

PROPOSED MINUTES
LAKETOWN TOWNSHIP
BOARD OF TRUSTEES
4338 BEELINE ROAD
ALLEGAN COUNTY
HOLLAND, MI 49423

REGULAR MEETING
January 10, 2018

ARTICLE I. CALL TO ORDER

Township Supervisor Terry Hofmeyer called the regular monthly Board of Trustees meeting to order at 7:00 P.M.

MEMBERS PRESENT: Terry Hofmeyer, Wendy Van Huis, Ed Stielstra,
Gary Dewey, Linda Howell
MEMBERS ABSENT: None
STAFF PRESENT: Al Meshkin – Township Manager
Diane Ybarra – Recording Secretary

ARTICLE II. INVOCATION AND PLEDGE

Township Treasurer Gary Dewey led the pledge of allegiance and offered prayer.

ARTICLE III. REVIEW AND APPROVAL OF MINUTES

The Board members reviewed the minutes of the December 13, 2017 meeting. **A motion was made by Van Huis and seconded by Howell to approve the minutes as submitted. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

ARTICLE IV. FINANCIAL REPORT / REVIEW & APPROVE THE BILLS

Supervisor Terry Hofmeyer reviewed the bills for the month of December 2017. Following discussion, **a motion was made by Dewey and seconded by Stielstra to approve and pay the bills as submitted. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

ARTICLE V. CORRESPONDENCE

A 7-page letter was submitted by James and Mitra Delaney requesting the township stop all efforts on the emergency access project and eminent domain on Robin's Flower Gardens.

ARTICLE VI. REPORT OF OFFICERS

- A. STATE REPRESENTATIVE – No report.
- B. COUNTY COMMISSIONER – No report.
- C. PLANNING COMMISSION – HOWELL

Howell reported that the Planning Commission met on January 3, 2018 and the following items were discussed: presentations by consultants McKenna & Associates and Fresh Coast Planning for the

Master Plan Review Project and discussion thereafter; election of officers. Stielstra asked what the target date is to complete the Master Plan and Howell responded that it will likely be near year end due to the extensive work that needs to be done including public involvement. Van Huis asked how often it is done Howell responded every 10 years.

D. ZONING BOARD OF APPEALS – ED STIELSTRA

Stielstra reported that the Zoning Board of Appeals did not meet in December.

E. PARKS COMMISSION – MICHELLE SALL

Sall reported that the Parks Commission did not meet in December. The township renewed partnership with ODC for activities which are free with advance reservation by calling ODC.

F. FIRE CHIEF AND FIRE BOARD – DEN BLEYKER

Chief Den Bleyker reported the response calls for the month of December were as follows: 56 calls total, 35 calls from Laketown, consisting of 28 medical/rescue and 7 fire calls; 14 from Fillmore, consisting of 11 medical/rescue calls and 3 fire call. There were 2 fire assists to other departments, 1 to Saugatuck and 1 to Overisel and 2 medical assists, 1 to Holland and 1 to Hamilton. Den Bleyker reported total number of calls for 2017 were 605 – 436 calls for Laketown; 118 calls for Fillmore and 51 assists to other departments. This is the highest number of calls the department has experienced.

ARTICLE VII. CITIZEN’S COMMENTS ON OLD AND NEW BUSINESS

Jim Delaney of 6298 144th Avenue stated that in regards to the letter submitted it should be noted that there were 170 signatures on the letter. In regards to eminent domain, the seizure of this property is ridiculous. The state sets a high standard for seizing property for essential public works only and this is not essential. It appears that the property owner is being pushed into doing this and that is not right. We were told that the cost of the project would be \$375,000 and now have read a document stating it will cost over \$1million. We are tired of our taxes being raised for these grandiose projects.

Hofmeyer clarified that taxes have not been raised for the emergency access project. Hofmeyer intentionally did not include the names noted in the submitted letter because they are not signatures. Hofmeyer repeatedly instructed that Delaney file the signed petitions with the township office. Meshkin advised that there must be actual signatures and not a printed page with names, it must be a petition.

