

CHARTER TOWNSHIP OF MERIDIAN
TOWNSHIP BOARD REGULAR MEETING - **APPROVED** -
5151 Marsh Road, Okemos, MI 48864-1198
349-1200, Town Hall Room
TUESDAY, APRIL 1, 2003, **6:00 P.M.**

PRESENT: Supervisor McGillicuddy, Clerk Helmbrecht, Treasurer Hunting, Trustees Brixie, Stier (6:03 p.m.), Such, Woiwode (6:01 p.m.)
ABSENT: None
STAFF: Township Manager Gerald Richards, Director of Community Planning & Development Mark Kieselbach, Police Chief Gary Gibbons, Personnel Director/Assistant Manager Paul Brake, Director of Finance Diana Hasse, Attorney Andria Ditschman

1. CALL MEETING TO ORDER

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

2. PLEDGE OF ALLEGIANCE

Supervisor McGillicuddy led the Pledge of Allegiance.

3. ROLL CALL

Supervisor McGillicuddy called the roll of the Board.

4. PUBLIC REMARKS

Supervisor McGillicuddy opened Public Remarks

No one spoke.

Supervisor McGillicuddy closed Public Remarks.

5. REPORTS/BOARD COMMENT/NEW WORRIES (See Agenda Item #11B)

Trustee Brixie wished resident Charlie Piper a happy 100th birthday. An open house celebration will be held in his honor on Saturday, April 5th from 2:00 P.M.-5:00 P.M. at the Masonic Hall on Hamilton Road.

Supervisor McGillicuddy announced that the Tri-County Regional Planning Commission passed the 2025 Transportation and Growth Plan at its last meeting. Any deletions or edits will be done in mid-April. Any comments should be sent to the Tri-County Regional Planning Commission before then.

6. APPROVAL OF AGENDA — OR CHANGES

Trustee Brixie moved to approve the agenda amended as follows:

- **Amend Agenda Item #7E after Public Act by deleting "1738" and insert "738".**

Seconded by Trustee Such.

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

NAYS: None

Motion carried unanimously.

7. CONSENT AGENDA

Supervisor McGillicuddy reviewed the consent agenda.

Trustee Brixie moved to adopt the Consent Agenda. Seconded by Clerk Helmbrecht.

CHARTER TOWNSHIP OF MERIDIAN, REGULAR MEETING, APRIL 1, 2003 *Approved*

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

The adopted Consent Agenda items are as follow:

A. Communications

(1). Board Information (BI)

- BI-1 Michigan Townships Association Legislative Fax, March 17, 2003 Edition
- BI-2 Michigan Townships Association Legislative Fax, March 24, 2003 Edition
- BI-3 John T. Anderson, 215 West Newman, Okemos; RE: Questions to the Township Board (5 pages)
- BI-4 Homer Sessions, 5259 Haversham Drive, Haslett; RE: Approval of Blue Gill Grill Application to Rebuild
- BI-5 Joanne Nagy, 4288 Arbor Drive, Okemos; RE: Spring Yard Clean-up Pick-up

2). Regional Linkage (RL)

- RL-1 Michigan Department of Environmental Quality, 525 West Allegan Street, Lansing; RE: Conditional Approval of Sierra Ridge Estates
- RL-2 Ingham County Road Commission, 301 Bush Street, Mason; RE: Invitation to May 22, 2003 Joint Meeting with other Townships
- RL-3 Ingham County Clerk, Courthouse, Mason; RE: New Policy for Agenda and Minute Distribution
- RL-4 City of East Lansing, 410 Abbott Road, East Lansing; RE: Rysberg Property (14 pages)
- RL-5 Ingham County Road Commission, 301 Bush Street, Mason; RE: Municipal Planning Act, Section 9 Review Procedure
- RL-6 City of East Lansing, 410 Abbott Road, East Lansing; RE: Hawkeye Development, LLC Rezoning (5 pages)

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 Clerk Helmbrecht.

ROLL CALL VOTE: YEAS: Trustees Brixie, Stier, Such, 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 March 18, 2003 Regular Meeting as submitted. Seconded by Clerk Helmbrecht.

