

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE JUNE 16, 2009 WORK SESSION**

The meeting was called to order by Supervisor Brenda L. Stumbo at approximately 5:00 p.m. in the Ypsilanti Township Civic Center Board Room, 7200 S. Huron River Drive, Ypsilanti Township.

Members Present: Supervisor Brenda L. Stumbo, Clerk Karen Lovejoy Roe, Treasurer Larry Doe, Trustees Jean Hall Currie, Stan Eldridge, Mike Martin and Dee Sizemore

Members Absent: None

Legal Counsel: Wm. Douglas Winters

UTILIZING CITIZEN SATISFACTION SURVEYS

Supervisor Stumbo briefly summarized SEMCOG's article regarding Cobalt, a community research agency that developed citizen satisfaction surveys. She said detailed information would be provided to the Board for their consideration if the Board was interested. Board Members expressed their interest in surveying the community.

REVIEW AGENDA

Supervisor Stumbo reviewed the Board agenda and more detailed information was provided for the following items:

ATTORNEY REPORT

- A. REQUEST AUTHORIZATION TO INITIATE LEGAL ACTION IN WASHTENAW COUNTY TO ABATE PUBLIC NUISANCE AS A RESULT OF MULTIPLE TOWNSHIP ORDINANCE VIOLATIONS INCLUDING DEMOLITION OF BUILDING FOR PROPERTY LOCATED AT 1447 HOLMES (FORMER BULLS EYE MARKET)**

- B. REQUEST AUTHORIZATION TO INITIATE LEGAL ACTION IN WASHTENAW COUNTY TO ABATE PUBLIC NUISANCE AS A RESULT OF MULTIPLE TOWNSHIP ORDINANCE VIOLATIONS INCLUDING DEMOLITION OF UNATTACHED BARN FOR PROPERTY LOCATED AT 1343 E. FOREST AVENUE**

Attorney Winters provided a brief summary regarding the public nuisances located at 1447 Holmes Road and 1343 E. Forest Avenue.

**CHARTER TOWNSHIP OF YPSILANTI
JUNE 16, 2009 WORK SESSION MINUTES
PAGE 2**

C. REQUEST AUTHORIZATION TO SUPPORT FILING OBJECTIONS ON BEHALF OF YPSILANTI TOWNSHIP, WAYNE AND WASHTENAW COUNTIES IN UNITED STATES BANKRUPTCY COURT REGARDING GENERAL MOTORS AND TO INITIATE LEGAL ACTION AND TAKE WHATEVER MEASURES NECESSARY TO FILE AN EMERGENCY MOTION WITH THE BANKRUPTCY COURT FOR A PRELIMINARY INJUNCTION REQUESTING THAT NO EQUIPMENT BE REMOVED FROM THE GENERAL MOTORS WILLOW RUN-YTO POWERTRAIN FACILITY

Supervisor Stumbo provided a brief overview of the plant closing. She explained that Ypsilanti Township was a debtor in the bankruptcy, which gave the Township legal standing. She stressed that the Township did not want the jobs to go to Mexico and that the Willow Run facility produced the transmission \$145 cheaper than the Toledo plant.

Clerk Lovejoy Roe stated Resolution 2009-15 would be done in a separate motion.

Attorney Winters provided an in-depth explanation of the pending closure of the Willow Run-YTO Powertrain facility. He stated that Wayne County had intended to file objections to the sale or at least challenge the business judgment decision. Ypsilanti Township, Washtenaw County and Van Buren Township may be asked to join the proceedings and to do so would require an attorney with the appropriate certification to access the bankruptcy court. Attorney Winters stated that Attorney Steve Matta had the certification necessary to file the joinder. He stated the bondholders had filed objections to stop the removal of equipment so it was not necessary for the Township to file an injunction. Attorney Winters said Resolution No. 2009-15 explained it all.

Supervisor Stumbo asked the Board's consideration for adding Resolution No. 2009-15 to the agenda. The Board agreed.

Attorney Winters recommended the motion include any other necessary legal pleadings that are needed and not be limited to just the objections.

NEW BUSINESS

1. BUDGET AMENDMENTS #6

Clerk Lovejoy Roe stated the three full-time officials had met with Department Heads to identify dollars that could be cut from the 2009 Budget due to the \$187,000 cut in State Revenue Sharing and a couple of areas where there were revenue shortages. The budget amendment was the result of those cuts.

Supervisor Stumbo stated there could be another cut in the State Revenue Sharing.

2. 2009/10 YPSILANTI AREA CHAMBER OF COMMERCE COMMUNITY PROFILE AND BUSINESS DIRECTORY AD IN THE AMOUNT OF \$795.00, BUDGETED IN LINE ITEM #101.267.000.900.000

**CHARTER TOWNSHIP OF YPSILANTI
JUNE 16, 2009 WORK SESSION MINUTES
PAGE 3**

Supervisor Stumbo explained that this item normally would not be presented to the Board but due to the recent budget cuts, she felt the Board should make the decision. She suggested reducing the ad size, which would cut the amount in half. The Board agreed to an amount not to exceed \$400.

4. RECOMMENDATION TO PARK COMMISSION TO NAME INTERNAL STREET IN FORD HERITAGE PARK BRICE BOULEVARD, IN HONOR OF DELORES BRICE

Supervisor Stumbo stated she recently learned a previous Board had promised the Brice family that the park would be named after Delores Brice. She explained that was not an option because the land was purchased with grant dollars but the Board could name a street in her honor.

