

LEONI TOWNSHIP OFFICE  
913 FIFTH ST.  
MICHIGAN CENTER MI 49254  
517-764-4694 PHONE 517-764-1380 FAX  
leonitwp@leonitownship.com

LEONI TOWNSHIP BOARD OF TRUSTEES MEETING  
MINUTES  
January 14, 2020

The Leoni Township Board of Trustees held a Regular Board Meeting on January 14, 2020 @ 6:00 PM in the Leoni Township Hall, 913 Fifth St., Michigan Center, Michigan.

Call to Order 6:02 pm  
Members Present: Supervisor Linnabary, Clerk Pickett, Treasurer Clemente and Trustees Cole, Cox, McGee and Horning  
Members Absent: None  
Attendance Approximately: 33

**BRIEF PUBLIC COMMENT:**

Public Comment Opened 6:04 pm  
Public Comment Closed 6:18 pm

**APPROVAL OF AGENDA AND CONSENT AGENDA**

*Motion by McGee, support by Cox to **approve** the agenda with the addition of item #26 to add Title work for the WWTP Properties and Minutes of December 10, 2019 with Cole voting "no" on the Consent agenda changes to Item #7 on November 12 meeting minutes, in addition to striking "Linnabary" and replace with "McGee" as the Mover for the Consent Agenda Motion, also add the word "ordinance" in front of committee to Item #18, and add the word "to" after reach out.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
0 Nays*

***Motion Carried***

**APPROVAL OF ACCOUNTS PAYABLE**

*Motion by Linnabary, support by Pickett to **approve** accounts payable as presented, Bills Due December 12, - January 2, 2019 for \$235,429.40 and Bills Due January 14, 2019 for \$374,126.55 and Budget Amendments.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
0 Nays*

***Motion Carried***

## **OLD BUSINESS:**

### **1. Outdoor Gathering Ordinance**

*Motion by McGee, support by Clemente to **approve** to adopt the Attorney (Conti) adjusted version of the new Special Event Ordinance #2020-1 with the changes as follows: 1) In definitions – “Special Event” – scratch the first word “outdoor”(after “any” and before “event”) and 2) Correct the typo error in Section VII, paragraph 3 to read “by” instead of “bu”.*

Roll call vote:                7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
                                     0 Nays                        **Motion Carried**

*Motion by McGee, support by Linnabary to **approve** the adoption of the proposed Special Event Permit Application form as presented by Director Jester with the following changes: 1) Change name of form at top to “Special Event Permit Application” and 2) in top left checkbox section add “listing this special event” to the Certificate of Liability topic and 3) add another checkbox in this same section for “Copy of temporary campground permit, if applicable” and 4) on Page 2 Food and Beverage section – change any JCEH to JCHD and change phone number to (517) 788-4233.*

Roll call vote:                7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
                                     0 Nays                        **Motion Carried**

*Motion by McGee, support by Cole to **approve** the adoption of the Indemnification Agreement and the Special Event Property Owner Permission Letter as submitted by Attorney Conti without changes.*

Roll call vote:                7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
                                     0 Nays                        **Motion Carried**

### **2. Roofing Proposals for 5860 Brills Lake Rd fire station**

*Motion by Cole, support by Clemente to **approve** Billy White Roofing Proposal for the Brills Lake Fire Barn Roofing Proposal in the amount of \$9,950.00 with the adjustment of any OSB extras to be at a \$30 per board cost.*

Roll call vote:                5 Ayes Pickett, Clemente, McGee, Cole and Horning  
                                     2 Nays Cox and Linnabary    **Motion Carried**

## **NEW BUSINESS:**

### **1. F&V Water Utility Ordinance Updates Estimate - \$2,200.00**

*Motion by Clemente, support by Pickett to **approve** the study to update the Water Utility Ordinance to be paid from the water system maintenance fund in the amount of \$2,200.00*

Roll call vote:                7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
                                     0 Nays                        **Motion Carried**

**2. F&V Sewer Ordinance Update and Study - \$26,600.00**

*Motion by Clemente, support by McGee to **approve** the F&V to conduct a review of the Sewer Usage Ordinance Updates to be paid from the Sewer maintenance fund in the amount of \$26,600.00*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
0 Nays **Motion Carried***