Mitra Delaney of 6298 144th Avenue stated that as of March, 2017, she and about eight other residents came before the board and pleaded with them not to go forward with the emergency access project. Robin Broekhuis had not been in agreement with the project for 1.5 years but the township went forward with the eminent domain and that is wrong. Delaney stated that she has a letter from MDOT stating that they did not approve the project, only said the township could go forward with it but they would not be funding it. Meshkin asked for a copy of that letter. Delaney reported that as of today, the property owner advised that they had settled out of court because she was pressured to do so. Delaney also debated the cost of \$375,000 claiming it would cost \$1,080,000 based on the document she has seen. Meshkin explained that the scope of the project in 2014 included a new bridge and the current project does not. The estimated cost is currently \$409,000 with an actual cost available once all bids have been received.

Bob Lamar of 4612 66th Street asked if Meshkin has engineering drawings yet and when he does have them you must get three bids for the project when you take property away from people based on a state requirement. Lamar demanded to see the drawings and all three bids. Lamar asked that Meshkin sign a document stating the project will be done for \$375,000.

ARTICLE VIII. OLD BUSINESS – None

ARTICLE IX. NEW BUSINESS

A. ANNUAL MEETING RESOLUTION

Supervisor Hofmeyer reviewed Resolution 2018-01 to set the date for the Annual Township Board Meeting on March 14, 2018 at 7:00pm. Following discussion, **a motion was made by Dewey and seconded by Howell to approve the Annual Meeting Resolution 2018-01 declaring the meeting to be held on March 14, 2018.**

Hofmeyer noted that not all townships to do annual meetings and he is pleased that Laketown continues to do so.

Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED

B. SALARY RESOLUTIONS

Supervisor Hofmeyer reviewed the following salary resolutions noting that no increases were issued:

Supervisor Hofmeyer reviewed Trustee Salary Resolution 2018-02 noting that as of April 1, 2018, the salary of the Township Trustees shall be \$4,000.00 each. **A motion was made by Dewey and seconded by Van Huis to approve the Trustee Salary Resolution 2018-02 setting the salaries at \$4,000.00 each. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

Supervisor Hofmeyer reviewed Clerk Salary Resolution 2018-03 noting that as of April 1, 2018, the salary of the Township Clerk shall be \$15,000.00. **A motion was made by Dewey and seconded by Howell to approve the Clerk Salary Resolution 2018-03 setting the salary at \$15,000.00. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

Supervisor Hofmeyer reviewed Treasurer Salary Resolution 2018-04 noting as of April 1, 2018, the salary of the Township Treasurer shall be \$15,000.00. **A motion was made by Howell and seconded by Stielstra to approve the Treasurer Salary Resolution 2018-04 setting the salary at \$15,000.00. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

Supervisor Hofmeyer reviewed Supervisor Salary Resolution 2018-05 noting as of April 1, 2018, the salary of the Township Supervisor shall be \$15,000.00. Following discussion, **a motion was made by Dewey and seconded by Van Huis to approve the Supervisor Salary Resolution 2018-05 setting the salary at \$15,000.00. Supervisor Hofmeyer called for a vote on the motion. UNANIMOUS DECISION - MOTION APPROVED**

C. BUSSCHER PRIVATE ROAD AGREEMENT

Meshkin explained that the Busscher family had a 13-acre parcel that was divided in the 1980's but is not in compliance with current zoning. At the owner's request, a P.U.D. was created to ensure that the four parcels are in compliance with the current zoning. The P.U.D. process included creating a private road and agreement to a special assessment should utilities become available at this site.

