

Dafter Township Board

Supervisor: Bob Brown
Clerk: Jodi Hunter
Treasurer: Kareen Brown
Trustee: Robert "Bob" St. Peter
Trustee: Joyce Engelhardt

Meeting Minutes
for
May 11, 2015
7:00 p.m.

Dafter Township Hall
2926 W. 10 Mile Road
Dafter, MI 49724

- Call to order

Present: Bob Brown, Jodi Hunter, Kareen Brown, Bob St. Peter, Joyce Engelhardt
Absent: None

- Pledge of Allegiance

Given by all in attendance

- Approval of Minutes

-April 13, 2015 Minutes – Approved as submitted

- Citizen's Comments

None

- Treasurer's Report

Kareen reported that General Fund started with 89,907.65, Fire in a deficit of (2,840.27) and Truck with 1,900.35. Incoming monies were \$17,883.62. Outgoing monies totaled \$21,479.08. CD's totaled \$250,352.35 for total funds of \$335,724.62. Kareen discussed that a transfer would be needed to cover the deficit in the Fire Fund.

- Approval of Bills

- List of Bill Payments Attached – Including CC approved to be paid after meeting
Kareen made motion to approve bills Epay & 7515-7552, Joyce supported. Motion passed unanimously. Jodi made a motion to transfer \$10,000 to Fire Fund, Kareen supported, motion passed unanimously.

-Approval of Credit Card Charges submitted to be paid before the next meeting
Approval of credit card charges passed unanimously.

- Supervisor's Report

- Property on NE corner of Soo Line and 10 Mile – See Attached Report
Discussion included the plans for the property that foreclosed on and the intent of the Township to purchase the property to improve the driveway for the park and at that time grade the driveway to remove runoff and remove the old well on the property. Further discussion will follow when the property is obtained.

- Drainage issue near Wilson Rd and 10 Mile – See Attached Report

Bob Brown is working with the county to see about improving the drainage in this area. Further information will follow when the county makes a final assessment.

- Correspondence

Email from Nancy McDermott regarding Community Garage Sales. Signs will be posted in many areas and we can also put up signs to advertise the Fire Department Fun Day. Jodi will assist the Dafter Firefighters Association in making and placing the signs.

-Clerk's Report

-Budget to Actual Year YTD Report

Jodi presented the budgeted to actual for both General Fund and Fire and Truck Funds. The radio subscription for fire should be moved into contractual services and Jodi will verify the annual amount to make a budget transfer for the next meeting.

-Direct Deposit Form

Payroll will be adjusted to be paid on the last day of the month, and direct deposit will now be available. The change in payroll will be effective starting in June. Joyce made a motion to start direct deposit on June 30, Jodi supported, motion passed unanimously.

- Fire Commissioners Report

Blazer has been returned to the DNR. Henry discussed that tires were taken off prior to returning it. We will put these tires together with other Township property that needs to be sold and develop a list for public bid. We will revisit this topic once we collect all items that are no longer being used by the Township that can be sold at public auction.

Henry attended the EUP Firefighter Association meeting, which has a new system for logging firefighters and where firefighters can sign up for training. Henry is working on migrating the information to the new system. Henry thanked Kareen and Patty and Joyce for their contributions to the Dispatchers week. Henry indicated that central dispatch is implementing a system to accept emergency calls via text message for areas where a phone call cannot be made, but a text can be sent.

Upcoming firefighters meeting will include discussion of using the 10 mile house for firefighting training. Central dispatch has a system where when fire calls are made, text messages can be received as well. Henry has updated this information to include everyone.

Henry is working on getting lettering on the truck. Vital Signs put together a design that will cover all the old information that is reasonably priced and he will work on getting the truck lettered. It is possible that the Dafter Lions Club will be donating money to cover the cost of the lettering.

Henry informed the Board that we did not obtain the rescue equipment that was bid on. Unfortunately, the equipment sold for much higher than the Fireman's Association had bid.

- Zoning Administrators Report – See Attached Report

-Three new homes are being constructed in Dafter Township, one new construction and two rebuilds from fires.