ROLL CALL VOTE: YEAS: Trustees Brixie, Stier, Such, 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:

CHARTER TOWNSHIP OF MERIDIAN, REGULAR MEETING, APRIL 1, 2003 *Approved*

Common Cash	\$	434,994.52
Public Works	\$	85,095.68
Public Safety Building Debt	\$	192,128.75
Central Park Drive Debt Retirement	\$	262.50
Total Checks	\$	712,481.45
Credit Card Transactions	\$	10,997.92
Total Purchases	\$	<u>723,479.37</u>

Seconded by Clerk Helmbrecht.

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

[Bill list in Official Minute Book]

D. First Quarter Budget Amendments

Trustee Brixie moved that the 2003 Amended Budget as reflected on Page 2 of the memorandum to the Township Board from the Finance Director, dated April 1, 2003 be approved. Seconded by Clerk Helmbrecht.

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

E. Resolution to Authorize Electronic Transactions Under Public Act 738 of 2002

Trustee Brixie moved that the Board approve the Resolution to Authorize Electronic Transactions under Public Act 738 of 2002. Seconded by Clerk Helmbrecht.

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

[Signed and Sealed Resolution in Official Resolution Book]

F. Amendments to Board Policy Manual

Trustee Brixie moved that the Township Board adopt the revised changes to the Board Policy Manual proposed in a memorandum to the Township Board dated March 28, 2003. Seconded by Clerk Helmbrecht.

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

G. Outdoor Assembly, Burcham Hills Midway Carnival

Trustee Brixie moved that the Township Board approve the Outdoor Assembly License for the Burcham Hills Retirement Community for Children's Midway Carnival Rides and Games on June 5 to June 14, 2003. Seconded by Clerk Helmbrecht.

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

H. Outdoor Assembly, Galyan's Road to Adventure

Trustee Brixie moved that the Township Board approve the Outdoor Assembly License for Galyan's Road to Adventure on May 3, 2003. Seconded by Clerk Helmbrecht.

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

- I. Acceptance of Community Resources Commission Resignation-Judith Fleishman
Trustee Brixie moved that the Township Board accept the resignation of Judith Fleishman from the Community Resources Commission as stated in a letter dated March 24, 2003. Seconded by Clerk Helmbrecht.

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

- J. Economic Development Corporation Appointment to Fill Vacancy
Trustee Brixie moved to appoint Tom Westgate to fill the vacancy on the Meridian Economic Development Corporation Board. Seconded by Clerk Helmbrecht.

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

- K. Emergency Response Cost Recovery Ordinance - **Final Adoption**
Trustee Brixie moved that the Board approve the Resolution for Final Adoption of an Emergency Response Cost Recovery Ordinance. Seconded by Clerk Helmbrecht.

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

[Signed and Sealed Resolution in Official Resolution Book]

- L. U.S. Fire Administration FIRE Act Grant Application
Trustee Brixie moved to authorize the Fire Chief to submit to the United States Fire Administration a FIRE Act Grant Application for a mass casualty trailer and to accept the grant once awarded, and authorize a ten percent (10%) funding match of \$3,000.00 by Meridian Township. Seconded by Clerk Helmbrecht.

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

- M. Amend Meridian Township Taxation Ordinance - **Introduction**
Trustee Brixie moved that the Township Board approve the Resolution for Publication and Subsequent Adoption of Ordinance Amending the Charter Township of Meridian Code, Chapter 66. Seconded by Clerk Helmbrecht.

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

[Signed and Sealed Resolution in Official Resolution Book]

N. Bank Depository Authorizing Resolutions

Trustee Brixie moved to adopt a resolution entitled "Authority to Open Account" for the following institutions as of April 1, 2003: 1) Goldman Sachs; 2) Bank of Holland; 3) Mercantile Bank-West Michigan; 4) First Community Bank-Harbor Springs; 5) Portage Commerce Bank; 6) Community Shores Bank-Muskegon; 7) Shoreline Bank; 8) Union Bank-Lake Odessa; 9) Bank of Northern Michigan-Petoskey; 10) Fifth Third Securities; 11) Grand Bank-Grand Rapids; 12) Independent Bank-Bay City; 13) Paragon Bank-Holland; 14) Grand Haven Bank; 15) Michigan Heritage Bank-Novis; 16) Sturgis Federal Savings Bank. Seconded by Clerk Helmbrecht.