Clerk Lovejoy Roe provided a brief background of Delores Brice's role in Ypsilanti Township obtaining Ford Heritage Park. Discussion followed.

Attorney Winters explained the authority to name a park or features in a park was given to the Township Board by state statute and not the Park Commission. He said it was appropriate for the Park Commission to make recommendations and to have an advisory role in decisions made by the Township Board. Discussion followed.

Supervisor Stumbo stated this item would be addressed with a motion by the Board and she asked the Park Commission to forward the naming policy they had developed.

5. WASHTENAW COUNTY POLICE SERVICES CONTRACT EXTENSION THROUGH DECEMBER 31, 2010

Supervisor Stumbo provided a brief overview of the extension.

6. REQUEST TO WAIVE FINANCIAL POLICY TO ALLOW THOMAS PREHODA, P.E. TO COMPLETE STABILITY AND RAPID DRAWDOWN ANALYSES FOR FORD LAKE DAM IN THE AMOUNT OF \$5,760.00, BUDGETED IN LINE ITEM #252.252.000.801.000

Jeff Allen, Residential Services Director explained the Rapid Drawdown Analyses was a FERC requirement.

7. REQUEST TO RETAIN OHM FOR DESIGN AND BID OF A PEDESTRIAN CROSSING ACROSS S. HURON RIVER DRIVE TO ALLOW ACCESS TO FORD HERITAGE PARK FROM FORD LAKE HEIGHTS AND ACROSS TEXTILE ROAD TO ALLOW ACCESS TO FORD HERITAGE PARK FROM THE PRESERVES IN THE AMOUNT OF \$6,300.00, BUDGETED IN LINE ITEM #212.970.000.997.000

Jeff Allen, Residential Services Director stated his request had changed to retaining OHM for permit application assistance in the amount of \$700. He said Doan Construction had agreed to do the work, the Washtenaw County Road Commission

**CHARTER TOWNSHIP OF YPSILANTI
JUNE 16, 2009 WORK SESSION MINUTES
PAGE 4**

would do the striping and OHM would help with the permitting process. Discussion followed.

6. 1ST READING RESOLUTION NO. 2009-13, PROPOSED ORDINANCE NO. 2009-392, REGULATING PHOSPHORUS FERTILIZER

Supervisor Stumbo stated the Water Conservation Advisory Commission supported adoption of the resolution.

9. 1ST READING RESOLUTION NO. 2009-18, PROPOSED ORDINANCE NO. 2009-395, AMENDING FRONT YARD SETBACKS AND LOT COVERAGE REQUIREMENTS

Joe Lawson, Planning and Development Coordinator stated many of the homes in the older, more established neighborhoods did not meet the 25-foot setback, which currently prohibited any type of addition. He briefly explained the proposed changes. Discussion followed.

10. WASHTENAW COUNTY AGREEMENT – NEIGHBORHOOD STABILIZATION PROGRAM (NSP) FOR DEMOLITION OF BLIGHTED PROPERTIES

Supervisor Stumbo stated Ypsilanti Township had been awarded \$200,000 from the Federal Neighborhood Stabilization Program for demolition of blighted vacant or foreclosed buildings in low to moderate-income areas.

Mike Radzik asked the Board to approve the agreement contingent upon attorney review. He explained this was part of the Federal Stimulus Package and the Township had fifty potential projects where the funds could be applied.

11. SUPPLEMENTAL SECOND AGREEMENT WITH WASHTENAW COUNTY ROAD COMMISSION FOR CDBG FUNDED ROAD IMPROVEMENTS

Supervisor Stumbo listed the roads included in the agreement and stated the improvements would be completed with grant funds. She said that Ypsilanti Township was the first community to utilize Urban County dollars for roads.

Mr. Radzik said depending on the bids, there was a possibility of \$50,000 in additional funding. Discussion followed.

12. WASHTENAW COUNTY AGREEMENT – 2008-09 CDBG CODE ENFORCEMENT FOR EXPANSION OF RENTAL HOUSING INSPECTION PILOT PROGRAM

Supervisor Stumbo explained there was a contract with Washtenaw County for last year for the pilot program and this agreement was for \$62,000.

**CHARTER TOWNSHIP OF YPSILANTI
JUNE 16, 2009 WORK SESSION MINUTES
PAGE 5**

Mike Radzik stated this was the second year of a three-year grant program for the Rental Inspection Pilot Program. The original pilot program was for the West Willow and Sugarbrook neighborhoods. The second year of the program would focus on the Holmes Road, Ford Boulevard and Ecorse Road, east of Harris Road area. He said the first year of the program was very successful.

13. SET PUBLIC HEARING DATE:

- A. TUESDAY, JULY 21, 2009 AT APPROXIMATELY 7:00 P.M. TO HEAR REQUEST OF SENSITILE (ANUTTARA LLC), LOCATED AT 1735 HOLMES ROAD IN YPSILANTI TOWNSHIP, FOR THE CREATION OF AN INDUSTRIAL DEVELOPMENT DISTRICT**

Supervisor Stumbo explained that Sensitile qualified for a tax abatement but an Industrial Development District needed to be created. She stated creating this district would encourage future economic development and provide more jobs for people in our area.

AUTHORIZATIONS AND BIDS

Clerk Lovejoy Roe provided a brief overview of the requests.

ADJOURNMENT

The meeting adjourned at approximately 6:30 p.m.

Respectfully submitted,

Karen Lovejoy Roe, Clerk
Charter Township of Ypsilanti