

**CHARTER TOWNSHIP OF FENTON BOARD OF TRUSTEES
MINUTES FOR REGULAR MEETING OF JANUARY 9, 2006**

**FENTON TOWNSHIP CIVIC COMMUNITY CENTER
12060 MANTAWAUKA DRIVE, FENTON, MICHIGAN**

Supervisor Mathis called the meeting to order at 7:30 p.m.

Present: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer, Attorney
Cooley and Office Manager Broecker.

Absent: None

PLEDGE OF ALLEGIANCE:

Supervisor Mathis led the pledge of allegiance to the flag.

APPROVAL OF AGENDA:

Motion to approve the 1/9/06 Fenton Township Board Meeting agenda as presented.

Motion by: Krug

Seconded: Brown

Ayes: All

Nays: None

Motion carried. The agenda is approved.

MEETING MINUTES:

Trustee Zimmer asked for clarification regarding the insertion of Clerk Krug's minority opinion regarding the allocation of CDBG funds at the last meeting. Clerk Krug clarified that Roberts Rules of Order provide for a written minority opinion to be inserted into the official record of the meeting. It was also noted that minority opinions can also be expressed verbally. The minutes of the 12/19/05 regular meeting stand approved as presented.

EXPENDITURES:

Trustee Zimmer questioned the \$3,575.00 invoice for the Genesee County Fire Chief Association. Office Manager Broecker responded that \$125 was the annual membership fee for Chief Moulton. The remainder of the invoice amount was for training six new Fenton Township fire fighters. Trustee Zimmer also questioned the \$5,000.00 invoice for the State of Michigan. Office Manager Broecker clarified that the \$5,000.00 is a combination of five lake treatment fees for 2006. These fees are paid from the individual lake special assessment funds and are not an expense of the Township. Motion to approve expenditures as presented.

Motion by: Brown

Seconded: Zimmer

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried.

PUBLIC HEARINGS:

Industrial Facilities Exemption Certificate Application – Thompson I.G., LLC

Supervisor Mathis stated that the purpose of this public hearing is to consider the application of Thompson I.G., LLC for an Industrial Facilities Exemption Certificate (tax

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abatement) for new equipment at their existing facility on Thompson Road. The total cost of the new equipment is approximately \$1.16 million. The new equipment is expected to create 16 new jobs at their facility. Office Manager Broecker reviewed the specifics of the application. Using the Township's rating system for IFT applications, the recommended term for the abatement is nine years.

Richard Hamilton, attorney representing the applicant, stated that the new equipment is for automated handling of glass and insulating material for the production of insulated glass panels. He also requested that an additional \$73,000.00 in equipment be added to the application. Treasurer Carmody asked if the new equipment was related to new processes that may increase pollutants, air contamination, etc. Mr. Hamilton stated that no new processes are being added. The new equipment simply helps automate the existing processes. Clerk Krug inquired as to the timeline for adding the anticipated 16 additional jobs. Applicant Russ Manser responded that five employees have already been hired and an additional 10-12 more employees would be hired during 2006. Monitoring of the number of employees will be done by the Township through Business Licensing records

Clerk Krug presented the following resolution:

RESOLUTION NO. 2006-01

WHEREAS, pursuant to P.A. 198 of 1974, M.C.L. 207.551 et seq., after a duly noticed public hearing held on April 6, 1992, this Township Board by resolution established Industrial Development District No. 8; and

WHEREAS, Thompson I.G., LLC has filed an application for an Industrial Facilities Exemption Certificate with regard to new equipment installed at their facility located in Industrial Development District No. 8; and

WHEREAS, before acting on said application, the Charter Township of Fenton held a public hearing on January 9, 2006 at the Fenton Township Civic Community Center in Fenton, Michigan at 7:30 p.m., at which hearing the applicant, the Assessor and representatives of the affected taxing units were given written notice and were afforded an opportunity to be heard on said application; and

WHEREAS, the approval of the certificate will have the reasonable likelihood to retain, create, or prevent the loss of employment in the Charter Township of Fenton; and

WHEREAS, the aggregate SEV of real and personal property exempt from ad valorem taxes within the Charter Township of Fenton, after granting this certificate, will not exceed 5% of an amount equal to the sum of the SEV of the unit, plus the SEV of personal and real property thus exempted.

NOW, THEREFORE, BE IT RESOLVED BY the Township Board of the Charter Township of Fenton that:

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1. *The Township Board finds and determines that the granting of the Industrial Facilities Exemption Certificate, considered together with the aggregate amount of certificates previously granted and currently in force under Act No 198 of the Public Acts of 1974 and Act No. 255 of the Public Acts of 1978, shall not have the effect of substantially impeding the operation of the Charter Township of Fenton, or impairing the financial soundness of a taxing unit which levies ad valorem property taxes in the Charter Township of Fenton.*
2. *The application of Thompson I.G., LLC for an Industrial Facilities Exemption Certificate with respect to personal property acquired and installed on the following described parcel of real property situated within Fenton Township Industrial Development District No. 8, to wit:*

Part of the SW 1/4 of the NE 1/4 of Section 3, T5N-R6E, Township of Fenton, Genesee County, Michigan, described as beginning at a point on the EW 1/4 line of said Section which is N 89° 34' 47" W, along said EW 1/4 line, 1,896.03 feet from the East 1/4 corner of said Section 3; thence continuing N 89° 34' 47" W, along said EW 1/4 line, 136.0 feet; thence N 0° 20' 15"E, 679.0 feet; thence S 89° 50' E, 136.0 feet; thence S 0° 20' 15" W, 679.60 feet to the point of beginning. Containing 2.12 acres of gross land and being subject to the reservation of Thompson Road so-called.

be and the same is hereby approved.

