

**ANN ARBOR CHARTER TOWNSHIP
BOARD OF TRUSTEES MEETING
MINUTES OF MEETING
MONDAY, SEPTEMBER 17, 2007**

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 7:32 p.m. at the Township Hall, 3792 Pontiac Trail, Ann Arbor, Michigan, 48105.

Present: Supervisor Michael Moran, Clerk Rena Basch, Treasurer Virginia Forshee, Trustees Della DiPietro and Randolph Perry.

Absent: Trustees John Allison and Richard Dieterle.

Also Present: Township Attorney Sandra Sorini Elser and Utilities Superintendent Rick Judkins.

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

III. APPROVAL OF MINUTES

Corrections to the 8/20/07 minutes: On page 3 in the second paragraph fourth line after “Agreement” insert “and water loop easement agreement”. **Perry moved approval of the August 20, 2007 minutes as amended. DiPietro seconded the motion which was adopted unanimously.**

IV. ANNEXATIONS, ORDINANCES, CONDITIONAL USES, ZONING

A. Amendment to Purchase of Development Rights Ordinance

Moran explained he was requesting this amendment of Section 48-27(b) to permit two non-resident members on the Farmland and Open Space Preservation Board (FOSPB). Moran said currently all members on the FOSPB must be residents of the Township. Moran informed the Board the Township will soon be losing several of its most credible members due to annexation and in the process may lose some continuity. Moran said another reason is the ordinance requires two members to be farmers. The Township has begun to receive a number of applications from local farmers that can't participate in decisions and it may be helpful in the future to have farmers from other jurisdictions to evaluate PDR proposals. **DiPietro moved approval to allow up to two members of the FOSPB to be non-residents of the Township with the added word changes as discussed upon first reading. Basch seconded the motion which was adopted unanimously.**

B. Amendment to Soil Erosion and Sedimentation Control Ordinance

The Township attorney explained the enforcement provisions of the ordinance are not as clear and strong as the Township would want them to be. The Township attorney said she re-wrote section 4.01 which allows for a notice of violation and a stop work order to be issued at the same time. Comments from the Township engineer were also incorporated into the revision of the ordinance. Perry recommended some rewording to make the ordinance easier to read and suggested some substantive changes. **DiPietro moved approval upon first reading of the Soil Erosion and Sedimentation Control ordinance with the changes as discussed and incorporated for 2nd reading. Basch seconded the motion which was adopted unanimously.**

C. AZ 25-07 Release for Annexation Request by owner Sandra Connellan for release for annexation of a .52 acre parcel, 1-09-27-490-015, 3125 Geddes Avenue, to connect to City utilities per contract.

D. AZ 26-07 Release for Annexation Request by owners John and Livia Dazy for release for annexation of a .50 acre parcel, 1-09-43-160-003, 865 Arlington, to connect to City utilities per contract.

E. AZ 27-07 Release for Annexation Request by owners Carole Bennett and Anthony Wahlman for release for annexation of a .5 acre parcel, 1-09-35-450-011, 1575 Chalmers, to connect to City utilities per contract.

F. AZ 28-07 Release for Annexation Request by owner Elizabeth Dale for release for annexation of a 1.96 acre parcel, 1-09-27-371-004 to connect to City utilities per contract.

G. AZ 29-07 Release for Annexation Request by owners Kathleen Bonds and Mark Man for release for annexation of a .64 acre parcel, 1-09-27-375-008, 370 Rock Creek Drive, to connect to City utilities per contract.

H. AZ 30-07 Release for Annexation Request by owner Charles Cares for release for annexation of a .73 acre parcel, 1-09-27-490-020, 505 Riverview Drive, to connect to City utilities per contract.

I. AZ 31-07 Release for Annexation Request by owners Roberta and Joan Rosenblum for release for annexation of a 1.7 acre parcel, 1-09-26-430-010, 3451 Geddes Road, to connect to City utilities per contract.

J. AZ 32-07 Release for Annexation Request by owners Tom Porter and Kathleen Crispell for release for annexation of a 1.9 acre parcel, 1-09-27-351-008, 200 Orchard Hills Drive, to connect to City utilities per contract.

K. AZ 33-07 Release for Annexation Request for owners by trustees Irving and Gertrude Salmeen for release for annexation of a .7 acre parcel, 1-09-27-350-008, 186 Riverview Court, to connect to City utilities per contract.

L. AZ 34-07 Release for Annexation Request by owners Samuel Gross and Phoebe Ellsworth for release for annexation of a 1.06 acre parcel, 1-09-27-475-008, 22 Huntington Place, to connect to City utilities per contract.

M. AZ 35-07 Release for Annexation Request by owner ~~Kathleen Bonds and Mark Man~~ Rhonda Gilpin for release for annexation of a .72 acre parcel, 1-09-27-372-002, 402 Orchard Hills Drive, to connect to City utilities per contract.

