

**CHARTER TOWNSHIP OF VAN BUREN BOARD OF TRUSTEES
APRIL 3, 2018 BOARD MEETING 7:00 P.M.
TENTATIVE AGENDA**

PLEDGE OF ALLEGIANCE:

ROLL CALL:

Supervisor McNamara _____
Clerk Wright _____
Treasurer Budd _____
Trustee Frazier _____
Trustee Martin _____

Trustee Miller _____
Trustee White _____
Engineer Potter _____
Attorney McCauley _____
Secretary Montgomery _____

APPROVAL OF AGENDA:

CONSENT AGENDA:

1. Work Study Session minutes of March 19, 2018.
2. Board Meeting minutes of March 20, 2018.
3. Prepaid List of March 22, 2018.
4. Prepaid List of March 29, 2018.
5. Voucher List of April 3, 2018.

CORRESPONDENCE:

1. Presentation by Van Buren Civic Fund

PUBLIC COMMENT:

UNFINISHED BUSINESS:

NEW BUSINESS:

1. To consider approval of Resolution 2018-05 the Downriver Utility Wastewater Authority (DUWA) definitive agreement.
2. To consider approval of the request to amend the Township's future land use map to change the future land use designation of the approximately 75-acre parcel at 50015 Michigan Avenue from Low Density Single Family Residential B to Light Industrial.
3. To consider approval of the first reading of Ordinance 04-03-18 to the Charter Township of Van Buren Zoning Ordinance 5-2-17 (2) to modify certain accessory building regulations.

REPORTS:

ANNOUNCEMENTS:

NON-AGENDA ITEMS:

ADJOURNMENT:

**CHARTER TOWNSHIP OF VAN BUREN
WORK STUDY MEETING MINUTES
MARCH 19, 2018**

Supervisor McNamara called the meeting to order at 4:01 p.m. in the Sheldon Room. Present: Supervisor McNamara, Treasurer Budd, Trustee Frazier, Trustee Martin, Trustee Miller and Trustee White. Absent: Clerk Wright (excused). Others in attendance: Secretary Selman, Planning & Economic Development Director Akers, Attorney McCauley (representing DUWA also), Water & Sewer Director Taylor, IT Director Rankin, Assistant DDA Director Lothringer, Sgt. Papin, Dave Nummer (Wade Trim) DDA member Helen Foster and an audience of two (2).

Supervisor McNamara requested revising the agenda to move item (7) before item (3). There were no objections.

UNFINISHED BUSINESS: None.

NEW BUSINESS:

Discussion on the contract between the Township and the Michigan Department of Transportation (MDOT) with regard to construction of a non-motorized path along the east side of Belleville Road over I-94. The overpass is located in the DDA district, but due to the DDA's finite lifespan M-DOT is required to enter into the contract with the Township. The DDA will assume all upfront cost and future maintenance of the project. DDA member Helen Foster stressed the importance of meeting deadlines with MDOT. The Board opted to add the resolution and contract with MDOT to the next Board Meeting for a vote which would be formally adopted contingent on the DDA Committee's approval.

Discussion on the reappointments of Joyce Rochowiak, Ronald Blank and Helen Foster to the Downtown Development Authority (DDA) with terms to expire March 9, 2022.

Presentation by Director Taylor and DUWA members: Vyto Kaunelis (Systems Operations Manager), Paul Bohn (Attorney), Bill Brickey (Plante Moran) on the Downriver Utility Wastewater Authority (DUWA) Definitive Transfer Agreement. The agreement transfers wastewater treatment in its entirety from the Wayne County Wastewater Treatment Facility (DWTF) to the participating thirteen communities established under the Downriver Utilities Wastewater Authority. As a member of DUWA the Township is granted voting rights and will be an active participant in the decision-making process. Declining opting into the DTA would make the Township customers of DUWA.

Supervisor McNamara called a five-minute recess after a lengthy discussion at 5:39 p.m. The meeting reconvened at 5:44 p.m.

Discussion on the proposal by Johnson Controls, Inc./Controls/Tyco Integrated Security to provide a new security card access system in an amount not to exceed \$31,307.85.

