

**CHARTER TOWNSHIP OF COMMERCE  
REGULAR BOARD OF TRUSTEES MEETING**

*Tuesday, September 14, 2004*

2840 Fisher Avenue

Commerce Township, Michigan 48390

**CALL TO ORDER:** Supervisor Thomas Zoner called the meeting to order at 7:00 p.m. and introduced the members of the Board.

**PLEDGE OF ALLEGIANCE TO FLAG**

**ROLL CALL:** Present: Thomas K. Zoner, Supervisor  
Sandra Abrams, Clerk  
Susan Gross, Treasurer  
Robert J. Long, Trustee  
Cheryl Magalski, Trustee  
Daniel Munro, Trustee  
Rick Sovel, Trustee

Also Present: Phillip Adkison, Township Attorney  
Loren Crandell, Giffels-Webster Engineers  
Jay James, Giffels-Webster Engineers  
Christina Michaels, Township Attorney

**APPROVAL OF MINUTES**

**MOTION** by Abrams, supported by Gross, to approve the Regular Township Board Meeting minutes of August 10, 2004 and the Special Board Meeting minutes of August 31, 2004, as written. **MOTION CARRIED UNANIMOUSLY**

**COMMUNICATIONS:**

Received and filed

**PRESENTATIONS:**

Gloria Engel, Deputy Treasurer – Presented by Patrick Dohany, Oakland County Treasurer

Lakes Area Youth Assistance – Presentation by Deborah Lindsey and Linda Hinckley

**PETITIONS**

None

**DIRECTOR REPORTS**

Joseph Schornack, Fire Chief

Todd Martin, Fire Marshall

Lt. Dennis Davis, Oakland County Sheriff's Department - absent

Giffels-Webster Engineering Report

Constance Guest, Planning Director

Jeffrey Bowdell, Building-Zoning Director

Kathleen Pogarch, Assessing Director

Kelly Knight, Senior and Community Services Director

**ITEM 1:9-14 APPROVAL OF AGENDA**

**MOTION** by Sovel, supported by Abrams, to approve the Agenda.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 2:9-14 PUBLIC COMMENTS**

Glen Short, 5148 Driftwood Drive – thanked the Board for getting a traffic light at Carey Road.

Phillip Adkison, Township Attorney introduced two members of his staff; Judy Phifer and Lisa Hamameh.

**ITEM 3:9-14 BOARD APPOINTMENTS**

**A. Robert McGee, Reappointment to the Planning Commission, for a 3-year term to expire 9-14-07.**

**MOTION** by Abrams, supported by Gross, to reappoint Robert McGee to the Planning Commission for a 3-year term ending September 14, 2007.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 4:9-14 PUBLIC HEARINGS**

None

**ITEM 5:9-14 CONTRACTS AWARDS AND AGREEMENTS**

**A. Municipal Credit Contract Fiscal Year 2005**

**MOTION** by Gross, supported by Abrams, to approve the Municipal Credit Contract Fiscal Year 2005 and the Waiver of Right to Municipal Credits.

**MOTION CARRIED UNANIMOUSLY**

**B. Environmental Site Assessment**

**MOTION** by Gross, supported by Abrams, to approve the Environmental Site Assessment to McDowell & Associates at an amount not to exceed \$2,750.00, funds to come from the ISTEPA Grant. **MOTION CARRIED UNANIMOUSLY**

**C. Intergovernmental Agreement with Wolverine Lake**

Christina Michaels, Township Attorney explained the agreement.

**MOTION** by Gross, supported by Abrams, to approve the Resolution Authorizing Approval of Agreement to Transfer Authority to Acquire Property Interests to the Charter Township of Commerce for the Central West Water Main Project (Village of Wolverine Lake). **MOTION CARRIED UNANIMOUSLY**

**ITEM 6:9-14 INTRODUCTIONS**

**A. An Amendment to Ordinance No. 55, the Charter Township of Commerce an Ordinance to Amend Article XIII of the Zoning Ordinance of Charter Township of Commerce to be known as Ordinance 55-04-166.**

**MOTION** by Munro, supported by Abrams, to Introduce Charter Township of Commerce an Ordinance to Amend Article XIII, B-4 Restricted General Business District, to be known as Ordinance 55-04-166 and to give publication in the manner prescribed by law and bring back for Adoption.

