HARTLAND TOWNSHIP BOARD OF TRUSTEES REGULAR MEETING FINAL MINUTES
June 16, 2026 – 7:00 PM

1. Call to Order

The meeting was called to order by Supervisor Fountain at 7:00 p.m.

2. **Pledge of Allegiance**

3. Roll Call

PRESENT:	Supervisor Fountain, Clerk Ciofu, Trustee Lubeski, Trustee McMullen, Trustee O'Connell, Trustee Petrucci
ABSENT:	Treasurer Horning

Also present were Township Manager Mike Luce, Public Works Director Scott Hable, and Planning Director Troy Langer

4. Approval of the Agenda

Move to approve the agenda for the June 16, 2026 Hartland Township Board meeting as presented.

Motion made by Trustee Petrucci, Seconded by Trustee O'Connell.

Voting Yea:	Supervisor Fountain, Clerk Ciofu, Trustee Lubeski, Trustee McMullen, Trustee O'Connell, Trustee Petrucci
Voting Nay:	None
Absent:	Treasurer Horning

5. Call to the Public

No one came forward.

6. Approval of the Consent Agenda

Move to approve the consent agenda for the June 16, 2026 Hartland Township Board meeting as presented

Motion made by Trustee O'Connell, Seconded by Trustee Petrucci.

Voting Yea:	Supervisor Fountain, Clerk Ciofu, Trustee Lubeski, Trustee McMullen, Trustee O'Connell, Trustee Petrucci
Voting Nay:	None
Absent:	Treasurer Horning

a. Approve Payment of Bills
b. Approve Post Audit of Disbursements Between Board Meetings
c. 06-02-26 Hartland Township Board Regular Meeting Minutes
d. Budget Amendment for Valbridge Advisors
e. Gen-X – Waldenwoods Fireworks Permit Application
f. Long Lake Fireworks Display Permit – 7-11-26
g. Gen-X – Waldenwoods Fireworks Permit Application

7. Pending & New Business

a. 2026 Compliance Resolution for NPDES Permit

Public Works Director Scott Hable stated that we have always been under the umbrella of the Livingston County Drain Commission (LCDC) for a storm water permit, which is the MS4. This year we were informed by EGLE that we would require our own MS4. He stated we do not own a storm system in the Township, but this is focused on the properties that we own that have catch basins or culverts where discharges could eventually make its way out to waterways of the Township. The resolution before the Board is basically a compliance resolution as part of obtaining the MS4 permit that lets EGLE know that we will be training our employees to identify illicit discharges and respond to situations that could threaten waterways. It will entail scheduled inspections of our catch basins. He stated this resolution is basically saying the Board acknowledges that we will uphold the terms of their stipulations for this permit

Move to adopt into policy to for compliance with the Hartland Township NPDES permit requirements for the illicit discharge elimination program.

Motion made by Clerk Ciofu, Seconded by Trustee Lubeski. Roll call vote taken.
Voting Yea: Supervisor Fountain, Clerk Ciofu, Trustee Lubeski, Trustee McMullen, Trustee O'Connell, Trustee Petrucci
Voting Nay: None
Absent: Treasurer Horning Motion passes: 6 - 0 – 1.

8. Board Reports

Trustee Petrucci - Stated the Fire Millage is coming up and the Hartland Deerfield Fire Department (HDFA) will be holding informational sessions on why we are requesting the slight increase. There will be a virtual town hall meeting on June 17th, at 7:00 p.m., Coffee with the Chief on June 19th at 10:00 a.m., and on June 27th they will be at the Farmer's Market. There will be four more dates in July that will be scheduled. He also thanked Manager Luce and Public Works Director Hable for the flower presentation at the Veterans Memorial as it looks beautiful and he is getting a lot of compliments on it.
Clerk Ciofu - Stated we gearing up for the August election stating we have received the ballots for the Absent Voter distribution and we are testing the equipment with the preliminary testing schedule for this week and if all goes well we will be sending out over 3800 Absent Voter ballots next week.
Trustee O'Connell - No report.
Trustee Lubeski - No report.
Trustee McMullen - No report.
Supervisor Fountain - Stated the Old US-23 paving has been completed and commended the paving company and the County for keeping businesses open during construction and for the outstanding work they did on the road.

