

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

*Tuesday, August 12, 2008*

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  
Debra Kirkwood, Trustee  
Robert Long, Trustee  
Daniel Munro, Trustee

Absent: Susan Gross, Treasurer  
Rick Sovel, Trustee

Also Present: Phillip Adkison, Township Attorney  
Hans Rentrop, Township Attorney  
Jay James, Giffels-Webster Engineers

**APPROVAL OF MINUTES**

**MOTION** by Abrams, supported by Kirkwood, to approve the Regular Township Board Meeting Minutes of July 8, 2008 as submitted and the Township Board Discussion Meeting Minutes of July 22, 2008, as submitted.

**MOTION CARRIED UNANIMOUSLY**

**PRESENTATIONS:**

2007 Auditors Report - Shannon Rodriguez was present to explain the 2007 Auditors Report.

**Directors Reports:**

Todd Martin, Fire Department

Kathy Pogarch, Assessing Department

Emily England, Parks and Recreation and Senior Citizen Center

Clay Jensen, Oakland County Sheriffs Department

Jeff Bowdell, Building Inspector

**Directors Reports (continued):**

Kathleen Cassidy, Township Planner

Eric Suess, Library Director

Jay James, Giffels-Webster Engineers

Janet Bushing, Human Resources, Finance Department

**PETITIONS:**

None

**ITEM 1:8-12 APPROVAL OF AGENDA**

**MOTION** by Abrams, supported by Munro, to approve the Agenda with the following change: Move Revenue and Expenditure Report 7-31-08 from Item 14 Orders to Item 15 Other Matters.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 2:8-12 PUBLIC COMMENTS**

Glen Shore, 5140 Driftwood – He is opposed to the stores in the Downtown Development Area known as the “Walled Lake Stores” when they are located in Commerce Township. He requested the status of placing Township Ordinances on the website. Supervisor Thomas Zoner replied that he hopes to have it completed by the end of this year.

Peter Yurich 2719 Welch Road, was present with the following concerns:

- He believes that the M5 extension from Oakley Park to Pontiac Trail will be a major impact because of the amount of residents in that area. Additionally, on the current plan it shows one exit onto Welch Road and one exit onto Haggerty Road. He believes that there should be at least two to three exits onto Welch Road.
- He believes the land at the future Township Hall should be greater than 2-3 acres.
- He believes a copy of the D.D.A. handbook of new developments should be available to residents in the Downtown Development area. Eric Suess said there is a copy at the library and on the DD.A. website.
- Questioned why D.D.A. Meetings are held at 12:00 noon. Those who are employed cannot attend the meetings at this time.

Pam Jackson was present to give a background on her qualifications. She is running for Oakland County Commissioner District 7.

**ITEM 3:8-12 PUBLIC HEARINGS**

None

**ITEM 4:8-12 BOARD APPOINTMENTS**

None

**ITEM 5:8-12 CONTRACT AWARDS AND AGREEMENTS**

**A. Lakes Area Youth Assistance**

**MOTION** by Munro, supported by Abrams, to approve the Contract for Services by Lakes Area Youth Assistance for the Charter Township of Commerce from January 1, 2008 – December 31, 2008 for \$4,200.00 and authorize the appropriate signatures. Funds to come from the General Fund Fund Balance.

**MOTION CARRIED UNANIMOUSLY**

**B. Award Hydrogen Sulfide Structure Contract**

Jay James, Giffels-Webster Engineers explained the project.

No action taken

**ITEM 6:8-12 INTRODUCTIONS**

**Z08-01 An Ordinance to Amend Article II – Definitions, and Article XX – General Provisions, Section 2011 Signs, of the Charter Township of Commerce Zoning Ordinance Number 85-12-55-00, to revise requirements for wall signs, to be known as Ordinance 55-08-202.**

**MOTION** by Kirkwood, supported by Abrams, to Introduce Z08-01 An Ordinance to Amend Article II – Definitions, and Article XX – General Provisions, Section 2011 Signs, of the Charter Township of Commerce Zoning Ordinance Number 85-12-55-00, to revise requirements for wall signs, to be known as Ordinance 55-08-202 and publish and post in the manner prescribed by law.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 7:8-12 ADOPTIONS**

**A. Ordinance to Amend Ordinance 101-70-00 Cemetery Ordinance, to be known as Ordinance 101-08-01**

**MOTION** by Abrams, supported by Munro, to Adopt an Ordinance to Amend Ordinance 101-70-00 Cemetery Ordinance, to be known as Ordinance 101-08-01 and publish and post in the manner prescribed by law.

**MOTION CARRIED UNANIMOUSLY**

**ITEM 8:8-12 SITE CONDOMINIUMS AND PLATS**

None

**ITEM 9:8-12 CONSENT AGENDA**

**A. Resolution Authorizing West Nile Virus Fund Expense Reimbursement Request**

**B. Resolution recognizing the 110<sup>th</sup> anniversary of the Visiting Nurse Association of Southeast Michigan**

**MOTION** by Abrams, supported by Kirkwood, to approve the Consent Agenda.

**ROLL CALL VOTE:**

**AYES:** Abrams, Kirkwood, Long, Munro, Zoner

**NAYS:**

**ABSENT:** Sovel, Gross

**MOTION CARRIED UNANIMOUSLY**

**ITEM 10:8-12 PURCHASES**

**A. Fire Station No. 1 Concrete Repair**

**MOTION** by Zoner, supported by Abrams, to award the Fire Station No. 1 Concrete Repair to McCarthy Construction Company, Inc. for \$29,910.00.

