

IOSCO TOWNSHIP BOARD

REGULAR MEETING

MINUTES

September 15th, 2022

Supervisor Miller called the meeting to order at 8:00 p.m. with the Pledge of Allegiance. Treasurer Bonnville, Clerk Dailey, and Trustees Parker, and Hardies were also present. Also, in attendance Anne Allen Assessor/Zoning Administrator, Resident Jason Atkinson as well as Guests, Township Planner Mark Eidelson, Jason Van Ryan, Chris Wilson and Rick Rassel.

Treasurer Bonnville made a Motion to approve the agenda, Hardies seconded the Motion. All Ayes, Motion Carries. (AA, MC)

1st Call to the Public: There were no requests to be heard from the public.

Trustee Hardies made a Motion to adopt the proposed Regular Meeting Minutes from 08-18-2022. Bonnville seconded the Motion. AA, MC.

Clerk Dailey updated the Board on the November Election as well as Livingston County Sheriff's Department coverage.

Treasurer Bonnville advised the Board that 1189 households have paid for trash thus far with many residents requesting double pick-ups which accounts for 1235 billable carts. Bonnville also noted the close of the summer tax collection.

Clerk Dailey made a Motion, seconded by Parker to pay \$53,691.51 in Township bills. Roll Call Vote, AA, MC.

Recreation representative Atkinson gave the Board an update on the ongoing football and soccer Fowlerville Recreation programs as well as some concerns that have come up. Atkinson also advised the Board of the football season issues with helmets and soccer jerseys.

Treasurer Bonnville updated the Board on the construction for the new main Fowlerville Fire Station and the delivery of the new ladder truck. Bonnville also reported the Fowlerville Area Fire Department (FAFD) made 21 responses into Iosco Township between 08/18/2022 – 09/14/22. 7 responses were medical calls, 2 vehicle accidents, 1 hazardous condition, 1 gas leak, 1 carbon monoxide incident, 1 electrical wiring/equipment problem, 4 power lines down, 1 cancelled en-route, 2 severe weather or natural disaster, and 1 storm assessment.

Trustee Parker advised the Board that the Planning Commission continues to work on the Bylaw preparation.

Zoning Administrator Allen's monthly report was submitted, 36 permits, 13 new dwelling, and 13 waivers have been issued in 2022, thus far. Allen also advised the Board that she was working on 2 separate complaints on Lamoreaux Rd.

The Board had no further recommendations or requests for changes to the new zoning forms. Allen requested that the new forms begin being used October 1, 2022.

Allen also advised the Board that Matt Miller had been hired to assist with assessing field work.

Trustee Parker made a Motion to approve Midstates Recreation's quote for the purchase and installation of playground equipment for the Township Hall not to exceed \$30,000.00. Hardies seconded the Motion. Roll Call Vote, AA, MC.

Treasurer Bonnville made a Motion to require signage at all sites that require a public hearing except for those that are required by the Zoning Board of Appeals. The fee for signage will come from the required escrow. Dailey seconded the Motion. AA, MC.

Treasurer Bonnville made a Motion to table the discussion on the roof replacement until the quotes can be obtained. Seconded by Hardies, AA, MC.

Treasurer Bonnville made a Motion to accept KW's proposal for phone service, on-call IT support, proactive security & monitoring, as well as anti-virus/anti-malware protection for the Township Hall, seconded by Dailey. Roll Call Vote, AA, MC.