-A special exception was granted for the property on the corner of Six Mile Road and Mackinac Trail to operate a towing company and fill propane.

-The property on 10 mile and Mackinac Trail has a zoning permit for agricultural and is grandfathered in to have farm animals. Bob spoke to him about cleaning up debris in the yard and he is working on it and has made progress. Bob will continue to follow up on the debris issue.

-Bob spoke to the Sunset Motel regarding debris and the property owners have cleaned up the debris in question.

- Parks & Recreation Committee

Bob St. Peter reported that the Parks & Recreation Committee met. They discussed the possibility of obtaining some bleachers and a scoreboard from the prisons to put in at the park. They discussed the fundraiser that will be held by the Dafter Firefighters Association at the end of the month. Bob discussed finding out who would be using the ball diamonds and making sure that we are covered with scheduling for the use of the diamonds and be responsible for the equipment involved. The potential of moving the gazebo from the property just donated to the ball park was also discussed. There will be another meeting in June.

- Old Business

- Millage Proposal for Emergency Services

Millage proposal will be on the August ballot for election. The newsletter to be mailed in July will include additional information regarding the proposal. We will also provide information regarding the proposal at the Fire Department Fun Day.

It was discussed that it is important that we provide information to the public as to why the millage proposal passing is vital in order to continue to provide ambulance service for the Township. The ambulance contract guarantees that an ambulance service will come to the Township and without having the contract, a citizen may not get an ambulance to come regardless of their own health insurance or other ability to pay. Without the millage passing, the Township may not be able to continue to provide ambulance service for the Township due to the cost. Dafter is one of the few Townships that currently does not have a millage to provide ambulance service and can no longer continue to fund it without the millage.

-Fire Department Fun Day – June 27, 2015 – 9:00 a.m. – 5:00 p.m. The Dafter Firefighters Association will be holding a fundraiser for the Fire Department on the same day as the Community Garage Sales. They will have a dunk tank, and games and food for sale as well as a 50/50 raffle. The event will be held at the Town Hall. Proceeds will go to the Firefighters Association to use for the Dafter Fire Department.

-New Business

-Appointment of Planning Commission Members

The Planning Commission Members are due for appointment. Current members all agreed that they would be willing to serve again. Jodi made a motion to re-appoint Chandler French, Dave Love, Harley Boone, Kareen Brown, and Steve Meehan to the Planning Commission. Bob St. Peter supported and the motion passed unanimously.

Kareen discussed that the property on 10 mile discussed at the last meeting will be going up for public auction and that the property should be getting cleaned up.

Kareen provided a list of comparison of hall rental prices from other Townships in the area. Discussion ensued about adjusting the prices of the hall rentals to encourage more people to rent the hall for smaller events. Several options were discussed for adjustment of the hall prices and maybe basing prices on the size of events or type of event. Bob suggested that we conduct an analysis of the actual

cost to operate the hall prior to making adjustments. Discussion was tabled for further discussion at the next meeting.

Meeting adjourned at 9:27 p.m.

Respectfully submitted,

Jodi L. Hunter, Clerk

Supervisor report and recommendations

Dafter Township Board Meeting 5/11/2015

Date; 5/5/2015

Subject; Property on the Northeast corner of Soo Line and 10 Mile. Parcel number 004-122-015-00 more commonly known as 2958 E 10 Mile Road.

Update 5/5/2015

In May I met with Angela Lowe's regarding drainage issues she is having since the home on the corner of 10 Mile and Soo Line was demolished. Her concern is that water is draining into her basement crock ever since the home next door was removed. For some unknown reason, her sump pump runs more often since the next door building was removed.

My assessment of the situation is as follows,

At the time of my inspection, there was standing water in the now vacant lot due to the recent snow melt and grading issues. This being said, Mrs. Lowes had some work conducted in the vacant lot due to water in her basement after the contractor completed the demolition work. Mrs. Lowes stated that she had found a pipe that connected both structures (Mrs. Lowe's home and the demolished structure) that was not capped by the contractor at the time of demolition. Therefore, the grading of the demolition property was disturbed and not graded properly allowing for standing water. Also upon inspection I found an old six inch well protruding from the ground next to where the old structure was standing, apparently this was the water source for the condemned structure. I also found that Mrs. Lowe's home does not have roof gutters directing water away from her structure. It is also my understanding that the condemned structure had always had standing water in the crawl space beneath the structure.

