

**CHARTER TOWNSHIP OF FENTON BOARD OF TRUSTEES
MINUTES FOR REGULAR MEETING OF MARCH 4, 2013**

**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, Goupil, Kesler, Lorraine, Shumaker, Attorney Cooley and
Operations Manager Broecker

Absent: Tucker

PLEDGE OF ALLEGIANCE:

Supervisor Mathis led the pledge of allegiance to the flag.

APPROVAL OF AGENDA:

Motion to approve the 3/4/13 Fenton Township Board Meeting agenda as presented.

Motion by: Krug

Seconded: Shumaker

Ayes: All Present

Nays: None

Absent: Tucker

Motion carried. The agenda is approved.

MEETING MINUTES:

The minutes for the 2/18/13 regular meeting stand approved as presented.

EXPENDITURES:

Motion to approve invoices and expenditures for all funds totaling \$1,660,698.22 for payment as presented.

Motion by: Lorraine

Seconded: Shumaker

Ayes: Mathis, Krug, Goupil, Kesler, Lorraine, Shumaker

Nays: None

Absent: Tucker

Motion carried.

PUBLIC HEARINGS:

Application to Transfer Existing Industrial Facilities Exemption Certificates - TIG Entity, LLC

Supervisor Mathis convened a public hearing for the purpose of considering the application of TIG Entity, LLC to transfer two existing Industrial Facilities Exemption Certificates (tax abatements) from Thompson IG, LLC to TIG Entity, LLC. These abatements were previously approved by the Township Board and apply to equipment at their facility on Thompson Road. It was clarified that approving the transfer would not extend the current tax abatements, but simply transfer them to the new owners for the balance of the abatement periods. There was no public comment. Clerk Krug presented the following resolution:

RESOLUTION NO. 2013-03

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

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WHEREAS, TIG Entity, LLC has filed an application for the transfer of Industrial Facilities Exemption Certificate No. 2006-498 and Industrial Facilities Exemption Certificate No. 2009-161 from Thompson IG, LLC to TIG Entity, LLC, within Industrial Development District No. 8, and

WHEREAS, before acting on said application, the Charter Township of Fenton held a public hearing on March 4, 2013 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 transfer of the certificates 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:

- 1. The Township Board finds and determines that the transfer of Industrial Facilities Exemption Certificate No. 2006-498 and Industrial Facilities Exemption Certificate No. 2009-161 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 TIG Entity, LLC for the transfer of Industrial Facilities Exemption Certificate No. 2006-498 and Industrial Facilities Exemption Certificate No. 2009-161, previously granted 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. Industrial Facilities Exemption Certificate No 2006-498 and Industrial Facilities Exemption Certificate No. 2009-161, when transferred, shall be and remain in force*

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and effect for the remainder of the original period of 9 years granted on each certificate.

Motion to adopt Resolution No. 2013-03 as presented:

Motion by: Krug
Seconded: Kesler
Ayes: Mathis, Krug, Goupil, Kesler, Lorraine, Shumaker
Nays: None
Absent: Tucker

Motion carried. Resolution declared adopted.

REPORTS:

None

COMMUNICATIONS:

None

ADOPTION OF ORDINANCES:

Rezoning # R13-001, Fenton Township, Parcel 06-22-400-046 (14331 Eastview Drive); C-2 to R-5/1st Reading

Supervisor Mathis reviewed a proposed Zoning Ordinance amendment to rezone the former Frank's Tavern property from C-2 to R-5. The Township assumed ownership of this property in December due to tax foreclosure and this rezoning was initiated by resolution of this board. Rezoning to R-5 would be consistent with neighboring residential properties. The Planning Commission has conducted a public hearing on the proposed rezoning and recommended approval.

There was no public comment. The second reading of the proposed ordinance will be conducted at the 3/18/13 meeting.

Proposed Amendment to Business Licensing Ordinance/1st Reading

Operations Manager Broecker reviewed a proposed amendment to the Business Licensing Ordinance. The amendment clarifies language relating to fees and fire/safety inspections on renewals. Trustee Lorraine expressed concern with some of the provisions of this ordinance and suggested that the board discuss the entire ordinance at a workshop meeting before moving forward with any amendments. The board agreed to remove the proposed ordinance amendment from the agenda.

UNFINISHED BUSINESS:

None

NEW BUSINESS:

Request to Extend Tentative Approval of Preliminary Plat – Pinnacle Shores

Supervisor Mathis reported that Tom Atwell, the developer of the Pinnacle Shores subdivision, has requested an extension to the tentative approval of his preliminary plat for the entire subdivision. The development is being platted in phases. Extension of the preliminary plat approval will allow him to continue with the platting process for the remaining phases. Supervisor Mathis noted that Treasurer Tucker had requested that the Township seek a sewer easement from Mr. Atwell before acting on the plat approval

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extension. After a brief discussion the board agreed to postpone this item until the easement issue can be addressed.

BOARD COMMENT:

None

PUBLIC COMMENT - AGENDA OR NON-AGENDA ITEMS:

None

ADJOURN: Meeting adjourned at 7:55 p.m.

Bonnie Mathis, Supervisor

Robert Krug, Clerk

Minutes Posted 3/5/13