

Charter Township of Lyon  
Board of Trustees  
Regular Meeting Minutes  
March 5, 2018

Approved: APRIL 2, 2018

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

Roll Call: Lise Blades  
Patricia Carcone  
Michele Cash  
John Dolan  
Kristofer Enlow  
John Hicks  
Sean O'Neil

Guests: 29

Also Present: Tina Archer, DDA  
Brian Keeseey, McKenna Associates  
Leslie Zawada, Civil Engineering Solutions, Inc.

**APPROVAL OF CONSENT AGENDA**

Approval of Special Meeting Minutes of February 5, 2018  
Approval of Regular Meeting Minutes of February 5, 2018  
Approval of Disbursements  
Building Department Report for January 2018  
Fire Report January 2018  
Zoning Report February 2018  
Termination of Service Drive Easement between GRA Development, LLC and Charter Township of Lyon.  
Termination of Service Drive Maintenance Agreement between GRA Development, LLC and Charter Township of Lyon

**Motion by Cash, second by Hicks  
To approve the consent agenda as presented.**

**Voice Vote: Ayes: Unanimous  
Nays: None**

**MOTION APPROVED**

## **ANNOUNCEMENTS AND COMMUNICATIONS**

Trustee Hicks reported according to the National Council for Home Safety and Security Lyon Township is number 21 out of 134 cities.

Trustee O'Neil commented he would like to have annual meetings with the City of South Lyon and work together.

Supervisor Dolan reported on the items that were displayed outside before the meeting began which included the new 2018 Ford Pick Up Truck/with a plow and the 2018 John Deere for brushing the sidewalks. The new Sheriff Gator that will be patrolling the bike trails. The display case in the front of the entrance hall will be set up for various items throughout the year. Also, on the outside of the building there are sidewalk boulevard lights that have been repaired and are now all working.

**Dan Pelchat**, Mayor of the City of South Lyon - He commented that he would like to work on communication between the Township and the City. They have had some incidents in the public schools and he would like to take some notes on how they got to this solution. The City of South Lyon was not contacted with regards to this situation. He noted he is an email or a call away.

## **CALL TO THE PUBLIC**

**Gary Rickard**, 25348 Buckminster Dr., Novi – He commented on Haas Lake Park and felt that the campsites have reached their useful life. These 1970 sites are only water and electrical with limited power. People want sewer and water hook ups. So they are looking at a new path, one of the things he thought they could do is senior housing. He would love input and would like to know what the Township is wanting in senior housing.

## **REPORTS**

**DDA** – Ms. Archer provided status updates regarding business in the DDA district.

**Fire Chief** – Chief Van Sparrentak reported that May 12 is the Fire Prevention open house and the public is welcome to come out. Internally they are looking to promote a position of Sargent and hopefully at the Board meeting in May he will come forward with a candidate. They are always looking for on-call fire fighters too.

**Sheriff** – Lieutenant Venus reported on the person that broke into the motorcycle club was caught and in jail. Tickets were handed out for motorists that were going around barricades onto residential lawns when part of Eight Mile Road was closed due to road conditions.

**Planning Commission** – Treasurer Carcone provided an update regarding the Planning Commission meetings in February.

**ZBA** – No meeting held in February.

**Park Advisory Board** – No quorum.

**DPW** – Mr. Martin explained he is proud of the display of the new equipment. Repairs are being made on Rice Street, the lights missing on the ring road will be addressed and Oakland County has a meeting regarding mosquito control. They are making improvements with the 17 lift stations about the way they operate.

**Planning** – Mr. Keesey brought the Board up to date regarding Planning Department.

## **APPROVAL OF AGENDA**

Supervisor Dolan deleted the OSHA Pineview site plan review at the applicant's request.

**Motion by O'Neil, second by Carcone  
To approve the agenda as amended.**

**Voice Vote: Ayes: Unanimous  
Nays: None**

## **MOTION APPROVED**

## **UNFINISHED BUSINESS**

### **A. Artesian of Pioneer Water Discussion**

Mr. Kidston gave a brief update regarding the water. He explained they do not have a permit yet for Woodwind but felt they were very close. The 9 Mile and Griswold tower is approved. The hydrogeology report is finished on the South Hill site and there is plenty of water there as was expected. The South Hill drawings are coming along.

They have a path for softening and he does believe it will be approved at the Woodwind site. It will be a staged process. He explained it will be at the South Hill site.

### **B. Consideration of the adoption of an Amendatory Ordinance for the Charter Township of Lyon to "Estates of Hutsfield PD – Final Review; AP-16-26"**

Mr. Keesey explained the first reading was at the February meeting and the large majority of the conversation was regarding the sewer provisions. The second reading would be the final reading.

Ms. Zawada explained the applicant addressed the issue with the sanitary sewer and it's now proposed to go the entire frontage of Griswold Road with a very short exception near 8 Mile Rd, but it will service all large parcels on the west side of Griswold. Her only concern is at the intersection there is a little stub of pavement for the road crossing that will need to be added. Everything else has been addressed.

