

CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING

Supervisor Stumbo called the meeting to order 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 Lovejoy Roe, Treasurer Doe, Trustees: Monica Ross-Williams

Members Absent: Trustee Eldridge, Trustee Jarrell Roe, and Trustee Wilson

Legal Counsel: Wm. Douglas Winters

1. PRESENTATION ON WASHTENAW COUNTY SOLID WASTE PLAN
.....JEFF KRCMARIK, BOARD OF PUBLIC WORKS

No one was present to do this presentation.

2. AAATA PRESENTATION.....LAURENCE KRIEG

Laurence Krieg explained an overview on what has changed since the Township became a member of AAATA instead of a purchaser of service. Mr. Krieg stated that the current millage will expire at the end of 2018 and there will be a renewal on the ballot. He explained the benefits through a slide presentation. Mr. Krieg said that all the goals that were set with the last millage have been met. He said with the increase of services they continue to have an increase in ridership and said these services are worth continuing in the community. Mr. Krieg said they have a good transit system but he wants it to continue and bring it up to excellence. He said the Express Route was a good idea but AAATA did not consult the people who would use this route and therefore the schedule for this service is not conducive when riders need it. (see attached presentation)

3. TYLER DAM UPDATEMICHAEL SARANEN

Michael Saranen, Hydro Operator gave an update on the Tyler Dam Project that the township contracted for in conjunction with the YCUA Bridge Trussel Replacement Project. He said the work was completed but the contract is still open

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 2**

for some extras they are working on resolving. Mr. Saranen said a meeting was scheduled with YCUA to resolve the costs. He said the ownership of the Dam has been transferred to the Washtenaw County Resource Commissioner so the township would no longer be required to do any of the maintenance on the dam. Supervisor Stumbo asked about the two invoices that we have questions on and Mr. Saranen stated the meeting had to be rescheduled and he has not received a new date. Mr. Saranen stated that as far as he was concerned our part of this project was completed.

4. AGENDA REVIEW.....SUPERVISOR STUMBO

A. MINUTES OF THE FEBRUARY 20, 2018 WORK SESSION AND REGULAR MEETING

B. STATEMENTS AND CHECKS

1. STATEMENTS AND CHECKS FOR MARCH 6, 2018 IN THE AMOUNT OF \$885,302.60

1. BUDGET AMENDMENT #5

Clerk Lovejoy Roe reviewed Budget Amendment #5. Supervisor Stumbo stated that one item was for a Parks and Recreation Grant that we applied for last year. She said this Grant was to finish the pathway on Grove Road to Snow Road and the pathway would also connect to Rawsonville Elementary School.

2. RESOLUTION 2018-06, APPROVAL OF THE WASHTENAW COUNTY SOLID WASTE MANAGEMENT PLAN 2017 AMENDMENT

Supervisor Stumbo said she would like to table this until they can give a presentation to the Board. She stated this resolution was a change in the solid waste plan for Washtenaw County. Supervisor Stumbo stated the goal was to see if there could be a regional way for all the municipalities to participate together in recycling.

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 3**

3. REQUEST OF MICHAEL SARANEN, HYDRO OPERATIONS FOR APPROVAL OF A PROFESSIONAL SERVICES QUOTE FROM JAMES LEFFEL AND COMPANY FOR A REPLACEMENT RUNNER SHAFT BEARING, RUNNER SHAFT AND BOLTS FOR RUNNER #2 IN THE AMOUNT OF \$110,669.00 BUDGETED IN LINE ITEM #252-252-000-977-000

Michael Saranen, Hydro Operator explained the runner shaft bearing that must be replaced.

4. REQUEST AUTHORIZATION TO POST AND FILL FINANCE COORDINATOR POSITION FOR 14-B DISTRICT COURT

Treasurer Doe asked about the temporary position that was currently at 14-B Court and when would that position be eliminated. Magistrate Nelson stated that would be up to Judge Pope since it was in his court. Treasurer Doe said he would have a hard time voting yes on this new Finance Coordinator position until the temporary position was resolved. Supervisor Stumbo stated that could be a condition in the motion to approve the new finance position.

5. REQUEST AUTHORIZATION TO POST AND FILL ECONOMIC DEVELOPMENT DIRECTOR POSITION

Supervisor Stumbo stated this position was discussed at a previous work session. Trustee Ross-Williams asked if the Board would meet with the candidates. Karen Wallin, Generalist said this position would have a couple rounds of interviews and Mr. Carlisle and another employee from his company have offered to sit on the panel for the first round of interviews. She said that round would narrow the candidates down to two or three for a second round of interviews with the full time officials. Trustee Ross-Williams asked if they get down to two candidates could they at least introduce themselves to the Board. Supervisor Stumbo stated the policy states when a Director is hired the three full time officials would do interviews and provide a final recommendation to the whole board. She said Trustee Eldridge had suggested asking Carlisle Wortman to lead the interview process and the other person would be Luke Bonner. She said both would be on the panel along with Karen Wallin for the first round. She said then they would

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 4**

bring the top two or three candidates for the second interview. Supervisor Stumbo said we would bring everything back to the Board before anyone was offered the position. Trustee Ross-Williams stated she was glad the salary was changed from \$70,000.00 to a range of \$70,000.00 to \$100,000.00. Ms. Wallin stated that would be based on experience and qualifications.

