

GENOA TOWNSHIP BOARD
Regular Meeting
January 19, 1993
7:30 p.m. (Tuesday)

AGENDA

Call to the Order.

Pledge of Allegiance.

Approval of Agenda.

Call to the Public.

1. Review of amendments to the Zoning Ordinance; Brad Strader, McKenna Associates.
2. Discussion of a Wetland Ordinance; Brad Strader, McKenna Associates.
3. Consideration for approval of resolutions for the Tri-Lakes Road Improvement District.
 - A. Resolution No. 4 (approving the project details and directing preparation of the special assessment roll).
 - B. Resolution No. 5 (acknowledging the filing of the special assessment roll and scheduling the second hearing and directing the issuance of statutory notices).
 - C. Resolution No. 6 (addressing of petitions which were presented at the public hearing).
4. Request for approval of resolutions for Lake Edgewood Phase III, Sewer and Water System Improvement Project.
 - A. Resolution No. 1 (to proceed with the project and directing the preparation of the plans and cost estimates).
 - B. Resolution No. 2 (scheduling of the first hearing and directing the issuance of statutory notices).
 - C. Resolution No. 3 (reimbursement resolution for Lake Edgewood Phase III project).
5. Request for approval of the environmental impact assessment (01-07-93) corresponding to site plan (01-07-93) for a proposed business office and storage building to be located in unit #1-A in the Genoa Industrial Park, Section 13: Wanko Electric Co., Mr. Robert Garbutt.

6. Request for approval of the environmental impact assessment (01-07-93) corresponding to site plan (01-07-93) for a proposed storage building to be located in Unit #2 in the Genoa Industrial Park, Section 13: Moretti Masonry Supply Co., Mr. Robert Garbutt
7. Consideration of approval of recommendation for an amendment to the General Fund Budget for 1992-93 and a quarterly update of expenditures through 12-31-92.
8. Requests for adjustments to special assessment districts, Mr. Tom Florida, Assessor.
 - A. Genoa Oceola Phase II:
11-03-301-050, 11-03-303-026, 11-03-402-146
 - B. Genoa Oceola Phase I:
11-06-200-084, 11-06-200-085
 - C. Tri-Lakes Sewer
11-22-302-105, 11-22-302-002, 11-22-302-200

Administrative Business:

- A. Correspondence.
- B. Approval of Minutes: 12-21-92 Regular Meeting.
- C. Approval of Bills.

Standing Reports:

Supervisor	Clerk
Treasurer	Trustees
Manager	Attorney

Adjournment.

Corrected

GENOA TOWNSHIP BOARD
Regular Meeting
January 19, 1993

MINUTES

A Regular Meeting of the Township Board was called to order by Supervisor Murray at 7:30 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: Robert Murray, Paulette Skolarus, Robin Hunt, David Johnson, Robert Hajdu, John Esbrook and Douglas Brown. Also present: James Stornant, Township Zoning Administrator; Rick Heikkinen, Township Attorney; and approximately eight persons in the audience.

Moved by Esbrook, supported by Hajdu, to approve the Agenda with the following changes: Deleting items 1 and 2, adding item 9 - Consideration of an appointment to the Compensation Committee as recommended by the supervisor. After all items on the formal Agenda have been addressed, a Closed Meeting of the township board will be voted upon to discuss the purchase of property. The amended agenda carried unanimously.

A Call to the Public was made with no response.

1. Review of amendments to the Zoning Ordinance; Brad Strader, McKenna Associates.

Tabled until the next regular meeting of the board.

2. Discussion of a Wetland Ordinance; Brad Strader, McKenna Associates.

Tabled until the next regular meeting of the board.

3. Consideration for approval of resolutions for the Tri-Lakes Road Improvement District.

- A. Resolution No. 4 (approving the project details and directing preparation of the special assessment roll).

Moved by Johnson, supported by Hajdu, to approve Resolution 4. The motion carried by roll call as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

- B. Resolution No. 5 (acknowledging the filing of the special assessment roll and scheduling the second hearing and directing the issuance of statutory notices).

GENOA TOWNSHIP - Regular Meeting - January 19, 1993

Moved by Hajdu, supported by Esbrook, to approve Resolution 5. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

- C. Resolution No. 6 (addressing of petitions which were presented at the public hearing).

