

HARTLAND TOWNSHIP BOARD REGULAR MEETING FINAL MINUTES
October 1, 2019 – 7:00 PM

Call to Order – THE MEETING WAS CALLED TO ORDER BY SUPERVISOR WILLIAM FOUNTAIN AT 7:00 PM

Roll Call

PRESENT: Larry N. Ciofu, William Fountain, Kathie Horning, Joe Colaianne, Matt Germane, Glenn Harper, Joe Petrucci
ABSENT: None

Approval of Meeting Agenda

Move to approve the agenda for the October 1, 2019 Hartland Township Board Meeting as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kathie Horning, Treasurer
SECONDER:	Joe Petrucci, Trustee
AYES:	Ciofu, Fountain, Horning, Colaianne, Germane, Harper, Petrucci

Call to the Public

No one came forward.

Approval of the Consent Agenda

Move to approve the consent agenda for the October 1, 2019 Hartland Township Board Meeting as presented.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Joe Colaianne, Treasurer
SECONDER:	Glenn Harper, Trustee
AYES:	Ciofu, Fountain, Horning, Colaianne, Germane, Harper, Petrucci

- a. Approve Payment of Bills
- b. Approve Post Audit of Disbursements Between Board Meetings
- c. Approve 09/17/2019 Special Meeting Minutes
- d. Approve 09/17/2019 Regular Meeting Minutes
- e. Approve Station 61 Replacement Fire Alarm System & Budget Amendment (\$5,200)

Applicant

- a. Site Plan Application #19-007, PD Concept Plan – Hacker Road

Supervisor Fountain gave a brief overview of the Planned Development (PD) process in that there are three steps to it, being the Concept Plan, the Preliminary Plan and the Final Plan. This is the Concept Plan step and Supervisor Fountain invited the applicant to present their plan.

Wayne Perry of Desine Engineering and Joe Rotondo the project developer came forward to present the concept plan for the development off Hacker Road, north of M-59. Mr. Perry gave a brief overview of single family housing in Hartland and stated that there is a need for housing alternatives that offer a low maintenance product for today’s homebuyers. This development will have a higher density, more open space and smaller packages contained in the design envelope. All outdoor maintenance in this development will be handled by the homeowner’s association. Mr. Perry also presented a map of the open space area that is included in the design.

Trustee Colaianne gave a brief overview of the Planning Commission (PC) review of the concept plan stating that they generally had a lot of positive reaction to this proposed plan. It is a higher density plan, but the PC was pleased with the layout of the plan. The PC was encouraged by the preservation of the green area including the wetlands. A concern of the PC was the proposal for having a gated community with regards to the connection to the subdivision to the east of the development. Items discussed between the Board and the applicant were the width of the roads, sidewalks on each side of the roads, location of particular units, changes within the subdivision to the east for the connecting road to this development and discussions that would be needed with the Livingston County Drain Commission (LCDC) with regards to sewer capacity and any potential lift station expansion or improvements that may be required. The Board also inquired as to the need for a gated community and the applicant stated that the gates will be equipped with an electric eye that will open the gate as a vehicle approaches to mitigating speed issues within the development. They also stated that this is a positive selling point for the project, and stated that anyone will be able to go through the gates. Further discussion was held on the gates and it was noted that the school district had informed the township that they had some concerns regarding bus traffic though the development with the gates.

Pending & New Business

- a. Approve Sewer Fund Transfer (590 to 595) & Budget Amendment (\$921,000)

Move to approve the requested budget amendment and transfer of funds from 590 Sewer to 595 Sewer Expansion (\$921,000)

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Kathie Horning, Treasurer
SECONDER:	Joe Colaianne, Trustee
AYES:	Ciofu, Fountain, Horning, Colaianne, Germane, Harper, Petrucci

Board Reports

Clerk Ciofu – No report

Treasurer Horning – No report.

Trustee Colaianne – No report.

Trustee Germane – EGLE has forwarded the latest quarterly report from the consultant regarding the former Hartland 36 Gas Plant. The ground water contamination plume remains within the five acre parcel and is now only about 25% of where it was originally, so they are making good progress on the groundwater cleanup. He will forward the report to Manager Wickman to be put on the website.