**ROLL CALL VOTE**

**AYES:** Abrams, Sovel, Magalski, Munro, Gross, Zoner

**NAYS:** Long

**MOTION CARRIED**

**B. An Amendment to Ordinance No. 28, the Charter Township of Commerce Omnibus Penal Code, to be known as Ordinance 28-04-02.**

**MOTION** by Sovel, supported by Munro, to Introduce Charter Township of Commerce an Ordinance to Amend Ordinance No. 28-96-1, Omnibus Penal Code, to be known as Ordinance 28-04-02 and to give publication in the manner prescribed by law and bring back for Adoption.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 7:9-14 ADOPTIONS**

**A. An Amendment to Ordinance No. 57, the Charter Township of Commerce Appearance Tickets Ordinance, to be known as Ordinance No. 57-04-05.**

Christina Michaels, Township Attorney reviewed the Ordinance.

**MOTION** by Sovel, supported by Abrams, to Adopt Charter Township of Commerce an Amendment to Ordinance No. 57, Appearance Tickets Ordinance, to be known as Ordinance No. 57-04-05 and to give publication in the manner prescribed by law. **MOTION CARRIED UNANIMOUSLY**

**ITEM 8:9-14 SITE CONDOMINIUMS AND PLATS**

None

**ITEM 9:9-14 CONSENT AGENDA**

**A. Appointment of Lakes Area Youth Board Member**  
**B. Additions to Bank Depositories**

**MOTION** by Abrams, supported by Sovel, to approve the Resolution of the Township Board of the Charter Township of Commerce Approving Consent Agenda.

**ROLL CALL VOTE**

**AYES:** Abrams, Sovel, Long, Magalski, Munro, Gross, Zoner

**NAYS:**

**MOTION CARRIED UNANIMOUSLY**

**ITEM 10:9-14 PURCHASES**

**A. Front Page Software**

Rick Sovel explained another alternative for the licensing system.

**MOTION** by Abrams, supported by Sovel, to approve up to \$450.00 for software and licensing to update and run the Township Web Page. Funds to come from the General Fund Fund Balance. **MOTION CARRIED UNANIMOUSLY**

**B. Fire Department Air Compressor**

Joseph Schornack, Fire Chief gave an update on the purchase of an air compressor.

**MOTION** by Sovel, supported by Abrams, to authorize up to \$12,000.00 for the purchase of one air compressor from Air Source One. Funds to come from the General Fund Fund Balance and reimburse from the 2005 Fire Department Budget. **MOTION CARRIED UNANIMOUSLY**

**ITEM 11:9-14 OLD BUSINESS**

**A. Consent Judgment**

Phillip Adkison, Township Attorney gave an update. Architectural plans were shown.

No action taken.

**B. Richardson Senior Center Policies – Tabled August 10, 2004**

Remain on the table.

**C. Community Center Appointments – Tabled August 10, 2004**

Remain on the table

**D. Emergency Preparedness – No Action Taken August 10, 2004**

No action taken.

**E. Oakland County Generator Pricing – Tabled August 10, 2004**

Remain on the table

**F. Walled Lake Consolidated Schools Traffic Light for Northern High School – Tabled August 10, 2004**

Remain on the table

**G. McLeod Telecommunication Permit Application**

Lisa Hamameh of Adkison, Need & Allen, P.L.L.C. stated that adequate proof of insurance has not been submitted, therefore she recommends denial.

**MOTION** by Abrams, supported by Sovel, to deny McLeod Telecommunication Permit Application, Inc. due to failure to supply adequate certificate of insurance.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 12:9-14 NEW BUSINESS**

**A. Richardson Senior Center Staffing**

Kelly Knight, Senior and Community Services Director gave an update on Richardson Center staffing.

**MOTION** by Sovel, supported by Gross to enter into negotiation with the union to create a part time position as an assistant to the Senior and Community Services Director. Hours shall be less than 20 hours per week with no benefits.

**ROLL CALL VOTE**

**AYES:** Abrams, Sovel, Long, Magalski, Munro, Gross

**NAYS:** Zoner

**MOTION CARRIED**

**ITEM 12:9-14 NEW BUSINESS (new business)**

**B. Budget Amendment for Building Department**

Jeffrey Bowdell, Building-Zoning Director explained the budget amendment.

