

Watertown Charter Township

12803 S. Wacousta Road, Grand Ledge MI 48837 | (517) 626-6593

September 20, 2021 Board of Trustees Regular Meeting Minutes

CALL TO ORDER: The meeting was called to order at 7:00PM by Supervisor John Maahs with the Pledge of Allegiance.

BOARD MEMBERS PRESENT: Supervisor John Maahs, Clerk Deborah Adams, Treasurer Sue Biergans, Trustee Chad Cooley, Trustee Todd Hufnagel, Trustee Holly Madill, and Trustee Ron Overton.

BOARD MEMBERS ABSENT: None.

STAFF PRESENT: Township Manager Jennifer Tubbs and Planning Director Andrea Polverento.

PUBLIC COMMENT:

Deputy Matt DeDyne from Clinton County Sheriff's Department made his monthly report to the Board.

Clinton County Commissioner Ken Mitchell made his monthly report to the Board.

CONSENT AGENDA:

Motion by Trustee Cooley, seconded by Trustee Hufnagel, to approve the consent agenda as presented. Motion carried.

AGENDA APPROVAL:

Item 7 was added: Property at 13080 Wacousta Road.

Item 8 was added: Revised L-4029 for Watertown Charter Township

Motion by Trustee Hufnagel, seconded by Trustee Cooley, to approve the agenda as amended. Motion carried.

APPROVAL OF MINUTES:

1. August 16, 2021 – Regular Meeting

Motion by Trustee Madill, seconded by Trustee Overton, to approve the regular meeting minutes of August 16, 2021, as presented. Motion carried.

APPROVAL OF BILLS:

Supervisor Maahs noted the additional bill list on the table.

Motion by Clerk Adams, seconded by Treasurer Biergans, to approve the bill lists dated September 20, 2021, as presented. Motion carried.

NEW BUSINESS:

1. Planning Commission Appointment – Richard Turcotte

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Motion by Clerk Adams, seconded by Trustee Cooley, to concur with the recommendation of the supervisor and appoint Richard Turcotte to the Planning Commission for a term ending March 31, 2022. Motion carried.

2. Township Land Sale

Motion by Clerk Adams, seconded by Trustee Overton, to receive the purchase offer for Stoll Road and State Road property and send it to the Township attorney for review and place this item on the September 27, 2021, meeting agenda. Motion carried.

3. Southern Clinton County Municipal Utilities Authority Fund Balance

Motion by Trustee Cooley, seconded by Trustee Hufnagel, to authorize the 2020 SCCMUA remaining fund balance of \$13,934 be transferred to the SCCMUA township sewer reserve maintenance account. Motion carried.

4. Case No. 21-08 SLU: Special Land Use Permit – Pete Daly – 4773 W. Grand River Ave.

Motion by Trustee Overton, seconded by Trustee Cooley, that the Board of Trustees concur with the recommendation of the Planning Commission and approve Case No. 21-08 SLU for Pete Daly of Pete's Auto Sales & Transport, for a Special Land Use Permit to operate an open air business to be located at 4773 W. Grand River Ave. in Section 36 of Watertown Charter Township, provided that conformance to conditions 1-7, as noted below, are achieved to the satisfaction of the Township Zoning Administrator as being in accordance with the requirements of the Watertown Charter Township Zoning Ordinance.

Conditions of Special Land Use Permit:

1. The applicant shall receive approval for and maintain compliance with the final site plan.
2. The applicant shall maintain compliance with Variance No. 21-04 ZBA.
3. The applicant shall comply with the requirements of the Clinton County Drain Commissioner.
4. Outdoor lighting shall comply with Section 28-5.18 of the Watertown Charter Township Zoning Ordinance.
5. Any signage shall meet the requirements of the township's sign ordinance and permits shall be obtained.
6. Fencing shall meet the requirements of Sect. 28-5.9 of the Watertown Charter Township Zoning Ordinance and any gates locked after hours shall have a lock box approved by the fire department.
7. The proposed use shall not involve uses, activities, processes, materials, and equipment or conditions of operation that will be detrimental to any persons, property or the general welfare by reason of excessive effects of traffic, noise, smoke, fumes, glare, or odors affecting adjacent properties, streets, or uses.
8. Applicant must comply with all applicable State, Federal and Township laws.

Motion carried.

5. Approval of Special Assessment Amounts to be Placed on the 2021 Tax Roll

Motion by Treasurer Biergans, seconded by Trustee Cooley, to approve the 2021 special assessment installment totals, to be placed on the 2021 Watertown Charter Township winter tax statement, in the total amount of \$172,958.82. Motion carried.

6. Treasurer's Update on Completed Special Assessments

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Treasurer Biergans noted that the special assessments on Wacousta Paving and the Stoll Road, paving, sewer and water are all now paid off.

7. Property at 13080 Wacousta Road

Motion by Trustee Overton, seconded by Trustee Cooley, to direct the Township Manager to work with the Township attorney to create a release and hold harmless document and to structure the legal removal of personal property from the site. Motion carried.

8. Revised Watertown Charter Township L-4029

Motion by Clerk Adams, seconded by Treasurer Biergans, to approve the revised L-4029 for Watertown Charter Township as presented. Motion carried.

DISCUSSION AND PUBLIC COMMENT: None

ADJOURNMENT: The meeting was adjourned at 8:20 PM.

Date approved: October 18, 2021


John Maahs, Supervisor


Carolyn Brokob, Clerk