

**CHARTER TOWNSHIP OF COMMERCE
QUARTERLY MEETING OF THE TOWNSHIP
BOARD OF TRUSTEES
2009 Township Drive
Commerce Township, MI 48390
Tuesday, July 26, 2022 at 7:00 p.m.**

CALL TO ORDER: Supervisor Larry Gray called the Township Board of Trustees meeting to order at 7:00 p.m.

ROLL CALL: Present: Larry Gray, Supervisor
Melissa Creech, Clerk
Molly Phillips, Treasurer
Rick Sovel, Trustee
Bob Berkheiser, Trustee
George Weber, Trustee
Vanessa Magner, Trustee

Also Present: Emily England, Senior/Parks and Recreation Director
Jay James, P.E./Building Official
Jason Mayer, Giffels Webster
Jim Dundas, Fire Chief

Director England gave a presentation regarding a proposal for pickle ball courts at the Richardson Senior Center. The bids were returned on July 14th. The project had an original estimated cost of \$645,697.00 with a 15% contingency and the bids came in at \$1,151,553.50. This cost includes improvements made to the original project plan for things like all new parking, 8 pickle ball courts, a sitting area with a covered pavilion, new playground fencing, and a water bottle filling station. There was no obvious reason for the higher cost. Director England and Engineer Mayer looked at ways to reduce costs and were able to identify \$191,540.00 in potential reductions.

ITEM 1: PUBLIC COMMENTS

Supervisor Gray opened Public Comments.

Bruce Houghtaling, 4445 Lynne Lane, spoke in support of the pickle ball project.

Robert Bozyk, 475 Crystallia, spoke in support of the pickle ball project.

Stephen Smith, 1829 Union Lake Road, spoke in support of the pickle ball project.

Dorothy Vangel, 3756 Ellisia Road, spoke in support of the pickle ball project.

Cindy Braboy, 3373 Westwind Drive, spoke in support of the pickle ball project.

There being no further comments, Supervisor Gray closed Public Comments.

**ITEM 2: PUBLIC HEARING – ESTABLISHMENT RESOLUTION – CHICKORY LANE
MAINTENANCE SAD 2023-2032**

Supervisor Gray indicated the public hearing has remained open since the July 12, 2022 Board of Trustees meeting. Supervisor Gray invited public comments.

Building Official Jay James explained the scope of the bids and the Township's intention to roll the snow plowing portion into a larger snow plowing SAD which will reduce the cost greatly to the residents.

Sandy McQuillen, 2995 Chickory Lane, objects to the 10-year duration, the total cost over 10 years, and because costs could change over that time frame.

Rachel Jeziorski, 2940 Chickory Lane, said she speaks for the majority of residents who signed the petition and they want to move forward with the SAD.

Cynthia Sheptack, 2862 Wixom Road, does not support the paving as it will cause her property to flood.

Bill Watkins, 2810 Chickory Lane, said he's lived there since 1972 and you have really improved Chickory Lane and this is the only way to get everyone involved and pay their share. He is in favor of the SAD.

Dawn Raye, 2990 Chickory Lane, lived there for 43 years, does not support the SAD and is in favor of the neighbors working together.

James McQuillen, 2995 Chickory Lane, moved to Commerce Township due to its conservative nature and the tax base was reasonable for what he was getting. Perfectly comfortable with the neighbors getting together and taking care of it themselves. This is the opposite of what he moved out here for.

Dana Swaney, 2960 Chickory Lane, there's a water problem at both ends of the street and he supports the SAD.

Supervisor Gray closed public comment and the public hearing.

After a long and involved discussion, Supervisor Gray did not feel like the Board had enough information to make an informed decision and would like to wait until the August Board meeting when the Board will have more accurate numbers.

MOTION by Weber, supported by Berkheiser, to approve the resolution of the Township Board to undertake an improvement project and to establish and maintain a special assessment district to pay costs associated with the entranceway paving to Chickory Lane in the amount of \$10,285.00.

Supervisor Gray asked for further discussion.

Trustee Berkheiser would like traffic information at this location. Supervisor Gray said he's had conversations with the RCOC. The RCOC said additional improvements are not warranted.

**TEM 2: PUBLIC HEARING – ESTABLISHMENT RESOLUTION – CHICKORY LANE
MAINTENANCE SAD 2023-2032 (motion continued)**

Trustee Berkheiser asked if any of the riding patrons have had issues.

Trustee Magner asked if we do the bidding process? How much time does that take out of your day?

Building Official Jay James answered that he has about 30 hours into this.

Trustee Weber withdrew his motion.

Building Official Jay James will bring accurate numbers back to the August Board of Trustees meeting.

**ITEM 3: RESOLUTION OF NECESSITY RE CONDEMNATION – RESERVE AT CRYSTAL
LAKE OFF-SITE UTILITIES**

Attorney Rentrop explained the purpose of this resolution is to improve the availability of water and sewer access to the western part of the Township.

MOTION by Sovel, supported Berkheiser, to approve the resolution of the Township Board authorizing proceedings to acquire easement interests in the Reserve at Crystal Lake Development Project.

MOTION CARRIED UNANIMOUSLY

ITEM 4: CONTRACT AWARD: RICHARDSON CENTER PHASE ONE IMPROVEMENTS

MOTION by Berkheiser, supported by Phillips, to proceed with the approved bid in an amount not to exceed \$975,000.00.

MOTION CARRIED UNANIMOUSLY

ITEM 5: OTHER MATTERS

Trustee Weber updated the feral cat situation. There's nothing that can be done except the county will capture them, neuter them, and return them to where they were captured from.

Trustee Sovel asked if there's a bridge update. Supervisor Gray said the blue wave panels are supposed to be installed no later than September 14th.

Clerk Creech said the Primary Election is 1 week from today. Three precincts are temporarily moved due to construction at 3 school buildings. By law, I sent out notification cards to all voters in those precincts. Unfortunately, the post office did a terrible job delivering the post cards.

Trustee Berkheiser invited everyone to the concert in the park next Friday.

Supervisor Gray has been in contact with Bill Chatfield and the school district doesn't feel that the property is at the top of their list right now. Their priority is hiring a new superintendent.

Jason Mayer, Giffels Webster, is helping us complete the paperwork for the \$2,000,000.00 we are receiving from the feds for the Lystek project.

ITEM 5: OTHER MATTERS (Supervisor Gray continued)

Update on the Highland Park water issue from GLWA. The issue has been sent to mediation.

Not sure if anyone knows that we had a Park & Ride in Commerce Township at Maple and Haggerty. The Township did not renew the contract in 1993 so it is no longer a Park & Ride and the county is working on a way to turn the property over to the plaza next door.

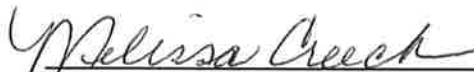
Tower Point called me and they are interested in buying our cell towers for \$2,000,000.00 apiece. Attorney Rentrop will address this offer with Supervisor Gray.

Next month we will have a presentation regarding PGA Drive.

ADJOURNMENT

MOTION by Berkheiser, supported by Magner, to adjourn the meeting at 8:56 p.m.

MOTION CARRIED UNANIMOUSLY



Melissa Creech, Clerk
Charter Township of Commerce