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

NAYS: None

Motion carried unanimously.

O. Amendment to 2003 Motor Pool Equipment Purchase Program

Trustee Brixie moved to approve the selling of Rescue #1; the purchase of an Air Supply Trailer for \$12,000; and the purchase, utilizing existing budgeted funds, of a 2-1/2 ton utility truck, conversion of a 3/4 ton pick-up to a utility truck, and purchase a passenger car in lieu of purchasing 1-1/2 ton and 1 ton utility trucks. Seconded by Clerk Helmbrecht.

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

NAYS: None

Motion carried unanimously.

P. Michael Street Public Road Improvement Special Assessment District #33 - **Resolution #5**

Trustee Brixie moved to approve Michael Street Public Road Improvements Special Assessment District #33 - Resolution No. 5, which approves the special assessment roll; designates the projects as "Michael Street Public Road Improvements Special Assessment District #33", the assessment roll as the "Michael Street Public Road Improvements Special Assessment District #33, and the district as the "Michael Street Public Road Improvements Special Assessment District #33"; adopts the amount of \$7,646.86 as the final amount for the assessment roll; and orders and directs the assessment roll to be paid and collected. Seconded by Clerk Helmbrecht.

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

NAYS: None

Motion carried unanimously.

8. QUESTIONS FOR THE ATTORNEY (See Agenda Items # 11A., 11B. & 11C.)

9. HEARINGS (None)

10. ACTION ITEMS/ENDS

Supervisor McGillicuddy opened public comment.

No one spoke.

Supervisor McGillicuddy closed public comment.

A. Zoning Amendment #03010 (Township Board), amend Section 86-2 (Section 86-439), Planned Unit Development, to comply with the Open Space Preservation Requirements of Public Act 177 of 2001 - **Final Adoption**

Manager Richards offered clarification that the Ordinance number should read 2003-05.

Trustee Woiwode moved to approve the resolution amended as follows:

- **Amend page 2, line 6 after Ordinance No. by deleting "2003-04", and inserting "2003-05."**

Seconded by Clerk Helmbrecht.

VOICE VOTE: Motion carried unanimously.

Trustee Woiwode moved [and read the resolution into the record] NOW THEREFORE, BE IT RESOLVED BY THE TOWNSHIP BOARD OF THE CHARTER TOWNSHIP OF MERIDIAN, the Township Board hereby Finally Adopts Ordinance No. 2003-05 entitled "Ordinance Amending the Code of the Charter Township of Meridian, Michigan, by Amending Section 86-439(b)(12), Section 86-439(c)(1), Section 86-439(c)(2), Section 86-439(c)(3), Section 86-439(c)(7), Section 86-439(c)(8), Section 86-439(c)(10), Section 86-439(e)(3) and Amending Section 86-2 by Adding a Definition of Golf Course" and directs the Clerk of the Charter Township of Meridian to publish the Ordinance in the form in which it is adopted at least once prior to the next regular meeting of the Township Board. Seconded by Clerk Helmbrecht.

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

NAYS: None

Motion carried unanimously.

11. DISCUSSION ITEMS/ENDS

Supervisor McGillicuddy opened public comment.

William Carley, Jr., 5564 Silverleaf Court, Haslett, expressed concern over several points in the Sidewalk Removal Plan for Chippewa Woods and spoke in opposition to sidewalk removal.

Supervisor McGillicuddy closed public comment.

A. Draft Tree Preservation Ordinance

Attorney Andria Ditschman summarized her memorandum which addressed questions previously raised by the Board and the Director of Community Planning and Development.

Merger of Tree Preservation Ordinance with Land Clearing Ordinance: (Agenda Item #8 (Questions for the Attorney))

Q. If we were to roll the Tree Preservation Ordinance into the Land Clearing Ordinance, how would we merge the two? Would we decide one permitting procedure?

