

(Corrected)  
**GENOA CHARTER TOWNSHIP BOARD**  
**Regular Meeting**  
**May 1, 2006**  
**6:30 p.m.**

**MINUTES**

Supervisor McCririe called the regular meeting of the Genoa Charter Township Board to order at 6:30 p.m. The Pledge of Allegiance was then said. The following persons were present constituting a quorum for the transaction of business: Gary McCririe, Paulette Skolarus, Robin Hunt, Todd Smith, Jean Ledford, Steve Wildman and Jim Mortensen. Also present were Township Manager Michael Archinal and approximately ten persons in the audience.

A Call to the Public was made with the following response: Jim Bolden – I recently purchased the property at 1824 Hughes. The lot next to me was for sale. It is my understanding that the township purchased this property for a private park for the residents across the street and that purchase allows for seven boat slips. How do you justify the use of public money to purchase property for private residents? I feel that my property value is now diminished. McCririe – The Township did not use public funds to buy a park for residents across the street, but instead for regional wide storm drainage. We purchased drainage. The township purchased one lot. Before that purchase the parcel was subject to easements for many other parcels – this is simply a continuation of that easement right. The number of boat slips was determined by judgment. Bolden – The Township raised my property taxes 50%. Have the taxes of those seven homeowners been raised accordingly? McCririe – The township assessor will review the matter during the normal course of business. Bolden – How can the township attorney represent both the township and the seven residents in this case? I don't like how the township money was used. You could have sold the remainder of that land to an adjoining property owner.

Theresa Brennan – I am a long time resident of Genoa Township. I was appointed judge this past July and wanted to introduce myself to the board.

Rona Szydzik – I live at 5714 Eggert Place and am concerned with my property line in the back of my parcel. I want to be assured that the developer doesn't take down trees that belong to me and that he does not trespass. McCririe – We can address your concern when the Doyle petition is heard.

**Approval of Consent Agenda:**

Moved by Ledford, supported by Smith, to approve items 1 thru 5 on the consent agenda. The motion was voted and carried unanimously.

**1. Payment of Bills.**

**2. Approval of Minutes: April 17, 2006.**

**3. Request to authorize a publication and set a public hearing for May 15, 2006 at 6:30 p.m., for approval of a rezoning application and impact assessment for .96 acres at 895 Grand Oaks Drive (11-05-301-003) from Regional Commercial District (RCD) to Industrial (IND), petitioned by Kubinec Strapping, and discussed by the [Planning Commission 04/10/06](#).**

**4. Request to authorize a publication and set a public hearing for May 15, 2006 at 6:30 p.m., for approval of a Genoa Township initiated rezoning application and impact assessment for 2.24 acres of vacant land located on Grand Oaks Drive, (11-05-301-004) from Regional Commercial District (RCD) to Industrial (IND), and discussed by the [Planning Commission 03/27/06](#).**

**5. Request for approval for an extension of site plan approval for a 30,000 square foot private elementary school and daycare (Brighton Country Day) located in Section 23 at the northeast corner of Bauer Road and Challis Road as recommended by the Planning Commission. Petitioned by Brighton Country Day Schoolhouse Facilities, L.L.C., and discussed by the [Planning Commission 04/10/06](#).**

**[Approval of Regular Agenda:](#)**

Moved by Mortensen, supported by Hunt, to approve for action items 6 thru 11 on the regular agenda – changing item 7 as follows: Request to approve a proposal dated 04/28/06 from Tetra Tech to prepare a formal design build contract for drainage work and gravel resurfacing on Golf Club west of Hacker at an estimated cost of \$54,750.00. The amended agenda was voted and carried unanimously.

**6. Request for approval of the impact assessment, corresponding to the final site plan for a proposed 16-unit single-family site condominium development located north of Cunningham Lake Road, East of Sundance Tail in Section 34, petitioned by Doyle Homes, Inc. (Mountain Top Estates), and discussed by the [Planning Commission 04/10/06](#).**

The petitioner advised the board that he would be happy to meet with Ms. Szydzik when the construction phase of the development begins. He also advised the board that he has no intention to clear any of that site abutting her property with the exception of the building envelope and that will be determined when the home design is complete.

Moved by Smith, supported by Skolarus, to approve the impact assessment (04/20/06) corresponding to the final site plan for Doyle Homes, contingent upon the following:

1. Any deviation in landscaping from what is shown on the plan will require approval of the Township staff and/or revision of the site plan with the Planning Commission.
2. The master deed should be revised to indicate the financial responsibility for maintaining the joint driveway on lots 15 & 16.

3. The requirements of the Township Engineer, as outlined in Tetra Tech’s letter dated April 5, 2006, will be complied with.  
The motion carried unanimously.

**7. Request to approve a proposal dated 04/28/06 from Tetra Tech to prepare a formal design build contract for drainage work and gravel resurfacing on Golf Club Road west of Hacker at an estimated cost of \$54,750.00.**

Moved by Smith, supported by Skolarus, to approve the proposal for Golf Club Road contingent upon the following:

1. Receipt of a permit from the Livingston County Road Commission.
2. Approval from the Ocoala Township Board for the cost sharing project.

The motion carried unanimously.

**8. Request to consider approval of a contract with the Livingston County Road Commission for limited drainage work and limestone resurfacing on Kellogg Road between McClements and Grand River, with the total Project cost not exceed \$141,680.**

Moved by Ledford, supported by Smith, to table the request to allow Tetra Tech a chance to review the project and submit an alternate proposal. The motion carried unanimously.

**9. Public Hearing on the State Street Road Improvement Project.**

Skolarus advised the board and audience that a petition was presented by the residents of State Street asking that their existing road be updated. They had received a bid from D & H asphalt in the amount of \$18,900.00 for removal of the existing asphalt and the placing of 2 – 1 ½ inch lifts of 20AAA bituminous leveling and wearing coats. In addition, the township will support this project out of the General Fund for up to 25% of the cost. The second public hearing on the project is scheduled for 6:30 p.m. at the Genoa Township Hall.

A call to property owners and the public was made with the following response: Joseph Boivin – Is it in the township charter that the township should pay 100% for any improvements? McCririe - The roads are owned by the county. The only way you will ever see an improvement is if your homeowner’s association chooses to go forward with a special assessment district. The township will financially support your project up to 25% of the entire cost.

**10. Request for approval of Resolution No. 2 (To proceed with the project, approve the plans and details and direct the preparation of the special assessment roll) for the State Street Road Improvement Project No. 1.**

Moved by Hunt, supported by Ledford, to approve Resolution No. 2, establishing a public hearing date of May 15, 2006 at 6:30 p.m. The motion carried by roll call vote as

follows: Ayes – Ledford, Smith, Hunt, Wildman, Mortensen, Skolarus and McCririe.  
Nays – None. Absent – None.

**11. Request for review and approval to submit the Storm Water Pollution Prevention Initiative (SWPPI) as prepared by Kelly VanMarter to the Michigan Department of Environmental Quality (MDEQ) as required by NPDES Phase I MS4 Permit requirements.**

Moved by Smith, supported by Hunt, to authorize the submittal for review by the MDEQ, the Storm Water Pollution Prevention Initiative as prepared by VanMarter and dated 04/28/06. The motion carried unanimously.

Moved by Smith, supported by Hunt, to authorize a refund of \$800.00 to Bill Way for the return to the township of four cemetery lots. The motion carried unanimously.

The regular meeting of the Genoa Charter Township Board was adjourned at 7:30 p.m.

Paulette A. Skolarus  
Genoa Township Clerk

(press/argus 05/12/06)