

**COLOMA CHARTER TOWNSHIP BOARD OF TRUSTEES
REGULAR MEETING
JUNE 13, 2007**

CALL TO ORDER

Supervisor Kenneth Parrigin called the regular meeting to order at 7:03 pm at the Coloma Charter Township Hall, Coloma, Michigan. Trustee Bryan Duffield led the Pledge of Allegiance. Present for the township: Supervisor Parrigin, Treasurer Lance Becht, Trustees, Bryan Duffield, Robert Molter and Edward Helbling. Absent: Clerk Debra Olsen and Trustee Cynthia Aviles. There were approximately 21 citizens present.

CONSENT AGENDA

Treasurer Becht reported that the finance committee met and approved bills totaling \$240,132.24. Treasurer Becht, supported Trustee Molter, moved to approve the consent agenda, bills and minutes of the May 16, 2007 board meeting. ROLL CALL VOTE: Helbling, Yes; Molter, Yes; Becht, Yes; Parrigin, Yes; Duffield, Yes. ALL AYES. MOTION CARRIED.

PUBLIC COMMENTS AND ANNOUNCEMENTS

Pat Nelson, a representative from the Little Paw Paw Lake Association, announced that the association is supporting a study of the lake.

Chana Kniebes announced that the CWAEDC (Coloma Watervliet Area Economic Development Corporation) is revising the mission statement and proposing a name change for the organization. The proposed name of the organization is North Berrien Community Development and the new proposed mission statement is: "North Berrien Community Development is organized for the specific and primary purpose of sustaining and improving the economic vitality of North Berrien County through developing family oriented communities with joint programs, services and regulatory alignment among the active municipalities." CWAEDC is requesting township board support the proposed changes. Trustee Molter, seconded by Trustee Duffield moved to support the proposed CWAEDC name change to North Berrien Community Development. ROLL CALL VOTE: Molter, Yes; Becht, Yes; Parrigin, Yes; Duffield, Yes; Helbling, Yes. ALL AYES. MOTION CARRIED. Trustee Molter, supported by Trustee Duffield, moved to endorse the proposed new mission statement. ROLL CALL VOTE: Becht, Yes; Parrigin, Yes; Duffield, Yes; Helbling, Yes; Molter, Yes. ALL AYES. MOTION CARRIED.

Trustee Molter reported that Coloma Hagar Joint Fire Department received a new fire rating that should reduce fire insurance premiums for the residents. The department is interested in buying a fire rescue boat and is organizing fundraisers to raise the money to purchase it. The cost for the boat is between \$25,000-\$28,000.

Fred Munchow introduced Alexander Gates to the board and citizens. He is the newly hired curator/director of the North Berrien Historical Museum. He said a few words and was welcomed to the community.

COMMITTEE REPORTS

Trustee Duffield informed the board that the planning commission held a public hearing to rezone property with conditional zoning. Tri-City Development Group, LLC, submitted the request. Berrien County Department of Planning and Public Works concurred with the planning commission and recommended approval.

Treasurer Becht reported that the audit was completed for the Paw Paw Lake Area Wastewater Treatment Plant for the March 2007 year-end. The audit showed that there was a shortfall and sewer rates will need to be raised.

Chief Cottier reported that the department received used police equipment via a grant that was applied for by Officer Roe.

UNFINISHED BUSINESS

Engineer Granger stated that Pay Estimate #18 was the final pay estimate and would close out the contract with Compton; final payment amount is \$3,395.00. Trustee Molter, supported by Treasurer Becht moved to make the final payment to Compton, Pay Estimate #18, in the amount of \$3,395.00. ROLL CALL VOTE: Parrigin, Yes; Duffield, Yes; Helbling, Yes; Molter, Yes; Becht, Yes. ALL AYES. MOTION CARRIED.

Engineer Granger presented Pay Estimate #9 for board approval. Balkema submitted it to cover restoration and work done on Deadwood, Woodward and Bellwood. Mr. Granger explained that Clark, Cherry and High street connections would be started the week of June 18. After the water taps are completed street repair will be done. Treasurer Becht, supported by Trustee Molter, moved to approve Pay Estimate #9 in the amount of \$137,615.11. ROLL CALL VOTE: Duffield, Yes; Helbling, Yes; Molter, Yes; Becht, Yes; Parrigin, Yes. ALL AYES. MOTION CARRIED.

Engineer Granger reported that new pipe was ordered. The Interlochen Woods area was next on the list for water connections, followed by Paw Paw Lake Road and Johnson Road. The pre-construction meeting was held with the contractor, Scott Taylor. Trustee Duffield remarked that he had received some very positive comments regarding the recent work on the water extension. Trustee Molter said he had received some as well.

Supervisor Parrigin delayed the Building Repair discussion.

NEW BUSINESS

The complete ISO report was included in the board packet and it was noted that the Fire Department received an excellent rating.

Ms. Cindy LaGrow discussed the proposed condominium development and rezoning request submitted by Tri-city Development, LLC. The property would be rezoned from C-1 Commercial to R-3 Multi-Family with an offer of conditional rezoning in order to build a 76-unit condominium project, just off of Red Arrow Highway. Ms. LaGrow stated that the project would be built in two phases, Phase I and Phase II and they would

have 2-3 bedrooms and be 1300–1900 square feet. It was noted that there were two changes in the “Statement of Conditions”, page 2, section 2, should read “76 total units” and Paragraph “C” should read “4 units per building.” The Coloma Charter Township Planning Commission and the Berrien County Department of Planning and Public Works support the rezoning. After a short discussion, Trustee Duffield, supported by Trustee Molter, moved to allow the conditional rezoning from C-1 Commercial to R-3 Multi-Family and to accept the changes in the “Statement of Conditions.” ROLL CALL VOTE: Duffield, Yes; Helbling, Yes; Molter, Yes; Becht, Yes; Parrigin, Yes. ALL AYES. MOTION CARRIED.

At this point, Supervisor Parrigin returned to UNFINISHED BUSINESS and the topic of the hall repair. The meeting was turned over to Rick Martin and Dale Neville who explained and presented pictures to the board and audience about the multitude of problems with the building, particularly with the HVAC system. Supervisor Parrigin stated that he recently stopped the repair work started on the building, due to some physical issues with the staff. Trustee Helbling commented that he believed repairs could be made more quickly if the staff were moved out of the building. Supervisor Parrigin stated that a meeting with an attorney is scheduled to give him advice on how to proceed with the building issues. He also requested that the board allow him to proceed with their approval to make arrangements for the staff, either to move into a vacant building or to rent a mobile office to house everyone while the major repairs are being done. Much discussion followed about a possible lawsuit, the disappointment in the workmanship of the building, the inconvenience, the cost of repair and the many hours Trustee Helbling has given to help sort out the complex building problems. Trustee Helbling, supported by Trustee Duffield moved to give Supervisor Parrigin permission to temporarily move the staff out of the office building into another facility while repairs are being done on the township hall. ROLL CALL VOTE: Helbling, Yes; Molter, Yes; Becht, Yes; Parrigin, Yes; Duffield, Yes. ALL AYES. MOTION CARRIED.

CITIZENS COMMENTS

Mrs. Nelson informed the board that the Little Paw Paw Lake Association placed a DNR sign on Helen Street Beach (Little Paw Paw Lake) for boaters to be aware of invasive species.

With no further business to come before the board, Trustee Molter, seconded by Trustee Duffield, moved to adjourn the meeting at 8:23 p.m. VOICE VOTE: ALL AYES. MOTION CARRIED.

Respectfully submitted,

Karin Miller

Date