A. That is correct.

Q. Would some aspects be in conflict with the Land Clearing Ordinance?

A. If it was a decision by the Board to keep the vegetation, topography and the tree language, a better way would be to put it into one ordinance, taking the Tree Preservation Ordinance and the best parts of the Land Clearing Ordinance. The Board would keep the Land Clearing Ordinance in effect until the combined ordinance was discussed and passed, and then eliminate the Land Clearing Ordinance. The Board should have the language be consistent in enforcement and review. The Board would need to decide if the entity who makes the determination would always make the determination or only make it when it was not in conjunction with another land review or decision by the Board or Planning Commission.

Board Members discussed the following:

- Necessity for simplicity and consistency in ordinance(s)
- Ordinance combination
- Creation of form for modifying vegetation and removing trees
- Present review of vegetation and its relationship to the environment through land clearing ordinance
- Determining authority

- Financial responsibility of the Township for hiring staff arborist
- Arborist as a consultant on a case-by-case basis
- Fiscal implication of tree inventory
- Accomplishment of tree inventory through awareness and complaint process
- Voluntary registration program of landmark, historic and specimen trees
- Specimen Tree Award Program
- Information dissemination of tree identification as promotion for preservation
- Significant trees in road rights-of-way
- Work with Road Commission to encourage appropriate trees in road rights-of-way
- Local determination of nuisance tree definition(s)
- Option of nuisance tree identification as in-hand authority
- Lack of local current problem with nuisance trees
- Elimination of nuisance tree language
- Discouragement of planting nuisance species vs. mandatory removal
- Separate ordinances as pre- and post-development
- Implementation of Community Pride Program vs. regulation
- Personal preference issue
- Permit fees
- Assessment costs
- Increase value of trees as incentive for developer retention of mature trees during landscape calculation process
- Replacement plan for new development where tree removal is necessary
- Incentive based program to encourage honor-based compliance
- Mailing of ordinance information to tree removal firms in the greater Tri-County area
- Establishment of fines for ordinance violation
- Private property rights
- Wood Lot Management Program
- Tree Competition Program as landmark tree identification process
- Value of energy conservation through reduced need for air conditioning
- Current ash problem in Southeastern Michigan as a jurisdictional issue
- Deterrent of development within wood lots

The consensus of the Board was to direct the attorney to write another draft in which the Land Clearing Ordinance was preserved and the Tree Preservation language was added where applicable. It would include a permitting process and the inventory language would be incentive based. Further, nuisance language would be drafted with two options.

B. Sidewalk Removal Plan in Chippewa Woods

Manager Richards indicated the Director of Engineering and Public Works is on vacation and staff memorandum was prepared by the Director of Community Planning and Development. Director Kieselbach gave an overhead presentation as outlined in staff memorandum.

Trustee Brixie made a request to Supervisor McGillicuddy that she be allowed to ask questions of Mr. William Carley. Supervisor McGillicuddy granted permission.

Trustee Brixie inquired if Mr. Carley was the circulator of the petition. Mr. Carley responded that he was not, and indicated his attendance tonight was a result of finding out about the petition.

Trustee Brixie asked Mr. Carley if there was a lack of opposition, based on the wording in the petition, to leaving out the piece on the cul-de-sac. Mr. Carley answered that is, in fact, what the petition is saying because the cul-de-sac is lighter traveled.

Board Members and staff discussed the following:

- Petition information
- Definition of subdivision sidewalk as five-(5) foot concrete
- Inconsistency of boardwalk within sidewalk definition
- Wetland protection and pedestrian access as a global concern
- Impact in the setback on Buckingham

