

Village Of Onekama Special Council Meeting 01-21-13

President Hudson called meeting to order at 4 p.m.

ROLL CALL: Trustees present: Hendricks, Burger and Milasich. Drumm, Gulch and Miller absent.

Purpose of Special Meeting: to hire a part time Zoning Administrator and establish compensation for the position.

Two candidates were under consideration for the position. Robert Hall/who presently is the Zoning Administrator for Norman Twp., Everett and White Cloud. 2nd candidate: Christine Philpot/presently Onekama Twp. zoning administrator. Both candidates come highly recommended, both qualified and good with the public. After some discussion, Hendricks moved, Burger supported to hire Robert Hall for part time zoning administrator subject to a contract agreement. More discussion followed. Roll Call Vote: Burger/yes, Hendricks/yes and Hudson/yes. Milasich recused himself due to a pending lawsuit which involves the Township.

Contract:

Milasich moved, Hendricks supported to authorize the president to negotiate a contract which includes starting with \$14.00 hourly (10% leeway) 5 hours per week(Wednesday, 9-2) but can authorize additional hours if necessary, council approved seminars, 30 & 90 day evaluations. M/C. Complete contract attached.

Meeting adjourned at 4:55 p.m.

Ruth M. Hudson
Onekama Village clerk

was called at the request of Jack Burchard in regards to ending the condemnation lawsuit.

Jack Burchard made the following statements:

Told his children to stop the lawsuit. They are not having another easement done. Lots of miscommunication from Village Attorney.

He made the following requests: additional \$500.00 added to good faith offer of \$11638.00(\$12138.00). Wants driveway black topped and plowed in winter and snowball bush will be moved per his instructions.

Drumm moved, Lagerquist supported to accept his requests to end the lawsuit. M/C. Roll Call vote: Lagerquist-yes, Hendricks-yes, Drumm-yes, Schwing-yes and Blackmore-yes.

The clerk had Jack sign a statement (attached to these minutes) with the above requests written out. Clerk will make contact with the Attorney to have final papers drawn up which will be given to Jack to sign.

Respectfully submitted;
Ruth M. Hudson/clerk

between Village Attorney, Richard Wilson presented the council with the results of the appraisal done by G.D. Zachritz.

Recapitulation of before and after values are as follows: conclusion before take \$116,016.00 and conclusion after take \$104,378.00. The difference is \$11,638.00 which gives the fair market value of easement.

After some discussion, Hendricks moved, Bauer supported to pass the resolution of necessity and declaration (attached to these minutes) which states that pursuant to the appraisal of G.D. Zachritz-dated August 13, 2010, the Village Council does hereby establish the amount which it believes to be just compensation for the easement to be the full sum of \$11,638.00. M/C. Clerk Hudson signed resolution.

The Good Faith Offer (\$11,638.00)has to be put into escrow with the county Treasurer when the condemnation lawsuit is filed.

Hendricks moved, Lagerquist supported to authorize Attorney Wilson to make Good Faith Offer to the Burchard trust representatives. A copy of the appraisal and resolution will also be given to the Burchard trust. The Village will allow them 14 days to evaluate said appraisal and offer.

Also noted, Burchard will be put on the sewer billing starting Sept.01, 2010.

Meeting adjourned at 11:25 a.m.

explain condemnation process to council with regard to property needed for sewer upgrade project.

History on the Burchard property and lift station #1 is attached.

Reason for possible condemnation results from the fact the current lift station needs to be moved 25 ft. south from its current location (on the Burchard property) and into the proposed easement which is the railroad right of way. It was discovered that the current lift station was not in the rail road right of way (as was stated in the document dated Oct. 16, 1987) and thus the need was to purchase easement from Jack Burchard for the relocation. Offer of \$10,000.00 for easement was made to the Burchard family Trust and was declined.

Options open to the council include purchasing another piece of property. Property available would cost around \$100,000.00. or option 2 proceed with condemnation. Outline of condemnation procedure is attached.

After many questions from the council the following action was taken: Bauer moved, Lagerquist supported to authorize an appraisal of the property (rail road right of way) as to its value. Roll Call Vote: Bauer-yes, Schwing-yes, Hendricks-yes, Lagerquist-yes and Blackmore-Yes. M/C. (A Good Faith Offer which is based on the appraisal will be the first step in the condemnation process if the council decides on this action.)

The council requested the Village Attorney and a person from the Burchard Family Trust attend the Aug. 18, meeting. It is the hope of the council that a face to face meeting will result in an agreeable solution to this problem.

Bauer moved, Lagerquist supported to table any action on a Good Faith Offer at this meeting but this subject will be on the agenda for the Aug council meeting.

Meeting adjourned at 11:40 a.m.

Ruth M. Hudson
Village clerk

theInvestagation into deed
review and except street repair bids.
President Wendt received the following bids from Ron Brown.
Repairs to Brandt & Spring St. \$1338.00 and repairs to Lee Crest
& Brook St. area 1 & 2 on print \$3846.00.
After much discussion, Blackmore moved, Lagerquist supported to
except the above bids from Ron Brown & Sons. Passed.