Discussion on Resolution 2018-03 authorizing the Township to participate in the Michigan Economic Development Corporation's (MEDC) Redevelopment Ready Communities (RRC) Program. The MEDC's purpose is to evaluate and certify communities based off of transparency, consistency, predictable processes, and best practices.

Discussion on the proposal by Florence Cement to provide Road Paving for the McBride Road Paving Project in an amount of \$528,450.00 with a 10% contingency. This amount comes in substantially lower than previously estimated and is more cost effective to McBride Road residents.

Discussion on the proposal by Wade Trim to provide professional Engineering Services for the construction of the McBride Paving Project in amount not to exceed \$73,400.

PUBLIC COMMENT: It was noted former Deputy Supervisor of Sumpter Township Craig Moody passed away yesterday.

ADJOURNMENT: There being no further discussion Trustee Miller moved, Trustee Frazier seconded to adjourn the Work Study Session at 6:21 p.m. Motion Carried.

Leon Wright, Township Clerk

Date: _____.

Kevin McNamara, Supervisor

Date: _____.

CHARTER TOWNSHIP OF VAN BUREN
BOARD MEETING MINUTES
MARCH 20, 2018

Supervisor McNamara called the meeting to order at 7:00 p.m. in the Board Room. Present: Supervisor McNamara, Treasurer Budd, Trustee Frazier, Trustee Martin, Trustee Miller and Trustee White. Absent: Clerk Wright (excused). Others in attendance: Secretary Selman, Planning & Economic Development Director Akers, IT Director Rankin, Dave Nummer (Wade Trim) Sgt. Devos, and an audience of two (2).

APPROVAL OF AGENDA: Miller moved, Frazier seconded to approve the agenda as presented with following additions: to add new business item number five (5) to consider Resolution: 2018-04 and item six (6) to approve the contract between Van Buren Township and M-DOT. Motion Carried.

CONSENT AGENDA: Martin moved, White seconded to approve the Consent Agenda. [Work Study Session minutes of March 5, 2018. Board Meeting minutes of March 6, 2018. Prepaid List of March 8, 2018. Prepaid List of March 15, 2018. Voucher List of March 20, 2018. Approval of the reappointments of Joyce Rochowiak, Ronald Blank and Helen Foster to the Downtown Development Authority (DDA) with terms to expire March 9, 2022]. Motion Carried.

PUBLIC HEARING: None

CORRESPONDENCE: McNamara and Budd read statements recognizing Assistant DDA Director Lothringer as the author of an article published in Michigan Township Focus which was taken credit for by a Trustee at the prior Board Meeting. Frazier read an email sent to Lothringer apologizing for the misunderstanding related to the article saying she jokingly took credit for the article and thanked Lothringer on her exceptional service promoting the Township. Miller said it was irrational to publicly take credit in this way. Frazier responded that she regretted saying it.

PUBLIC COMMENT: None.

UNFINISHED BUSINESS: None.

NEW BUSINESS: Budd moved, Miller seconded to approve the proposal by Johnson Controls, Inc./Controls/Tyco Integrated Security to provide a new security card access system in an amount not to exceed \$31,307.85. Motion carried.

Frazier moved, Miller seconded to approve the proposal by Florence Cement to provide Road Paving for the McBride Road Paving Project in an amount of \$528,450.00 with a 10% contingency. Motion carried. This amount comes in substantially lower than previously estimated and is more cost effective to McBride Road residents.

Martin moved, Budd seconded to approve the proposal by Wade Trim to provide professional Engineering Services for the construction of the McBride Paving Project in amount not to exceed \$73,400. Motion carried.

Miller moved, Budd seconded to approve Resolution 2018-03 authorizing the Township to participate in the Michigan Economic Development Corporation's (MEDC) Redevelopment Ready Communities (RRC) Program. Motion carried. The MEDC's purpose is to evaluate and certify communities based off of transparency, consistency, predictable processes, and best practices.

Budd moved, Martin seconded to approve Resolution 2018-04 a Resolution for Belleville Road Improvements and Pedestrian Bridge for the DDA to assume the Township's obligations under the proposed contract with Michigan Department of Transportation (MDOT). Motion carried.

