

# WHITEFORD TOWNSHIP BOARD OF TRUSTEES

January 16, 2024

**Call to Order:** Supervisor Walter Ruhl called the meeting to order and led the Pledge of Allegiance at 7:30 pm in the Whiteford Township Office, 8000 Yankee Road, Suite 100, Ottawa Lake, MI 49267. Board members present were Donald Sahloff, Timothy Hill, Bernice Heidelberg and Walter Ruhl. Christine Bischoff was absent. Attorney Alex Drescher was present. There were 23 guests present. The meeting was available for viewing via Zoom.

**Approve Agenda:** Motion by Don Sahloff, second by Tim Hill to approve the agenda as presented. Motion pass with a voice vote.

**Public Comment:** Ryan Dubendorfer, 7270 Head O Lake Road, Ottawa Lake, MI 49267 wanted to verify that the Planning Commission reasoning for denying the rezoning of property at Head O Lake and Memorial Highway was due to the fact the property owner was not present. He has been collecting signatures on a petition opposing the rezoning of the property.

Don Coon, 7333 Head O Lake Road, Ottawa Lake, MI 49267 voiced his opposition to the rezoning due to adjacent residential area.

David Oberly, 7216 Head O Lake Road, Ottawa Lake, MI 49267 lives across the street from the property asking for rezoning and would be looking at it every day. He referenced Master Plan, Page 75, Paragraph 2. He and the neighbors did not ask for this change and are opposed to the change.

**Approve Minutes:** Motion by Bernice Heidelberg, second by Tim Hill to approve the December 19, 2023 minutes as presented. Motion passed with a voice vote.

**Check Registers:** Motion by Bernice, second by Don Sahloff to approve the General Fund Check Register as presented. Motion passed with a voice vote. Motion by Don Sahloff, second by Bernice Heidelberg to approve the Utility Check Register. Motion passed with a voice vote.

**Treasurer Report:** Motion by Don Sahloff, second by Bernice Heidelberg to approve the Treasurer Report as presented. Motion passed with a voice vote.

**Old Business – Whiteford Road/Consear Road Intersection:** Supervisor Walter Ruhl presented a list of all major intersections in the township denoting if they were lighted or not. The majority of accidents at Whiteford and Consear Roads happen during the day. The biggest problem with this intersection is pine trees or utility poles blocking drivers' views of oncoming traffic. Discussion followed regarding monthly fees for additional lighting, moving utility poles, a possible four way stop. It was suggested the citizens petition the Monroe County Road Commission to add a four way stop at the Whiteford and Consear Road intersection. Motion by Bernice Heidelberg, second by Don Sahloff to request street lights be installed on all major intersections not currently lit. Motion passed with a voice vote.

**Rezoning Request:** Request by FGLC Holdings, LLC 9399 Northcreek Woods, Lambertville, MI 48144 regarding parcel #5815-032-001-70 located on Memorial Highway at Head O Lake Road (southern intersection). Property is owned by LRN Investments LLC, 6220 Sterns Road, Ottawa Lake, MI 49267 and contains approximately 5.04 acres. Appellant is requesting a zoning change from AG – Agricultural to M-1 Limited Industrial.

Nick Liaros representing LRN was present and signed the Zoning Change Application. Supervisor Walter Ruhl stated there has been push back from residents concerning the rezoning. Head O Lake Road is an all-weather road and a truck route back to 1965. Adjacent property is zoned M2 – General Industrial. Trustee Don Sahloff noted the property has public sewer and water available. Motion by Don Sahloff, second by Walter Ruhl to approve the rezoning request from AG Agricultural to M-1 Limited Industrial. Motion dies with a tie vote: Sahloff – yes; Hill – no; Heidelberg – no; Ruhl – yes; Bischoff – absent. Attorney Alex Drescher indicates the request can be brought up at another meeting.

**Resolution for the Policy Authorizing Payments:** Motion by Tim Hill, second by Bernice Heidelberg to approve the Resolution for the Policy Authorizing Payments so payroll, utility and invoices with early deadlines can be paid before the monthly board meeting. Motion passed with a voice vote.

**West Shore Services Invoice:** Motion by Tim Hill, second by Don Sahloff to approve payment to West Short Services \$4,401.50 for work on warning sirens. Motion passed with a voice vote.

**W.W. Williams Invoice:** Motion by Bernice Heidelberg, second by Don Sahloff to approve payment of \$965.08 to W.W. Williams for service on the Water Plant generator. Motion passed with a voice vote.

**Monroe County Business Alliance:** Motion by Tim Hill, second by Bernice Heidelberg to the Resolution to Participate in the Agreement with Monroe County Business Alliance. Motion passed with a voice vote.

**Road Report:** Roads needing attention include Whiteford Road (between St. Anthony Road and Consear Road), Railroad Road and Lovewell (in Ottawa Lake). Discussion followed regarding financial ability to do road maintenance with millage money. A one-time payment from the General Fund is possible. Motion by Tim Hill, second by Don Sahloff to proceed with next year's proposed maintenance. Motion passed with a voice vote.

**Park Report:** Supervisor Walter Ruhl shared a spring budget for the park. Discussion followed. Jim Dunmyer has offered to fund installation of two pickleball courts at a quote of approximately \$46,000. Donated money does not need a motion to proceed. Motion by Don Sahloff, second by Tim Hill to fund the basic setup for the ballfields as well as three rolls of outfield fencing and finish the dugouts. Motion passed with a voice vote.

**Cemetery:** Drawings for eliminating the retention pond at Whiteford Union Cemetery are complete. This is a small project but the Township would be looking for three bids to complete the project.

**Public Comment:** Larry Carter, FGLC Holdings spoke on his interest in investing in Whiteford Township. He has heard the concerns of area residents and indicated he intends to build a flagship facility that would exceed visual standards of adjacent properties. He is unable to control the traffic or the future of the property if their business leaves. He would like to understand if there is a next step in the process.

Meeting adjourned at 8:40 pm with completion of the agenda.

Christine Bischoff  
Whiteford Township Clerk