Moved by Hajdu, supported by Esbrook, to approve Resolution 6. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

4. Request for approval of resolutions for Lake Edgewood Phase III, Sewer and Water System Improvement Project.

- A. Resolution No. 1 (to proceed with the project and directing the preparation of the plans and cost estimates).

Moved by Brown, supported by Johnson, to approve Resolution 1. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

- B. Resolution No. 2 (scheduling of the first hearing and directing the issuance of statutory notices).

Moved by Johnson, supported by Hajdu, to approve Resolution 2. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

- C. Resolution No. 3 (reimbursement resolution for Lake Edgewood Phase III project).

Moved by Hajdu, supported by Esbrook, to approve Resolution 3. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

5. Request for approval of the environmental impact assessment (01-07-93) corresponding to site plan (01-07-93) for a proposed business office and storage building to be located in unit #1-A in the Genoa Industrial Park, Section 13: Wanko Electric Co., Mr. Robert Garbutt.

Moved by Brown, supported by Johnson, to approve the environmental impact assessment for Wanko Electric Co. and the issuance of a land use permit after the following terms have been met:

1. A signed agreement which would escrow approximately \$15,000.00 for paving over a two year period. Quarterly

- payments are estimated to be \$2,000.00.
2. Compliance with all conditions determined by the planning commission and recommended to the township board in their minutes of January 6, 1993.

The motion carried unanimously.

6. Request for approval of the environmental impact assessment (01-07-93) corresponding to site plan (01-07-93) for a proposed storage building to be located in Unit #2 in the Genoa Industrial Park, Section 13: Moretti Masonry Supply Co., Mr. Robert Garbutt

Moved by Brown, supported by Hajdu, to approve the environmental impact assessment for Moretti Masonry as requested contingent on the following restrictions:

1. There will be no outside storage of toxic materials.
2. An annual review by the manager will be made to assure compliance with the ordinance.
3. The gravel surface for the outdoor storage will be compacted limestone.
4. ~~Compliance with all of the terms or conditions of the planning commission as determined in their minutes of January 6, 1993.~~
5. A signed agreement which would escrow funds for paving (ref. item 5 on this agenda).

The motion carried unanimously.

7. Consideration of approval of recommendation for an amendment to the General Fund Budget for 1992-93 and a quarterly update of expenditures through 12-31-92.

Moved by Brown, supported by Johnson, to approve the amended budget for the General Fund as presented. The motion carried.

8. Requests for adjustments to special assessment districts, Mr. Tom Florida, Assessor.

A. Genoa Oceola Phase II:

Moved by Skolarus, supported Esbrook, to approve the following changes: Parcel #11-03-301-050 from \$15,000.00 to \$7,500.00, Parcel #11-03-303-026 from \$0.00 to \$7,500.00, Parcel #11-03-402-146 from \$7,500.00 to \$0.00. The motion carried unanimously.

B. Genoa Oceola Phase I:

Moved by Hajdu, supported by Brown, to approve the following changes: Parcel 11-06-200-084 from \$17,694.93 to \$0.00, Parcel 11-06-200-085 from \$0.00 to \$17,694.93. The motion carried unanimously.

C. Tri-Lakes Sewer

Moved by Esbrook, supported by Skolarus, to approve the following changes: Parcel #11-22-302-105 from \$0.00 to \$8,500.00, Parcel #11-22-302-002 from \$8,500.00 to \$17,000.00, Parcel #11-22-302-200 from \$17,000.00 to \$8,500.00. The motion carried unanimously.

9. Consideration of recommendation for an appointment to the compensation commission as recommended by the supervisor.

Moved by Skolarus, supported by Hajdu, to approve the appointment of Lori Merritt to the Compensation Commission. The motion carried.

Administrative Business:

Moved by Esbrook, supported by Brown, to approve the Minutes of the 12-21-92 Regular Meeting as presented. The motion carried.

Moved by Brown, supported by Johnson, to approve for payment vouchers totaling \$76,202.20. The motion carried.

Moved by Hunt, supported by Skolarus, to approve all four schools for summer school tax collection as requested. The motion carried.

Moved by Skolarus, supported by Esbrook, to adjourn to a closed session of the board to discuss the purchase of land acquisition. The motion carried by roll call vote as follows: Ayes - Brown, Johnson, Hunt, Hajdu, Esbrook, Skolarus and Murray. Nays - None. Absent - None.

