinks public transit is good for the economy and beneficial for residents, but unfortunately the WATS proposal does not have any direct benefit for residents of Northfield Township. He noted this is a non-binding resolution which the Board has the option of supporting, denying, or remaining silent on, and does not affect the millage proposal on the November ballot.

After a brief discussion the Board agreed to take no action.

2.  
**Driftwood Marina/75 Barker Parking Proposal**

Fink referred to the written proposal from Soamer Jamil to pay \$75,000 for a 20 year option to purchase 75 Barker Road should he need it for the restaurant he proposes to develop on the Driftwood Marina site. Jamil and his attorney, Donald Neville, explained the proposal.

The Board discussed the difficulty in considering this type of request, the need for additional parking in the downtown area in general, and possible ways to meet that need. Jamil said the project is on hold pending finding a parking solution. The Board agreed to consider a more detailed proposal at the next Board meeting.

**SECOND CALL TO THE PUBLIC**

Mary Devlin, 9211 Brookside, make comments about downtown parking. Marlene Chockley, 2665 Five Mile Road, praised the downtown development committee's efforts and qualifications. Scott Stewart, 9075 Kearney Road, spoke in support of paved non-motorized trails and raised concerns about plumbing issues at the elementary school.

**BOARD MEMBER COMMENTS**

Dockett urged people to support local businesses and to vote. Chick commented on the RTA millage proposal.

**ADJOURNMENT**

Otto adjourned the meeting at 8:34 P.M.

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Submitted by Lisa Lemble. Corrections to the originally issued minutes are indicated as follows:  
Wording removed is ~~stricken through~~; wording added is underlined.

Approved by the Township Board on October 11, 2016.

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Angela Westover, Clerk

Official minutes of all meetings are available on the Township's website at [http://www.twp-northfield.org/government/township\\_board\\_of\\_trustees/](http://www.twp-northfield.org/government/township_board_of_trustees/)