

**MINUTES
ALPINE TOWNSHIP
REGULAR MEETING
JULY 18, 2005**

05-94 REGULAR MEETING

The Alpine Township Board met on Monday, July 18, 2005 at 7:30 p.m. at the Alpine Township Hall, 5255 Alpine Avenue, Comstock Park, Michigan. Board members present: Supervisor Marta Brechting, Clerk Jean Wahlfield, Treasurer Jan Brechting, Trustees Ron Cordes, Jim May, Sharon Steffens and Ted Wallace.

Supervisor Brechting called the meeting to order at 7:30 p.m. with the Pledge of Allegiance.

Supervisor Brechting amended the Consent Agenda with two additional items: #1. Budget amendments, and #2. Approval of Greg Madura as Planning Commission Member to replace Steve Gray whose term will expire December 2005. It was suggested that future candidates be interviewed by the entire board, however it was noted that this was never done before. The procedure for appointment of Planning Commission members will be looked at in November for December's appointments.

Supervisor Brechting expressed condolences to brother Jim May and the family of Jeanne Klenk who passed away earlier this month. Klenk was an employee of the Township for 15 years as a groundskeeper at the Sports Complex. Klenk's husband, Bill, serves on the Zoning Board of Appeals.

05-95 CONSENT AGENDA

May offered a motion, supported by Wallace, to approve the Consent Agenda consisting of: June 20, 2005 Board Minutes, Consideration of Bills, Confirmation of Temporary Liquor License for Holy Trinity Church Festival (September 10 & 11, 2005), Budget Amendments, Approval of Greg Madura to the Planning Commission, and Receipt of Correspondence. Motion carried 7-0.

**05-96 GREAT LAKES LABEL, LLC - TAX ABATEMENT REQUEST
PUBLIC HEARING AND CONSIDERATION OF RESOLUTION #05-15 & #05-16
& AGREEMENT #05-09**

Treasurer Brechting explained that Great Lakes Label is in the process of constructing a new building which is located directly behind the Township Center at 906 Metzgar Drive. The owners are requesting a tax abatement for both real and personal property. This business currently employs 21 people and plans on increasing that number to 32.

Chuck Piette, Plant Manager and soon to be co-owner, stated that Great Lakes Label manufactures pressure-sensitive labels and stickers. The company is semi-regional but does have accounts from all over the Country. Piette stated that his company is looking forward to the move and adding whatever they can to the community. He estimated that they will reach \$5 million in sales by the end of the year.

May offered a motion, supported by Steffens, to open the public hearing. Motion carried 7-0.

No public comment was offered.

Steffens offered a motion, supported by May, to close the public hearing. Motion carried 7-0.

Wahlfield wanted to verify with Piette that if Great Lakes Label would move from the Township, close, etc. that all taxes abated would be paid back to the Township as outlined in Agreement #05-09.

Steffens offered a motion, supported by J. Brechting, to approve Resolution #05-15, Resolution #05-16 and Agreement #05-09. There was discussed and the motion carried 7-0.

**05-97 ADVANCED TOOLING SYSTEMS - TAX ABATEMENT REQUEST
PUBLIC HEARING AND CONSIDERATION OF RESOLUTION #05-17 &
AGREEMENT #05-10**

May offered a motion, supported by Wallace, to open the public hearing. Motion carried 7-0.

Treasurer Brechting informed the Board that Advanced Tooling has been approved for abatements in the past and the requested abatement is for personal property. Advanced Tooling will be purchasing equipment valued at \$2,600,000 and J. Brechting stated that Advanced Tooling has been an asset to the Township.

Andy Johnson, representative from Advanced Tooling, stated that the business has been located at 1166 7-Mile Road since 1982 and has more than 100 employees. With the purchase of the new equipment an additional 15 employees are anticipated to be hired.

No public comment was offered.

May offered a motion, supported by J. Brechting to close the public hearing. Motion carried 7-0.

May offered a motion, with support from Steffens, to approve Resolution #05-17 and Agreement #05-10 granting the requested tax abatement to Advanced Tooling. Motion carried 7-0.

**05-98 CG AUTOMATION & FIXTURE, INC. - TOOL AND DIE RENAISSANCE
RECOVERY ZONE ABATEMENT REQUEST - CONSIDERATION OF RESOLUTION
#05-18**

May offered a motion, supported by J. Brechting, to open the public hearing. Motion carried 7-0.