The closed session of the board was adjourned at 9:30 p.m. The regular meeting was reconvened and then adjourned at 9:00 p.m.

Respectfully submitted,

Paulette A. Skolarus

Paulette A. Skolarus
Genoa Township Clerk

(BA, LCP 01-27-93)

(RESOLUTION #4 - TRI-LAKES ROAD IMPROVEMENT PROJECT)

TOWNSHIP OF GENOA

At a Regular Meeting of the Township Board of the Township of Genoa (the "Township"), Michigan, held in the Township Offices, Livingston County, Michigan on Tuesday, January 19, 1993 at 7:30 p.m., there were:

PRESENT: MURRAY, SKOLARUS, HUNT, HAJDU, ESBROOK, JOHNSON AND BROWN.

ABSENT: NONE.;

The following preamble and resolution were offered by JOHNSON, and supported by HAJDU:

RESOLUTION APPROVING PROJECT DETAILS
AND DIRECTING PREPARATION
THE SPECIAL ASSESSMENT ROLL

WHEREAS, the Township Board of the Township has determined to proceed with certain roads improvements within the Township as described in Exhibit A (the "Project");

WHEREAS, the Township Board of the Township has tentatively determined to finance the Project by issuing bonds (the "Bonds"), in accordance with Act No. 188, Michigan Public Acts of 1954, as amended;

WHEREAS, the Township Board of the Township has tentatively determined to use Special Assessments to raise the funds to pay that Township's obligations on the bonds;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. In Accordance with Act No. 188, Michigan Public Acts of 1954, as amended, the laws of the State of Michigan, the Township approves the completion of the Project, and plans and cost estimates for the Project, which are on file with the Township Clerk and which were presented at the public hearing held on October 5, 1992.

2. The Township Determined that the Special Assessment District for the Project shall be the district described in Exhibit B.

3. The Township Supervisor is directed to prepare the Special Assessment Roll for the Special Assessment District identified in Exhibit B. When the Township Supervisor completes the Special Assessment roll, he shall affix his certificate to the roll, which certificate shall be substantially in the form of Exhibit C to this resolution.

A vote on the foregoing resolution was taken and was as follows:

YES: BROWN, JOHNSON, HUNT, HAJDU, ESBROOK, SKOLARUS AND MURRAY

NO: NONE

ABSTAIN: NONE

CLERK'S CERTIFICATE

The undersigned, being the duly qualified and acting Clerk of the Township of Genoa, Livingston County, Michigan, hereby certifies that (1) the foregoing is a true and complete copy of a resolution duly adopted by the Township Board at a regular meeting held on January 19, 1993, at which meeting a quorum was present and remained throughout, (2) the original thereof is on file in the records in my office; (3) the meeting was conducted, and public notice thereof was given, pursuant to and in full compliance with the Open Meetings Act (Act No. 267, Public Acts of Michigan, 1976, as amended) and (4) minutes of such meeting were kept and will be or have been made available as required thereby.



Paulette A. Skolarus
Genoa Township Clerk

EXHIBIT A

Description of the Project

The Project shall consist of the installation of the road to serve the properties located in the Special Assessment District more fully described in Exhibit B.