3. *The Industrial Facilities Exemption Certificate when issued shall be and remain in force and effect for a period of 9 years.*

Motion to adopt Resolution No. 2005-01 as presented:

Motion by: Krug

Seconded: Brown

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried. Resolution declared adopted.

REPORTS:

Ordinance Enforcement 4th Quarter Report

Supervisor Mathis reviewed 4th quarter ordinance enforcement statistics provided by enforcement officer Bob Atkinson. The volume of enforcement activity remains high and Mr. Atkinson is doing a fine job for the Township. On a related note, Treasurer Carmody noted that our new Building Inspector Stuart Worthing, who was hired in mid-November, is doing a fine job for the Township.

Genesee County WWS Capacity Utilization Report

The board briefly reviewed the year-end capacity utilization report from Genesee County Water & Waste Services.

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New Law Update

Trustee Zimmer noted that a recently passed Michigan law now requires street addresses to be included on all rezoning notices. She commended our Township for implementing that step long before it became law.

Southern Lakes Planning Initiative

Clerk Krug noted that the board members had received a copy of the presentation outline for Wednesday's joint meeting of the elected officials and planning commissions from six communities. He asked that they review the information prior to the meeting. He also pointed out that the type of combined plan being researched is an "area plan" rather than a "regional plan". An area plan is not legally binding and simply provides an opportunity to join forces on certain issues. All board members are strongly encouraged to attend this meeting.

COMMUNICATIONS:

None

ADOPTION OF ORDINANCES:

None

UNFINISHED BUSINESS:

None

NEW BUSINESS:

Final Plat Approval – Silver Landings No. 2

Supervisor Mathis reported that James Bacon, the developer of the Silver Landings subdivision, has obtained all necessary approvals to complete the second phase of his plat. Final plat approval from the Township Board is the final step before the plat is recorded. A copy of the site plan is included in the meeting packet. She also noted that land divisions requested prior to the completion of the platting process are creating difficulty for the Township Assessor's Department. Assessor Beth Redmond clarified that land divisions and subsequent sales of homes built prior to the recording of a plat or condo master deed create problems with properly applying homestead exemptions. It was also noted that the plat cannot be recorded until final plat approval is granted by the Township Board.

Motion to grant final approval for the plat of Silver Landings No. 2 as presented.

Motion by: Mathis

Seconded: Gatesman

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried.

Resolution No. 2006-02, Honoring Eagle Scout Matthew E. Rybar

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Supervisor Mathis reported that Matthew Rybar, a Fenton Township resident, has attained the rank of Eagle Scout in Troop 219. An honorary resolution has been prepared for Mr. Rybar. Clerk Krug read the following resolution:

RESOLUTION NO. 2006-02

WHEREAS, Matthew E. Rybar has been an active member of the community through Scouting activities for several years, and

WHEREAS, Mr. Rybar has recently attained the rank of Eagle in Boy Scout Troop 219, earning 22 merit badges and serving his troop in a variety of leadership roles, and

WHEREAS, as a part of earning his Eagle Scout rank, Mr. Rybar completed a noteworthy community service project to benefit the Fenton Tri-County Soccer Club by building 12 picnic tables and 3 easels, and raising funds to purchase a television cart to be used for training purposes;

THEREFORE BE IT RESOLVED, that the Fenton Township Board of Trustees hereby applauds the commitment and dedication of Matthew E. Rybar and extends its heartiest congratulations to him on the occasion of his attaining the rank of Eagle Scout, and

BE IT FURTHER RESOLVED, that this resolution be spread upon the minutes of this meeting and a copy sent to Mr. Rybar.

Motion to adopt resolution No. 2006-02 as presented:

Motion by: Krug

Seconded: Brown

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried. Resolution declared adopted.

GCRC Private Road Maintenance Agreement – Crystal Cove Court

Office Manager Broecker reviewed a proposed private road maintenance agreement with the Genesee County Road Commission to maintain Crystal Cove Court. A special assessment for road maintenance was approved previously for this street, however the agreement with Genesee County was never executed.

Motion to approve the private road maintenance agreement with the Genesee County Road Commission for Crystal Cove Court as presented, and to authorize the Township Supervisor and Township Clerk to execute said agreement on behalf of Fenton Township.

Motion by: Mathis

Seconded: Krug

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried.

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Schedule Public Hearing for 2006 Local Road Improvements

Supervisor Mathis stated that, in keeping with the past practices of the Township Board, she recommends the scheduling of a local road improvement public hearing for our 1/23/06 meeting. This hearing will give the board an opportunity to accept citizen input regarding potential local road improvement projects prior to making any final decisions. A listing of local roads in Fenton Township and the date of last improvement is included in the meeting packet.

Motion to schedule a public hearing for 2006 local road improvement projects at the January 23, 2006 Township Board meeting.

Motion by: Mathis

Seconded: Brown

Ayes: Mathis, Krug, Carmody, Brown, Gatesman, Goupil, Zimmer

Nays: None

Motion carried.

PUBLIC COMMENT - AGENDA OR NON-AGENDA ITEMS:

Dave Hawcroft, 3302 Ponemah Drive

Mr. Hawcroft asked for an explanation of the tax abatement that was approved at tonight's meeting. Office Manager Broecker explained that the abatement applies only to the new equipment included in the application, in this case \$1.16 million. The personal property tax on this equipment will be levied at 50% of the stated millage for the duration of the abatement period, which was set at nine years by the board. The abatement does not affect his existing facility or equipment.

ADJOURN: Meeting adjourned at 8:30 p.m.

Bonnie Mathis, Supervisor

Robert Krug, Clerk

Minutes Posted 1/10/06