Ray Cousineau explained the plans have been revised to show the final 5 project

phases and extension of sanitary sewer along the frontage of Griswold Road.

Trustee Blades was pleased they brought in sewer there. She questioned what they would expect as in the percentage of ranch homes in this type of development. Mr. Cousineau stated there is a trend towards ranches now and he did take her comments back to the ownership group that she would like to see ranch housing but it would be driven by the market. If he had to guess there would be about 10-20% in ranches.

Trustee Enlow questioned Section 10D in the Planned Development Agreement, about the contribution towards the signal at 8 Mile Rd and Griswold. The language says up to \$150,000 and the Township attorney felt it should just be \$150,000 period. Mr. Mancinelli explained the reason they don't want to do that is because it may not cost \$150,000 which is why they are pledging up to \$150,000. Trustee Enlow explained the reason they wanted a set number is because the traffic impact study stated a light should be at 9 Mile and Griswold as well.

**Motion by O'Neil, second by Blades**

**To approve AP-16-26 subject to all of the comments in the McKenna and CES memos and the discussion. A \$150,000 contribution toward improvements either for the light costing \$150,000 or whatever the difference is to be given toward a future light that is warranted as well at 9 Mile Road.**

Mr. Cousineau asked Mr. Mancinelli if he was comfortable with a \$150,000 contribution and Mr. Mancinelli stated yes.

**Roll Call Vote: Ayes: Dolan, O'Neil, Enlow, Hicks, Carcone, Cash, Blades  
Nays: None**

**MOTION APPROVED**

**NEW BUSINESS**

**A. Oakland SWA Pineview Site Plan Review; AP-17-39 – ITEM DELETED**

**B. Consider Agreement for Assignment and Use of School Resource Officer**

Representing South Lyon Community Schools:  
Ben Kirby, Assistant Superintendent for Administrative Services  
Chad Scaling, Principal, South Lyon High School  
Karen Fisher, Principal, South Lyon East High School

Ms. Fisher spoke on the benefits of having a resource officer at South Lyon East High School.

Mr. Kirby explained on behalf of the school they would like to continue this service at

South Lyon High School. He spoke about the need to have a resource officer on a daily basis and consider it a collaborative effort at South Lyon High School as they do in South Lyon East High School.

Treasurer Carcone questioned that the request is only for 4 months not one year. Mr. Kirby stated they are only requesting for the remainder of the school year. Treasurer Carcone explained it should be for 16 weeks, not 40 weeks. Mr. Kirby stated those are correct and that is what they are asking.

Mr. Kirby stated their plan for next year is to continue a relationship and to continue at SLEHS and SLHS. This request is for SLHS for the remainder of the year. Their overall goal is to have a presence in both high schools. Trustee Blades commented that she would like to see the same level of service at SLHS as there is at SLEHS.

Trustee Hicks asked if this is or will it be in the school budget. He has no problem with what has been proposed but felt it needs to be in the school budget. Mr. Kirby stated they agree and the school board will move forward with that.

Trustee O'Neil confirmed with Mr. Kirby that the Board approved this action. He supports the School Resource Officer and he felt it should be a shared effort. He does not want to wait anymore, if it comes down to the Board to make it happen, he wished he could vote more than once, it is so important. He will be supporting this and he hoped there could be someone at the City's expense but if they can't he wont change his position. He knows there are people on all sides that support this.

Supervisor Dolan reported there are 1243 students enrolled and about 440 are from Lyon Township that attends SLHS. He would do anything to put someone in that school to make it safe. They arrived at the cost sharing via the contract from East at a cost of \$22,500 for 4 months.

**Motion by Blades, second by O'Neil**

**To approve the agreement for assignment and use of a school resource officer and the corrections made by Treasurer Carcone.**

**Kathleen Hansen**, 29360 Roediger Ct. – She was support staff with South Lyon Community Schools for 14 years, they were able to have a resource person during that time and one of the great benefits was the positive impact it made on the kids towards police and fire.

**Dan Pelchat**, Mayor of the City of South Lyon – He stated he knows how important this is. It seemed like the City of South Lyon was out of the loop on this, but at the end of the day they are getting done what needs to be done. He doesn't know why it didn't happen before. There is interest from the City of South Lyon and they are committed to get a solution in the building going forward as soon as the contract is up. They just want a seat at the table. He is an employee of the school district, and it is very important to him and is separate from anything political.

**Mike**, 223 East Lake St. – He thanked the Board and School Board for making it possible to have a Resource Officer at the High School. Thanked them for putting their

kids first.

**Jim Crews**, 30000 Cobblestone Ln. – He thanked the Board for stepping up to the plate. Sandy Hook was an elementary school. He hoped they look at all of the schools as potential sources for danger. The issues may not be as frequent or plentiful but those issues will still be there.