White moved, Miller seconded the approval of a contract between the Township and the Michigan Department of Transportation (MDOT) with regards to construction of a non-motorized path along the east side of Belleville Road over I-94. Motion carried.

REPORTS: None.

ANNOUNCEMENTS: Supervisor McNamara read an email from Public Safety Director Laurain stating that Ofc. Rini and Ofc. Barry tested for the position as K-9 handler. Ofc. Barry was awarded the position. Trustee Frazier announced that Belleville High School will host a Robotics Tournament March 23rd and 24th. Treasurer Budd announced the Township Hall would be closed Friday March 23rd for Emergency Preparedness training for Township employees. Also, the Township would be closed Good Friday March 30th. Trustee White mentioned that Menards would have a soft opening soon.

NON-AGENDA ITEMS: None.

ADJOURNMENT: Martin moved, Miller seconded to adjourn at 8:06 p.m. Motion Carried.

Leon Wright, Township Clerk

Date: _____

Kevin McNamara, Supervisor

Date: _____

INVOICE REGISTER REPORT FOR VAN BUREN TOWNSHIP
POST DATES 03/22/2018 - 03/22/2018
BOTH JOURNALIZED AND UNJOURNALIZED
BOTH OPEN AND PAID
03.22.18 PREPAID

Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
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Vendor AMERA2 - AMERAPLAN REIMBURSABLE:

34968-35002								
83841	AMERAPLAN REIMBURSABLE	03/13/2018	03/22/2018	5,211.01	5,211.01	Open	N	
	EMPLOYEE HRA	KTYLER					03/22/2018	
	101-171-719-000	EMPLOYEE HRA		60.00				
	101-191-719-000	EMPLOYEE HRA		854.13				
	101-215-719-000	EMPLOYEE HRA		20.00				
	101-253-719-000	EMPLOYEE HRA		298.42				
	101-265-719-000	EMPLOYEE HRA		138.66				
	101-301-719-000	EMPLOYEE HRA		3,120.35				
	101-325-719-000	EMPLOYEE HRA		93.17				
	101-329-719-000	EMPLOYEE HRA		35.00				
	101-336-719-000	EMPLOYEE HRA		158.72				
	101-691-719-000	EMPLOYEE HRA		128.21				
	592-536-719-000	EMPLOYEE HRA		304.35				
11024-11048								
83842	AMERAPLAN REIMBURSABLE	03/14/2018	03/22/2018	1,781.14	1,781.14	Open	N	
	EMPLOYEE HRA	KTYLER					03/22/2018	
	101-101-719-000	EMPLOYEE HRA		281.97				
	101-215-719-000	EMPLOYEE HRA		60.00				
	101-265-719-000	EMPLOYEE HRA		20.00				
	101-301-719-000	EMPLOYEE HRA		248.49				
	101-325-719-000	EMPLOYEE HRA		949.22				
	101-370-719-000	EMPLOYEE HRA		60.00				
	101-692-719-000	EMPLOYEE HRA		112.14				
	592-536-719-000	EMPLOYEE HRA		49.32				
	Total for vendor AMERA2 - AMERAPLAN REIMBURSABLE:			6,992.15	6,992.15			

Vendor MISC - ANGELA NETTRO:

REFUND								
83845	ANGELA NETTRO	03/14/2018	03/22/2018	119.91	119.91	Open	N	
	BEAUMONT REIMBURSEMENT	KTYLER					03/22/2018	
	101-101-956-000	1.10 BEAUMONT REIMB		119.91				
	Total for vendor MISC - ANGELA NETTRO:			119.91	119.91			

Vendor ATT - AT&T:

734326298203								
83850	AT&T	03/07/2018	03/22/2018	203.68	203.68	Open	N	
	3.7-4.6 326-2982	KTYLER					03/22/2018	
	101-265-850-000	3.7-4.6 326-2982		203.68				
	Total for vendor ATT - AT&T:			203.68	203.68			

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Vendor ATT2 - AT&T:

8736320403 83851	AT&T MARCH 171.799.7112 101-265-850-000	03/05/2018 KTYLER MARCH 171.799.7112	03/22/2018	1,421.74 1,421.74	1,421.74	Open	N 03/22/2018	
Total for vendor ATT2 - AT&T:				<u>1,421.74</u>	<u>1,421.74</u>			

Vendor ATT4 - AT&T MOBILITY:

6924 83849	AT&T MOBILITY 2.3-3.2 MUSEUM TABLET BB ACCESS 250-000-850-000	03/02/2018 KTYLER 2.3-3.2 MUSEUM TABLET BB ACCESS	03/22/2018	54.92 54.92	54.92	Open	N 03/22/2018	
Total for vendor ATT4 - AT&T MOBILITY:				<u>54.92</u>	<u>54.92</u>			

Vendor BLCANE - BLUE CARE NETWORK:

180680000714 83861	BLUE CARE NETWORK APR HLTH INSUR 101-171-719-000 101-191-719-000 101-215-719-000 101-228-719-000 101-253-719-000 101-265-719-000 101-301-719-000 101-325-719-000 101-329-719-000 101-336-719-000 101-370-719-000 101-691-719-000 101-692-719-000 101-900-719-000 592-536-719-000 592-536-719-001	03/09/2018 KTYLER APR HLTH INSUR APR HLTH INSUR	03/22/2018	85,057.08 1,505.26 1,505.26 1,505.26 1,505.26 4,177.73 4,827.78 32,907.42 4,492.67 1,505.26 1,505.26 1,505.26 5,682.99 494.05 11,525.58 9,187.56 1,224.48	85,057.08	Open	N 03/22/2018	
Total for vendor BLCANE - BLUE CARE NETWORK:				<u>85,057.08</u>	<u>85,057.08</u>			

Vendor BCBS - BLUE CROSS BLUE SHIELD OF MI:

7002712710 83862	BLUE CROSS BLUE SHIELD OF MI APR HLTH INSUR	03/09/2018 KTYLER	03/22/2018	86,624.25	86,624.25	Open	N 03/22/2018	
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	GL Distribution							
	101-101-719-000	APR HLTH INSUR		1,721.38				
	101-171-719-000	APR HLTH INSUR		724.96				
	101-215-719-000	APR HLTH INSUR		2,197.97				
	101-228-719-000	APR HLTH INSUR		1,449.92				
	101-247-719-000	APR HLTH INSUR		4,395.94				
	101-253-719-000	APR HLTH INSUR		724.96				
	101-265-719-000	APR HLTH INSUR		2,922.93				
	101-301-719-000	APR HLTH INSUR		31,232.10				
	101-325-719-000	APR HLTH INSUR		3,171.30				
	101-329-719-000	APR HLTH INSUR		2,197.97				
	101-370-719-000	APR HLTH INSUR		5,577.39				
	101-692-719-000	APR HLTH INSUR		1,721.38				
	101-900-719-000	APR HLTH INSUR		14,653.12				
	247-000-719-000	APR HLTH INSUR		1,449.92				
	250-000-719-000	APR HLTH INSUR		724.96				
	592-536-719-000	APR HLTH INSUR		11,758.05				
Total for vendor BCBS - BLUE CROSS BLUE SHIELD OF MI:				86,624.25	86,624.25			

Vendor VISA - CHASE CARD SERVICES:

JEWRIGHT								
83832	CHASE CARD SERVICES	03/08/2018	03/22/2018	30.07	30.07	Open	N	
	FEB STMT	KTYLER					03/22/2018	
	101-691-742-000	OPEN SCRAPBOOKING SUPPLIES		30.07				
JORDAN								
83833	CHASE CARD SERVICES	03/08/2018	03/22/2018	65.31	65.31	Open	N	
	FEB STMT	KTYLER					03/22/2018	
	101-692-742-000	B'DAY MON ICE CREAM		11.07				
	101-692-956-000	POTS FOR ARTIFICIAL PLANTS		31.80				
	101-692-742-000	PRE-TINNED COPPER WIRE		22.44				
MCCRACKEN								
83834	CHASE CARD SERVICES	03/08/2018	03/22/2018	205.90	205.90	Open	N	
	FEB STMT	KTYLER					03/22/2018	
	101-715-740-000	APPLICATION UPGRADE		52.99				
	101-715-740-000	EQUIPMENT HOOKS		47.97				
	101-715-810-000	APPL DEVELOP MEMBER DUES		104.94				
LWRIGHT								
83835	CHASE CARD SERVICES	03/08/2018	03/22/2018	716.57	716.57	Open	N	
	FEB STMT	KTYLER					03/22/2018	
	101-191-727-000	ELECTION RM OFFICE CHAIR		268.00				
	101-191-727-000	ELECTION SUPPLY BOXES		72.06				
	101-248-727-000	PHONE CHARGER		33.91				
	101-215-860-000	5.20-23 IIMC CONF AIRFARE		342.60				

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JTAYLOR 83836	CHASE CARD SERVICES FEB STMT 592-536-861-000 592-536-861-000	03/08/2018 KTYLER	03/22/2018	140.00	140.00	Open	N 03/22/2018	
		PATTON DEQ DW TRAIN/CERT		70.00				
		ZYSK DEQ DW TRAIN/CERT		70.00				
LAURAIN 83837	CHASE CARD SERVICES FEB STMT 101-301-861-000 101-301-861-000 101-301-861-000 101-301-860-000 101-301-860-000 101-301-860-000 101-301-861-000 101-301-956-000 101-301-727-000 101-301-727-000 101-301-741-000 101-301-810-000 101-301-956-000 101-301-956-000 101-301-956-000 101-301-741-000 101-301-861-000 101-301-861-000	03/08/2018 KTYLER	03/22/2018	2,673.89	2,673.89	Open	N 03/22/2018	
		2.7 MACP CONF MEAL		47.12				
		2.7 MACP CONF MEAL		27.32				
		2.6-9 MACP CONF LODGING		641.55				
		2.8 MACP CONF MEAL		47.12				
		2.9 MACP CONF MEAL		47.12				
		2.8 MACP CONF MEAL		73.48				
		ASMITH 4.16-17 WILE CONF REG FEE		100.00				
		MACP-JOB POST FOR POLICE		100.00				
		TAB DIVIDERS FOR EMERG MGMNT NOTEBOOK		83.40				
		NOTEBOOKS-EMERG MGMNT NOTEBOOKS		133.30				
		STOCK AWARD RIBBONS-FIRE/POLICE		46.55				
		2018 MACP DIRECTOR DUES		115.00				
		DELL LAPTOP PROGRAMS/SUPPLIES		285.14				
		2 DELL LAPTOPS PROGRAMS/SUPPLIES		567.66				
		DELL LAPTOP PROGRAMS/SUPPLIES		239.00				
		UNDERTECH UNDERCOVER BELLY BAND W STR		39.95				
		3.2 FBI MTG MEAL		30.18				
		4.20 FBINAA MI REG FEE		50.00				
DALLOS 83838*	CHASE CARD SERVICES FEB STMT 250-000-956-000 250-000-956-000 250-000-861-000 250-000-743-000 250-000-810-000	03/08/2018 KTYLER	03/22/2018	745.02	745.02	Open	N 03/22/2018	
		AMAZON REFUND		(8.99)				
		AMAZON REFUND		(10.99)				
		7.4 ROSIETOWASH CONF/TRAINING		500.00				
		FACEBOOK QUILT DROP OFF AD		15.00				
		3 YR YANKEE AIR MUSEUM MEMBERSHIP		250.00				
MCNAMARA 83839	CHASE CARD SERVICES FEB STMT 101-101-956-000 101-171-810-000	03/08/2018 KTYLER	03/22/2018	362.00	362.00	Open	N 03/22/2018	
		4.23-26 FRAZIER MTA CONF		153.00				
		SUMPTER SHRM 2018 MEMBERSHIP		209.00				