Moran said there were a few minor issues and errors related to the requested release for annexations which have been addressed and corrected. **Basch moved approval of the petitions for release for annexation of parcels AZ-25-07 through AZ 35-07 inclusive. Perry seconded the motion which was adopted unanimously.**

N. Ayrshire Special Assessment District

The Township attorney advised the Board the attorney who is be present for the special meeting is unavailable on September 18th. The Township attorney requested that the meeting be rescheduled for September 26th with the understanding Treasurer Forshee will be unable to attend. **Perry moved approval to reschedule the Ayrshire Special Assessment District Special Meeting to September 26, 2007 at 7:00 p.m. DiPietro seconded the motion which was adopted unanimously.**

V. APPOINTMENTS, RESOLUTION, REPORTS, DISCUSSIONS

A. Delivery of Preliminary 2008 Budget and Authorization of Millage

Moran informed the Board the budget is very preliminary due to the statutory provision that the Board is to provide a budget 120 days prior to the end of the year. In addition possible reductions in revenue sharing and changes in personal property tax laws may affect the budget. The Township assessor is anticipating a loss of 5% in tax revenues due to the use of a one year sales study by the Board of Review. Moran said Coogan has provided statistical increases and percentages but he believes the health care increase is way too high and does not recognize some of the recent changes which have made some substantial savings. Moran advised the Board that statutory requirements require the Board to set millage rates by September 30th. **DiPietro moved approval of the millage requested to be levied on September 1st for Township operations .7495 mills, farmland preservation .6560 mills, and public safety 3.8897 mills for a total of 5.2952 mills. Basch seconded the motion which was adopted unanimously.**

B. Discussion regarding waiver of release for annexation fees on properties meeting HUD low income standards

Moran said there are a few residents in the Township that are having financial difficulties of meeting the costs of buying into the City sewer system. Moran contacted Urban County to see if benefit fees could be paid out of community block development funds. Unfortunately HUD money can't be used to compensate a jurisdiction for existing infrastructure. Moran and other representatives from Urban County then asked the City to incorporate some relief of these high costs for those forced into annexation. Moran said the City is not favorable to forgive portions of the benefit fees but has sought additional legal opinion that community block development funds may be used for benefit fees for sewer line mains that are not yet installed. Although not the main financial burden, there is also the matter of annexation fees. The City resolved to waive their fees for this planning action. Moran recommended adopting the same formula used by the City of Ann Arbor so that relief may be granted. **DiPietro moved approval to waive the release for annexation fees on properties meeting HUD low income standards as defined by the 2007 income limits and affordable housing limits as published by HUD at 80% low income level and the maximum purchase price as outline by HUD. Basch seconded the motion. The motion carried with Perry opposed.**

C. Request for extension of PUD

Moran informed the Board that Silverman is requesting a one year extension of the 545 day time period imposed under Section 74-542(j)(4) for the Northbrooke PUD approved in December 2006 because of current economic conditions in the housing market. Moran said there has been some considerable discussion with Silverman on how to keep their plan moving and what exactly it is they are extending. Silverman is requesting an extension of all the guidelines under the PUD ordinance. The Planning Commission is currently considering an amendment to the ordinance that will set standards for extending site plans. The Township attorney advised the Board according to the ordinance the Planning Commission is the appropriate body to make the decision. **Perry moved approval to refer the Silverman request matter to the Planning Commission. DiPietro seconded the motion which was adopted unanimously.**

D. Supervisor's Report

Moran reported the first meeting was held with the City regarding the proposed demolition and construction of the wastewater treatment plant. Moran informed the Board that Chief Ericson has been in the hospital since August 27th fighting a systemic blood infection of an unknown origin and is very ill. The Traditions assisted living facility has been filed and the project will be submitted to the Planning Commission at its next meeting to set a public hearing. Moran also reported there is a proposed 400 million cut in revenue sharing which is actually the elimination of statutory revenue sharing.

E. Clerk's Report

Basch reported the Township has been revisiting bids for liability and causality insurance. The Ann Arbor Observer managing editor is a resident of the Township and would like to include crime statistics in the paper. Basch also reported the ZBA will meet on September 19th to consider a sign variance for the Goodrich Preserve and the ZBA will meet again in October to consider a request by Domino Farms for a sign variance.

F. Treasurer's Report - Forshee submitted a written report to the Board.

G. Planning Commission - The minutes from the September 4th meeting were included in the Board's packets.

H. Public Safety

1. **Fire Department** – No report.
2. **Sheriff Department** -Lieutenant Filipiak submitted a written report to the Board.

I. Utilities Department- Judkins submitted a written report to the Board.

J. Building Department- Dresselhouse submitted a written report to the Board.

K. Farmland and Open Space Preservation Board -The minutes were included in the Board's packet.

L. Approval of Claims Listing

DiPietro moved approval of the claims listing for September 4, 2007 in the amount of \$67,726.00. Basch seconded the motion which was adopted unanimously.

DiPietro moved approval of the claims listing for September 12, 2007 in the amount of \$78,655.82. Forshee seconded the motion which was adopted unanimously.

VI. INFORMATIONAL ONLY ITEMS - Items were included in the Board's packets. Basch reported the WCRC has completed all road projects in the Township.

VII. NON-AGENDA ITEMS - None.

VIII. PUBLIC COMMENT – None.

IX. ADJOURNMENT

Forshee moved approval to adjourn the meeting at 9:00 p.m. Basch seconded the motion which was adopted unanimously.