6. REQUEST APPROVAL FOR PRELIMINARY SITE PLAN AND SPECIAL LAND USE APPROVAL FOR INSTALLATION AND OPERATION OF A PROPOSED 150 FOOT UNMANNED TELECOMMUNICATIONS FACILITY WITHIN A 10,000 SQUARE FOOT LEASED AREA LOCATED AT 6400 TEXTILE RD, PARCEL ID# K-11-29-200-028

Charlotte Wilson, Planning and Development Coordinator explained the request for a cell tower that would be erected at 6400 Textile Road. She said if the Board approves the request tonight she would suggest they be more specific with required conditions when discussing the design treatments to minimize distractions because she feels the Planning Commission did not address this section with as much detailed as needed.

Clerk Lovejoy Roe asked Ms. Wilson if she could change the request to include the conditions that she suggested for the regular meeting. She also asked Fred Low if he would have problems with the suggested conditions. Mr. Fred Low, Chaille Tower Consultants, representing PI Tower Developments stated he does not have problems with the conditions that Charlotte Wilson suggested. Mr. Low said he had the lighting specifications, which was one of the conditions. Clerk Lovejoy Roe suggested either to table it for the next meeting or Ms. Wilson could re-word the request with the conditions for the regular board meeting tonight.

Attorney Winters wanted to make sure the bond removal for the tower was in the documents and said in the past we had a \$25,000.00 bond that would be on file if for some reason the cell tower was no longer needed there would be a bond in place to make sure it would be taken down. Mr. Low said they call it a removal bond and once they receive approval on zoning, they would issue the removal bond.

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 5**

7. REQUEST APPROVAL OF ECONOMIC DEVELOPMENT ADVISORY SERVICES AGREEMENT WITH BONNER ADVISORY GROUP FOR SERVICES IN AN AMOUNT OF \$150.00 PER HOUR BUDGETED IN LINE ITEM #101-956-000-801-000

Supervisor Stumbo explained that Luke Bonner gave a presentation to the Board when we were thinking we would contract services for economic development. She said it has been recommended to hire a full time person for this position. She said this request was for Mr. Bonner's services on a case-by-case basis. She said he would be available to help us with ACM, work with our legal team if needed, do interviews for us, and any other special projects that we need assistance with.

AUTHORIZATION AND BIDS

1. REQUEST OF TRAVIS MCDUGALD, IS MANAGER TO SEEK A REQUEST FOR PROPOSALS FOR A PREFERRED NETWORK CABLE INSTALLER

Travis McDugald was not present.

2. REQUEST OF CARL GIRBACH FOR AUTHORIZATION TO PURCHASE A NEW BOBCAT SKID STEER WITH MIDEAL PRICING CONTRACT #071B7700088 IN THE AMOUNT OF \$68,000.00 BUDGETED IN LINE ITEM #101-265-000-977-000

Carl Girbach, Special Projects stated a Bobcat Skid Steer cuts down on hand labor. He said they use to have three employees shovel for an 1 ½ hours and now the only hand labor needed took about 10 minutes for snow removal with the steer. He said everything else would be done with a skid steer and plow trucks. He said he would like to sell the one they have at the golf course, take the steer we were using to the Community Center for winter maintenance and in the summer the golf course can use it to load sand for repairs to the greens. Mr. Girbach said with two skid steers they would be more efficient with snow removal.

**CHARTER TOWNSHIP OF YPSILANTI
 MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
 PAGE 6**

3. REQUEST OF CARL GIRBACH FOR AUTHORIZATION TO PURCHASE THE FOLLOWING VEHICLES WITH MIDEAL PRICING IN THE TOTAL AMOUNT OF \$180,179.00 BUDGETED IN LINE ITEM #595-595-000-985-000

Carl Girbach, Special Projects said the trucks were old and in need of repairs. He said the reason he wanted small trucks was so they could drive them on the boardwalk at North Bay. He said the ultimate goal would be to purchase a Gator. Supervisor Stumbo stated a Gator would help with the bees. Clerk Lovejoy Roe stated the boardwalk at North Bay was in bad condition. Mr. Girbach said they did a lot of maintenance last fall but it still needs a lot of work.

DESCRIPTION	DEPARTMENT	PRICE	MIDEAL CONTRACT#
F-150 4X2 6' BED	PARK RANGER	\$23,205.00	#LDT-0083
F-150 4X2 6' BED	RSD	\$23,205.00	#LDT-0083
F-150 4X2 6' BED	RSD	\$23,205.00	#LDT-0083
F-150 4X2 8' BED	RSD	\$23,505.00	#LDT-0083
F-250 4X2 8' BED	RSD	\$25,175.00	#LDT-0087
F-250 4X2 8' BED	RSD	\$25,175.00	#LDT-0087
F-250 4X4 W/VEE PLOW	SHERIFF	\$36,709.00	#3298-0092

4. REQUEST OF CARL GIRBACH FOR AUTHORIZATION TO AUCTION VARIOUS EQUIPMENT ITEMS LISTED IN HIS FEBRUARY 27, 2018 MEMO TO THE TOWNSHIP BOARD. (see attached)

Carl Girbach, Special Projects stated they like to auction the trucks before they get too many miles on them so they would still have a good resale value.