EXHIBIT B

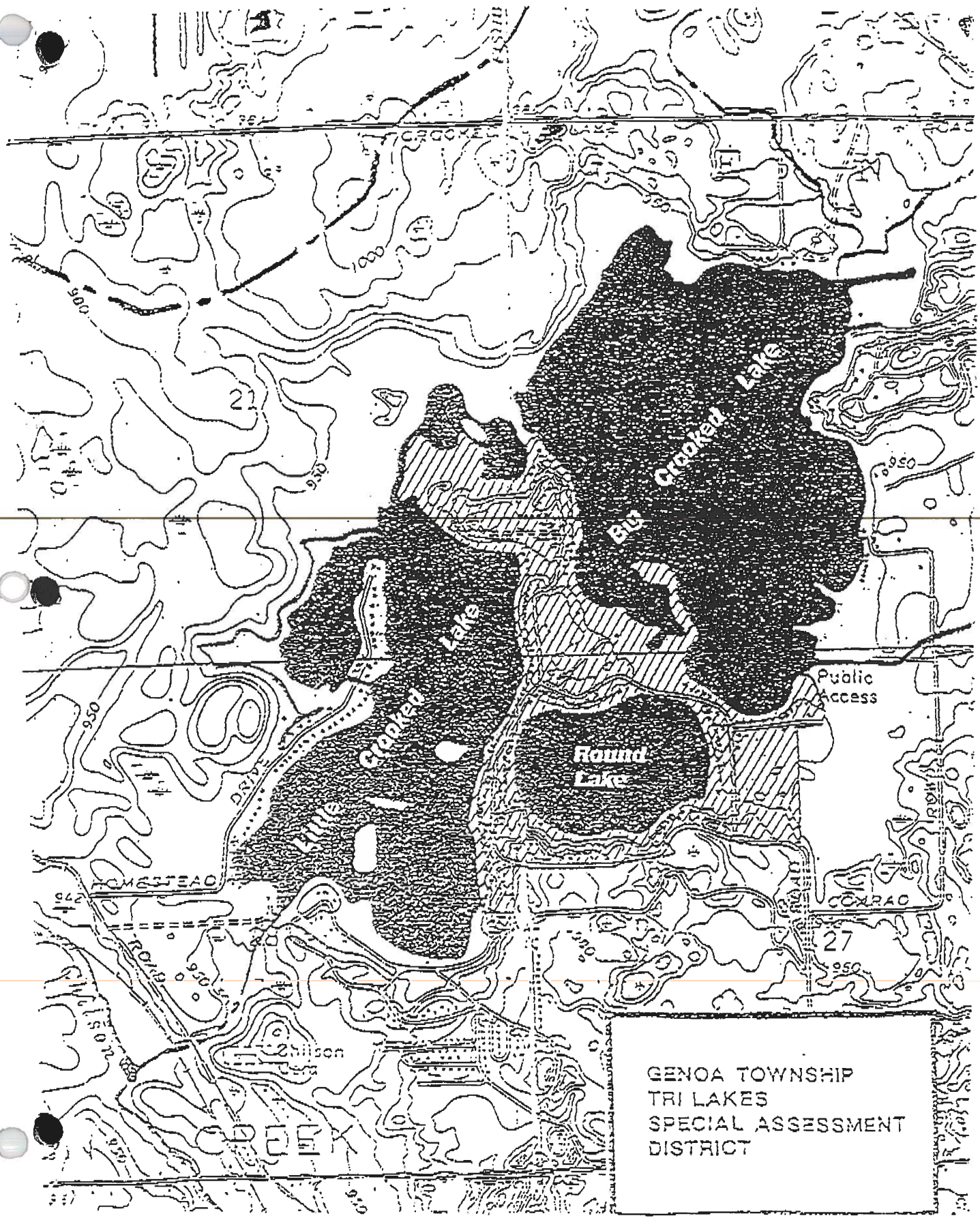
TRI-LAKES ROAD IMPROVEMENT PROJECT

GENOA TOWNSHIP

SPECIAL ASSESSMENT DISTRICT

(1) The Tri-Lakes Road Improvement Project - Genoa Township Special Assessment District (the "Special Assessment District") has been formed to specially assess the lands which are benefitted from the Project described in Exhibit A.

(2) The proposed Special Assessment District, within which the cost of the Project will be assessed, includes the properties located on the attached map and identified by the following permanent lot and parcel numbers.



GENOA TOWNSHIP
TRI LAKES
SPECIAL ASSESSMENT
DISTRICT

EXHIBIT B

TRI-LAKES ROAD IMPROVEMENT PROJECT

GENOA TOWNSHIP

SPECIAL ASSESSMENT DISTRICT

(1) The Tri-Lakes Road Improvement Project - Genoa Township Special Assessment District (the "Special Assessment District") has been formed to specially assess the lands which are benefitted by the Project described in Exhibit A.

(2) The proposed Special Assessment District, within which the cost of the Project will be assessed, includes the properties located on the attached map and identified by the following permanent lot and parcel numbers.

