

**CHARTER TOWNSHIP OF GARFIELD**  
**TOWN BOARD MEETING**  
**April 10, 2018**

Chuck Korn called the Town Board Meeting to order on April 10, 2018 at 6:00 p.m. at the Garfield Township Hall, 3848 Veterans Drive, Traverse City, Michigan.

**Pledge of Allegiance**

**Roll Call of Board Members**

Present: Molly Agostinelli, Denise Schmuckal, Lanie McManus, Jeane Blood Law, Dan Walters, Steve Duell and Chuck Korn

Staff members Present: Eric Perdonick

**1. Public Comment (6:01)**  
None

**2. Review and Approval of the Agenda - Conflict of Interest (6:01)**  
Korn added two items to the agenda. Marsha Barber Clark will be added to Correspondence from the Conservation District and add a proposed Amendment to Resolution 2018-08-T under New Business b.

*Agostinelli moved and Duell seconded to approve the agenda as amended.*

*Yeas: Agostinelli, Duell, Schmuckal, Blood Law, Walters, McManus, Korn  
Nays: None*

**3. Consent Calendar (6:02)**

**a. Minutes**

March 27, 2018 Regular Meeting (Recommend Approval)

**b. Bills**

<b>General Fund</b>	<b>\$310,331.44</b>
<b>(Recommend Approval)</b>	

**c. MTT Update (Receive and File)**

**d. PD 2016-42 Brickways and Church of Christ Proposed Rezoning –  
Introduce and schedule for a Public Hearing on May 8, 2018 (Recommend  
Approval)**

Blood Law and Walters declared a conflict with the bills, but board members agreed that they could vote on the motion.

*Duell moved and Schmuckal seconded to approve the Consent Calendar as presented.*

*Yeas: Duell, Schmuckal, Agostinelli, Walters, McManus, Blood Law, Korn*

*Nays: None*

**4. Items removed from the Consent Calendar (6:05)**

None

**5. Correspondence (6:05)**

**a. Grand Traverse Conservation District – March 2018 Report**

Marsha Barber Clark, Executive Director of the Grand Traverse Conservation District addressed the board and said that the Conservation District is seeking support for a millage on August 7<sup>th</sup>. The Conservation District will ask voters for a .1 millage to be used for staffing support and to act as matches and cash for several grants that are available to the district each year.

**6. Reports**

**a. Sheriff's Report (6:16)**

Deputy Chris Barsheff said that in March of 2018, there were 284 more calls than in February 2018 with a total of 1,412 calls. Calls in Garfield Township accounted for 42.2% of calls in the county. Despite the rise, call volume has decreased by 190 from last year at the same time. The department continues active shooter presentations and will attend a community networking program on April 21<sup>st</sup> – Cops, Coffee and Cars. The Drug Take-Back will be held on April 28<sup>th</sup> at the Grand Traverse Mall. He stated that departments and officials worked together to close a recent homicide case with a conviction. Barsheff added that he and a couple other officers will attend a conference where investigators from recent major crimes across the country will share information about their responses to the crime. The sheriff's department will also be working around the upcoming construction.

**b. Clerk's Report (6:29)**

McManus submitted her report in writing and said that she has been busy with trainings on new qualified voter file formats.

**c. Supervisor's Report (6:30)**

Korn said that all parties have been working together to draft a maintenance plan for the trail system. He added that the MTA conference is coming soon and the local chapter will team with TC Tourism to run a booth highlighting the Traverse City area.

**d. County Commissioner's Report (6:34)**

Cheryl Gore Follett reported that the Board of Commissioners approved two millage proposals for the August ballot. One is for the Conservation District and the other is for Animal Control. The administrator search is going well. Thus far 91 have applied and 52 resumes were chosen.

Commissioners will meet in a closed session to determine applicants to interview. She said that there are 16 applicants with extensive government experience.

## 7. Unfinished Business

### a. **Buffalo Ridge Planned Unit Development – Consideration of Recommendation of Planning Commission for Approval of Major Amendment, Findings of Fact and Record and Decision Order (6:38)**

Attorney Scott Howard addressed the board and said that the parties have finalized the Findings of Fact and the Report and Decision Order on the matter. A Report and Decision Order was already recorded when the movie theater was built. A new updated Report and Decision Order has been drafted to incorporate new findings and conditions not already in place. Some redundant items were removed in the documents. Conditions were also consolidated and are now all listed in Exhibit C. He assured Board members that everything which the Planning Commission approved is still in place in the new documents. Board members asked questions regarding the Findings of Fact and the Report and Decision Order. Duell said he met with Howard and went through the document and said that it meets all conditions and is ready for approval. Board members discussed the development and Howard said that developers will need to follow the site plan approval process for other development on the site.

*Agostinelli moved and Schmuckal seconded to approve the Findings of Fact, and the attached Exhibits A, B, C D, and E for the Master Plan for the Buffalo Ridge Center Development. The Exhibits are incorporated in this approval by reference, and this approval along with the conditions contained in Exhibit C shall be incorporated by amendment to the existing Report and Decision Order Agreement for the development.*

*Yeas: Agostinelli, Schmuckal, Walters, Duell, McManus, Blood Law, Korn  
Nays: None*

## 8. New Business

### a. **Consideration of support for the Grand Traverse Conservation District Millage (6:55)**

*Schmuckal moved and Agostinelli seconded to allow the Supervisor to draft a letter of support for the Grand Traverse County Conservation District proposed .1 millage to appear on the August ballot.*

*Yeas: Schmuckal, Agostinelli, Walters, Blood Law, McManus, Duell, Korn  
Nays: None*

### b. **Amendment to Resolution 2018-08-T Regarding Tax Abatement and Payment in Lieu of taxes (6:57)**

Donna McMillan of MHT Housing said that there may have been some confusion over the period of the PILOT and is asking for an amendment to Resolution

2018-08-T which would allow them to have a PILOT in place for the length of the mortgage, which would be until 2052, not 2039 as originally assumed and approved by the board. The escrow of taxes would cost too much and would not be feasible. Board members discussed the matter at length and talked about the number of PILOTS in the township and their terms.

*Walters moved and Agostinelli seconded to approve the Amendment to Resolution 2018-08-T Regarding Tax Abatement and Payment in Lieu of taxes*

*Yeas: Walters, Agostinelli, Korn*

*Nays: Blood Law, Duell, McManus, Schmuckal*

With the motion defeated, the applicant agreed to meet with staff to discuss a resolution to the issue.

**9. Public Comment: (7:09)**

Marsha Barber Clark, 1450 Cass Road, thanked board members for their support of the Conservation District and explained her reason for wanting to appear on the August ballot.

**10. Other Business (7:12)**

Board members discussed action recently taken by East Bay Township regarding dorms at Station 9 resulting in a possible budget amendment by Metro Fire. Board members shared concerns with the Metro finances if the dorms were added to the 2018 Metro budget. Options were discussed for handling the situation and other situations that may arise.

Schmuckal asked to be informed of personnel issues when they happen since she is a member of the Personnel Committee.

Many lights are out along South Airport Road and Korn will draft a letter to Consumer's Power.

**11. Adjournment (7:47)**

*Korn adjourned the meeting at 7:47pm*



Chuck Korn, Supervisor  
Charter Township of Garfield  
3848 Veterans Drive  
Traverse City, MI 49684



Lanie McManus, Clerk  
Charter Township of Garfield  
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Traverse City, MI 49684