YANKEE SPRINGS TOWNSHIP BOARD OF TRUSTEES

August 9, 2012

2nd Public Hearing

SPECIAL ASSESSMENT MEETING
For Manitou Lane, Hill St. & Shaw Lake Dr.

District No.# 41

6:30 P.M.

Yankee Springs Township Hall 284 North Briggs Road, Middleville, Michigan 49333 Circulated Aug 30, 2012 FINAL MINUTES Approved Sept 13, 2012 As presented

MINUTES

Meeting called to order at 6:30 PM by Supervisor Al McCrumb.

Pledge of Allegiance

Roll Call: Jerkatis, J. Lippert, McCrumb, M. Cook, Schwennesen. (All present).

Staff Present: A. Jansma (Deputy Supervisor), J. Orr (Constable), D. Mousseau (Recording Secretary).

Visitors: 8 (not including staff present).

CALL TO ORDER

PLEDGE

ROLL CALL

OPENING OF PUBLIC HEARING:

Motion by J. Lippert with support of M. Cook to open the public hearing portion of the meeting. All ayes. MOTION CARRIED.

PURPOSE OF MEETING:

Supervisor McCrumb read the meeting notice that was sent to all property owners of Manitou Lane (as well as Shaw Lake Dr., and Hill St.) This was published in <u>The Sun & News</u> as well.

PUBLIC COMMENT:

Mike Hoekstra, of 1460 Manitou Lane (Joint Owner), inquired to whether or not drains would be needed. M. Hoekstra had heard rumors about this. He also wanted to know about the work scheduled to be done. Jerkatis, Treasurer, read the notice that appeared in The Sun & News: A 2" mill & fill (hot mix asphalt) would be applied for .60 miles, 18' & 20' wide. M. Cook, Trustee spoke of the curves that would go along Shaw Lake Drive that would help divert water (drainage). No drain work will be performed in this assessment. Jan Lippert, Clerk added that the cost of the curve along Shaw Lake Rd., would not be additional to the cost, (it is included in the cost/price).

Motion to open the public hearing.

PURPOSE OF MEETING

PUBLIC COMMENT

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PUBLIC COMMENT cont'd:

PUBLIC COMMENT
Cont'd

Marv Helder, of Manitou Lane, said the curve (rise along side of the road/asphalt) would be put in when the laying of asphalt occurs. Regarding this, Marv Helder commented that he had two letters signed from the homeowners on Shaw Lake Dr. and they are approving the curve. M. Helder said the residents are tired of replacing their driveways because of run-off. For the record, the names of those owners requesting the curve all the way down Shaw Lake Drive are: Barry Johnson and Dana Wilcox of 1496 Manitou Lane and Brenda Easterbrook Jenkins of 510 Manitou Lane. Both have houses at the corners of Shaw Lake Drive and Manitou Lane. The two letters will go to the Road Commission per M. Helder.

Denise VanderHeide, 1703 Manitou Lane, lives at the bottom of Hill St., and has the same run-off problem as those on Shaw Lake Drive. D. VanderHeide does not want the problem to get worse than it is now. Discussion occurred regarding the Road Commission and Brad Lamberg said that he spoke with homeowners in that particular area that were home at the time. B. Lamberg of the Road Commission plans on addressing the issue of the run-off when they are working on Hill Street. M. Helder said that he walked over the area (Hill St.) with B. Lamberg. M. Helder commented that the beauty of working with the Road Commission, is they know how to fix the problem. M. Helder will give B. Lamberg's phone number to Denise VanderHeide.

John Jerkatis, Treasurer, mentioned that the Township's role with this assessment is to be just the "money handler or financier" of the project. Jerkatis asked that those in attendance be aware that this was their project. If there are issues, Jerkatis asked that residents contact Marv Helder, who has done a lot of work on this project already, or call Brad Lamberg of the Barry County Road Commission. Al McCrumb, Supervisor, added that the township had no say in how the road is constructed or the materials used, etc. Jan Lippert, Clerk, commented that "drainage repair" had been struck from previous notices of the assessment. The assessment is only an upgrade.

Mike Hoekstra, Joint owner of cottage on Manitou Lane, lives at 11604 Barlow Lake Rd. He mentioned issues that have occurred with the catch basin in his neighborhood. He said that it hasn't been addressed by the Road Commission. It was determined that the drain is not a county drain. J. Lippert said that the township would contact the Road Commission.