11-21-400-002	11-21-400-003	11-21-400-004
11-21-400-005	11-21-400-006	11-21-400-011
11-21-400-012	11-21-400-013	11-21-400-014
11-22-300-001	11-22-300-004	11-22-301-001
11-22-301-002	11-22-301-004	11-22-301-007
11-22-301-009	11-22-301-010	11-22-301-013
11-22-301-014	11-22-301-015	11-22-301-017
11-22-301-025	11-22-301-029	11-22-301-030
11-22-301-031	11-22-301-032	11-22-301-034
11-22-301-041	11-22-301-042	11-22-301-043
11-22-301-044	11-22-301-045	11-22-302-001
11-22-302-002	11-22-302-003	11-22-302-004
11-22-302-005	11-22-302-006	11-22-302-007
11-22-302-008	11-22-302-009	11-22-302-010
11-22-302-011	11-22-302-012	11-22-302-013
11-22-302-014	11-22-302-015	11-22-302-016
11-22-302-017	11-22-302-018	11-22-302-019
11-22-302-022	11-22-302-023	11-22-302-024
11-22-302-025	11-22-302-027	11-22-302-026
11-22-302-029	11-22-302-030	11-22-302-031
11-22-302-032	11-22-302-033	11-22-302-034
11-22-302-035	11-22-302-036	11-22-302-037
11-22-302-038	11-22-302-039	11-22-302-040
11-22-302-041	11-22-302-042	11-22-302-043
11-22-302-044	11-22-302-045	11-22-302-050
11-22-302-051	11-22-302-052	11-22-302-053
11-22-302-054	11-22-302-055	11-22-302-057
11-22-302-058	11-22-302-059	11-22-302-059
11-22-302-061	11-22-302-062	11-22-302-063

11-22-302-064	11-22-302-065	11-22-302-066
11-22-302-067	11-22-302-068	11-22-302-069
11-22-302-070	11-22-302-071	11-22-302-073
11-22-302-074	11-22-302-075	11-22-302-076
11-22-302-077	11-22-302-079	11-22-302-080
11-22-302-081	11-22-302-082	11-22-302-083
11-22-302-086	11-22-302-087	11-22-302-089
11-22-302-090	11-22-302-091	11-22-302-092
11-22-302-093	11-22-302-094	11-22-302-095
11-22-302-096	11-22-302-098	11-22-302-099
11-22-302-100	11-22-302-101	11-22-302-102
11-22-302-103	11-22-302-105	11-22-302-106
11-22-302-107	11-22-302-108	11-22-302-109
11-22-302-110	11-22-302-113	11-22-302-114
11-22-302-115	11-22-302-116	11-22-302-117
11-22-302-118	11-22-302-120	11-22-302-121
11-22-302-122	11-22-302-123	11-22-302-125
11-22-302-127	11-22-302-128	11-22-302-129
11-22-302-130	11-22-302-131	11-22-302-132
11-22-302-133	11-22-302-134	11-22-302-135
11-22-302-136	11-22-302-137	11-22-302-138
11-22-302-139	11-22-302-140	11-22-302-141
11-22-302-142	11-22-302-143	11-22-302-144
11-22-302-146	11-22-302-147	11-22-302-148
11-22-302-149	11-22-302-150	11-22-302-151
11-22-302-153	11-22-302-154	11-22-302-155
11-22-302-156	11-22-302-157	11-22-302-158
11-22-302-159	11-22-302-160	11-22-302-161
11-22-302-163	11-22-302-164	11-22-302-165
11-22-302-166	11-22-302-167	11-22-302-168
11-22-302-169	11-22-302-170	11-22-302-173
11-22-302-174	11-22-302-175	11-22-302-176
11-22-302-177	11-22-302-178	11-22-302-179
11-22-302-180	11-22-302-181	11-22-302-182
11-22-302-183	11-22-302-184	11-22-302-185
11-22-302-186	11-22-302-187	11-22-302-188
11-22-302-189	11-22-302-190	11-22-302-191
11-22-302-192	11-22-302-193	11-22-302-194
11-22-302-195	11-22-302-196	11-22-302-197
11-22-302-198	11-22-302-200	11-22-302-201
11-22-303-001	11-22-303-002	11-22-303-003
11-22-303-003	11-22-303-006	11-22-303-007
11-22-303-008	11-22-303-010	11-27-100-001
11-27-100-002	11-27-100-003	11-27-100-004
11-27-100-005	11-27-100-008	11-27-100-009
11-27-100-011	11-27-100-012	11-27-100-013
11-27-100-014	11-27-100-015	11-27-100-016
11-27-100-017	11-27-100-018	11-27-100-020
11-27-100-023	11-27-100-024	11-27-100-025
11-27-100-027	11-27-100-028	11-27-100-029