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BROW 83840*	CHASE CARD SERVICES FEB STMT	03/08/2018 KTYLER	03/22/2018	2,491.39	2,491.39	Open	N 03/22/2018	
	101-336-750-000	ANGEL FOOD CATERING SALES TX CREDIT		(39.71)				
	101-336-956-000	FAIRFIELD DR HOUSE FIRE MEAL		31.48				
	101-336-740-000	DEPT LABEL MAKER		61.98				
	101-336-741-000	FS1 VACUUM/XACTO KNIFE		200.97				
	101-336-861-000	DVDS-CPR TRNG REQUIREMENTS		87.95				
	101-336-956-000	DOTY/BROW/FOLKS 2018 FDIC INT.'L CONF		210.00				
	101-336-956-000	2 IGLOO COOLERS-REPLACEMENTS		53.15				
	101-336-956-000	CPR REFRESHER TRNG		456.14				
	101-336-956-000	BROW 2018 MAFC CONF REG		320.00				
	101-336-956-000	3.5 WAMAC MTG MEAL		786.66				
	101-336-956-000	FS1 REPL MOTHERBOARD DRYER		265.58				
	101-336-956-000	MISSING RECEIPT		57.19				
	Total for vendor VISA - CHASE CARD SERVICES:			7,430.15	7,430.15			

Vendor COMCAST - COMCAST:

10623 83847	COMCAST 3.19-4.18 CABLE BOX/TV FEE	03/06/2018 KTYLER	03/22/2018	78.27	78.27	Open	N 03/22/2018	
	101-336-920-000	3.19-4.18 CABLE BOX/TV FEE		78.27				
	Total for vendor COMCAST - COMCAST:			78.27	78.27			

Vendor DTE - DTE ENERGY:

910013925714 83852	DTE ENERGY 2.6-3.7 7981 BVL RD	03/08/2018 KTYLER	03/22/2018	2,786.22	2,786.22	Open	N 03/22/2018	
	101-336-920-000	2.6-3.7 7981 BVL RD		1,582.37				
	101-336-920-000	2.6-3.7 7981 BVL RD		1,203.85				
910013926803 83853	DTE ENERGY 2.6-3.7 9260 HAGGERTY	03/08/2018 KTYLER	03/22/2018	461.30	461.30	Open	N 03/22/2018	
	592-536-920-000	2.6-3.7 9260 HAGGERTY		461.30				
910013927223 83854	DTE ENERGY 1.9-3.8 10151 BVL RD	03/08/2018 KTYLER	03/22/2018	34.47	34.47	Open	N 03/22/2018	
	247-000-920-000	1.9-2.7 10151 BVL RD		17.49				
	247-000-920-000	2.8-3.8 10151 BVL RD		16.98				

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910016815318 83855	DTE ENERGY 2.6-3.7 39600 TYLER RD 101-265-920-000 101-265-920-000	03/08/2018 KTYLER	03/22/2018	188.00 13.73 174.27	188.00	Open	N 03/22/2018	
910013925011 83856	DTE ENERGY 2.6-3.7 39600 TYLER 101-265-920-000	03/08/2018 KTYLER	03/22/2018	268.20 268.20	268.20	Open	N 03/22/2018	
910013926647 83857	DTE ENERGY 2.9-3.9 11940 HANNAN 592-536-920-000	03/12/2018 KTYLER	03/22/2018	262.42 262.42	262.42	Open	N 03/22/2018	
910015586795 83858	DTE ENERGY 2.10-3.12 45581 ECORSE 101-265-920-000	03/13/2018 KTYLER	03/22/2018	408.70 408.70	408.70	Open	N 03/22/2018	
910016815763 83859	DTE ENERGY 2.10-3.12 45581 ECORSE 101-265-920-000	03/13/2018 KTYLER	03/22/2018	49.21 49.21	49.21	Open	N 03/22/2018	
Total for vendor DTE - DTE ENERGY:				<u>4,458.52</u>	<u>4,458.52</u>			

Vendor DEEDST - DTE ENERGY COMPANY:

910040640427 83846	DTE ENERGY COMPANY FEB STREETLIGHTING 101-450-926-000 247-000-920-000	02/28/2018 KTYLER	03/22/2018	23,817.96 19,155.84 4,662.12	23,817.96	Open	N 03/22/2018	
Total for vendor DEEDST - DTE ENERGY COMPANY:				<u>23,817.96</u>	<u>23,817.96</u>			