Treasurer Brechting informed that Board that the Tool & Die Renaissance Recovery Zone Abatement is a new program offered by the State. This program would allow CG Automation & Fixture to be tax exempt for up to fifteen years. In the Fall of 2004, the Township granted approval and provided a resolution for CNC Precision to participate in this State program. J. Brechting noted that the first year of the tax exempt status, the Township will abate approximately \$1,476.41. The State of Michigan has until September to determine who will be picked to participate and how many years CG Automation & Fixture will be allowed to participate in the abatement program.

May offered a motion, supported by Steffens, to close the public hearing. Motion carried 7-0.

May offered a motion, supported by J. Brechting, to approve Resolution #05-18 for CG Automation & Fixture. Motion carried 7-0.

05-99 PUBLIC COMMENT

Phil Brunger, 4647 Fruit Ridge Avenue, thanked the Supervisor for updating the website and stated that it looked very nice.

05-100 COMMISSION REPORTS

PLANNING COMMISSION - MAY: A regular meeting was held on June 16 where the Commission went over the By-Laws. A special meeting was held for the Master Plan update on July 14, 2005 with many public comments. The next regular meeting will be held on July 21, 2005.

ZONING BOARD OF APPEALS - WALLACE: There was no June meeting.

HISTORICAL - CORDES: No meeting.

SEWER & WATER - M BRECHTING: Discussion will be in New Business.

LIBRARY - BOISVENUE-FOX: No report, Boisvenue- Fox was on vacation.

05-101 CONSIDERATION OF RESOLUTION #05-19: REQUEST TO TRANSFER LIQUOR LICENSE TO ORIENTAL FOREST ALPINE, INC.

Oriental Forest Alpine, Inc. (d/b/a Tony Lin) is requesting the transfer of ownership of the Class C liquor license from Wildwood Grill. Upon local approval the request will be forwarded to the State Liquor Control Commission for final approval.

A representative of Tony Lin, explained that the restaurant will be casual dining for lunch and dinner with a full service bar. An extended menu of American, Mexican and Italian cuisine will be offered. The restaurant is scheduled to open in August pending the approval of the Liquor License.

J. Brechting offered a motion, supported by May, to approve Resolution #05-19: Request to transfer Liquor License to Oriental Forest Alpine, Inc. Motion carried 7-0 in a roll call vote.

05-102 CONSIDERATION AND APPROVAL OF PDR APPLICATION - 2633 8-Mile Road NW (Cranmer)

The Kent County Purchase of Development Rights (PDR) Program has forwarded a copy of the application for property located in Alpine Township which has been submitted for consideration into the program. Part of the process includes approval of the application by the local municipality. The parcel is owned by Carl R. Cranmer for the CN Stables located at 2633 8-Mile Road NW for the entire 65 acre parcel known as 41-09-09-400-004. Township Board members have received and reviewed Part 3 of the Cranmer application and it was noted that the parcel has previously applied to the Kent County AG Preservation Board to participate in the program.

Trustee May provided comments in support of the program noting that the Howard farm has been accepted into the PDR program. In addition, some State funding has been secured for this program with hopes of obtaining local matching funds.

Steffens offered a motion, supported by May, to recommend and approve the application from Carl Cranmer for the 65 acre parcel known as 41-09-09-400-004 (2633 8-Mile Road) to Kent County Ag Preservation

Board for the inclusion into the PDR program and to authorize the Supervisor and Township Planner to sign the Certification. Motion carried unanimously 7-0.

05-103 CONSIDERATION OF RESOLUTION #05-20 - IN SUPPORT OF CONTINUED FUNDING FOR AMTRAK SERVICE

Supervisor Brechting explained that Amtrak receives funding from the State of Michigan in the amount of \$7.1 million annually and the proposed State budget will reduce this amount to \$6.1 million. The result of this cutback would be the elimination of the Grand Rapids to Chicago route. Resolution #05-20 supports the continued funding for Amtrak Service and resolves that copies of our resolution be forwarded to State legislators including the Governor.

May offered a motion, supported by J. Brechting, to approve Resolution #05-20 - In Support of Continued Funding for Amtrak Service. Motion carried 7-0.

05-104 UPDATE ON PROPOSED SAND MINING & MINERAL EXTRACTION ORDINANCE

Supervisor Brechting, Trustees Ron Cordes and Jim May, property owner's Dean Crawford and Jim Crawford and operator Mike Rusche met to discuss the issues that were behind the proposed sand mining ordinance. The operation is a grandfathered use which may be regulated by a general licensing ordinance. Several recommendations that have been mutually agreed upon include: surveys, an asphalt drive which has been built and fencing which has been installed. This has been forwarded to the attorney for review. There will be a formal agreement signed and the ordinance will be dropped.