11-27-100-030	11-27-101-027	11-27-101-028
11-27-101-029	11-27-101-025	11-27-101-014
11-27-101-015	11-27-101-026	11-27-101-020
11-27-101-021	11-27-101-022	11-27-101-023
11-27-101-024	11-27-103-001	11-27-103-003
11-27-103-005	11-27-103-006	11-27-103-010
11-27-103-011	11-27-103-013	11-27-103-014
11-27-103-015	11-27-103-018	11-27-103-019
11-27-103-020	11-27-103-023	11-27-103-025
11-27-103-026	11-27-103-028	11-27-103-054
11-27-103-035	11-27-103-038	11-27-103-041
11-27-103-044	11-27-103-045	11-27-103-046
11-27-103-048	11-27-103-049	11-27-103-050
11-27-103-052	11-27-103-053	11-27-105-003
11-27-105-004	11-27-105-006	11-27-105-007
11-27-105-008	11-27-105-009	11-27-105-010
11-27-105-011	11-27-105-012	11-27-105-014
11-27-105-015	11-27-105-016	11-27-105-017
11-27-105-018	11-27-105-019	11-27-105-020
11-27-105-021	11-27-105-022	11-27-105-023
11-27-105-024	11-27-105-025	11-27-105-026
11-27-105-029	11-27-105-030	11-27-105-031
11-27-105-032	11-27-105-035	11-27-105-036
11-27-105-037	11-22-302-097	11-22-302-172

EXHIBIT C

CERTIFICATE

I, ROBERT MURRAY, Supervisor of Genoa Township, Livingston County, Michigan (the "Township"), acting pursuant to a resolution duly adopted by the Genoa Township Board of the Township on January 19, 1993 (the "Resolution") certify that (1) the attached special assessment roll for the Tri-Lakes Road Improvement Project - Genoa Township Special Assessment District, to which this Certificate is affixed, was made pursuant to the Resolution and (2) in making such roll, I have, according to my best judgment, conformed in all respects to the directions contained in the Resolution and the statutes of the State of Michigan, including Act No. 188, Public Acts of Michigan, 1954, as amended.

Dated:

1-19-93


Robert R. Murray, Supervisor

(Resolution #5 - Tri-Lakes Road Improvement Project)

TOWNSHIP OF GENOA

At a regular meeting of the Genoa Township Board of the Township of Genoa (the "Township"), Brighton, Michigan, held in the Township Offices, Livingston County, Michigan on January 19, 1993, at 7:30 p.m., there were:

PRESENT: MURRAY, SKOLARUS, HUNT, HAJDU, BROWN, JOHNSON AND ESBROOK

ABSENT: NONE.

The following preamble and resolution were offered by HAJDU
and supported by ESBRPPL :

~~RESOLUTION ACKNOWLEDGING THE FILING OF THE
SPECIAL ASSESSMENT ROLL AND SCHEDULING OF THE SECOND
HEARING AND DIRECTING THE ISSUANCE OF STATUTORY NOTICES~~

WHEREAS, the Board of Trustees of the Township has determined that it is desirable and necessary to construct certain roads improvements within the Township as described in Exhibit A (the Project);

WHEREAS, the Board of Trustees of the Township has tentatively determined to finance the Project by issuing bonds (the "Bonds"), in accordance with Act No. 188, Michigan Public Acts of 1954, as amended, and to use Special Assessments to raise the funds to finance the Township's obligations on the bonds;

WHEREAS, the Township Board of the Township has directed the Township Supervisor to prepare the proposed Special Assessment Roll for the Special Assessment District established by the Township Board of the Township;

WHEREAS, the Township Supervisor has prepared the proposed Special Assessment Roll entitled "The Proposed Special Assessment Roll for the Tri-Lakes Road Improvement Project Genoa Township" (the "Proposed Roll") and has filed the Proposed Roll with the Township Clerk;

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The Genoa Township Board of the Township acknowledges that the Township Supervisor has filed the Proposed Roll with the Township Clerk.