Following discussion, **a motion was made by Howell and seconded by Van Huis to approve the Busscher Private Road Agreement. Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

D. BUSSCHER SPECIAL ASSESSMENT CONTRACT

Following discussion, **a motion was made by Dewey and seconded by Van Huis to approve the Busscher Special Assessment Contract. Hofmeyer called for a vote on the motion.**

UNANIMOUS DECISION – MOTION APPROVED

E. BUSSCHER PLANNED UNIT DEVELOPMENT CONTRACT

Following discussion, **a motion was made by Howell and seconded by Stielstra to approve the Busscher Planned Unit Development Contract. Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

F. PLANNING COMMISSION REZONING RECOMMENDATION

Hofmeyer stated this is a recommendation by the Planning Commission to deny the Eldean Zoning Request. The recommendation is based on the fact that it is not consistent with the current Master Plan and this is not a good time to consider an amendment to the Master Plan for this request when the Planning Commission is about to consider the entire Master Plan. There is commercial in the area but there is also a significant amount of residential.

Following discussion, **a motion was made by Dewey and seconded by Stielstra deny the Eldean Rezoning Request based on the recommendation of the Planning Commission and finding agreement with the factors stated by the planning commission. Hofmeyer called for a vote on the motion. UNANIMOUS DECISION – MOTION APPROVED**

G. REAPPOINTMENTS TO BOARDS

Hofmeyer said this item will be handled at the next regular meeting.

H. EMERGENCY ACCESS EASEMENT

A motion was made by Dewey and seconded by Van Huis to approve the Emergency Access Easement Agreement. Meshkin explained that a meeting was held with Tom and Robin Broekhuis resulting in good discussion and an agreement to work together on the project. The eminent domain was dropped and the court hearing was not necessary. The agreement was signed by both parties. **Hofmeyer called for a vote on the motion – UNANIMOUS DECISION – MOTION APPROVED**

ARTICLE X. CITIZEN'S COMMENTS

Carla Herweyer of 3962 65th Street asked if the Busscher approvals set precedent for other property owners wishing to do this with their property if they have a similar situation. Meshkin responded that in this case, the family had 13 acres of land and they wanted to create four legal sites and the P.U.D. process is the best way to address it. It was done using the existing laws to bring their parcels into conformance. P.U.D.'s are commonly used in the township.

Dick Becker of 2382 Valley commented on how well Bob Slikkers handled the Eldean request. Slikkers stated that the request would be denied for now because the Planning Commission is reviewing the Master Plan. Becker asked that the Planning Commission not leave the Eldeans hanging and try to complete the review process in a timely manner. Howell said the goal is to have the review done and a completed document by the end of this year. Becker asked that the township practice transparency in the cost of the Emergency Access Project, Master Plan and all projects keeping in mind that whether it is state or federal money, it is still taxpayers' money. Meshkin added that the Planning Commission had requested that the two consultants for the Master Plan revise their proposals to increase the public participation. By law, only one public hearing is required but there will be more for this project.

Mitra Delaney asked that consideration be given to redoing the sound system in the township hall when the budget is being reviewed. Meshkin acknowledged the request and said it is under consideration. Delaney asked what the next steps are for the Emergency Access Project. Hofmeyer responded that the plan would be developed and the bid process would begin. All documents are

open to the public for review. Delaney again asked that the signatures of objection be recognized and Hofmeyer reminded her again, that the actual signatures on the petitions must be submitted in order to be filed. Delaney asked for a private meeting with Hofmeyer and he responded that he prefers public meetings.

Stielstra addressed Carla Herweyer regarding the P.U.D. reminding her that property owners do not have to wait for information in meeting minutes to understand their use rights but can come to the township office to get their questions answered.

Ed Menken of 6341 144th Avenue asked if taxes will be raised to fund the Emergency Access Project. Hofmeyer responded that there will be no increase in taxes to fund the project. The project will be funded by federal, state and local monies. Meshkin added that once the bid process is complete, there will be more accurate shared expenditure numbers available for the estimated \$409,000 project. He expects the local share to be approximately \$89,000. Menken asked about annual maintenance costs and Meshkin responded that it would be an estimated \$1,000 per year.

ARTICLE XI. ADJOURN

**A motion was made by Dewey and seconded by Van Huis to adjourn the meeting at 7:53 P.M.
UNANIMOUS DECISION – MOTON APPROVED**