[BRIEF RECESS]

9. Information / Discussion

a. Work Session Regarding Code Enforcement

Manager Luce gave a brief overview of what we are trying to accomplish with code enforcement tonight and turned the meeting over to Planning Director Troy Langer to provide an update on the discussions held at the Planning Commission (PC) regarding code enforcement. Director Langer stated that at a work session of the PC the issue of anonymous code enforcement complaints was discussed. Director Langer stated that at this time we do not take anonymous complaints as we require someone to go on record with their contact information. Based on a specific complaint regarding a neighbor that was somewhat confrontational, the PC inquired of the Board if we could review the policy on anonymous complaints. The PC discussion then expanded into other code enforcement issues, particularly in commercial areas. Discussion was held on anonymous complaints with Manager Luce stating formal complaints may lead to conversations between neighbors and commented on the inability to perform proper follow up on anonymous complaints without being able to access the property in the alleged violation, nor being able to locate the complaint filer to discuss the issue with them. Director Langer stated that when there is a complaint you have to go about it as if there would be a case for court, as cases can be defeated for various technicalities. Director Langer stated they try to encourage neighbors to work out their issues and to offer any help we can provide. Further discussion on complaints was held on the process for handling anonymous complaints, legal issues with regards to formal complaints and disclosure of those filing complaints, and time that would be spent on anonymous complaints. A brief discussion was held on commercial code enforcement versus residential code enforcement and specifics as to what we would like to do in working with businesses on code enforcement issues. This led to a brief discussion of adding an additional code enforcement officer to concentrate on commercial code enforcements. Director Langer stated he would rather increase hours for the existing code enforcement officer until they determine how much time this would take before looking at any adds to staff. Manager Luce and Director Langer stated they have discussed a preliminary plan to address these code enforcement issues, and they will finalize this and bring it back to the Board for approval. Director Langer stated he needs to take this conversation back to the PC and he inquired as to the Board's stance on anonymous complaints. It was the consensus of the Board to not allow anonymous complaints at this time.

b. Manager's Report

Manager Luce stated he attended the Dunham Lake Estates Association meeting last night and they were signing Road SAD petitions to move forward without the Tipsico Lake residents that will not be receptive to the SAD since the County and the Township are paving this section of Tipsico Lake Rd. He stated the Clerk's Department is reviewing signatures for the San Marino Road SAD and he will bring the results back to the Board when complete. He stated the Finance Clerk has resigned and he and Finance Director Susan Dryden are working on a new job description since some of the Finance Clerk's job responsibilities will be re-assigned. Utility Billing will be transferred to the Public Works Department, payroll will be outsourced, and we will be getting quotes from accounting firms to provide assistance until we find a replacement for the Finance Clerk. He stated we received a quote from ADP for payroll for the remainder of the year at $6,000, and we are estimating a yearly amount of around $10,000 in the future. Manager Luce stated he gave a 90 day notice to VC3 that we will be moving to another IT company He stated we are paying VC3 $4509 per month and the onboarding cost was $1,802 when we switched to VC3 for a total cost of $55,910. Black Rock onboarding will be $3,500 and will charge $3,000 a month, for significant savings to the Township. He stated we have not signed a contract with Black Rock even though we plan to have a 30 day period where we would have both companies here in August for the transition. As of September 1, Black Rock would be the Township's IT Service Company. Manager Luce stated that VC3 informed him that they will rely on the legal side of the contract that will required us to pay the remainder of the contract unless we can specifically state issues of breech of contract. Manager Luce stated he has incidents of breech of contract and will pursue this, but he stated to avoid legal issues and expenses it may be a better alternative to pay off the remainder of the contract and move over to Black Rock. Manager Luce gave a brief update on the new workstations for the Township Hall stating we have received two quotes that we are reviewing, one for $83,500 plus $4,700 for for removing our old equipment, and a second for $81,365 including removal of old equipment. He stated he will come back to the Board for $100,000, plus $10,000 for contingencies. to complete all of the improvements at the next meeting. He stated the Treasurer's office is being redone, the Finance Director will be moved to the Treasurer's area to provide additional space in the Clerk's area for the new staff member. He also commended the Public Works staff for running an ethernet cable through the ceiling from the server to the Treasurer's office as part of these improvements. He stated there will be an eight-week lead time for this project. Manager Luce gave a brief overview of the M-59 / US-23 intersection stating he spoke with Sheetz today and their estimated cost for their road improvements would be around $977 thousand. He stated we are looking at Spalding DeDecker doing a traffic study and conceptual design for the intersection up to Cullen Road. We would then take the estimated cost for this design to MDOT and then apply for a TIP Grant. To get a TIP Grant we have to show that we have 20% of the estimated cost in hand to be eligible for the Grant. We could use the funds from the Sheetz road improvements that will not need to be done at this time if we go in this direction along with road improvement funds from the Square One project, funds from other developments that would benefit from these road improvements, and a potential contribution from the Township to meet the 20% requirement.

10. Adjournment

Move to adjourn the meeting at 8:50 p.m.

Motion made by Clerk Ciofu, Seconded by Trustee O'Connell.

Voting Yea:	Supervisor Fountain, Clerk Ciofu, Trustee Lubeski, Trustee McMullen, Trustee O'Connell, Trustee Petrucci
Voting Nay:	None
Absent:	Treasurer Horning

Submitted by:

Larry N. Ciofu, Clerk