



CHARTER TOWNSHIP OF MADISON

Gary Griewahn
Supervisor
Janet Moden
Clerk
Harold Gregg
Treasurer

3804 S. ADRIAN HIGHWAY
ADRIAN, MI 49221
517-263-9313 Fax: 517-263-4569

TRUSTEES

Howard Bales
Matt Carpenter
Ralph Benschoter
Larry Liedel

Madison Township Board Meeting
Held Electronically due to Covid-19 restrictions from Gov. Whitmer
Minutes of February 9, 2021

The meeting was called to order at 7:00 p.m. by Supervisor Gary Griewahn. Silent prayer time was offered. The pledge to the American Flag was said by all. Supervisor Griewahn read a prepared message regarding the use of Zoom for the meeting protocol.

ROLL CALL:

Present in person: Griewahn, and Moden, and present electronically; Gregg, Liedel, Benschoter, Carpenter and Bales.

APPROVAL OF BOARD MEETING MINUTES OF January 12, 2021:

Motion by Bales, supported by Benschoter, to dispense reading and approve meeting minutes of 1/12/21. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

AMENDMENTS TO THE AGENDA:

Trustee Bales made a motion to amend the agenda to include in New Business to add a Covid-19 Preparedness Plan, seconded by Benschoter. Roll Call Vote taken: : Griewahn-Yes, Gregg-No, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

PETITIONS & COMMUNICATIONS:

Moden stated that the Township had received notice that the upgrade to the Sand Creek Hwy bridge has been approved to start but now completion date has been communicated.

Griewahn state that the March Board of Review dates and times have been set and will be published on the Township website and township bulletin boards. The meeting has to be done electrically, which will complicate the process unless the Covid-19 restrictions are lifted before the scheduled dates.

INTRODUCTION OF SPECIAL GUESTS: None



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LIMITED PUBLIC COMMENT ON AGENDA ITEMS: None

SPECIAL PRESENTATIONS: None

APPROVAL OF CONSENT AGENDA:

Motion to approve a consent agenda by Liedel, supported by Benschoter. Roll Call Vote taken: Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion Carried 7-0.

Two Minute Dept. Head Highlights: Fire Report was not included this month as Chief Rank has been very busy helping the County Health Dept. with the Covid-19 Vaccine Clinics. He will have both reports in the March packets.

PERSONNEL COMMITTEE MEETING MINUTES 1/20/2021:

Minutes of the meeting were read by Clerk Moden, motion to approve the minutes was made by Moden, supported by Benschoter. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

Motion by Moden, supported by Liedel to hire Caitlin Jacobs as full-time Administrative Asst. to replace Vicki Daniels, at \$16.64/hr. effective 2/1/2021. Roll Call Vote taken: Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

Motion by Moden, supported by Benschoter to designate Helen “Lizzie” Mills to negotiate for the township on the employment contracts for the Dept. Head. Much discussion on the fact that the Board should set the negotiation parameters for her to work with, each Dept Head should prepare their own to be submitted to the township, not unusual for Dept Heads of other gov. entities to have employment contracts in place for Dept Heads. Roll Call Vote taken: : Griewahn-No, Gregg-No, Moden-No, Benschoter-No, Carpenter-No, Liedel- Yes and Bales-No. Motion defeated 1-6.

New Motion by Bales, supported by Liedel that the Dept Head submit their respective employment contracts to the Personnel Committee to negotiate the terms of their contracts with the Township. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

Motion by Moden, supported by Benschoter that all non-union non Dept Head employee receive an additional 4% pay raise retroactive back to 1/1/2021. Much discussion on the subject that supposedly this would make up for the 4% that this group did not get in 2020. Carpenter stated that there never was a budgeted 4% raise for this group of employees in the 2020 budget, only the union employees, according to their negotiated contract agreement. No total dollar amounts



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were presented and it would effect 10 employees, so there no amount to show how much that would affect the budget. Roll Call Vote taken: : Griewahn-No, Gregg-No, Moden-No, Benschoter-Yes, Carpenter-No, Liedel- Yes and Bales-No. Motion defeated 2-5.

