

CHARTER TOWNSHIP OF MERIDIAN
TOWNSHIP BOARD REGULAR TOWN HALL MEETING - **APPROVED** -
5151 Marsh Road, Okemos, MI 48864-1198
349-1200, Town Hall Room
TUESDAY, AUGUST 7, 2007, **6:00 P.M.**

PRESENT: Supervisor McGillicuddy, Clerk Helmbrecht, Treasurer Hunting, Trustees Brixie, Such (6:01 PM), Veenstra, Woiwode
ABSENT: None
STAFF: Township Manager Gerald Richards, Director of Community Planning & Development Mark Kieselbach, Director of Engineering & Public Works Ray Severy, Fire Chief Fred Cowper

1. CALL MEETING TO ORDER

Supervisor McGillicuddy called the meeting to order at 6:00 P.M.

2. PLEDGE OF ALLEGIANCE/INTRODUCTIONS

Supervisor McGillicuddy led the Pledge of Allegiance.

3. ROLL CALL

Supervisor McGillicuddy called the roll of the Board.

4. REPORTS/BOARD COMMENT/NEW WORRIES

A. Presentation from Capital Area District Library (CADL) on New Vision for Library
CADL Director Sue Hill spoke of a citizen committee formed in 2006 to assist in the development of a strategic plan for the Library. Based on input, an architectural firm was hired to prepare a capital improvement plan and need assessment for 2030. Their recommendation included new building construction for Lansing, Meridian Township, Delhi Township, Mason and Williamstown plus relocation of the Impression 5 Museum to a building adjacent to the Downtown Library. All other libraries in the district are slated for expansion or renovation as well.

Ms. Hill noted the plan envisions a new relationship for the library with local units of government. The basis of the plan is that local municipalities would provide the property for the library and CADL would construct, own and maintain the buildings. The architect's recommendation (based on projected population and needs of the community) is for a 40,000 square foot library for Meridian Township, possibly located at Okemos Road & Central Park Drive on property currently owned by the Township. The recommendation for the Haslett Library is for an expansion to 5,000 square feet. The plan has not yet been adopted by the Capital Area District Library Board.

Ms. Hill indicated the Library Board hopes to fund the project through a variety of sources including donations, grants and federal funds. Most of the funds, however, will need to come through a property tax referendum to be approved by voters in either 2008 or 2009.

Board members and CADL staff discussed the following:

- District-wide millage
- Prioritization of the projects
- If referendum succeeds, need for agreement by Meridian Township in the near future regarding availability of property
- Impression 5 Museum is non-profit 501 (C)(3) organization and would be provided a shell space which would be leased by the Library to Impression 5 below market rate
- Cost of replacing infrastructure, elevators, roof and windows at the Downtown Library is similar to new construction costs
- Use of an operating millage and bond as the majority funding source
- Current library donation policy
- Need for voters to be made aware of financial commitment through donations, grants and federal funds

- B. Presentation on Okemos Road Enhancement Grant by Fleis & VandenBrink Engineering
Mr. Scott VanderMulen, Fleis and VandeBrink Engineering, stated the Township hired his firm approximately a year ago to beautify the entrance of the Township along Okemos Road by adding amenities. He provided an overview of the process used to gain community consensus and a description of the areas and elements in the conceptual designs. He noted the original study area was from Jolly Road to Mount Hope.

Mr. Rick Stout, Fleis and VandeBrink Engineering, indicated business owners and residents had been through recent road enhancement projects and felt the phased approach was the least intrusive for the roadway and nearby neighborhoods. He indicated the projected cost for the first phase of improvements to be approximately \$445,000.

Board members and engineering representatives discussed the following:

- Need for consistency of design with the Downtown Development Authority project
- Need to work with the Ingham County Drain Commissioner regarding plantings to coincide with existing raingarden(s)
- Demarcation for the fifth lane areas which are not needed for left turn activities
- Need to follow guidelines with the use of state and federal monies
- Width required for a median was too wide for allotted space

5. PUBLIC COMMENT (CONSENT AGENDA ONLY)

6. APPROVAL OF AGENDA — OR CHANGES

Trustee Such moved to approve the agenda as submitted. Seconded by Trustee Brixie.

VOICE VOTE: Motion carried 7-0.

7. CONSENT AGENDA

Supervisor McGillicuddy reviewed the consent agenda.

Trustee Brixie moved to adopt the Consent Agenda. Seconded by Trustee Such.

Treasurer Hunting called the question.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting

NAYS: None

Motion carried unanimously.

