

**ANN ARBOR CHARTER TOWNSHIP
BOARD OF TRUSTEES MEETING MINUTES
MONDAY, JANUARY 21, 2008**

I. CALL TO ORDER

The regular monthly meeting of the Ann Arbor Charter Township Board of Trustees was called to order by Supervisor Moran at 7:34 p.m. at the Township Hall, 3792 Pontiac Trail, Ann Arbor, Michigan, 48105.

Present: Supervisor Michael Moran, Clerk Rena Basch, Trustees John Allison, Della DiPietro, Richard Dieterle and Randolph Perry.

Absent: Treasurer Virginia Forshee.

Also Present: Township Attorney Sandra Sorini Elser, Fire Chief Rick Ericson and Utilities Superintendent Rick Judkins.

Moran introduced John Hamlin as the Township's new Building Inspector and Zoning Official.

II. CITIZEN PARTICIPATION – No citizen signed up for participation.

III. APPROVAL OF MINUTES

Corrections to the 12/17/07 minutes: On page 2 under item V.B. in the third sentence insert “not” after “currently” and add at the end of the sentence “but would be under the PL zoning.” On page 4 under public comments strike “Conroy” and insert “Conway”. **DiPietro moved approval of the December 17, 2007 minutes as amended. Basch seconded the motion which was adopted unanimously.**

IV. ANNEXATIONS, ORDINANCES, CONDITIONAL USES, ZONING

A. Annexations

Allison moved approval for the release of annexation for parcel AZ-39-07 A & B. DiPietro seconded the motion which was adopted unanimously.

B. Zoning Ordinance Amendment

Moran explained this amendment reflects occasional situations whereby a use is requested but is not permitted in any zoning district. The proposed amendment would establish a process for approval of conditional uses not specifically listed for any district. The Planning Commission recommended approval at its January 7th meeting. Perry expressed concern with the language of the amendment whereby two applications may be filed; one for a conditional use and one for a conditional use permit in which the use may be granted but the permit may be denied. Perry also expressed concern that the language does not lay out all of the standards as set forth under the conditional use ordinance and may create conditional uses for an entire district and not be confined to a specific site. The Board discussed Perry's concerns in detail. Moran suggested tabling the matter for further review and consideration by the Township attorney. **DiPietro moved approval to table the discussion and approval of the proposed zoning ordinance amendment to section 74-426 for further study and clarification by the Township attorney. Allison seconded the motion which was adopted unanimously.**

V. APPOINTMENTS, RESOLUTION, REPORTS, DISCUSSIONS

A. IMRA IFT Application

Basch explained the application for an industrial facilities tax exemption has been filed, the application is complete and the Board needs to set a public hearing. IMRA's building is already located in the industrial development district therefore it is not necessary to establish the district. The assessor still has to determine the percentage of the Township's tax base that has already granted IFTs. Allison noted the percent of imperviousness needs to be part of the submission and attached to the paperwork. **DiPietro moved approval to set a public hearing at the February Board meeting. Basch seconded the motion which was adopted unanimously.**

B. Ayrshire Sanitary Sewer SAD

Moran explained this is a contract that has been drafted by Stantec and proposed to the Township for engineering and administrative services for the Ayrshire Sanitary Sewer SAD project. Allison commented that he thought the contract was very comprehensive but expressed concern with the administration of construction contracts provision in the professional services agreement. The Township attorney suggested adding some independent contractor language in the contract. Moran noted the Township attorney has not had the opportunity to review the contract. Perry asked that all of the details of the letter be included in the contract. **Allison moved approval to authorize the Supervisor to sign the contract for an amount not to exceed \$91,500 to Stantec for the Ayrshire Sanitary Sewer SAD contingent upon review, amendment, and approval by the Township attorney and Supervisor. DiPietro seconded the motion which was adopted unanimously.**

Moran reported that Georgette Zirbes now wants half of her property to be added to the sanitary sewer SAD. Moran said if the Township were to add her to the district they would have to start the whole process all over again. After consulting with the Township attorney and special counsel he has been advised that the Township and Ms. Zirbes should enter into a contract separately for sewer services. Moran requested that the matter be deferred to the Utilities Committee for further consideration. **Allison moved approval to defer the matter to the Utilities Committee for discussion regarding a contract with Ms. Zirbes to install sewer facilities on half of her property. DiPietro seconded the motion which was adopted unanimously.**

C. Central Dispatch Contract

Moran requested permission to sign the contract for dispatch services for 2008. Moran noted the letter amendment is sent annually for dispatch services and reflects a 3.8% increase in costs. **DiPietro moved approval to sign the letter amendment for the central dispatch contract dated January 10, 2008 with a change to correct the date in section 10.1 from 2007 to 2008. Basch seconded the motion which was adopted unanimously.**

D. MTA - PAC

The Board did not take any action on this item because Townships may not donate to MTA-PAC, only individual contributions are accepted.