PLANNING COMMISSION MTG MINUTES OF 1/26/2021:

Meeting minutes were read and motion to approve by Griewahn, supported by Gregg. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel-Yes and Bales-Yes. Motion carried 7-0.

Griewahn made motion, supported by Carpenter to approve the change from R-1 to I-1 for MEC property on E. Maumee St, as recommended by the planning commission. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

INSPECTOR MEETING MINUTES OF FEBRUARY 2, 2021:

Meeting minutes were read and motion to approve was made by Carpenter, supported by Gregg. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

Motion by Carpenter, supported by Griewahn to accept the New Construction Code Fee schedule for Electrical, Plumbing and Mechanical only, as the Building fees were not presented to the board at this time. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-No, Carpenter-Yes, Liedel- No and Bales-Yes. Motion carried 5-2.

Motion by Carpenter, supported by Moden to accept the FAQ for Zoning Dept document as printed and place it on the township website under Zoning. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

Since newly appoint Jimmy Cates resigned the Zoning Inspector position for personal reasons a motion by Bales, supported by Liedel to make Dave Rincon the township Zoning Inspector, and Rex Murphy will be the back up zoning inspector and do all the township land splits. There was discussion on whether it was legal for Dave Rincon to hold both Building Official and Zoning Inspector simultaneously and per Attorney Lucas it is, another concern was having more eyes on any situations that come up, it was noted that any zoning concerns or decisions are subject to be sent to the Zoning Board of Appeals, in which he can be overruled, and final decision have to go to the Township Board. No addition cost to the Budget if Rincon has zoning responsibilities. Roll Call Vote taken: : Griewahn-No, Gregg-No, Moden-Yes, Benschoter-Yes, Carpenter-No, Liedel-Yes and Bales-Yes. Motion carried 4-3.

Gregg mentioned that he was not sure where the Zoning fees would go in the budget being the Construction Code account is an Enterprise Fund he would look into it further.



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OLD BUSINESS:

UPDATE ON WELL PROPERTY SALE ON E. MAUMEE:

Attorney Lucas gave the Board an update on the sale of the Well Property on E. Maumee St. to Firma Terra LLC. was complete and the Township has the money from the sale. All agreements have been signed, including the debt forgiveness by Mr. Sheely to the township for the water lines to his property on E. Carleton Rd. as part of the purchase agreement.

THE 2021 MADISON TOWNSHIP BOARD RESOLUTION TO ALLOW EXTENSION OF POVERTY EXEMPTION:

A resolution was read and motion to approve by Griewahn, supported by Moden to continue the poverty exemption through tax year 2021 for all principal residences in the township that were exempt in tax year 2019 or 2020 or both once ownership, poverty and occupancy status have been affirmed by the township. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

REMOVE MODEN FROM/ADD BALES TO PERSONNEL COMMITTEE

Motion by Griewahn, supported by Benschoter, to remove Moden, at her request, from the Personnel Committee and replace her with Bales and accept Liedel as the committee chairperson. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Abstained and Bales-Yes. Motion carried 6-0-1.

RESOLUTION OF ELECTED OFFICERS SALARIES:

Griewahn read and offered a required resolution document for acceptance that states the salaries of the township officers for the year of 2021, at Supervisor - \$25,441.00, w/o directly performing assessing duties; Clerk - \$30,220.00; Treasurer - \$28,220.00; and Trustees – \$4,120.00 annual salary, it was supported by Benschoter. Roll Call Vote taken: : Griewahn-Yes, Gregg-No, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- No and Bales-No. Motion carried 4-3. Comments later were “we don’t have any money, but can give ourselves raises.

LAND SPLIT AT 1645 W. GORMAN RD. – DON NEUROTH:

Zoning Inspector Murphy presented his approved proposed land split by Don Neuroth for his property at 1645 W. Gorman Rd. in which he is splitting off a house and one acre from the remaining farm property of 60 acres. Motion by Bales, supported by Griewahn to approve the above mention land split. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.



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LAND SPLIT AT 2000 BLK E. GORMAN RD. – JOHN SHAFFER:

Zoning Inspector Murphy presented his approved proposed land split by John Shaffer for his property 2000 Blk of E. Gorman Rd. in which he is splitting the property on the North side of the road from the property located on the South side of E. Gorman Rd. Motion by Moden, supported by Bales to approve the above mention land split. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 7-0.