Discussion – The Township should go back to Chuck Kummer for a resolution to the concrete that is in need of repair since he was the contractor for construction of the Fire Station approximately six years ago.

Long –is uncomfortable with Chuck Kummer overseeing this without an explanation of why the concrete is in need of repair.

**ITEM 10:8-12 PURCHASES**

**B. Fire Station No. 1 Concrete Repair (continued)**

**MOTION** by Zoner, supported by Abrams, to withdraw the previous Motion.  
**MOTION CARRIED UNANIMOUSLY**

**MOTION** by Munro, supported by Kirkwood to Table Fire Station No. 1 Concrete Repair.  
**MOTION CARRIED UNANIMOUSLY**

**C. Richardson Center Tables**

Emily England was present and recommends purchasing tables from National Business Furniture as they have a better warranty for the tables than the other bidders do.

**MOTION** by Abrams, supported by Kirkwood, to approve the purchase of 20 folding tables with a 15-year warranty from National Business Furniture for \$3,930.27. Funds to come from the Parks and Recreation Maintenance Fund.  
**MOTION CARRIED UNANIMOUSLY**

**D. Library Computers**

Eric Suess, Library Director recommends approval.

**MOTION** by Abrams, supported by Munro, to approve the purchase of five (5) new computers from Access Interactive (Quote library-DC5800 dated August 7, 2008) for the library at a total cost of \$4,195.00.  
**MOTION CARRIED UNANIMOUSLY**

**ITEM 11:8-12 OLD BUSINESS**

**A. Library Construction Approval – Tabled from 6-10-08**

This will remain on the Table.

**B. Library New Hires – Tabled from 7-8-08 – to be removed from the Table.**

Eric Suess, Library Director, was present.

**MOTION** by Abrams, supported by Kirkwood, to remove Library New Hires from the table.  
**MOTION CARRIED UNANIMOUSLY**

**MOTION** by Abrams, supported by Kirkwood, to hire one (1) full time Adult Services Librarian and two (2) Circulation Assistants for the Commerce Township Community Library.  
**MOTION CARRIED UNANIMOUSLY**

**ITEM 11:8-12 NEW BUSINESS**

**A. Outdoor Dining Request from Uptown Grill**

Kathleen Cassidy, Township Planner explained the request.

**MOTION** by Abrams, supported by Kirkwood, to approve the request of Uptown Grille to amend their Liquor License to allow outdoor dining at the restaurant. This is subject to Planning Commission approval and issuance of a building permit. **MOTION CARRIED UNANIMOUSLY**

**B. Parks and Recreation – Hawks Concession Stand**

Emily England explained the request to add an addition to the existing concession/storage building at Hickory Glen Park. Pete Lesner was present with a copy of the drawings.

No action necessary – informational only.

**C. Parks and Recreation – Maple Glen Concession Stand**

Emily England explained the request to build a new concession building at Maple Glen Park.

No action necessary – informational only.

**D. Parks and Recreation – Sponsorship Policy**

Emily England explained the Sponsorship Policy.

**MOTION** by Long, supported by Munro, to Adopt the Commerce Township Parks and Recreation sponsorship Policy. **MOTION CARRIED UNANIMOUSLY**

**E. Employee Health Care**

Material was received for review - No action necessary

**G. Consideration of Cell Tower at Fire Station No. 2**

Phillip Adkison, Township Attorney gave a review of the Cell Tower location.

Direction by the Township Board was given to Phillip Adkison to proceed with discussion on the cell tower.

**ITEM 14:8-12 ORDERS**

**MOTION** by Abrams, supported by Kirkwood, to approve the orders and add ons. **MOTION CARRIED UNANIMOUSLY**

**ITEM 15:8-12 OTHER MATTERS**

**Revenue and Expenditure Report 7-31-08 (moved from Item 14 Orders)**

Janet Bushey explained the report. Discussion followed. No action was necessary.

**CONTRACTS AND AGREEMENTS**

Jay James, Giffels-Webster Engineers passed out a list of companies with total bid prices for the Hydrogen Sulfide Structure.

**MOTION** by Long, supported by Kirkwood, to table Contracts and Agreements, Hydrogen Sulfide Structure.

**ROLL CALL VOTE:**

**AYES:** Long, Kirkwood, Munro, Abrams, Zoner

**NAYS:**

**ABSENT:** Sovel, Gross

**MOTION CARRIED UNANIMOUSLY**

**ITEM 13:8-12 EXECUTIVE SESSION**

**F. Water Tower Study (moved from Item 12 New Business)**

**MOTION** by Munro, supported by Abrams, to enter into Executive Session to discuss the purchase of property and Attorney/Client Privilege Information.

**ROLL CALL VOTE:**

**AYES:** Munro, Abrams, Kirkwood, Long, Zoner

**NAYS:**

**ABSENT:** Sovel, Gross

**MOTION CARRIED UNANIMOUSLY**

Entered into Executive Session at 9:00 p.m.

Executive Session ended at 9:25 p.m.

**ITEM 16:8-12 ADJOURNMENT**

**MOTION** by Abrams, supported by Kirkwood, to adjourn the meeting at 9:28 p.m.

**MOTION CARRIED UNANIMOUSLY**



Sandra Abrams, MMC

Clerk, Charter Township of Commerce