



**CHARTER TOWNSHIP OF TEXAS BOARD MEETING, JULY 11, 2022**

**CALL TO ORDER AND PLEDGE OF ALLEGIANCE**

Supervisor Loeks called the meeting to order at 6:00 p.m. and asked everyone to join Treasurer Roberts 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, Treasurer Trish Roberts, Supervisor Nick Loeks, and Clerk Emily Beutel. Absent was Trustee Wendy Mazer. Also attending were Superintendent Julie VanderWiere, and two members of the public in-person and two virtually.

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

Lisa Koop, township resident, asked about the status of paid-on-call firefighters and if there were enough, as it was advertised in the township newsletter.

**PRESENTATION/PUBLIC HEARINGS/COUNTY COMMISSIONER**

There were none.

**SUPERINTENDENT REPORT**

Julie VanderWiere reviewed the Superintendent Report, which highlighted the following items:

*Administration*

- Deputy Clerk Kerrie Douglas will start soon and will be a great addition to the team with her excellent work ethic and township experience.

*Information*

- The irrigation well used at the 6th Street Park failed due to a broken pump motor, and Sanders and Sons was called in for an emergency repair to attempt to save the sports fields grass.
- Progressive AE is finalizing new township hall documents in preparation to submit to the Planning Commission for the August 9th meeting; bid specs will come to the Board on August 8th for approval, contingent upon the Planning Commission review.
- Staff met with the Road Commission to discuss the DDA crosswalks, which are in disrepair, to review options until they must be replaced.
- Concert in the Corners on July 9th was a great success.
- The Crooked Lake and Eagle Lake association boards have met with the township to request reinstating their SAD 1 and potentially SAD 2 assessments and will be coming to the Board at the next meeting.
- Staff and Attorney Homier are still working through Q Corners LLC Road agreement and hope to have it ready for approval at the July 25th meeting.

*Flood Mitigation*

- Prein & Newhof submitted the permit for flood mitigation to EGLE for review and asked EGLE to preemptively schedule a Public Hearing once the permit is considered administratively complete.

**ADOPTION OF MEETING AGENDA**

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

**APPROVAL OF GENERAL CONSENT AGENDA**

Motion by Loeks, seconded by Beutel, motion carried, to approve the General Consent Agenda as presented, consisting of:

- Approval of June 20, 2022 Regular Meeting Minutes
- Approval of Bills for \$104,256.60
- Payroll of \$53,195.57 and \$70,408.91

- 52 • Emergency Repair for 6th Street Park Well

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54 **BUSINESS**

55 ***Tabled***

56 There was none.

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58 ***New***

59 Review Bids for Maple Hill Splash Pad Construction

60 Superintendent VanderWiere stated that the Township received two bids for the construction of the  
61 Maple Hill Splash Pad. She shared a letter from Tim Britain, VIRIDIS Design Group, recommending  
62 Katerberg VerHage Inc.'s bid. That letter also states that if a notice of award is provided by July 25,  
63 2022, Katerberg VerHage will hold the bid value even though construction will not begin until spring  
64 2023. The Board has 45 days to accept or reject the bids received, which were received on June 9. Due  
65 to the volatility in the market and current construction trends, bids continue to come in over budget.

66 Board members discussed the bids, which both came in over the estimated budget, as well as the  
67 landscape plan and whether or not there would be trees included. Some concerns were expressed over  
68 the pricing breakouts and the funds that the Township has already invested in the project.

69 Motion by Kerr, seconded by Beutel, motion carried, to accept the bid from Katerberg Verhage for the  
70 construction of the Maple Hill Splash Pad.

71 Roll Call Vote: Ayes – Hammon, Kerr, Roberts, and Beutel. Nays – Boven, Loeks. Absent – Mazer.

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73 Rose Arbor #4 Sidewalk Extension Request

74 Interim Planner Julie Johnston presented a sidewalk extension request from Modderman Building  
75 Group, LLC, for Rose Arbor #4. They would like a 12-month extension from today, July 11th, though the  
76 surety and extension expired in October 2021, as the applicant stated only two lots remain to be sold.  
77 She recommended the Board approve the sidewalk extension request, contingent upon a surety bond  
78 1.5 times the cost of the undeveloped sidewalks. She also suggested the Board may want to consider a  
79 change to the general ordinance in the future to allow an initial two-year extension at Step 3 and then  
80 one-year extensions beyond.

81 Motion by Roberts, seconded by Boven, motion carried, to approve an extension for the Rose Arbor  
82 #4 sidewalk extension request until July 23, 2023, contingent upon the surety bond.

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84 Resolution 22-12 Introduction and First Read of Planned Unit Development (PUD) Ordinance #367

85 Interim Planner Julie Johnston highlighted significant changes to the PUD ordinance, including  
86 eliminating the requirement for a comparison plan and the allowance for a density bonus determined by  
87 the number and quality of amenities provided within the PUD.

88 Motion by Roberts, seconded by Hammon, to adopt Resolution 22-12 introduces Ordinance No. 367,  
89 sets the adoption meeting for July 25, 2022, and directs the Township Clerk to publish the notice of  
90 posting.

91 Roll Call Vote: Ayes – Boven, Hammon, Kerr, Mazer, Roberts, Loeks, and Beutel. Nays – None.  
92 Absent – Mazer.

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94 **COMMITTEE REPORTS**

95 Planner Report

96 Interim Planner Johnston shared her planning report for the month of June 2022 and stated that there  
97 were many upcoming projects for the planning department and pending applications for the Planning  
98 Commission. Several other projects were approaching completion as well.

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

101 There were none.

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103 **ATTORNEY'S REPORT**

104 The attorney was not present.



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**BOARD MEMBER COMMENTS**

Trustee Boven asked how the Fire Department 360 review was going. Superintendent VanderWiere stated it was currently in progress.

Trustee Kerr said the Concert in the Corners went really well with lots of positive comments, and people are really excited about the Splash Pad.

Treasurer Roberts shared that there was a water main break on Q Avenue, so the road is currently closed between 5<sup>th</sup> and 6<sup>th</sup> Streets. Lots of special assessment districts for the lakes and private roads will be coming up soon. The street lighting SADs need to be replaced, additions or upgraded to LED lighting – could use ARPA funds. Without a parks department, we need to think about volunteers or additional staffing to take strain off current staff.

Trustee Hammon thanked Brooke for putting on a great event with the Concert in the Park. We need to do it again!

Clerk Beutel invited everyone to the Public Accuracy Test for the August 2 election, which will be held countywide on Thursday, July 21 at 9:00 a.m.

Supervisor Loeks echoed the positive comments about the Concert in the Park and thanked staff for helping to make it happen.

**ADJOURNMENT**

Motion by Roberts, seconded by Boven, motion carried, to adjourn the meeting. The meeting adjourned at approximately 7:00 p.m.

**SUBMITTED:**

Clerk Emily Beutel

Attested: Supervisor Nicholas Loeks

**APPROVED:**

DRAFT