Meeting adjoun at 2:10 p.m.

Ruth M. Hudson-clerk

se the Mi. Natural Resources Trust Fund Support Resolution which was rescinded at the April 16 Village Council Meeting. Suzanne Schwing, chair person of the Wetlands acquisition committee spoke with Linda Hegstrom, grant Coordinator with the DNR about a revised resolution which would still be acceptable to them. Suzanne gave copies of a revised resolution to the council for their comments and approval. Copy of said resolution is attached. After much discussion, council person Schwing moved, & council person Combs supported to have the clerk sign the revised resolution. Roll call vote as follows: Lagerquist-yes, Combs-yes, Hendricks-no, Schwing-yes and Wendt-yes. Motion passed.

Meeting adjourned at 7:30 p.m.

Ruth M. Hudson/clerk

Audit Report

Lee Torrey (Kalcher Vanderwal & Torrey) gave a short synopsis of the 2006-07 audit and presented council with copies of said Audit. Blackmore moved Peterson supported to accept Audit as presented. Passed.

Property Acquisition

After much discussion, Peterson moved, Blackmore supported to pursue grant monies to acquire said land, 4 vacant lots-East of Farr

Center with the full understanding of the current Village Board, “That no Village tax payer monies will be spent during the grant exploration process to hold or obtain said lots”. Roll Call vote: Gulch-yes, Schwing-yes, Lagerquist-yes, Blackmore-yes President Wendt-yes, and Hendricks-no Peterson-no.

Meeting adjourned at 8:15 p.m.

STORM DRAIN BIDS

One bid received from Lyman excavating. Blackmore moved, Hendricks supported to accept said bid. After some discussion motion was rescinded and Special meeting was adjourned at 7:12 p.m. to go into closed session in accordance with Section 8 Sub section 15.268 of the Open Meetings Act.

President Wendt called Special meeting back to order at 7:32 p.m. Blackmore moved, Hendricks supported to rebid Storm drain cleaning job. Passed.

Farr Center Floor Bids

3bids were received. Chapman \$5658.00 Heritage \$5967.00 and Mr. Natural \$6279.00 Blackmore moved, Lagerquist supported to hire Mr. Natural. Passed.

Reitmeyer Project

Schwing moved, Blackmore supported to allow the 5 residents on Prospect St. to connect to the Village Sewer System. All expenses incurred would be their responsibility. Passed.

Seasonal Worker/ High School student

One High School Student application received Clive Lagerquist. Blackmore moved, Schwing supported to hire Clive at \$7.15 Passed. Lagerquist abstained from voting. Peterson opposed. Some of his duties will be to open and close the park and to clean the bathrooms at the park. President Wendt will oversee the work.

Meeting adjourned at 8:10 p.m.

Ruth M. Hudson / clerk

which will hire more openClerk Hudson was sworn in prior to

meeting by Deputy Township Clerk Mary Kuipers at the Township office.

Newly elected President Wendt was sworn in by Village clerk Hudson prior to meeting.

The remaining council, Hendricks, Lagerquist, Schwing and Peterson were sworn in by the clerk. Trustee Gulch was absent and was not sworn in.

Meeting called to order by President Wendt at 7:07 p.m.

COMMITTEE APPOINTMENTS

President Wendt made the following appointments:

PRESIDENT PRO-TEMP: Schwing

SEWER: Chair/ Wendt, Olejniczak, Gulch

STREETS: Chair/ Wendt, Peterson & Lagerquist

PARKS-FC: Chair/Hendricks, Gulch & Lagerquist

CEMETERY: Chair/ Schwing, Hendricks & Gulch

COMM.PARKS&REC-Lagerquist

PERSONNEL: Chair/Wendt, Hendricks & Olejniczak

ZBA: Council rep./ Hendricks

After some discussion, Peterson resigned from the Streets Committee.

MAINTENANCE PERSON/SNOW PLOW OPERATOR

President Wendt was in favor of hiring M. Olejniczak verses contracting work out. Peterson thought an employee handbook was needed before any hiring to avoid problems that were encountered with previous hires with regards to duties, insurance, vacation days-etc. Peterson & past president Franz had worked on a handbook and it was now with the Att'y. for his input. Clerk will call to find out status of said handbook. Peterson also asked Olejniczak about the status of the discrimination complaint he filed

against the Village. Olejniczak had filed a withdrawal of said complaint on Nov. 15. Clerk has copy of said withdrawal on file. Schwing moved, Lagerquist supported to hire M. Olejniczak as maintenance person, \$12.00 hr.-32 hours per week and he will work under the supervision of the President until an employee handbook is in place. SA Wendt will document all training and procedures. Passed. Peterson & Hendricks opposed. Olejniczak abstained. Olejniczak gave a written resignation from the council to the clerk for the files. The maintenance position 90 day probationary period starts as of Nov. 22, 2006.

Meeting adjourned at 7:30 p.m.

Ruth M. Hudson

The Village of Onekama is an equal opportunity provider.