*Motion by Clemente, support by Cox to **approve** the F&V lab analysis of \$12,000 of the Sewer Ordinance update and study of outside scope from the sewer fund*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Cole, Horning and Cox  
0 Nays **Motion Carried***

**3. Adult Use – 20 Past 4 - #4 – Provisioning – Ann Arbor Rd.**

*Motion by Linnabary, support by Cox to **approve** Adult Use – 20 Past 4 Provisioning Ann Arbor Rd.*

*Roll call vote: 4 Ayes Linnabary, McGee, Horning and Cox  
3 Nays Pickett, Clemente, Cole **Motion Carried***

**4. Comco LLC (Thrive) - #5 - Provisioning - Ann Arbor Rd**

*Motion by Linnabary, support by Cox to **approve** Comco LLC (Thrive) - #5 - Provisioning - Ann Arbor Rd*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**5. Infinite Chemical Analysis - #6 – Secure Lab – Ann Arbor Rd**

*Motion by Linnabary, support by Cole to **approve** Infinite Chemical Analysis - #6 – Secure Lab – Ann Arbor Rd*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**6. CLDD LLC (Fuel 420) - #7 – Processor – Falahee Rd**

*Motion by Linnabary, support by Clemente to **approve** CLDD LLC (Fuel 420) - #7 - Processor - Ann Arbor Rd*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**7. CLDD LLC (Fuel 420) - #8 – Provisioning – Falahee Rd**

*Motion by Linnabary, support by Clemente to **approve** CLDD LLC (Fuel 420) #8 Provisioning – Falahee Rd.*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**8. Feleo Manufacturing - #9 – Processor – Felters Dr**

*Motion by Linnabary, support by Cox to **approve** Feleo Manufacturing #9 Processor – Felters Dr.*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**9. DLG & Associates - #10 – Grower – South St**

*Motion by Linnabary, support by Horning to **approve** DLG & Associates #10 Grower – South St.*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**10. DLG & Associates - #11 – Processor – South St**

*Motion by Linnabary, support by Horning to **approve** DLG & Associates #11 Processor – South St.*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

**11. Election worker pay: Chair from \$160 to 200, workers from \$135 to 160, training from \$20 to 50**

*Motion by Pickett, support by Linnabary to **approve** the new rate for election workers to be raised as follows: Chair from \$160 to \$200, Workers from \$135 to \$160 and training from \$20 to \$50*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**12. Lyrical LLC – 4202 Ann Arbor Rd – ID#000-09-29-326-002-00 – Rezone – AG to Heavy Ind**

*Motion by Linnabary, support by Horning to **approve** Lyrical LLC Re-zone ID#000-09-29-326-002-00 from AG to Heavy Industrial.*

*Roll call vote: 5 Ayes Linnabary, Pickett, McGee, Horning and Cox  
2 Nays Cole, Clemente **Motion Carried***

**13. TS Floor Estimate to complete flooring for front room/office, Ord. officer, kit/bath**

*Motion by Linnabary, support by Clemente to **table** to get additional bids*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**14. Amendment to Adult Use Ordinance Section 41.11(D)**

*Motion by Linnabary, support by Clemente to **approve** the amendment to Adult Use Ordinance Section 41.11(D) to match Medical Marihuana Ordinance.*

*Roll call vote: 6 Ayes Linnabary, Pickett, Clemente, McGee, Horning and Cox  
1 Nays Cole **Motion Carried***

*Motion by McGee, support by Linnabary to **approve** having Attorney Cullen Harkness amend the Adult Use Ordinance and add "Microbusiness" to the sections requiring a distance of 2640 feet from schools due to the retail component of these businesses.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**15. Quote CPR Equipment – LUCAS \$15,349.58**

*Motion by Cole, support by Pickett to **approve** the quote from Stryker for a LUCAS CPR machine in the amount of \$15,349.58*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**16. Add Howard Linnabary as Plant Manager for WWTP for SAW Grant Agreement Letter**

*Motion by Pickett, support by Clemente to **approve** Howard Linnabary as WWTP Plant Manager.*

*Roll call vote: 6 Ayes Pickett, Clemente, McGee, Horning, Cole and Cox  
1 Abstain Linnabary **Motion Carried***