- Non-inclusion of additional pieces of sidewalk in Chippewa Woods request
- Variance from Zoning Board of Appeals (ZBA) for sidewalks in setback
- History of conditions placed by the Board during preliminary plat process
- Contingency of Board approval on later approvals by other bodies
- Lack of need for Board involvement at this point in the process
- Developer's potential need to seek wetland use permit within cul-de-sac
- Wetland Use Permit application process through staff
- Recommendations from Tip of the Mitt Watershed Council
- ZBA inclusion of other conditions on setback variance
- Developer fulfillment of obligation
- Requirement to build sidewalks as part of the finalized plat
- Money held for performance guarantee
- Public hearing to delete White Ash cul-de-sac
- Separate fees for ZBA application
- Safety concerns of those using individual streets
- Removal of sidewalk condition from Board approval on the preliminary plat
- Sidewalk installation as an existing requirement
- Procedure after housing construction completion
- Performance guarantee, violation of ordinance and withholding of the building permit as incentive for developer variance request of Buckingham setbacks
- Determination of state or local wetland regulatory authority in late 2002
- Bypass of Township Board if ZBA denial of wetland setback variance leads to Circuit Court Appeal
- Denial of wetland use permit for White Ash cul-de-sac as springboard for request to Board for requirement waiver
- Board as approving entity of plat v ZBA authority to waive setback requirements
- Citizens as potential plaintiffs in Circuit Court to appeal ZBA denial of sidewalks in setbacks on Buckingham as required by plat approval
- Feasibility of Board initiation of amendment to final plat
- Exhaustion of available remedies prior to setting a public hearing

Potential Change in Approval Process: (Agenda Item #8 (Questions for the Attorney))

- Q. Attorney Woodworth stated at the last meeting he felt the Board should have the developer go through the entire process before the Board acts. Is this based on fairness? What complications would result in the future?
- A. If there is an appeal to your decision and it goes before the Court, its response would usually be that all remedies were not first exhausted.
- Q. If we were to do nothing at this point, like the Board had never had this discussion, would these sidewalks go forward by coming into Planning, going or not going to the ZBA (dependent upon components), whether the developer came in and asked about the cul-de-sac portion at this time or not, etc. Why is it that this issue has come to this Board at this time?
- A. Director Kieselbach responded on behalf of Attorney Ditschman that proceedings were based on the letter from the Environmental Commission and correspondence from the Ingham County Drain Commissioner for the Board's consideration on waiving the sidewalk requirement.
- Q. At this point, can we just say thank you for sharing and let it take its course?
- A. Yes.
- Q. If the decision was made, who would be appealing it to the Circuit Court? Why does it matter if they go through the steps to the ZBA?
- A. I don't know who would be appealing. If the people concerned with the wetland appealed, I don't think it would get sent back to the ZBA. If the developer objected and took the appeal to the Circuit Court level because they wanted to do something that the Board denied, the Circuit Court would tell them to go back to the ZBA and ask for the variance.

- Land Preservation Advisory Board Annual Report Presentation (Agenda Item # 5)
Tom Woiwode, 5088 Powell Road, Okemos, Chairman of the Land Preservation Advisory Board,

gave a presentation on the Annual Report placed in Board packets.

Board Members discussed the following:

- Appreciation for Mr. Woiwode's hard work and the knowledge he brings to the appointment

C. Rental Housing Registration Renewal Late Fee

[Trustee Woiwode requested to be recused from the discussion as a rental property owner at 7:55 p.m.]

Trustee Such moved to recuse Trustee Woiwode from this vote due to a conflict of interest. Seconded by Clerk Helmbrecht.

Voice vote: Motion carried 6-0.

Director Kieselbach introduced the Rental Housing Registration Renewal Late Fee as outlined in staff memorandum.

Definition of Day: (Agenda Item #8 (Questions for the Attorney))

Q. Do we need to specify business days or is it just calendar days if we do not state otherwise?

A. It would be calendar days.

Board Members discussed the following:

- Current existence of daily fine in ordinance
- Process used by surrounding communities

[Trustee Woiwode re-entered at 8:00 p.m.]

D. Wall Signs in Commercial Districts

Director Kieselbach introduced modifications to the Code of Ordinances as outlined in staff memorandum.

Board members and staff discussed the following:

- Removal of proposed ground light language due to conflict with current lighting ordinance
- Definition of rewrite to mean simplification through update process
- ZBA letter as prompt for modification(s)
- Staff and attorney recommendation to proceed

The consensus of the Board was to direct staff to rewrite all sections of the sign regulations.