**MOTION** by Gross, supported by Munro, to approve the Budget Amendment for the Building Department as follows: Personnel Costs to Building Department as submitted (\$362,988.80) from the Building Fund to the General Fund; Capital Outlay as submitted with the deletion of the storage racks for \$30,000.00; and Line Item Changes, Recommended Change for the Salaries –Director (\$65,000.00) as submitted, to be effective September 12, 2004.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 13:9-14 ORDERS**

**MOTION** by Abrams, supported by Gross, to approve the Orders with the following additions and changes:

CES Electric	\$ 15.00
Charles Mcilhargey	124.92
Comcast, Walled Lake	66.80
Commerce Decker, LLC	23.10
Credit Bureau, Inc.	21.00
Damman Hardware	4.78
Lasalle Bank	1,772.48
Mcleod USA	27.86
Murray's Discount Auto Stores	77.96
Nextel Communications	678.67
Oakland County W&S	52.46
Office Express	1,832.72
Pitney Bowes, Inc.	111.93
SBC Ameritech	111.12
SCN Communications	179.95
Terminex	103.00
Utility Financial Solutions	1,125.00

**MOTION CARRIED UNANIMOUSLY**

**ITEM 14:9-14 OTHER MATTERS TO COME BEFORE THE BOARD**

Transferred monies – funds to a building fund.

**MOTION** by Gross, supported by Sovel, to move \$293,877.00 from the General Fund into a Township Improvement and Building Fund for a Township Hall.

**MOTION CARRIED UNANIMOUSLY**

Glen Short – recommended the Township provide a small literature rack for the Clean Water Act Brochures.

Loren Crandell, Giffels-Webster Engineers gave an update on the Waste Water Treatment Plant.

**ITEM 15:9-14 ADJOURNMENT**

**MOTION** by Munro, supported by Abrams, to adjourn the meeting at 9:56 p.m.

**MOTION CARRIED UNANIMOUSLY**

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Sandra Abrams, CMC  
Clerk, Charter Township of Commerce

<b>CALL TO ORDER .....</b>	<b>1</b>
<b>PLEDGE OF ALLEGIANCE TO FLAG.....</b>	<b>1</b>
<b>ROLL CALL .....</b>	<b>1</b>
<b>APPROVAL OF MINUTES .....</b>	<b>1</b>
<b>COMMUNICATIONS.....</b>	<b>1</b>
<b>PRESENTATIONS .....</b>	<b>1</b>
<b>PETITIONS (NONE).....</b>	<b>2</b>
<b>DIRECTOR REPORTS .....</b>	<b>2</b>
<b>ITEM 1:9-14 APPROVAL OF AGENDA .....</b>	<b>2</b>
<b>ITEM 2:9-14 PUBLIC COMMENTS .....</b>	<b>2</b>
<b>ITEM 3:9-14 BOARD APPOINTMENTS.....</b>	<b>2</b>
<b>ITEM 4:9-14 PUBLIC HEARINGS .....</b>	<b>2</b>
<b>ITEM 5:9-14 CONTRACTS AWARDS AND AGREEMENTS (MUNICIPAL CREDIT CONTRACT FISCAL YEAR 2005, ENVIRONMENTAL SITE ASSESSMENT), INTERGOVERNMENTAL AGREEMENT WITH WOLVERINE LAKE) .....</b>	<b>3</b>
<b>ITEM 6:9-14 INTRODUCTIONS (ORDINANCE 55-04-166, ORDINANCE 28-04-02) .....</b>	<b>3</b>
<b>ITEM 7:9-14 ADOPTIONS (ORDINANCE 57-04-05) .....</b>	<b>4</b>
<b>ITEM 8:9-14 SITE CONDOMINIUMS AND PLATS (NONE).....</b>	<b>4</b>
<b>ITEM 9:9-14 CONSENT AGENDA (APPOINTMENT OF LAKES AREA YOUTH BOARD MEMBER, ADDITIONS TO BANK DEPOSITORIES).....</b>	<b>4</b>
<b>ITEM 10:9-14 PURCHASES (FRONT PAGE SOFTWARE, FIRE DEPARTMENT AIR COMPRESSOR).....</b>	<b>4</b>
<b>ITEM 11:9-14 OLD BUSINESS.....</b>	<b>5</b>
<b>ITEM 12:9-14 NEW BUSINESS.....</b>	<b>5</b>
<b>ITEM 13:9-14 ORDERS .....</b>	<b>6</b>
<b>ITEM 14:9-14 OTHER MATTERS.....</b>	<b>7</b>
<b>ITEM 14:9-12 ADJOURNMENT.....</b>	<b>7</b>