**Chris Schaecher**, 59878 Mulberry Ln. – He thanked the Board. He questioned if this will be an Oakland County Sheriff and asked how long this will be in effect.

**Gary Rickard** - He suggested a millage to pay for it.

**Tim Davids**, 25801 Belladonna – He thanked the Board. He hoped for some sort of long term deputy being put in place and gets something worked out with the City.

Trustee Hicks commented that he is sure the school system is evaluating all of the schools to see if there are other things they can do.

Trustee Enlow commented the contract is for the Oakland County Sheriff and the term is for 4 months. As far as this topic, he has been on the Board since 2016 and since being elected he has had residents ask him why South Lyon East has one and South Lyon High School does not. He is glad they are able to get a solution going for 4 months and allow the School Board to continue investigating options. He is in favor of this and excited to get this checked off the list.

**Ray Bisio**, 22563 Indianwood Dr. – He has two concerns; they also have Salem Township that should be encompassed. He is concerned about having to train another officer, train them for four months and then lose them.

Trustee Enlow commented he shared the same concern, he felt one person would be much better in order to build the rapport with the students.

Treasurer Carcone explained when they were approached they would look at Salem Township as well as students that attend from Green Oak Township. She reiterated what the rest of the Board members have said. She is pleased and proud they are doing this.

**Roll Call Vote:      Ayes: Blades, Cash, Carcone, Hicks, Enlow, O’Neil, Dolan**  
**Nays: None**

**MOTION APPROVED**

**C.      Request to Terminate Light at Tanglewood Entrance**

Treasurer Carcone explained she was approached about removing or not continuing to

pay for the electrical of the light. She referred to a letter from the homeowner's association dated November 13, 2017 requesting the removal of the light located at 10 Mile Road at Spyglass Hill Road due to the fact that Tanglewood has installed new street lights at each entrance.

She has no issue paying for the light under the streetlight budget. It will cost about \$500.00 to remove it and it costs \$288 a year to pay for the electrical. The Board was in favor of keeping the light and paying for the yearly cost.

**Motion by Carcone, second by Enlow**

**To have the light at Spyglass Hill and 10 Mile Rd be the responsibility of the Township as a whole since their last bill of September 2017 going forward.**

**Voice Vote:           Ayes: Unanimous**  
**Nays: None**

**MOTION APPROVED**

**D.     USA 2 GO – Special Land Use; AP-17-56**

Mr. Keesey reviewed the McKenna memo dated March 1, 2018. He explained the standards for granting special land use approval and site plan approval has been properly addressed. Therefore, it is recommended that the Township Board approve the special land uses for the USA 2 Go gas station, Convenience Store and Drive-thru restaurant.

Ms. Zawada explained there are no engineering issues regarding the special land use.

Brent LeVanway provided a power point presentation.

Mr. Bahnman confirmed the existing Tim Horton's will be moving to this location. Mr. LeVanway reviewed the building materials. Trustee Enlow stated he didn't have an issue with the special land use but some ancillary concerns that may have to do with the Road Commission. Mr. LeVanway explained the permits have been granted for Lyon Center and Milford.

Trustee Blades confirmed the wall would match the brick on the building. Ms. Zawada stated they will recommend they perform ground penetrating x-rays so they aren't encroaching on any burial sites before the wall is built. She is not aware of concerns with a gas station by a cemetery.

Clerk Cash questioned how the in/out works coming from the south. Mr. LeVanway stated it's unrestricted.

**Motion by Enlow, second by Carcone**

**To approve AP-17-56 USA 2 GO special land use as presented.**

Gary Rickard wanted to confirm there will be landscaping by the wall.

**Voice Vote: Ayes: Unanimous  
Nays: None**

**MOTION APPROVED**

**E. Consideration of the Introduction of an Ordinance for the Charter Township of Lyon to Amend Adoption of 2015 International Fire Code**

Chief Van Sparrentak explained to be consistent with the building department since they enforce and inspect together they have already adopted the 2015 International Building Code. They want to be consistent, so they are giving the same message to businesses. The new building code applies to new business getting their C of O, it's not retroactive. It's aimed at changing businesses that have come about in the last few years.

**Motion by Blades, second by Hicks  
To amend adoption of 2015 International Fire Code for first reading.**

**Voice Vote: Ayes: Unanimous  
Nays: None**

**MOTION APPROVED**

**ADJOURNMENT**

**Motion by O'Neil, second by Carcone  
To adjourn the Board of Trustees meeting at 8:37 p.m.**

**Voice Vote: Ayes: Unanimous  
Nays: None**

**MOTION APPROVED**

The regular Board of Trustees meeting adjourned at 8:37 p.m. due to no further regular business.

Respectfully Submitted,

*Kellie Angelosanto*

Kellie Angelosanto  
Recording Secretary

*Michele Cash*

Michele Cash  
Township Clerk