E. Essential Wetland Determination, Sierra Ridge Subdivision

Director Kieselbach gave an overhead presentation as outlined in staff memorandum.

Board Members discussed the following:

- Board determination if wetland is essential
- Essential determination would predicate requirement for wetland use permit
- Ordinance requires Board determination
- Wetland consultant criteria
- Board policy of discussion prior to action
- Board discussion as allowance of additional public input

12. VISION SESSION/ENDS⁰: 'Mixed Use' Board Discussion

Supervisor McGillicuddy stated input has been received from numerous visitors regarding mixed-use opportunities. She indicated the Board needs to make a decision on how best to proceed on this issue. Supervisor McGillicuddy inquired of Director Kieselbach if he could obtain pictures of a village-style development.

Director Kieselbach responded that they could be procured, but felt the issue is that each Board member has a different perspective. What should be considered is the look; dated v modern design. The idea is to pick the area first and then work within the area to make the design work. The Board will struggle with

the broad issue of one area, several areas and what is the best way to accomplish the goals in that area. One of the suggestions from Williams & Works that the Board may wish to consider is similar to the Greenspace. The Board would decide on a work program for each area before the ordinance was put in place, taking into consideration options for design standards, setback standards and whether it would be accomplished through a planned unit development, overlay district, performance guarantees, uses by right, etc.

Board Members discussed the following:

- Initial focus on redevelopment
- Encouragement of redevelopment through mixed-use concept in downtown Haslett and Okemos and areas along older section(s) of Grand River
- Multi-use in other areas of the Township (e.g., Cinema Complex on M-78)
- Proposal from Williams & Works, cost and funding for this proposal
- Focus groups for public input
- Mixed-use ordinance
- Overlay district
- Request existing ordinances from other communities
- Staff as facilitator of preliminary work
- Design variance within Township
- Ability in ordinance for developer to request rezoning for multi-use
- Existing example of mixed-use in downtown Okemos and downtown Haslett
- Pilot program
- Committee formation of citizenry and developers for each mixed-use area
- Main Street Program funding preference for communities where committee infrastructure is in place
- Staff to begin process of writing flexible overlay district ordinances which would apply to downtown Okemos, downtown Haslett and Grand River
- Acceptance of request for overlay district in new construction development
- Mixed-use in central core from prospective standpoint
- Samples in packet indicate fostering individual businesses or buildings for redevelopment as opposed to big buildings

13. PUBLIC REMARKS

Supervisor McGillicuddy opened Public Remarks.

No one spoke.

Supervisor McGillicuddy closed Public Remarks.

14. POSSIBLE CLOSED SESSION

Treasurer Hunting moved that the Township Board go into closed session for the purposes identified in Section 8 of the Open Meetings Act including, but not limited to, settlement negotiations regarding a lawsuit and potential land purchase. Seconded by Trustee Brixie.

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

Supervisor McGillicuddy recessed the meeting at 8:31 P.M.

The Board adjourned to the Upstairs Conference Room for a closed session.

Trustee Brixie moved to return to open session. Seconded by Trustee Stier.

CHARTER TOWNSHIP OF MERIDIAN, REGULAR MEETING, APRIL 1, 2003 *Approved*

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

Supervisor McGillicuddy reconvened the meeting at 9:44 P.M.

**Trustee Brixie moved to direct the Township Manager to go forward as discussed in closed session.
Seconded by Trustee Stier.**

VOICE VOTE: Motion carried 5-2. (Clerk Helmbrecht, Trustee Woiwode)

**Trustee Brixie moved to direct the Township Attorney to go forward as discussed in closed session.
Seconded by Trustee Such.**

VOICE VOTE: Motion carried 7-0.

15 ADJOURNMENT

Supervisor McGillicuddy adjourned the meeting at 9:47 P.M.

SUSAN MCGILLICUDDY
TOWNSHIP SUPERVISOR

MARY M. G. HELMBRECHT
TOWNSHIP CLERK

Sandra K. Otto, Acting Secretary