

**CHARTER TOWNSHIP OF VAN BUREN BOARD OF TRUSTEES
SEPTEMBER 6, 2016 WORK STUDY MEETING
TENTATIVE AGENDA**

ROLL CALL:

Supervisor Combs	_____	Trustee McClanahan	_____
Clerk Wright	_____	Trustee Miller	_____
Treasurer Budd	_____	Engineer Nummer	_____
Trustee Hart	_____	Attorney McCauley	_____
Trustee Jahr	_____	Secretary Montgomery	_____

UNFINISHED BUSINESS:

NEW BUSINESS:

1. To consider approval of the re-appointment of Chuck Covington to the Local Development Finance Authority (LDFA) with a term to expire August 12, 2020.
2. To consider approval of the re-appointment of David Brownlee to the Environmental Commission with a term to expire October 1, 2019.
3. To consider approval of the reappointment of Anthony Gibson to the Environmental Commission, term expiring October 1, 2016.
4. To consider approval of Kassem Allie to transfer the property located at 51352 Old Michigan Ave back to him after losing it in a tax foreclosure. In return for the transfer he is proposing to allow the Township to keep the portion of the property we acquired which was split by the Township in early 2015.

PUBLIC COMMENT:

ADJOURNMENT:

CLOSED SESSION: To discuss settlement of Wolverine Pipe Line Company v. VBT, et. al., Wayne County Circuit Court Case No. 16-008131-CC.

ADJOURNMENT:

Charter Township of Van Buren

Agenda Item: _____

Work Study: September 6, 2016
Board Meeting: September 6, 2016

REQUEST FOR BOARD ACTION

	Consent Agenda <input checked="" type="checkbox"/>	New Business	Unfinished Business	Public Hearing
ITEM (SUBJECT)	Reappoint Chuck Covington to the LDFA.			
DEPARTMENT	Supervisor's Office			
PRESENTER	Supervisor Combs			
PHONE NUMBER	734-699-8910			
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)				

Agenda topic

ACTION REQUESTED:	
To approve the reappointment of Chuck Covington the Local Finance Development Authority, term expiring August 12, 2020.	
BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	
<p>Mr. Covington's term on the LDFA has recently concluded and he has expressed an interest in serving an additional term. His accumulated experience and knowledge gained during his previous terms, combined with his business expertise as a successful business owner, CEO and entrepreneur, is an asset to the Authority. Additionally, Mr. Covington brings a unique perspective to the LDFA, gained through his many years of involvement and contributions to his business' industry and service on related advisory boards. He holds professional memberships in several organizations.</p>	

BUDGET IMPLICATION	N/A
IMPLEMENTATION NEXT STEP	If approved, Clerk to notify of reappointment.
DEPARTMENT RECOMMENDATION	Approval of reappointment by the Township Board
COMMITTEE/COMMISSION RECOMMENDATION	
ATTORNEY RECOMMENDATION	N/A
(May be subject to Attorney/Client Privilege and not available under FOIA)	
ADDITIONAL REMARKS	
APPROVAL OF SUPERVISOR	<i>J. Clair</i>

Charter Township of Van Buren

Agenda Item: _____

Work Study: September 6, 2016
Board Meeting: September 6, 2016

REQUEST FOR BOARD ACTION

	Consent Agenda <input checked="" type="checkbox"/>	New Business	Unfinished Business	Public Hearing
ITEM (SUBJECT)	Reappoint David Brownlee to the Environmental Commission.			
DEPARTMENT	Supervisor's Office			
PRESENTER	Supervisor Combs			
PHONE NUMBER	734-699-8910			
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)				

Agenda topic

ACTION REQUESTED:	
To approve the reappointment of David Brownlee to the Environmental Commission, term expiring October 1, 2019.	
BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	
<p>Mr. Brownlee's current term on the Environmental Commission will be concluding shortly and he has expressed an interest in serving an additional term. His accumulated experience and knowledge gained during his previous terms of service continues to be an asset to the Commission. Mr. Brownlee has chaired the Commission through some often technical and sometimes lively discussions, including that of the "coal tar" issue, which resulted in the creation and implementation of a Township ordinance. Mr. Brownlee is involved in other community organizations and is knowledgeable about the people and environmental issues facing our community.</p>	

BUDGET IMPLICATION	N/A
IMPLEMENTATION NEXT STEP	If approved, Clerk to notify of reappointment.
DEPARTMENT RECOMMENDATION	Approval of reappointment by the Township Board
COMMITTEE/COMMISSION RECOMMENDATION	
ATTORNEY RECOMMENDATION	N/A
(May be subject to Attorney/Client Privilege and not available under FOIA)	
ADDITIONAL REMARKS	
APPROVAL OF SUPERVISOR	

CHARTER TOWNSHIP OF VAN BUREN

BACKGROUND AND PERSONAL DATA OUTLINE ON CANDIDATES FOR APPOINTMENT TO COMMITTEES, COMMISSIONS AND BOARDS

Committee, Commission or Board in which interested: _____

ENVIRONMENTAL COMMISSION

Name: DAVID BROWNLEE

Address: 12045 RYZNAR DR.

