

**CHARTER TOWNSHIP OF WILLIAMS
BOARD OF TRUSTEES
REGULAR MEETING – October 22, 2013**

The Board of Trustees of the Charter Township of Williams held a regular meeting and a Public Hearing on the 2014 Budget on Tuesday October 22, 2013 at the Township Hall. The agenda is attached Exhibit A.

I. Call to Order & Roll Call

The meeting was called to order by Paul Wasek, Supervisor at 7:00 p.m. Present: Wasek (Supervisor), Charney (Clerk), Paige (Trustee), and Putt (Trustee).

Excused: Gower (Trustee) and Hoverman (Treasurer). Absent: Plant (Trustee).

Also present: Those present are indicated on the sign in sheet, attached Exhibit B.

II. Pledge of Allegiance

The Pledge of Allegiance to the flag was said in unison.

III. Open to the Public

Those present had no comments or questions.

IV. Changes to Agenda

Agenda Item number 3 will be discussed immediately following the first public hearing.

V. Consent Agenda

1. Approve the October 8, 2013 Board of Trustee Minutes as presented.
2. Approval of Bills for payment.

A motion was made by Paige and seconded by Putt to approve all items as listed on the Consent Agenda.

4 Ayes 0 Nays Excused: Gower and Hoverman. Absent: Plant. Motion carried.

VI. Public Hearing 1, IDD Request Section 23

A public hearing was held during the September 10th meeting and a resolution was then passed approving the request of Steven Clark to establish an Industrial Development District in Section 23 of the township. However, it was subsequently discovered an incorrect parcel number, legal description, and number of acres was submitted by the applicant. Resolution number 09-13-042-I was then rescinded during the September 24th Board of Trustees meeting.

Corrected paperwork has since been submitted by Steven Clark, Setaka Properties, LLC, requesting that Williams Township establish an Industrial Development District pursuant to Public Act 198 of 1974, as amended.

The parcel is located in Section 23 of the township and is land use designated as LI, Light Industrial. It is 3.98 acres in size. One building is located on the parcel.

An application for an industrial property tax abatement cannot be submitted to the local jurisdiction until the property is designated as an Industrial Development District.

The Public Hearing began at 7:07 p.m.

Trevor Keyes, Bay Future, and Steven Clark, representing Seteka Properties, LLC were present to provide information and answer questions.

Monark Equipment Technologies is the name of S. Clark's company. The company manufactures automated machine tools for various industries. S. Clark indicated there is potential growth for five personnel.

No members of the public asked questions or had comments. No written comments were received prior to the meeting.

The Public Hearing concluded at 7:10 p.m.

T. Paige stated the parcel's land use designation is consistent with the Township General Development Plan and has been zoned Industrial or Light Industrial for numerous years. It is located in an area of the township designated for industrial uses.

10-13-061-I A motion was made by Paige and seconded by Charney to establish an
===== Industrial Development District, pursuant to P.A. 198 of 1974, as amended to include tax parcel no. 09-140-023-100-110-08, located in William Township, Bay County Michigan. A copy of the Resolution is attached Exhibit C.

Ayes: Wasek, Charney, Paige, and Putt.

Nays: None. Excused: Gower and Hoverman. Absent: Plant. Motion carried.

VII. Regular Agenda

1. Special Consideration, Tap Fees

P. Wasek received correspondence from Manoj Shah, CEO, Top Shelv Worldwide LLC, requesting that the township waive water and sewer tap fees associated with the development of Tri City Sports Complex.

The developers were charged a fee of \$12,150.00 for the sewer tap, based on the clubhouse square footage. Williams Township Ordinance No. 56 I includes Appendix A with a lengthy listing for various commercial business types and residential uses with the corresponding Residential Equivalent Use Factor (REU) for each. One REU in Williams Township equals a tap fee of \$3,600.00. The water tap fee is \$2,800.00, based on meter size.

A 10% down payment was made in August with the remaining balance to be paid over 10 years on the winter tax billing. 7% interest per annum is charged on the unpaid balance.

Manoj Shah and Stan Dulaney, Top Shelv Worldwide LLC, were present.

P. Wasek explained the process used for calculating sewer tap fees and Appendix A was reviewed. T. Paige stated tap fees were reduced several years ago. It was then explained that if the developers plan to reduce the size of the clubhouse, the sewer tap fee will be reduced accordingly. The water tap fee cannot be adjusted.

VIII. Public Hearing 2, 2014 Township Budget

The public hearing began at 7:35 p.m.

No line items have been changed since the budget work session on September 24th other than Trustee's salaries.

All agreed that the budget had been discussed at length during the work session meeting.

No members of the public had questions or comments on the proposed budget.

The water fund and sewer connection fund were briefly discussed as was a road millage and potential capital outlay expenditures.

The public hearing concluded at 7:50 p.m.

A. Consideration of Proposed Budgets

10-13-062-A/B A motion was made by Putt and seconded by Paige to adopt the
===== 2014 budgets for Williams Township General, Garbage Collection, Sewer Connection, and Water Line Extension Funds, as proposed, and direct the Clerk to prepare the 2014 Appropriations Resolution.

Ayes: Charney, Paige, Putt, and Wasek.

Nays: None. Excused: Gower and Hoverman. Absent: Plant. Motion carried.

IX. Regular Agenda, continued

2. Street Lighting Special Assessments

Received information on cost, current and proposed, regarding the special assessments for all street lighting districts within Williams Township. The rates are derived from the current Consumers Energy General Service Unmetered Rate Guide and are lower than previous years because the mercury vapor lights were replaced with high pressure sodium lights.

10-13-063-A/B/S A motion was made by Paige and seconded by Charney to adopt
===== the street lighting special assessments for the 2013 winter tax roll,
attached Exhibit D.

Ayes: Paige, Putt, Wasek, and Charney.

Nays: None. Excused: Gower and Hoverman. Absent: Plant. Motion carried.

3. Retention Special Assessments

Information on special assessment districts for subdivision storm water retention within Williams Township was provided and briefly discussed. The special assessments will be placed on the winter 2013 property tax billing.

10-13-064-A/B/S A motion was made by Charney and seconded by Putt to adopt
===== the subdivision storm water retention special assessments for the
2013 winter tax roll, attached Exhibit E.

Ayes: Putt, Wasek, Charney, and Paige.

Nays: None. Excused: Gower and Hoverman. Absent: Plant. Motion carried.

X. Any Other Business

The B.C.T.O.A. Christmas Party will be hosted by Fraser Township on December 4th. Reservations are due November 27th.

Banners for the newly installed street lights along Midland Road were briefly discussed. Numerous suppliers have been contacted for prices, types of material, and available designs. Britten Inc. in Traverse City appears to have the best pricing and quality product with numerous design choices for a 24 X 44 sized banner. Six double sided banners will be needed for the street light poles.

XI. Adjournment

A motion was made by Charney and seconded by Paige to adjourn the meeting at 8:15 p.m.

4 Ayes 0 Nays Excused: Gower and Hoverman. Absent: Plant. Motion carried.

Williams Charter Township

Amy Charney, Clerk

Paul Wasek, Supervisor