Trustee Harper – Provided information on the spraying of mosquitoes in Hamburg and Green Oak Townships in Livingston County due to the outbreak of EEE. Trustee Harper researched the chemical Merus 3.0 being used in the spraying application. He informed the Board that this chemical is listed as organic, but further research found that organic does not mean non-toxic. Even though they say it is safe, the document that is actually on the container states that this pesticide is toxic to aquatic organisms including fish and aquatic invertebrates and that runoff from treated areas and deposits of spray droplets in a body of water may be harmful to fish and aquatic invertebrates and they say not to apply over bodies of water and that it is highly toxic to bees. The spraying is being done at night by crop sprayers flying over the areas deemed necessary to eliminate the mosquitoes. The State does allow you to opt out of the spraying on an individual basis and although spraying is not being done in Hartland at this time, he recommends that residents do their research on this and that if they have concerns with this issue to contact the Livingston County Health Department to opt out if they so chose. He stated there is a form you need to file to opt out and that you must opt out at least 48 hours before a scheduled spraying.

Trustee Petrucci – No report.

Supervisor Fountain – There is a Planning Commission position open and if anyone is interested in interviewing for this position you can go to our website at www.hartlandtwp.com for an application. We will be taking applications for the position through October 21, 2019.

Information / Discussion

a. August 2019 Financial Report

Manager Wickman gave a brief overview of the August 2019 Financial Report. Everything is basically performing as expected. He informed the Board that under new GASB rules, we no longer have escrow accounts for developers. Deposits are now recorded as revenue under General Fund as Developer Fees and payouts and reimbursements are recorded in the Planning Department as Developer Fees. Reimbursements for Contract Services for the labor that goes into mowing grass, and other activities provided by the Water System staff shows as revenue on the Water System under Reimbursement Contracted Services and is low at at 37% along with Water System expenses being lower at 54%.

b. Managers Report

Manager Wickman informed the Board that the E-Cities meeting is on Tuesday, October 22, 2019 at 6:00 p.m. at UM – Dearborn. Manager Wickman informed the Board that IT Right informed the township of a substantial increase in fees effective in November. The large increase stems from increased staff due to the increase in municipalities being subject to hacking and the fact that they have only had one price increase since we started with them. Manager Wickman believes we have received good value for the expense in the past and that he he is meeting with the owner of IT Right this week. He is exploring alternative IT companies, but IT Right may still be the best value overall. The Admin Committee recommended doing our next budget review as a work session in a regular Board meeting next year, rather than a Saturday session, and this was agreeable to the Board. The Hartland-Deerfield Fire Authority will be at the October 15th meeting for an update. Manager Wickman continues to have discussions with Hartland Glen towards resolving outstanding legal issues. The Board Retreat is Friday, October 4th. Trustee Germane inquired as to whether we are involved with the Livingston County Michigan Township Association and Manager Wickman stated that he and several other Board members periodically attend these meetings.

Closed Session

Move to go into closed session to review the written opinion of the Township Attorney, subject to attorney client privilege.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Glenn Harper, Trustee
SECONDER:	Joe Colaianne, Trustee
AYES:	Ciofu, Fountain, Horning, Colaianne, Germane, Harper, Petrucci

The Board is in closed session at 7:55 p.m.

The Board came out of closed session at 8:50 p.m.

Other

Supervisor Fountain led a discussion on the recent motion that was approved regarding the decision of the Board to hold the township’s liquor license and to refund the application fee to a prospective applicant. Supervisor Fountain was not aware of information regarding the applicant when the decision was made and at the last Admin Committee he stated that he would have the Liquor License Committee discuss reconsidering our this decision. The Liquor License Committee has recommended that we reconsider the application that was submitted for the liquor license and to approve the application for the liquor license. Discussion was held on applicant’s financial status and qualifications, the need for an updated business plan, the liquor license application process, and economic development in the township.

Move to rescind the action to refund the liquor license application fee to applicant as we will reconsider their application.

RESULT:	APPROVED [5-2-0]
MOVER:	Glenn Harper, Trustee
SECONDER:	Matt Germane, Treasurer
AYES:	Fountain, Colaianne, Germane, Harper, Petrucci
NAYS:	Ciofu, Horning

Adjournment

Move to adjourn the meeting at 9:20 p.m.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Joe Colaianne, Trustee
SECONDER:	Kathie Horning, Treasurer
AYES:	Ciofu, Fountain, Horning, Colaianne, Germane, Harper, Petrucci

Submitted by,



Larry N. Ciofu
Clerk