

GENOA TOWNSHIP BOARD
Regular Meeting
April 1, 2002

MINUTES

A regular meeting of the Genoa Township Board was called to order by Supervisor McCririe at 7:00 p.m. at the Genoa Township Hall. The Pledge of Allegiance was then said. The following board members were present constituting a quorum for the transaction of business: McCririe, Skolarus, Hunt, Ledford, Smith, Combs and Mortensen. In addition there were Township Manager Michael Archinal and five persons in the audience.

Moved by Hunt, supported by Mortensen, to approve the Agenda as presented. The motion carried unanimously.

A Call to the Public was made with no response.

1. Request for approval of the impact assessment (02-04-02), corresponding to site plan (02-27-02), for a proposed 6,225 sq. ft. EMS facility, located in Section 8, on the north side of Grand Oaks Drive, just east of the existing Livingston County Road Commission Building, petitioned by the Livingston County Road Commission/Boss Engineering and discussed by the Planning Commission 03-11-02.

Moved by Ledford, supported by Mortensen, to approve the impact assessment contingent upon the following:

- REU's will be determined by Township Engineer
- Township Engineer review and approval of all plans
- Dust control measures will be added to the Site Plan and all construction plans.

The motion carried unanimously.

2. Consideration of a request to amend the consent Decree between Dewey Thomas and Genoa Township for an addition to his coffee shop located on the corner of Brighton and Chilson roads.

Moved by Skolarus, supported by Smith, to table until a draft of the consent agreement can be prepared by Thomas' attorney and reviewed and approved by Heikkinen. The motion carried unanimously.

3. Request for approval of the impact assessment (01-02-02), corresponding to site plan for a proposed 2,800 sq. ft. convenience store and office suite located on the northwest corner of Grand River and Boulevard Park in Section 9, petitioned by Joe Orlandini, Jr., as considered by the Planning Commission 03-11-02.

Moved by Smith, supported by Mortensen, to approve the impact assessment contingent upon the following:

1. Building materials as previously provided, including beige and orange brick with brown asphalt shingled roof, green framing, and colored glass without tinting, are acceptable.
 2. The petitioner is required to provide a shared service drive agreement to Boulevard Drive and shared waste receptacle agreement subject to the Township Engineer approval to be recorded prior to the issuance of any land use permit.
 3. The waste receptacle gate shown on the site plan must be constructed of pressure treated wood.
 4. Signage shown on the site plan shall be affixed to the building as shown with letters in relief being outward from the building façade.
 5. The sign shall be backlit.
 6. The petitioner shall provide decorative lighting on the southwest and southeast corners of the property as depicted on the landscape and lighting plans with a revision date of January 22, 2002.
 7. All lighting fixtures and pole mountings shall be as provided to the Planning Commission on March 5, 2002.
 8. The exterior wall mounted fixtures shall be shoebox type with downward directed lighting.
 9. The three-foot greenbelt running parallel to Grand River shall be made of perennial grass.
 10. Four-foot radius curves be provided on the outer driveways.
 11. Township Engineer review and approval of all plans prior to submission to the Township Board.
 12. The wattage of the outdoor lighting shall be added to the site plan.
 13. Directional signs on the West Side will be "exit only", until such time as the adjacent site comes before the township for development.
- The motion carried unanimously.

4. Request for approval of an amendment to the Oak Pointe PUD agreement, impact assessment (02-06-02), and site plan for a proposed 7,040 sq. ft. office building located on the west side of Chilson Road, approximately 400 feet north of Brighton Road, in Section 28, petitioned by Doyle Homes, as discussed by the Planning Commission 03-11-02.

A. Disposition of amendment to the PUD agreement for Oak Pointe.

Moved by Ledford, supported by Combs, to approve the 5th amendment to the PUD agreement, correcting Rider B to allow only one automated teller window at the rear of the building. The motion carried unanimously.

B. Disposition of impact assessment.

Moved Hunt, supported by Mortensen, to approve the impact assessment, deferring to the township engineers with regard to the calculation of REU's. The motion carried unanimously.

C. Disposition of site plan.

Moved by Skolarus, supported by Ledford, to approve the site plan with the understanding that no ground mounted signs will be allowed on the site for advertising of the businesses located within. The motion carried unanimously.

5. Consideration for approval of a bid to award a contract to Raymond Excavating, the low bidder, at a cost of \$296,934.23 for the Howell Schools Three Fires Sanitary Sewer Improvement Project as recommended by Tetra Tech MPS.

Moved by Combs, supported by Ledford, to accept the low bid as recommended. The motion carried unanimously.

6. Consideration of an amendment to the 2001-02 General Fund Budget as submitted by Skolarus.

Moved by Mortensen, supported by Smith, to approve the amendments as submitted. The motion carried unanimously.

7. Review of the 2002-03 General Fund Budget draft as submitted by Skolarus.

A. Discussion of salaries for the Township Boards.

It was the consensus of the board that trustees would be compensated at \$150.00 for a per diem meeting fee. The Zoning Board of Appeals would be compensation at \$125.00 for a per diem meeting fee. The new salaries would be effective July 1, 2002.

B. Discussion of training for the GIS system, implementation of Government Accounting Standards Board 34, a six-year capital improvement projects budget and bidding and contracting standards.

There was general discussion about a recommendation from the township auditors concerning the need for technical assistance and various accounting functions requiring an accounting degree. It was the consensus of the board that a person with that background be employed on a contractual basis to implement the above programs in addition to the general accounting of the township. The administrative committee should discuss the matter further and bring a proposal back to the board for consideration.

C. Discussion of possible subsidized service to our residents for the collection and disposal of bulky items.

It was the consensus of the board to have the Administrative Committee recommend a financial program to implement this collection on an annual basis and set a budget in place for the next fiscal year at \$10,000.00.

8. Consideration for approval of an industrial pretreatment agreement between the City of Brighton and Genoa Township concerning the sanitary sewerage system and the investigation of said discharge into that system and possible cleanup.

Moved by Ledford, supported by Smith, to approve the execution of the agreement as presented. The motion carried unanimously.


Administrative Business:

Moved by Mortensen, supported by Hunt, to approve for payment vouchers totaling \$148,830.20 as submitted. The motion carried unanimously.

Moved by Ledford, supported by Combs, to approve the Minutes of the 03-18-2002 regular meeting of the board as presented. The motion carried unanimously.

Moved by Skolarus, supported by Hunt, to approve the purchase of six trees at an estimated cost of \$1,000.00 for the entrance driveway to the township hall. The motion carried unanimously.

The regular meeting of the Genoa Township Board was adjourned at 8:25 p.m.



Paulette A. Skolarus
Genoa Township Clerk