Wahlfield confirmed that the intent and consensus of the Board at this time is to no longer pursue a general licensing ordinance for sand mining/mineral extraction and that a written agreement will be drawn up between the Township and parties involved in the Crawford operation to address safety and use concerns. Wallace commended our Board for working this out so well.

05-105 NKSA UPDATE - PROPOSED WASTEWATER TREATMENT PLAN

Supervisor Brechting stated that draft cost allocation agreements for the five entities that make up the North Kent Sewer Authority are available. M. Brechting stated her personal concerns: The Fruit Ridge re-direction project has been taken out of the cost for project, but will have to be done either way (NKSA or Grand Rapids) and the lack of restrictions on sewer boundaries and that each individual entity will be responsible for their own boundaries. M. Brechting stated that she wants public input when firm numbers are available. M. Brechting stated that the final results of the utility study are not completed, however the preliminary study says that the cost associated with the plant or signing the Grand Rapids contract will be a "wash". The NKSA is working on a Notice of Intent to address the additional \$10 million cost overage, and reports are being developed for each community to determine financial status.

Treasurer Brechting wished to clear up some misconceptions about the proposed North Kent Sewer Authority plant:

1. The only people affected by constructing a treatment plant are the current and future sewer users and the cost for the plant will not affect the entire Township.
2. Connection fees are paid only by new construction or by new users whose septic systems have failed and will

have to connect to the sewer.

3. The quarterly fees will not be doubling as previously stated. Since 2002 when the Board approved the Notice of Intent for \$50 million, the Township has aside money for the NKSA project. If we go with the new NKSA plant, the Township will still have to pay the Grand Rapids contract and the bond cost for the period of time when the plant is being constructed and for that time the quarterly fees may be doubled for that short time.

4. Taking the re-direction of the Fruit Ridge line and the Brandeau line in Plainfield Township out of the NKSA plants costs will save the Township approximately \$35,000 - 40,000.

Treasurer Brechting also stated that with NKSA the quarterly fees would be estimated at \$50.73 and with the new Grand Rapids contract the quarterly fee would be estimated at \$48.46. The current quarter fee is \$48. The Township does not have a choice to stay with the current old Grand Rapids contract.

Wallace questioned if the re-direction of Fruit Ridge line is separated out of the NKSA costs if it would be an additional cost to Alpine Township. It was explained to Wallace that it is not the "taxpayer" but the sewer customers that pay for sewer improvement/projects which are paid for directly out of the sewer fund not the Township general fund. J. Brechting noted that the Fruit Ridge cost was included in her quarterly numbers.

May brought up the issue of the proposed septic tank inspections. His concern was that if the NKSA does not pay for itself, then septic tank users would have to get their tanks pumped and a fee would be included to have the waste brought to the NKSA. Both J. Brechting and Steffens stated that this issue is may be mandated by the Federal and State legislators which has been discussing requirements to have septic systems inspected and pumped on a regular basis and not allow land application. The NKSA would not have anything to do with such a new law other than to consider becoming an accepting station for the septage for processing at the proposed plant.

In response to Wallace's question, it was noted that the Township has approximately 1,800 sewer customers using 6,000 units.

05-106 DISCUSSION: WATER ORDINANCE REQUIREMENTS

Supervisor Brechting stated that a homeowner on Alpine Avenue needs a new well and that the property is located within 200 ft. of public water. Our current ordinance states that anyone requiring a new well located within 200 ft. of public water must connect to the public water line. The ordinance does not allow for a variance. M. Brechting questioned the reason for that stipulation and stated that a new well would be half the cost of hooking up to public water.

Steffens felt that the property becomes more valuable and saleable if connected to public water. Steffens advised M. Brechting to look at the reasons for the connection requirement and talk to the engineers. More information on this will follow in future meetings.

05-107 SUPERVISOR'S REPORT & BOARD COMMENTS

Supervisor Brechting noted that our fire rescue truck status was going from an EMT status to a MFR (Medical First Responder) status. Each firefighter will have the MFR status. The Fire Department would like to bring on possibly two or four new people and Fire Chief Christians stated that interviews are scheduled for approximately ten to twelve applicants. Supervisor Brechting that there is no guarantee any new firefighters will be added.