Jan Lippert, Clerk, mentioned that from the last meeting of the Special Assessment District #41, the offer was made to several land owners to combine their parcels together.

Parcel #s 118-001-00 and 118-001-10 were added to #050-012-00 (The owner is R. Oudbier).

Parcel #118-032-50 was added to #050-003-00 (The owner is

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J. Lippert added that 64 parcels went to 61 parcels and J. Lippert struck out Gun Lake Area Sewer Authority bringing it down to 60 parcels and one-half was added. The one-half is owned by Larkin, Parcel #200-021-00. Total parcels equals 60.5.

Al McCrumb, Supervisor, called the township attorney, regarding GLASWA, (Gun Lake Area Sewer and Water Authority) which owns the parcel of property on Manitou Lane. The attorney advised that this parcel is a public entity paid for by public money. The attorney did not feel that public money should be paid for public improvements. He said that the more money that GLASWA spends, the more your rates will go up. He advised that the parcel be excluded from the special assessment roll. This is why this parcel was eliminated from the Special Assessment #41 District.

Clerk Lippert read the District #41 total amount of improvement commitment as \$42,783.00. Added to that is the publication costs of the ads, and the postage bringing it to a total of \$43,453.05 divided by 60.5 parcels. This comes to \$718.00 per parcel.

Marv Helder asked why there was a parcel number on the GLASWA parcel if they are not going to pay. M. Helder commented that residents of Manitou pay for the sewer service, GLASWA will use the road just as much as the residents, and because they (GLASWA) won't pay, each of the residents will have to pay another \$15.00 (approximately) each. He commented, "Each one of us by virtue of the fact is going to bear that cost." M. Helder also commented, "It's my \$15.00 by demand rather than by choice." Al McCrumb commented that this was just the advice of the attorney, but it is up to the residents of Manitou Lane.

Pat Kreple, YS resident, commented that if a similar situation occurred in Wayland Township or Orangeville Township and it was a larger project, would they feel the same about sharing that? McCrumb replied, "That if these things come up and it is going to cost the sewer authority more money, your bill is going to go up."

Denise VanderHeide, 1703 Manitou Lane, asked if the assessment is decided by vote. McCrumb commented that all the township is - is a financial help or financial institution to the people on the assessment roll.

Discussion took place regarding what the purpose of tonight's meeting was and what was to be accomplished. It was clarified that it was not the board's decision on how to handle the assessment. Jerkatis, Treasurer, noted that if anyone wanted to make a payment of their whole total (3 year) assessment up front before the deadline of the first tax year, Feb. 28, 2013, they will not be paying any interest.

PUBLIC COMMENT continued

Page 3 of 4 YST BdTrustees/Spec. Assessmt #41/2nd Hrg. Manitou Lane 8-9-12 Motion by Jerkatis with support from M. Cook to accept the assessment of \$43,453.05 at \$718.00 per share for Special Assessment | Assessment #41 at \$718.00 District #41 at .75% interest (0.75) for a term of 3 years. All ayes. MOTION CARRIED.

Motion to accept the Spec. per share at .75 % interest at 3 years. Motion Carried.

Al Schwennesen, Trustee, caught a typographical error in the Public Notice that appeared in The Sun & News: Road improvement Upgrade Repair within the Manitou Lane, Hill St., & Shaw Lake Dr., located off Briggs Road in Section 5 T3N-410W, Yankee Springs Township, Barry County. Correction should be: Section 5 T3N-R10W.

Correction to be made to location of Special Assessment #41 as published in The Sun & News.

CLOSE OF PUBLIC HEARING

CLOSE OF PUBLIC HEARING

Motion by M. Cook with support from Jerkatis to close public hearing. All ayes. MOTION CARRIED.

ADJOURNMENT

ADJOURNMENT

The previous motion was immediately followed by a motion from M. Cook with support from Jerkatis to adjourn Special Assessment #41 Meeting at 7:06 p.m. All ayes. MOTION CARRIED.

Respectfully submitted:

Approved

D. Mousseau Recording Secretary 8-10-12

Janice C. Lippert, Township Clerk

Final Approval of Minutes: Sept 13, 2012

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