



## CHARTER TOWNSHIP OF TEXAS BOARD MEETING, MAY 22, 2023

### COMMITTEE OF THE WHOLE:

Supervisor Loeks commenced the Committee of the Whole at 5:00 p.m. The following board members were present: Trustee Don Boven, Trustee Linda Kerr, Trustee Michelle O'Neill, Supervisor Nick Loeks, Treasurer Trish Roberts, and Clerk Emily Beutel. Also attending were Superintendent Erik Wilson, Deputy Superintendent Brooke Hovenkamp, Deputy Treasurer Emily Meinema, Attorney Michael Homier, Engineer Tom Wheat, and approximately eight members of the public.

#### Long-Term Lake Level Project - Township Contribution Funding Source

Engineer Wheat updated the Board on the Long-Term Lake Level Project, which will begin work in September 2023 and is estimated to be complete by July 2024. The cost of the project is substantially more than initially estimated, with the Township being responsible for \$530,000. The Drain Office has asked that the Township determine if it would like to pre-pay its estimate up front or be assessed over 10 years, with interest, by June 23.

Board members discussed a preference for paying in full at the beginning of the project and the potential funding sources for that contribution. Some ARPA funds are still uncommitted at this time, but a majority of funding would have to be from the general fund.

The decision will be placed on the June 12 Board agenda.

#### Mandatory Sewer Connection Update & Proposed Alternatives for Waivers and Deferments

Treasurer Roberts and Deputy Treasurer Meinema updated the Board on the status of mandatory sewer connections in the Township. Fewer than 100 parcels still need to connect, and a majority of those are operating with septic systems that are 30 years or older. Also presented were options and criteria for waivers and deferments for residents facing topographical issues or financial hardship. Board members also discussed options for financing the installation costs of the infrastructure for residents.

The Committee of the Whole adjourned at approximately 5:57 p.m.

### CALL TO ORDER AND PLEDGE OF ALLEGIANCE

Supervisor Loeks called the meeting to order at 6:00 p.m. and asked everyone to join Trustee Kerr in the Pledge of Allegiance.

### ROLL CALL

Clerk Beutel called the roll, and the following board members were present: Trustee Don Boven, Trustee Barbara Hammon, Trustee Linda Kerr, Trustee Michelle O'Neill, Supervisor Nick Loeks, Treasurer Trish Roberts, and Clerk Emily Beutel. Also attending were Superintendent Erik Wilson, Deputy Superintendent Brooke Hovenkamp, Attorney Michael Homier, Engineer Tom Wheat, Fire Chief Chad Tackett, Deputy Treasurer Emily Meinema and approximately 12 members of the public.

### PUBLIC COMMENTS ON AGENDA AND NON-AGENDA ITEMS

Marcia Smell, resident, expressed concern about the traffic problems on Q Avenue with the lack of double yellow lines between 10<sup>th</sup> and 12<sup>th</sup> Streets to improve safety for vehicles and residents.

Paulette Brack, resident, opposed the mandatory sewer connection mandate.

Tom Burns, resident, opposed the mandatory sewer connection mandate.

~~Tom~~ John Brack, resident, opposes the mandatory sewer connection mandate.

### PRESENTATION / PUBLIC HEARINGS / COUNTY COMMISSIONER

State Rep Christine Morse gave several updates from the State level, including progress with the budget and appropriations. After that is complete in July, the Township will know if it will receive requested funding for the 6<sup>th</sup> Street Park Phase II project. Her office reached out to EGLE about funding for flooding projects and is looking for other funding options to assist with the long-term lake level project.

Commissioner Wendy Mazer stated that the Kalamazoo County Commission voted not to move forward with \$29,000 study to conduct a review the Road Commission of Kalamazoo County.

### SUPERINTENDENT REPORT



Superintendent Wilson shared the Superintendent Report and highlighted the following activities:

*Curbside Bulk Item Collection*

- The College Hunks team completed bulk item pickup on Tuesday, May 16, and the Township has received positive feedback about their team and the service as a whole.