E. Personnel Committee

Moran noted the report from the personnel committee was on the table. Moran explained the committee is recommending a 3% increase with a change for Rick Judkins from hourly to salaried department heady. Moran said the committee has recommended that Joanne Collins receive slightly more than the 3% increase because she is dealing with a new building official in training and has been doing the Township's Treasurer's job since October 2007, and is expected

to continue the job for a few more months. **Allison moved approval to accept the recommendation of the personnel committee for salary adjustments for Brian Boesel, Rick Ericson, Marcie Scaturro, Joanne Collins and Rick Judkins. Dieterle seconded the motion which was adopted unanimously.**

F. Supervisor's Report

Moran reported the WCC water main loop easement acquisition on the Van Curler property is moving slowly and negotiations are on-going. The Township has decided to stay with the Michigan Townships Association PAR plan for liability and casualty insurance. The police authority study continues to make progress, however, dividing up the costs based on SEV is inappropriate and the question of how to finance the project with long term guarantees has yet to be determined. The Township has contracted for a new furnace for town hall, and it is scheduled to be installed this week. The Board of Commissioners Ways and Means Committee is proposing a wood burning furnace for the County Jail. Moran said he has been contacted by the Ecology Center that would like to conduct an independent environmental study on the County's proposal. The Ecology Center is looking for a contribution from the Township to help pay for the study. Moran recommended asking the County to pay for the study first before committing any money. **DiPietro moved approval to authorize \$1,000 for the purposes of an environmental study for the proposed bio mass energy generating system for the Sheriff's Department unless alternative funding sources are identified. Allison seconded the motion which was adopted unanimously.** Moran updated the Board on the status of the Federal Farm and Ranchland Program and reported that two candidates are still needed for the Board of Review. Moran also reported the Township is projecting a \$150,000 shortfall in tax revenues for 2008 property taxes based on a one year study required by the state which recognizes the downward trend in real estate values.

G. Clerk's Report

Basch reported there was a 33% turnout for the presidential primary held on January 15th. Basch also reported the Clerk's office continues to process the 115 annexations that were granted in 2007 and is in the process of moving payroll to a web based application system.

H. Treasurer's Report

Forshee submitted a written report to the Board.

I. Planning Commission

Allison reported on the Planning Commission meeting held on January 7, 2007 and the workshop meeting held on January 14, 2007. Perry reported the Township will soon be receiving a notice of intent to plan from the Village of Barton Hills.

J. Public Safety

1. Fire Department

Ericson reported on the fire run payments for 2007 and the proposed site plan review guidelines for the department. Ericson also reported the department is ready to purchase the Self Contained Breathing Apparatus (SCBA) equipment and requested the Board approve payment of the Township's share of \$7,883 of the \$157,666 federal grant. **Allison moved approval of \$7,883 of the Township's portion of the federal grant for the SCBA equipment. Basch seconded the motion which was adopted unanimously.**

2. Sheriff Department

Lieutenant Heren submitted a written report to the Board.

K. Utilities Department

Judkins submitted a written report to the Board. Judkins also reported on the Utilities Committee meeting with Zirbes, fire line fees and the status of the Pine Brook neighborhood.

L. Building Department

Gary Dressellhouse submitted a written report to the Board.

M. Farmland and Open Space Preservation Board

Allison reported on the FOSPB meeting held on November 26, 2007. The minutes were included in the Board's packets.

N. Approval of Claims Listing

Allison moved approval of the claims listing for December 21, 2007 in the amount of \$65,221.61. DiPietro seconded the motion which was adopted unanimously.

DiPietro moved approval of the claims listing for January 2, 2008 in the amount of \$56,008.73. Allison seconded the motion which was adopted unanimously.

DiPietro move approval of the claims listing for January 16, 2008 in the amount of \$113,752.03. Dieterle seconded the motion which was adopted unanimously.

VI. INFORMATIONAL ITEMS - Items were included in the Board's packets.

VII. NON-AGENDA ITEMS – None

VIII. PUBLIC COMMENTS - None

IX. ADJOURNMENT

Basch moved approval to adjourn the meeting at 10:10 p.m. Dieterle seconded the motion which was adopted unanimously.