

VERGENNES TOWNSHIP

FEBRUARY 16, 1998

The regular meeting of the Vergennes Township Board was called to order by Supervisor Jim Cook at 7:00. Present were:

Geiger-Hessler	Trustee
Cook	Supervisor
Hoffman	Treasurer
Stone	Clerk
Weber	Trustee

A **Public Hearing** was opened at 7:00 for two PA 198 applications filed by Central States/Divine Leasing. They were requesting abatements of personal property tax for 12 years each, in the amount of \$390,000.00 for Central States, and 109,858.11 for Divine Leasing. The applications were received by Vergennes Township on December 23, 1997, and if approved, need to be filed by October 31, 1998 with the state.

After a short discussion during which there was no public comment, the Public Hearing was closed at 7:08.

Minutes of January 18, 1998 were approved with a motion by Hoffman, seconded by Geiger-Hessler. **Treasurers report** was given and **bills approved** with a motion by Geiger-Hessler, seconded by Hoffman. Drafts 2611 through 2644 were issued.

Permit report listed 4 new homes. Zoning report discussion concerned a split that occurred on Stoneridge in 1997. There was approval given to one too many for the private road ordinance, and now, technically, no building permits can be issued until the road is paved. Decision to consult with our attorney and not issue permits until this can be resolved.

Citizens Comments - Pete Land of Bennett Road expressed concern that the board take action to sign a work order with the KCRC to pave Bennett.

Old Business

Bennett Work Order - Discussion continued concerning the fact that Bennett has been on the top of the list for a long time. A commitment was made several years ago to pave. Motion to sign the Work Order from Kent County Road Commission dated 2.11.98 by Weber, seconded by Geiger-Hessler. Motion carried.

Water Sewer Ordinance - The Public Hearing had taken place at the January meeting. Motion by Stone, seconded by Hoffman to adopt ordinance 98-1, an amendment to Vergennes Township

ordinance 93-6, water service ordinance was made contingent upon receipt of the Lowell Township resolution with the ordinance attached as adopted by Lowell Township.

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Roll call vote	Weber	yes	
	Cook	yes	
	Geiger-Hessler	yes	
	Hoffman	yes	
	Stone	yes	Motion carried

New Business

Central States/Divine Machinery PA 198 Request for Abatement - Stone motioned to approve the request for a 12 year abatement of personal tax in the amounts of \$390,000.00 for Central States and \$109,858.11 for Divine Leasing, and to approve the agreements (attached) for both. Weber seconded, and the motion carried.

Jordan Meadows - Ray Zandstra was present to discuss the revised prints and approvals to date. Setback requirements on the cul-de-sac were reviewed, and it was reiterated that prior discussions had resulted in a Planning Commission request to the ZBA for clarification, and the ZBA was meeting the next night concerning this. Township engineer Jim Hegarty had reviewed the plan and gave his comments by letter. (attached) These were reviewed, and Zandstra agreed to all except the Private Road requirements. He cited the cross section of local road as depicted in the ordinance, and asserted that the 22 foot width requirement did not apply to this project, since it only contains 6 lots, as opposed to a plan containing over 10. The Board concluded that they may request an appeal to the ZBA regarding road width. Stone motioned to grant preliminary approval subject to compliance with all requirements as noted by Township engineer, contingent on a positive opinion by the ZBA on February 17, 1998 concerning the proposed cul-de-sac lot setbacks. Hoffman seconded, and the motion carried.

Quit Claim Deed Regarding Mill Lands for Historical Society - Priscilla Lussmeyer explained the Historical Society's efforts to bring a working grist mill to the village. According to Lussmeyer, they have had a survey, bought a mill in Saranac, done a study on moving the mill, and obtained permits from the DNR. The Society is actively working on the project, but are a good deal away from the \$300,000 needed. The Kent County Road Commission had deeded the land to the Township five years ago, and that deed has expired. The Society would like to have an additional five years under the same terms. The board felt that township liability is an issue, and did not feel an immediate decision could be reached. An agreement between the Township and Historical Society delineating the terms was discussed. Motion to table matter until next meeting by Weber, seconded by Stone. Motion carried.

Site Development Review Procedure - we need a process to follow. Jim Doezema, Jim Hegarty and Bill Fisher are reviewing. Motion to table - Hoffman/Geiger-Hessler, and carried.

In other business, a motion to participate in the Lowell Area Schools aerial mapping project at a cost of \$500 was made by Hoffman, seconded by Geiger-Hessler. It was noted that we would need the product by May 1, and will specify a scale for our preference. Motion carried.

Meeting adjourned at 9:15.

Respectfully Submitted, _____
Mari Stone, Clerk