*Parks*

- Staff was approached by an Eagle Scout candidate to a project at Texas Drive Park painting the pavilion.
- Ace Parking Lot Striping provided an estimate to stripe the parking lot and crosswalks at Texas Drive Park after a resident contacted the Township with safety concerns.
- VIRIDIS Design has submitted a change order for the Splash Pad construction, which is on the General Consent Agenda for Board approval.
- Bosch Architecture has submitted a draft floor plan of the 6<sup>th</sup> Street Restroom building.

*Building & Grounds*

- Currently, 38 applicants have submitted for the Building & Grounds Maintenance position. Interviews will take place the first week of June.

*Long-Term Lake Level Meeting*

- The Drain Office conducted a public hearing for the Long-Term Lake Level Project special assessment on Wednesday, May 17 at the Township Hall.

**ADOPTION OF MEETING AGENDA**

Motion by Kerr, seconded by Hammon motion carried, to adopt the meeting agenda as presented.

**APPROVAL OF GENERAL CONSENT AGENDA**

Motion by Boven, seconded by O'Neill, motion carried, to approve the General Consent Agenda as presented, consisting of:

- Approval of May 8, 2023 Regular Meeting Minutes
- Approval of Bills for \$541,593.07
- Payroll of \$72,318.73
- April 2023 Building Report
- Maple Hill Splash Pad Change Order #01

**BUSINESS**

***Tabled***

***New***

Capital Improvement Plan Framework

Superintendent Wilson introduced and gave a summary of the Township's Capital Improvement Plan framework, which he and Deputy Superintendent Hovenkamp have been revising following the Committee of the Whole discussion on May 8. Substantial changes include changing the cost threshold for capital projects to \$20,000, creating a new policy committee to review and score projects, and adopting the CIP at the Township Board level after a Planning Commission public hearing and recommendation. Board members discussed adding the GL numbers to the detail sheets to identify funding sources for project requests.

Motion by O'Neill, seconded by Beutel, motion carried, to approve the framework of the Capital Improvement Plan.

Proposed Sewer Connection Alternatives for Waivers & Deferments

Treasurer Roberts summarized the Committee of the Whole conversation on possible waivers, deferments, and exemptions. The Board had further discussion on the Township's ability to finance the infrastructure construction costs of private sewer connections and the potential budgetary impacts. Other discussion points included recording agreements so they are attached to relevant parcels and including any structure from which sanitary sewage originates, including garages, barns, and accessory dwelling



units. Board members requested more details on financing options, including caps, term lengths, and interest before making a final decision.

Motion by Roberts, seconded by Boven, motion carried, to table the waiver and deferment criteria for mandatory sewer connection ordinance until the next meeting when more detail is available.

## **ZONING / BOARD / COMMITTEE REPORTS / RECOMMENDATIONS**

### Fire Department Report

Fire Chief Tackett stated there were 96 calls (44 EMS, 52 other/fire) in April 2023. He recently received a draft of the Strategic Plan and will share it with the Board when he has a final to review. Also discussed was a new software program to replace three of the department's current software programs to streamline processes and improve reporting and data collection.

## **BRIEF PUBLIC COMMENTS ON NON-AGENDA ITEMS**

Paulette Brack, resident, commented on the age of working septic systems.

John Speier, resident, also commented on the working septic systems of his two unconnected parcels.

## **ATTORNEY'S REPORT**

Attorney Homier had nothing to report.

## **BOARD MEMBER COMMENTS**

Trustee Boven asked about construction on O Avenue at Elm Valley Drive.

Trustee Kerr received an inquiry from a resident about light pollution in the area due to streetlights and asked for information about downlighting requirements.

Trustees O'Neill and Hammon thanked the Treasurer's office for the information compiled and presented about the sewer connections.

Clerk Beutel attended the first farmers' market on May 13 and was glad for a great kick-off to the market season.

Supervisor Loeks referenced earlier resident comments and stated he has discussed the passing lanes on Q Avenue with the Road Commission as well, citing safety concerns.

## **ADJOURNMENT**

Motion by Loeks, seconded by Beutel, motion carried, to adjourn the meeting. The meeting adjourned at approximately 7:28 p.m.

**SUBMITTED:** June 2, 2023

Clerk Emily Beutel

Attested: Supervisor Nick Loeks

**APPROVED:** June 12, 2023, as amended