Supervisor Miller put forth the Motion submitted by Landplan dated September 1st, 2022 for the conditional approval for Dollar General Special Land Use Application; Whereas, pursuant to the Iosco Township Zoning Ordinance, applicant Dollar General has submitted a zoning permit application for a retail store on the south side of W. Mason Road just east of Fowlerville Road, at the northeast corner of Section 2 on the newly created Parcel 4709-02-100-016; Whereas, the project is in the C-1 Local Commercial District and the proposed project is an authorized "special land use" in the C-1 District, subject to site plan approval; Whereas, the application includes a proposed site plan comprised principally of: a) an updated 8-sheet site plan/construction package prepared by Nederveld and with all sheets dated 7-21-22; b) updated building elevations prepared by MJM Architects (undated); c) an updated 2-sheet photometric analysis prepared by USLED and dated 7-21-22; d) various exterior lighting details and specifications; e) a floor plan prepared by MJM Architects and dated 5-18-22; and f) a 7-20-22 DMG letter addressing the changes made to the previously submitted site plan to arrive at the current submittal; Whereas, the Township Board has reviewed the record of facts including information supplied by Dollar General and its representatives, the June 30, 2022 and July 30 2022 reports of the Township's consulting planner (Landplan Inc.) that the Township Board hereby accepts as the Board's findings of fact, conclusions, and basis for its action; Whereas, the Planning Commission considered the application, held a public hearing on the application, and subsequently recommended conditional approval to the Township Board, and the Township Board has reviewed the actions of the Planning Commission on this matter; Whereas, with conditions, the Township Board finds that the proposed application complies with the standards of the Zoning Ordinance including the site plan approval standards of Section 14.4 and the special land use approval standards of Section 15.6, as documented by the previously referenced reports of the Township's planning consultant; Be It Therefore Resolved that the Iosco Township Board approves on this day of September 15, 2022 the Dollar General zoning permit application with the following conditions. 1. Initiation of Construction: No clearing, grading or any other construction shall be initiated prior to Dollar General receiving all of the following: a. A zoning permit issued by the Zoning Administrator that references the conditions of approval for the permit issuance. b. The Zoning Administrator receives copies of all required county agency approvals including from the Livingston County Drain Commissioner (soil erosion control permit(s)), Road

Commission (driveway entrance), and Health Department (water and sanitary facilities). c. The Zoning Administrator receives at least three (3) copies of a revised site plan package that satisfactorily addresses the required revisions specified in Condition #2, submitted on 24" by 36" sheets in addition to an electronic file(s) compatible with township hall computer software. d. Dollar General or its representatives receive official notification from the Zoning Administrator that items (b) and (c) above have been adequately addressed and construction may be initiated. Site Plan Revisions: Dollar General shall submit a revised site plan package that the Zoning Administrator finds adequately addresses the following: a. All text shall refer to the correct municipality and agency, as applicable. b. A minimum 5'-wide striped crosswalk shall be established from the proposed handicap parking striped area north to the opposing row of parking spaces. c. All sheets comprising the 8-sheet site plan package shall be of the same revision date. 3. Signage: No signage shall be erected or otherwise displayed prior to the submittal and approval of a zoning permit application for such signage. The application shall identify all information required by Section 8.3(B) of the Zoning Ordinance. The application shall be subject to the review and approval by the Zoning Administrator per Section 8.3(A). No public hearing shall be required. 4. Outdoor Display: No outdoor display or sales shall occur prior to the submittal and approval of a revised site plan that details the locations of such display/sales and a minimum four (4) foot high screening wall in the case of front yard display/sales. No public hearing shall be required. Such display/sales shall also be subject to Sec. 20.18 of the Zoning Ordinance. Nothing in this Condition #4 shall be construed as prohibiting the propane tank station and associated screening wall at the northwest corner of the building as delineated on the approved site plan, and such propane station and wall shall be erected subject to Condition #1 above. Parker seconded the Motion. 4 Ayes, 1 Nye, MC.

Clerk Dailey made a Motion to approve the updated FOIA policy. Parker seconded the Motion. AA, MC.

Treasurer Bonnville made a Motion to have Supervisor Miller obtain quotes for the purchase of a standby generator for the Township Hall. Seconded by Hardies, AA, MC.

Treasurer Bonnville noted that the mailbox was showing considerable rust. Bonnville will purchase rust inhibiting paint to help protect the mailbox.

Clerk Dailey requested to purchase a sign for the drop box indicating that it was for tax payments, zoning permit fees, as well as ballots.

Trustee Parker discussed his findings from the solar farm tour that he took.

Clerk Dailey discussed the proposals that will be found on the November ballot. Dailey also advised the Board of the potential impacts of proposal 22-2.

2nd Call to the Public: There were no requests to be heard from the public.

Trustee Hardies made a motion to adjourn at 9:53 p.m., seconded by Bonnville. AA, MC.

Respectfully submitted by,

Julie Dailey

Iosco Township Clerk