OTHER BUSINESS.....BOARD MEMBERS

Supervisor Stumbo stated that since Travis McDugald was present we would go back to his request.

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 7**

1. REQUEST OF TRAVIS MCDUGALD, IS MANAGER TO SEEK A REQUEST FOR PROPOSALS FOR A PREFERRED NETWORK CABLE INSTALLER

Travis McDugald, IS Manager stated that this request was to meet the township needs for network cable installation. He said they have had situations where they needed something done and they had to go out and get bids and it was time consuming. Mr. McDugald said this request would allow installation for anything under \$7,500.00.

Supervisor Stumbo asked when there would be wireless capability throughout the building. He said Wi-Fi should be well taken care of in this building but for Verizon, AT&T, and Sprint. He said he was still working on some details with a potential partner to improve our coverage and get the cost down.

ATTORNEY REPORT

A. GENERAL LEGAL UPDATE

Attorney Winters stated Supervisor Stumbo, Michael Radzik, Bill Elling and himself met with the Superintendent of Ypsilanti Community Schools, Dr. Edmundson and Director of Facilities, Mr. Burgess to discuss the abandoned elementary schools in Ypsilanti Township. He said that once Dr. Edmundson saw the pictures we had of the buildings and the conditions they were in he vowed to take action. Attorney Winters said it was stressed to them the urgency to take care of it this spring. He said the cost to demolish these buildings was about 50% less than they had anticipated it would cost two years ago. Michael Radzik and Bill Elling will help Ypsilanti Community Schools through the process making sure their contractor follows all the townships' established protocols. Attorney Winters said because there were a number of other issues, which involved the Township and Ypsilanti Community Schools, it would be a good idea in the coming months to meet on a regular basis to discuss them. Attorney Winters said they discussed keeping the township informed when they are leasing out their buildings to other entities. He said we should be aware to make sure they were compliant with building codes and zoning ordinances. Attorney Winters also shared that many in the township feel the Willow Run history was not being preserved in the new community school

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 8**

district. He said he told Ypsilanti Community Schools many people attended Willow Run Public Schools and were very proud of their history.

Attorney Winters stated two payments were received from Clark East Towers. He said one was a payment in lieu of taxes and there was still questions why they were showing a high vacancy even after the renovation. He said the letter he received today stated they only have one vacancy. He said the second check they received was for the Township, only to help offset additional cost incurred by the Township for Fire and Police.

Attorney Winters stated they were nearing the end of the Teamsters negotiations. He said they will soon be starting the negotiations with AFSCME both for the Township and 14B Court.

Attorney Winters stated he along with Supervisor Stumbo, Clerk Lovejoy Roe, Brian McCleery, Linda Gosselin, and Angela King attended a meeting with ACM. He said the meeting was to review ACMs' numbers as to what they believe was the basis for the Pilot Payment that was due to Ypsilanti Township. He said we are still going through their numbers but have identified some areas they acknowledged and now it requires a new certificate to be filed. He said there was additional information that was relevant and critical in determining the accurate basis for the Pilot Payment and many of the issues were still up in the air. He said we would proceed in a cooperative manner with ACM but there was a process we would follow in the event we cannot reach an agreement. He said we are not at that stage but we are continuing to do our due diligence because we have told our residents and our taxpayers at the beginning of the process, that the ACM project would be great for Ypsilanti Township. Attorney Winters said it was still great for the Township but at the same time there was also some obligations that ACM was required to meet that would insure the Townships' tax base would benefit from this development. He said at this point we have not reached an agreement in regards to their numbers but we would follow the process and he hoped we would reach an agreement.

**CHARTER TOWNSHIP OF YPSILANTI
MINUTES OF THE TUESDAY, MARCH 6, 2018 WORK SESSION MEETING
PAGE 9**

Trustee Ross-Williams said she had an opportunity to speak to Mr. Tooson, Ypsilanti-Willow Run Branch First Vice President of the NAACP, who spoke at our February 20, 2018 meeting. Trustee Ross-Williams stated that after she spoke to Mr. Tooson about his concerns, she wanted to express her disappointment regarding the statements that were allegedly written by Park Commissioner Chair, Stuart Collis.

Supervisor Stumbo stated that Mr. Tooson never gave the Board anything written and Trustee Ross-Williams said she has copies of the information. Trustee Ross-Williams stated she spoke with Mr. Collis and he was given a copy of the statements and was supposedly going to speak on it at our last meeting but he did not.

Work session adjourned at 6:50PM

Respectfully Submitted,

Karen Lovejoy Roe, Clerk