Home Telephone: 734.697.5012 Cellular Telephone 734.635.4877

Work Telephone: _____ Email Address DAVIDBROWNLEE@SBCGLOBAL.NET

High School: BELLEVILLE

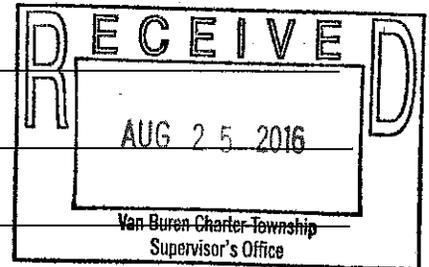
College: EMU Degree/Course(s): BS/MIS MFG. TECHNOLOGY

Presently employed by: RETIRED GM

Job Title: _____

Duties performed: _____

Current membership in organizations and offices held: _____



Past membership in organizations and offices held: _____

Additional information and comments: _____

**RETURN COMPLETED FORM TO THE TOWNSHIP SUPERVISOR'S OFFICE,
46425 Tyler Road, Belleville, MI 48111 (734) 699-8910.**

David Brownlee
Signature

8.23.16
Date

Charter Township of Van Buren

Agenda Item: _____

Work Study: September 6, 2016
Board Meeting: September 6, 2016

REQUEST FOR BOARD ACTION

	Consent Agenda <input checked="" type="checkbox"/>	New Business	Unfinished Business	Public Hearing
ITEM (SUBJECT)	Reappoint Anthony Gibson to the Environmental Commission.			
DEPARTMENT	Supervisor's Office			
PRESENTER	Supervisor Combs			
PHONE NUMBER	734-699-8910			
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)				

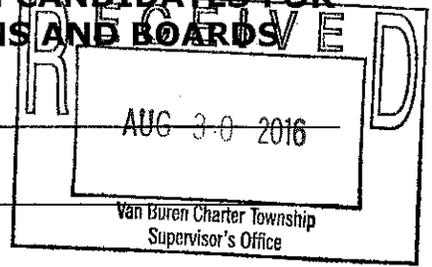
Agenda topic

ACTION REQUESTED:	
To approve the reappointment of Anthony Gibson to the Environmental Commission, term expiring October 1, 2019.	
BACKGROUND - (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	
<p>Mr. Gibson's current term on the Environmental Commission will be concluding shortly and he has expressed an interest in serving an additional term. His accumulated experience and knowledge gained during his previous terms of service continues to be an asset to the Commission. Mr. Gibson's involvement and contacts in other community organizations has proven to be a good source of information regarding our community's environmental concerns. Mr. Gibson often brings new material to the discussion table and has shown both a demonstrated knowledge of many such issues, as well as a dedication toward learning more.</p>	

BUDGET IMPLICATION	N/A
IMPLEMENTATION NEXT STEP	If approved, Clerk to notify of reappointment.
DEPARTMENT RECOMMENDATION	Approval of reappointment by the Township Board
COMMITTEE/COMMISSION RECOMMENDATION	
ATTORNEY RECOMMENDATION	N/A
(May be subject to Attorney/Client Privilege and not available under FOIA)	
ADDITIONAL REMARKS	<i>J. Clair</i>
APPROVAL OF SUPERVISOR	<i>J. Clair</i>

CHARTER TOWNSHIP OF VAN BUREN

BACKGROUND AND PERSONAL DATA OUTLINE ON CANDIDATES FOR APPOINTMENT TO COMMITTEES, COMMISSIONS AND BOARDS



Committee, Commission or Board in which interested:

ENVIRONMENTAL COMMISSION

Name: ANTHONY K GIBSON

Address: 1105 BORGMAN AVE BELLEVILLE MI 48111

Home Telephone: Cellular Telephone 734-612-7625

Work Telephone: Email Address REDJEEP1977@COMCAST.NET

High School: BELLEVILLE HIGH SCHOOL

College: Degree/Course(s):

Presently employed by: RETIRED GENERAL MOTORS - UAW LOCAL 735

Job Title:

Duties performed:

Current membership in organizations and offices held: YANIKER AIR MUSEUM

AMERICAN RED CROSS - WASHTENAW CO. RETIRES LOCAL 735

Past membership in organizations and offices held: S.E. MICHIGAN VETERANS STAND DOWN - UNITED WAY - SPECIAL OLYMPICS MICHIGAN

Additional information and comments:

RETURN COMPLETED FORM TO THE TOWNSHIP SUPERVISOR'S OFFICE, 46425 Tyler Road, Belleville, MI 48111 (734) 699-8910.