**17. Lot Coverage Definition Ordinance to be considered for Planning Commission**

*Motion by McGee, support by Pickett to **approve** the Lot Coverage Ordinance Definition drafted by Attorney Conti to be considered for review and recommendation by the Planning Commission in regards to the "functional footprint" anything over 10 x10 area.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**18. Demo Bids for 8777 Grayling, 3549 Bellrose, 8729 Manton, 437 Sheridan**

*Motion by Cole, support by McGee to **approve** Demo Bids as listed to be awarded to Dullock Excavating for \$20,900.00*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**19. Quote from DELL for car computers for the two marihuana officers \$6,080.16**

*Motion by Linnabary, support by Pickett to **approve** the Dell Quote for Computer systems to be installed in both Marihuana Compliance Unit vehicles in the amount of \$6,080.16.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**20. Quote or GIS Aerial Photos for Leoni Township, Jackson County \$10,074.00**

*Motion by McGee, support by Clemente to **approve** the proposal from the County for Leoni Township's portion of the new fly over costs for the County GIS at an amount of \$10,070.00.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**21. Assessing Computer upgrade \$1,029.00**

*Motion by Linnabary, support by Pickett to **approve** the Quote from IT Right for new updated computer for the Assessing Department in the amount of \$1,1029.00*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**22. Set Planning Commission/ZBA meeting date of March 5, 2019 @ 6PM**

*Motion by Linnabary, support by Clemente to **approve** the date of March 5, 2020 at 6pm for Planning Commission and ZBA in regards to Open Meetings Act violations.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

**23. Consider UFS for a Municipal Financial Advisor for WWTP**

*Motion by McGee, support by Cole to **approve** hiring UFS (Utility Financial Solutions) for a municipal advisor for the Water System per EGLE requirements, NTE \$10,000.00 with onsite and travel expenses.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

## **24. ZBA/PC appointment considerations**

*Motion by Linnabary, support by McGee to **approve** Vern Beckwith reappointment for the ZBA for a 3-year term, start date 1/1/2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by Pickett to **approve** Robert Eadie reappointment for the ZBA for a 2-year term, start date 1/1/2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by Pickett to **approve** Keith VanPoperin reappointment for the ZBA for a 3-year term, start date 1/1/2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by McGee to **approve** Steve Sawicki to be moved to full time seat for the ZBA for a 1-year term, start date 1/1/2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by Clemente to **approve** John Spencer to be appointed to the alternate seat for the ZBA for a 2-year term, start date 1/23/2020, effective January 23, 2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by Cox to **approve** Vern Beckwith reappointment for the Planning Commission and liaison to ZBA for a 3-year term, start date 1/1/2020.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

*Motion by Linnabary, support by Cox to **approve** Ben Carroll appointment for the Planning Commission for a 3-year term, start date 1/23/2020 effective January 23, 2020*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

## **25. Estimates for tires for 1990 Ford DPW truck**

*Motion by Cole, support by Pickett to **approve** the purchase of four tires for the 1990 Ford F100 DPW truck, NTE \$694.00*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

## 26. WWTP Title work

*Motion by McGee, support by Cole to **approve** up to \$750.00 to American title Co of Jackson for title search work regarding the 3 parcels on Page Ave comprising the WWTP property and surrounding Township owned property to check for any title blemishes.*

*Roll call vote: 7 Ayes Linnabary, Pickett, Clemente, McGee, Horning, Cole and Cox  
0 Nays **Motion Carried***

## DISCUSSION:

1. Michigan Center Lioness Park Equipment Project

*Motion by Cole, support by Linnabary to **table** and move to Old Business for further discussion.  
**Voice Vote - Motion Carried***

2. Stoni Hamlin, Farmhouse Rental, extension on late payments to March 5, 2020 to make decision whether to move forward on eviction, revisit on March BOT meeting.
3. Title Work for Napoleon Rd. Cemetery, Discussion only. We do not own.
4. Securing Township Hall for Employee Safety, discussion, getting more info and bids.

## PUBLIC COMMENT:

Public Comment Opened 9:02 pm

Public Comment Closed 9:02 pm.

*Motion by Linnabary to adjourn, support by Cox*

*Meeting adjourned at 9:03 p.m. **Motion Carried***

Kerry Pickett, Clerk