As the Board is aware, this now vacant property is owned by the County and Dafter Township intends on purchasing from the County for the purpose of improving the access road to the ball fields.

At the time the Township begins the road improvements, I recommend we take into consideration of possibly ditching and grading this area to deter water away from Mrs. Lowe's property and that we remove the old well. I also recommended to Mrs. Lowe's that she install gutter on her home to direct water away from her structure.

Supervisor report and recommendations

Dafter Township Board Meeting 4/13/2015

Date; 4/5/2015

Subject; Property on the Northeast corner of Soo Line and 10 Mile. Parcel number 004-122-015-00 more commonly known as 2958 E 10 Mile Road.

Update 4/5/2015

On March 31, 2015 the subject property was foreclosed on by the County for un-paid back taxes. This property will be offered to the State for fair market value. If the State declines the offer, the property will then be offered to the Township for the amount of money owed. As of 4/6/2015 the amount is \$1400. If the Township declines the offer, the property will be put up for sale to the general public.

It is my opinion that the State will decline the offer having no known useful purpose to the State.

It may take two months before this property will be offered to the Township. I will update the Board as I receive any new developments.

[Supervisor report and recommendations](#)***Background;***

On February 10, 2015 there is a “show cause” hearing regarding back taxes owed for the subject property. This hearing is the opportunity for the owner(s) to dispute the amount of taxes owed. Currently the amount owed is approximately \$900.00.

The County shows several parties that have interest in this property, Dafter Township, Asset Acceptance LLC, DLG & Associates INC, Estate of Harlin A Phillips, and Rodney Hoath.

If taxes are not paid before April, the property will be foreclosed on by the County. After a short period of time, the property will be offered to the State at fair Market value. If the State declines the offer, the property will be offered to the Township for money owed, i.e. back taxes, processing fees, and any maintenance cost.

If we paid the taxes prior to the April deadline, we stand the risk of the aforesaid parties with interest in the property impeding on our development.

Action required; I recommend the Township purchase the property from the County after foreclosure.

Supervisor report and recommendations

Dafter Township Board Meeting 5/11/2015

Date; 5/5/2015

Subject; Drainage issues near Wilson Drive and the North side of 10 Mile east of the expressway.

Background

I have received several concerns from property owners regarding drainage issues on the North side of 10 Mile near the intersection of 10 Mile and Wilson Drive. Also in the area on the North side of 10 Mile just west of the expressway.

I am currently working with the road Commission on solutions to the drainage issues. They have inspected these areas and found some issues. They currently are taking more measurements of the topography of the affected areas and consulting others within the Road Commission. They will provide me with some options upon completion. I will update the Board as information is given to me.

Action required; None at this time.

DAFTER TOWNSHIP
ZONING ADMINISTRATOR'S MONTHLY REPORT

DATE: May 6, 2015

May 11, 2015 Township Board Meeting

TYPE OR PERMIT ISSUED AND NAME

1. Issued a 1732 Sq. Ft new home permit for Mr. & Mrs. Yon at 3874 W 10 Mile
2. Issued a 1576 Sq. Ft new home permit for Mr. Thompson at 1747 W 8 Mile
3. Issued a 2290 Sq. Ft new home permit for Mr. Walker at 10625 Mackinac Trail
- 5.

AREAS I HAVE BEEN WORKING ON

1. I attended the April 16, Planning Commission meet regarding a special exception meeting to allow the owners of the property on the corner of Mackinac Trail and Six Mile to establish a towing business.
2. I spoke with the owner of the Sunset Motel on the corner of Mackinac Trail and 9 mile regarding furniture, mattresses and other debris in the yards of this property.
3. I spoke with the owner of the property on the corner of Mackinac Trail and 10 Mile regarding junk and debris in the yards of this property.
4. Various zoning questions

ROBERT S. BROWN

ZONING ADMINISTRATOR
Dafterzoning@yahoo.com
(906) 630-5363