Anthony K Gibson Signature

8-24-16 Date

Charter Township of Van Buren

Agenda Item: _____

REQUEST FOR BOARD ACTION

WORK STUDY MEETING DATE: 9/6/16

BOARD MTG. DATE: 9/20/16

Consent Agenda _____ **New Business** X _____ Unfinished Business _____ Public Hearing _____

ITEM (SUBJECT)	Offer to Purchase Township Owned Property Located at 51352 Old Michigan Avenue, Van Buren Township, MI 48111 by Kassem Allie.
DEPARTMENT	Planning & Economic Development
PRESENTER	Ron Akers, Director of Planning & Economic Development
PHONE NUMBER	734-699-8913
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)	None

Agenda topic

ACTION REQUESTED
 Kassem Allie has submitted a letter to the Township requesting to transfer the property located at 51352 Old Michigan Ave back to him after losing it in a tax foreclosure. In return for the transfer he is proposing to allow the Township to keep the portion of the property we acquired which was split by the Township in early 2015.

BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)
 The Township purchased this tax foreclosed property from the Wayne County in July of 2014 for \$5,782.16. The property was purchased due to the fact that there is an existing meter pit located on the site and the Township had no access or easement to maintain it. In May 2015, the property was split into two (2) parcels (83-022-99-0010-701, 0.36 acres & 83-022-99-0010-702, 3.44 acres). The smaller parcel (83-022-99-0010-701, 0.36 acres) currently has a meter pit located on it. The Township currently has ownership of both parcels. The previous owner Mr. Allie, has made a request to acquire the property back from the Township. After consultation with the Township Attorneys, Mr. Allie was advised to submit a formal offer to the Township Board if he wants to acquire this property. I have attached to this Board Action his letter requesting that the Township return the property to him less the portion that we require for the meter pit.

BUDGET IMPLICATION
 Minor Impact. According to the General Property Tax Act if the property purchased by the Township is sold for an amount in excess of the minimum bid (\$5,782.16) and all associated costs related to improvement, then the excess amount will be required to be returned to Wayne County.

IMPLEMENTATION NEXT STEP
 If the Township Board wishes to transfer this property, I recommend requiring the applicant to put together a purchase agreement.

DEPARTMENT RECOMMENDATION
 If the Township Board wishes to sell this property without an open bidding process, I recommend that it be sold for fair market value.

COMMITTEE/COMMISSION RECOMMENDATION | None

ATTORNEY RECOMMENDATION | None
 (May be subject to Attorney/Client Privilege and not available under FOIA)

ADDITIONAL REMARKS
APPROVAL OF SUPERVISOR *D. Clair*

August 10, 2016

Ronald Akers Director of Planning and Development
Van Buren Township
46425 Tyler Rd.
Van Buren Twp, MI 48111

Dear Mr. Akers,

We are writing you with regard to property located at 5132 Old Michigan Avenue in Van Buren Township. This property was foreclosed and claimed by Van Buren Township at a Wayne County Property Tax Auction. The property was purchased by the Township for taxes owed for 2011 and 2013. We attempted to pay the 2011 taxes but somehow the amount was credited to taxes owed for 2012. If the tax payment was applied to the 2011 tax bill we would have avoided foreclosure and this ordeal all together.

We have owned the property for over 10 years and several years ago wanted to build a commercial business there. It took over three years to finally get approval and once approval was obtained unfortunately our father passed away after a long and very costly illness. Then in 2008 the economic collapse made it impossible to obtain any financing for commercial projects. The economic collapse also had a catastrophic impact on our construction business and we were forced to close. I now work for our church and my wife works for Dearborn Public Schools. With Gods help we have been able to make ends meet. We have four school age children, two who just started college and, one in high school and one in middle school. This property represented the only security we had after our business closed and we were counting on it to provide a secure future for our family.

Without this property our family will be devastated and we will suffer great hardship in our ability survive the future in trying to raise and educate four children. We are requesting from the decent and respected Board Members to consider our situation and circumstances and allowing us an opportunity to get our property back.

I would like to make the following proposal to settle this matter. I understand the Township has installed a water pump/transfer station on this property and that installation took place several years ago well before the tax foreclosure and was also installed without obtaining an easement from me while I owned the property. I also understand that Township had a substantial interest to split the property for access to the existing pump/transfer station and proceeded with the split to accommodate that portion of the property that contains the existing underground pump/transfer station. In light of the mix up in tax payments from 2011 and with the understanding that the Township needs access to the water pump/transfer station and easement I propose that Township keep ownership of the split with access to the water station in exchange for returning the balance of the property to my family. I would request that the township also grant easement for that portion of the split that is not adjacent to the water pump/transfer station.

I believe this solution will correct all issues that led to this unfortunate situation. The Township will have substantial value and my family will have our property back to secure a future for our children. We respectfully request that the decent and fair minded Township Board accept this settlement so that we can move forward with our lives.

Sincerely,

Kassem Allie