

# **ALAIEDON TOWNSHIP BOARD OF TRUSTEES MINUTES**

## **Monday, September 9, 2024**

The regular Alaiedon Township Board meeting held Monday, September 9, 2024, was called to order at 8:00 p.m. by Supervisor Steven Lott. Members present: Supervisor Steven Lott, Clerk Kimberly Hafley, Treasurer Scott Everett, Trustee Beth Smith, Trustee Kurt Kranz and Deputy Clerk Virginia Coffman.

Also, in attendance were William Hamilton and Jerry Balmer.

Motion by Kranz, supported by Hafley, to approve the minutes of the August 12 2024, meeting as printed. Motion carried.

Motion by Smith, supported by Kranz, to approve the agenda as printed. Motion carried.

Mr. Balmer attended the meeting to request a new lease with Alaiedon Township for the thirty-five-acre parcel he farms. Motion by Kranz, supported by Smith to enter into a 3-year lease with Mr. Balmer expiring December 31, 2027, at the rate of \$140.00 per acre. Motion carried.

William Hamilton of Hagadorn Road sent another correspondence to the Board regarding the alleged zoning ordinance violation about the semi-truck in his neighborhood.

Supervisor Lott reported he talked to Attorney Hitch about section 20.20 in the zoning ordinance and Attorney Hitch feels a zoning permit can be issued for this self-employed semi driver to achieve compliance to the ordinance as currently written. Per Attorney Hitch zoning permits in this section can be issued by the Zoning Administrator.

Clerk Hafley said the zoning ordinance may need to be reviewed to address all areas where zoning permits are identified and make sure permits are named consistently in the ordinance and on the Township website.

Treasurer Everett discussed a Special Land Use Permit (SLUP) might be a better process. No zoning permit for this situation, there are semi drivers on Lamb Road and Every Road which he has noticed but never investigated.

Supervisor Lott is not in favor of SLUP since they go with the property. A zoning permit would expire when the business left the property.

Trustee Smith said this is not allowed in the zoning ordinance grid and questioned if Attorney Hitch had enough information.

Trustee Kranz questioned if the tax structure would change.

Supervisor Lott mentioned that Hagadorn Road is not the only semi-truck in the Township.

Mr. Balmer said that it sounded like a person trying to make a living.

Mr. Hamilton said it's not allowed by zoning. If the Board allows this it would be considered Spot zoning.

The Board received the August 12, 2024 and August 14, 2024 Zoning Board of Appeals minutes.

Motion by Smith, supported by Kranz, to accept the bid from Pierce Plumbing and Heating to replace the Township gas hot water tank in the amount of \$1,700.00. Motion carried.

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Motion by Kranz, supported by Smith to accept the bid from Top Notch Tree Care LLC to remove and stump grind two trees at the Township Hall in the amount of \$1,830.00 and remove and stump grind six trees and trim two trees at the Leek Cemetery in the amount of \$2,670.00. Motion carried.

Motion by Kranz, supported by Hafley to appoint Jason Orton to the Planning Commission position expiring 7-23-2027. Motion carried.

Supervisor Lott reported he attended the Drain Commission Board of Determination meeting. He also informed the Board that Hastings Farm Services, who maintains the Leek Cemetery under contract would like a five percent raise on his fee since with the new trail there will be more work and maintenance.

Motion by Smith, supported by Everett to amend the expenditure budget \$2,142.00 under Cemetery Contract 101-567-805.000 for Hasting Farm Services. Motion carried.

Under the second public comment Mr. Hamilton said there is a truck terminal in his neighborhood and is prohibited in the Agricultural zoning and if the Board allows it is spot zoning.

Motion by Everett, supported by Kranz, to pay the following invoices: General Fund check# 16829 through #16867 and fourteen electronic transfers in the amount of \$57,776.33 Tax account check# 7504 through #7513 in the amount of \$1,203,783.23. Trust and Agency account two electronic transfers in the amount of \$5,284.11 Motion carried.

Motion by Smith, supported by Hafley, to adjourn. Motion carried at 9:24 p.m.

Minutes taken by Virginia Coffman, Deputy Clerk.

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Kimberly Hafley, Township Clerk et al