The adopted Consent Agenda items are as follow:

A. Communications

Trustee Brixie moved that the communications be received and placed on file, and any communications not already assigned for disposition be referred to the Township Manager or Supervisor for follow-up. Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting

NAYS: None

Motion carried unanimously.

B. Minutes

Trustee Brixie moved to approve and ratify the minutes of the July 17, 2007 Regular Meeting as submitted. Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting

NAYS: None

Motion carried unanimously.

C. Bills

Trustee Brixie moved that the Township Board approve the Manager's Bills as follows:

Common Cash	\$ 291,975.33
Public Works	\$ 205,840.28
Total Checks	\$ 497,815.61
Credit Card Transactions	\$ 20,473.53
Total Purchases	<u>\$ 518,289.14</u>
 ACH Payments	 <u>\$ 478,387.05</u>

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
 McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
 NAYS: None
 Motion carried unanimously.

[Bill list in Official Minute Book]

D. Assessing Stipulations

Trustee Brixie moved that the Township Assessor be authorized to sign a stipulation with Mary Elizabeth Low on the following property:

<u>YEAR</u>	<u>DOCKET NO.</u>	<u>ADDRESS OF PROPERTY</u>
2007	0331491	1707 Lake Lansing, East Lansing
<u>Assessment</u>	2007	<u>AV/TV</u> \$33,700/29,471
<u>Proposed Assessment</u>	2007	<u>AV/TV</u> \$21,400/21,400

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
 McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
 NAYS: None
 Motion carried unanimously.

Trustee Brixie moved that the Township Assessor be authorized to sign a stipulation with Mary Elizabeth Low on the following property:

<u>YEAR</u>	<u>DOCKET NO.</u>	<u>ADDRESS OF PROPERTY</u>
2007	0331491	1711 Lake Lansing, East Lansing
<u>Assessment</u>	2007	<u>AV/TV</u> \$32,100/31,465
<u>Proposed Assessment</u>	2007	<u>AV/TV</u> \$18,200/18,200

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
 McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
 NAYS: None
 Motion carried unanimously.

Trustee Brixie moved that the Township Assessor be authorized to sign a stipulation with L. Robert McElmurry on the following property:

<u>YEAR</u>	<u>DOCKET NO.</u>	<u>ADDRESS OF PROPERTY</u>
2006	0323061	4572 Hagadorn Road, East Lansing
<u>Assessment</u>	2006	<u>AV/TV</u> \$2,,062,000/1,475,900
<u>Proposed Assessment</u>	2006	<u>AV/TV</u> \$1,130,000/1,130,000

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
NAYS: None
Motion carried unanimously.

Trustee Brixie moved that the Township Assessor be authorized to sign a stipulation with L. Robert McElmurry on the following property:

<u>YEAR</u>	<u>DOCKET NO.</u>	<u>ADDRESS OF PROPERTY</u>
2007	0323061	4572 Hagadorn Road, East Lansing
<u>Assessment</u>	2007	<u>AV/TV</u> \$1,684,400/1,530,508
<u>Proposed Assessment</u>	2007	<u>AV/TV</u> \$1,130,000/1,130,000

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
NAYS: None
Motion carried unanimously.

E. Heart Monitor Replacements

Trustee Brixie moved to authorize the purchase of four heart monitors and seven defibrillation units for \$86,334.50 from Zoll Medical Corporation with terms as described in a memorandum to the Board dated August 7, 2007. Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
NAYS: None
Motion carried unanimously.

F. Contract for Services with Grand Valley Metro Council

Trustee Brixie moved that the Township Manager be authorized to contract with the Grand Valley Metro Council for a pavement condition survey of residential roads at an estimated cost of \$13,531. Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
NAYS: None
Motion carried unanimously.

8. TOWNSHIP HALL MEETING

A. Linking with our Community – An Open Dialogue
Supervisor McGillicuddy opened the Town Hall Meeting.

Gil White requested the Board act on Final Plat #06012 (Whitehills Lakes South) at tonight's meeting.

Trustee Woiwode moved to add Agenda Item #8B: Final Plat #06012 (South Whitehills Limited Partnership), a request for final plat approval for Whitehills Lakes South, a 33 single family lot subdivision, located north of Lake Lansing Road, east of Park Lake Road)

Seconded by Trustee Such.

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor
McGillicuddy, Clerk Helmbrecht, Treasurer Hunting
NAYS: None
Motion carried unanimously.

Ned Krouse, 5413 Meridian Road, Haslett, read from a prepared statement in opposition to Board approval of Rezoning #06020 (Mayberry Homes, Inc.).