Supervisor Brechting stated the developer behind D & W has cleaned out and constructed a second pond, however

the area behind the Marathon Gas Station and NAPA needs to be improved. An estimate for a wetland study came in at \$5,800 to study the location of the wetlands and how to proceed. The money will come from the York Creek Drain fund, and some of those funds may be recouped.

Additional comments from the Supervisor noted that the required annual Township audit is scheduled for the week of August 8th, that the Harvester newsletter will be coming out shortly but she had trouble printing it out, and that Township website now contains Agendas and Minutes.

May thanked the Township for the floral arrangement sent when his sister Jeanne Klenk died.

Wahlfield stated that anyone interested in attending the September MTA District 15 meeting should let her know if they would like to attend as soon as possible.

Wallace stated that at the June meeting he made a motion to have the community at large vote whether or not that Township should approve the construction of proposed North Kent Sewer Authority wastewater treatment plant. He noted that his motion was supported by May however the vote was never taken and not reflected in the minutes and that once a motion is on the floor it should be voted on. He requested that his motion be addressed at this time and restated it:

Wallace offered a motion, with support from May, to have the community at large vote on whether or not the Township should participate in the construction of the proposed North Kent Sewer Authority wastewater treatment plant.

The Board discussed this motion with Supervisor Brechting apologized because she did not remember it as a motion. Treasurer Brechting stated that a vote of the people at this time will not affect the Township's ability to continue with the bonding process. Cordes felt that there was not enough information available for the Trustees and/or public to make a decision at this time. Wahlfield stated that if there is a problem or change with the Minutes that it should have been discussed during the beginning of the meeting at the point when the consent agenda is approved by the Board. Wahlfield also stated that a vote by the people on the \$50 million bond issue would be an advisory vote, which is illegal in Michigan. Further, the public notice of intent to bond for the \$50 million took place in 2002 as required by law.

Steffens stated that a motion to table the motion restated by Wallace supercedes all. She assured Wallace that this was correct and legal.

May stated that he was elected to do a job and if a vote by the public is not feasible, then at least make the public aware of the issues.

Steffens offered a motion, with support from Cordes, to table the motion made by Wallace in order to obtain more information on the topic of the proposed NKSA wastewater treatment plant. The motion was approved and passed in a 5-2 roll call vote with Wallace and May dissenting.

Steffens stated that she had recently become aware of the [voters4alpine](#) website. She commented that this was a wonderful way to reach citizens and hopes that in the future it will show an unbiased comparison of the two projects that is balanced and correct.

Wes Roth, 2705 Schindler Drive, stated that as a former trustee he has been interested in the sewer project for a long time. He advised the Board that there were problems with Grand Rapids in the past and that Grand Rapids will control the Township's destiny if we stay with them and sign the new contract.

Harold Thome, 2137 7-Mile Road, felt that it is much better when you are part of a decision making entity. He stated that we do not have all the information from Grand Rapids.

Jason Rozensweig, 4920 Stony Creek, felt that seven members on the Planning Commission is sufficient number. He also stated that the **voters4alpine** website is very biased. He urges the Board to approve the NKSA plant. He also advised members to talk with Alpine's engineer, Mark Prein for more information.

Al Beckstorm, 4891 Grettel, requested that all upcoming meetings be posted on the website. He stated that as part of the **voters4alpine** website his intention is for it to be unbiased as he has obtained much of the information from public documents. He stated that a hook-up fee with NKSA is estimated at \$1,500.

Fritz Wahlfield, 730 Marlene, explained that connection fees can range as high as \$8,000 as in the case in the City of Walker who is under the G.R. contract. He stated that the County Commissioners are not involved with the septic ordinance that was discussed. He also asked how much a special election would cost the taxpayers. He requested that a newsletter get out as soon as possible.

Ray Wcisel, 4891 Grettel, inquired about a special election and Clerk Wahlfield explained the procedures.

Karen Guild, 688 Lamoreaux, reminded the Board to think of the low-income families that are on fixed incomes, retired and/or disabled. Steffens explained that by building our own sewer plant we can control our destiny, monies have been set aside to offset costs. She encouraged Guild to check into poverty exemptions for taxes.

Wallace offered a motion, supported by Cordes to adjourn the meeting at 9:10 p.m.

Respectfully submitted,

Jean Wahlfield
Clerk

Marta Brechting
Supervisor

Beth Alt
Recording Secretary