LAND SPLIT AT 6762 BAKER HWY. – CONRAD MODEN:

Zoning Inspector Murphy presented his approved proposed land split by Conrad Moden for his property at 6762 Baker Hwy. in which he is splitting off a house and one acre from the remaining farm property of 19.93 acres. Motion by Gregg, supported by Griewahn to approve the above mention land split. Roll Call Vote taken: : Griewahn-Yes, Gregg-Yes, Moden-Abstained, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 6-0-1.

NEW BUSINESS:

CONSUMERS ENERGY STREET LIGHT REPLACEMENT :

Supervisor Greiwahn stated that he had been contacted by Consumers Energy regarding the streetlight at the intersection of Sand Creek Hwy and W. Beecher St. asking the township what they preferred them to do, either replace it free for an LED style light, do nothing at all, or something else.

Motion by Gregg, seconded by Moden to approve Consumers to replace the present light for an LED streetlight. After some discussion about adding a second light as preferred by Police Chief Shadbolt or taking out entirely and no replacement a vote was taken. Roll call vote: Griewahn-Yes, Gregg-Yes, Moden- Yes, Liedel-Yes, Benschoter-Yes, Carpenter-Yes, Bales-Yes. Motion carried 7-0. It was also mentioned by Liedel that the streetlight at Sand Creek and Lyon Hwys was also not working and should be checked on.

AMENDED AGENDA SUBJECT – COVID-19 PREPAREDNESS PLAN:

Bales presented a motion, supported by Liedel that the board adopt the Covid-19 Preparedness Plan that the township had received from Attorney Mills regarding the new 2021 rules on employee requirements and pay regarding Covid-19 time off for either sickness or quarantine requirements for non-WC absences. The plan would be effective back to 1/1/21 in which if the employee wants paid for their time off, they must use accrued sick time, comp time or vacation time, and if they have no accrued time available, it would be unpaid time. Roll Call Vote taken: : Griewahn-Yes, Gregg-No, Moden-Yes, Benschoter-Yes, Carpenter-Yes, Liedel- Yes and Bales-Yes. Motion carried 6-1.



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ELECTED OFFICIALS COMMENTS:

Liedel – Asked Attorney Lucas how many board members are allowed to be on any committee? Lucas stated that any number of board members can be on any committee as long as there is a quorum of the members present and the meetings are open to the public and notice of meetings are posted. Lucas was going to get us a memo on quorums.

Bales – Suggested that the township put the Monthly Meeting Agenda on the township website prior to each month's meeting.

Gregg - Stated that he would look at the attorney fee's account to see if an adjustment would need to be made to the budget. He also suggested that all Board Meeting information be into the office on the Thursday before the meeting or it goes into the next months meeting agenda. Failure to get the information in ahead of time causes everyone to get board information day before or day of the board meeting.

AUDIENCE COMMENTS:

Fire Chief Rank reported that in the County Town Hall meeting that 1st vaccine shots are being given at the Fairground on Thursdays and 2nd vaccine shots are being given there on Monday if the supply of vaccine shows up. They are receiving around 900 vaccines a week from the State and they can give about 150 shots per hour. He explained that if you have registered with the health department website and have not heard from them for an appointment and you are in a category of people that are eligible for a vaccine shot, you need to go online to lenaweehd@lenawee.mi.us , as the Health Dept is trying to prioritized their list. He stated that the county is trying to get permission from the state to do a drive-thru vaccine program, they have not heard back from the State yet. They are also trying to find a way to do vaccine shots for home bound people, but the State's policies will have to change for them to be able to do it first.

ANNOUNCEMENTS: None

ADJOURNMENT/RECESS:

Motion by Gregg, seconded by Bales, to adjourn the meeting. Roll call vote: Griewahn-Yes, Gregg-Yes, Moden- Yes, Liedel-Yes, Benschoter-Yes, Carpenter-Yes, Bales-Yes. Motion carried 7-Yes, 0-No. Meeting adjourned at 9:10 p.m.

Submitted by:

Janet Moden
Township Clerk