[Prepared Statement in Official Minute Book]

Teri Banas, 5606 Creekwood Lane, Haslett, discussed the following items:

- Need to address the library needs of Haslett through a new library built in the commercial business district off Haslett Road facing Lake Lansing
- Board consideration of expansion of the Haslett Library only, not construction of a new library in Okemos

Judy Kindel, 2915 Margate, East Lansing, discussed the following items:

- Request that the Meridian Township Board formulate a comprehensive systemic energy saving plan for the Township to reduce energy consumption, invest in cleaner, more efficient fleet vehicles and alternative energy
- Encourage the Board to be a signatory to the U. S. Mayors' Climate Protection Agreement

Joan Guy, 1083 Woodside Drive, Haslett, discussed the following items:

- Lack of publicity for the Town Hall Meeting
- Addition of a meeting where the residents can dialogue with the Board
- Inconsistent decisions by levels of government which do not take outcomes into consideration
- Creation of a system to require fiscal impact on water and sewer systems
- More focus on the totality of Meridian Township

Carl Harmon, 1924 Birchwood, Okemos, discussed the following items:

- Concern with Okemos Road Enhancement Grant process
- Short term road improvement millage

Will Tyler White, 2142-1/2 Hamilton Road, Okemos, discussed the following items:

- Preservation of the environment
- Pollution of our rivers through impervious surface run-off
- Use of a green building rating system by the Planning Department

Harry Schwarzweller, 1945 Yuma Trail, Okemos, discussed the following items:

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- Problems associated with the use of fossil fuels as a source of energy
- Meridian Township pledge to become a signatory to the U. S. Mayors' Climate Protection Agreement
- Costs will decrease if energy saving procedures and devices are introduced into the Township's normal method of operation

Ned Jackson, 6232 W. Reynolds, Haslett, discussed the following items:

- Need for more mixed use development within the Township for energy conservation
- Concern that current building in the Township does not promote increased use of public transit
- Formal incentives for residents to use public transportation

Gil White, 6005 E. Lake Drive, Haslett, discussed the following items:

- Wise utilization of existing infrastructure investment
- Need for improved transportation options in the Township (i.e., walkability, bikability)
- Need for shift from minimum lot sized based zoning to density based zoning
- Form based zoning v. use based zoning
- Mixed use development should include private and public partnering
- Need for the aging population to have housing available where they do not have to be auto dependent

B. Whitehills South Final Plat Approval

Trustee Such moved [and read into the record] NOW, THEREFORE, BE IT RESOLVED THE TOWNSHIP BOARD OF THE CHARTER TOWNSHIP OF MERIDIAN approves the Final Plat of Whitehills Lakes South. Seconded by Clerk Helmbrecht.

Board discussion:

- Next step after fee submission is to bring in plat for signature by the Clerk

ROLL CALL VOTE: YEAS: Trustees Brixie, Such, Veenstra, Woiwode, Supervisor McGillicuddy, Clerk Helmbrecht, Treasurer Hunting

NAYS: None

Motion carried unanimously.

9. FINAL BOARD MEMBER COMMENT

Trustee Brixie expressed interest in having the Township Board sign the U. S. Mayors' Climate Protection Agreement and expressed interest in adoption of a plan to address the Township's impact on global warming. She expressed an interest in having this topic as a future agenda item to explore the subject in more depth.

Trustee Veenstra also expressed interest in having the Township Board sign the U. S. Mayors' Climate Protection Agreement. He agreed with a previous speaker that mixed use needs to be incorporated into Meridian Mall, since it is entirely one story and the "defacto center" of Meridian Township.

Trustee Such indicated he would like the Board to invest its time in developing and implementing an energy program for Meridian Township by directing the Township Manager to conduct an energy audit. He also felt the vacant Mervyn's store in Meridian Mall could be utilized for a new public library in Okemos.

Trustee Woiwode noted one of the aspects of the Cool Cities program was creation of a committee to help implement signing of the U. S. Mayors' Climate Protection Agreement. While she appreciated earlier comments about development changes which need to occur in the Township, one of the greatest barriers to those changes is the lack of examples for conditional rezonings. Trustee Woiwode indicated the Township Board can "set the table", but it will take a willing developer to step forward with a project.

10. ADJOURNMENT

Supervisor McGillicuddy adjourned the meeting at 8:05 P.M.

SUSAN MCGILlicUDDY
TOWNSHIP SUPERVISOR

MARY M. G. HELMBRECHT, CMC
TOWNSHIP CLERK

Sandra K. Otto, Secretary