Vendor MMRMAE - MI MUNICIPAL RISK MGMT AUTH ECP:

D18021005 83863	MI MUNICIPAL RISK MGMT AUTH ECP FEB 2018 46425 TYLER 101-265-920-000	03/15/2018 KTYLER	03/22/2018	4,522.41 4,522.41	4,522.41	Open	N 03/22/2018	
Total for vendor MMRMAE - MI MUNICIPAL RISK MGMT AUTH ECP:				<u>4,522.41</u>	<u>4,522.41</u>			

Vendor RICOH - RICOH USA INC:

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
1075163307 83848	RICOH USA INC PS SOLUTION SUPPORT HOURS 101-228-817-000	03/09/2018 KTYLER	03/22/2018	820.00	820.00	Open	N 03/22/2018	
	PS SOLUTION SUPPORT HOURS			820.00				
	Total for vendor RICOH - RICOH USA INC:			820.00	820.00			

Vendor SUACHA - SUMPTER ACE HARDWARE:

DECEMBER								
Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
83860	SUMPTER ACE HARDWARE DEC STMT	03/19/2018 KTYLER	03/22/2018	318.13	318.13	Open	N 03/22/2018	
	101-265-740-000	12 SAFETY MRKRS		172.69				
	101-265-740-000	20 MARKER SAFETY		64.62				
	592-536-740-000	HYDRANT TOOLS		49.11				
	101-265-740-000	SCOOP HAND POLY X2		9.52				
	101-265-740-000	MISC FASTENERS X12		2.70				
	592-536-740-000	FINANCE CHARGE		19.49				
	Total for vendor SUACHA - SUMPTER ACE HARDWARE:			318.13	318.13			

Vendor UNUM - UNUM LIFE INS CO OF AMERICA:

05949570012								
Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
83843	UNUM LIFE INS CO OF AMERICA APRIL S&A/LIFE INSUR	03/14/2018 KTYLER	03/22/2018	12,416.08	12,416.08	Open	N 03/22/2018	
	101-101-719-000	APRIL LIFE INSUR		19.20				
	101-171-719-000	APRIL S&A/LIFE INSUR		222.96				
	101-191-719-000	APRIL S&A/LIFE INSUR		69.67				
	101-215-719-000	APRIL S&A/LIFE INSUR		794.54				
	101-228-719-000	APRIL S&A/LIFE INSUR		333.02				
	101-247-719-000	APRIL S&A/LIFE INSUR		188.12				
	101-253-719-000	APRIL S&A/LIFE INSUR		405.68				
	101-265-719-000	APRIL S&A/LIFE INSUR		716.23				
	101-301-719-000	APRIL S&A/LIFE INSUR		5,067.50				
	101-325-719-000	APRIL S&A/LIFE INSUR		816.49				
	101-329-719-000	APRIL S&A/LIFE INSUR		175.66				
	101-336-719-000	APRIL S&A/LIFE INSUR		309.00				
	101-370-719-000	APRIL S&A/LIFE INSUR		587.01				
	101-691-719-000	APRIL S&A/LIFE INSUR		595.64				
	101-692-719-000	APRIL S&A/LIFE INSUR		172.88				
	101-715-719-000	APRIL S&A/LIFE INSUR		94.28				
	101-900-719-000	APRIL LIFE INSUR		14.40				
	247-000-719-000	APRIL S&A/LIFE INSUR		435.03				
	250-000-719-000	APRIL S&A/LIFE INSUR		78.10				
	592-536-719-000	APRIL S&A/LIFE INSUR		1,320.67				

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
Total for vendor UNUM - UNUM LIFE INS CO OF AMERICA:				12,416.08	12,416.08			

Vendor VERWIR - VERIZON WIRELESS:

9802291871								
83844	VERIZON WIRELESS	03/23/2018	03/22/2018	2,240.96	2,240.96	Open	N	
	1.24-2.23 CELL PHONES	KTYLER					03/22/2018	
	101-101-956-000	1.24-2.23 CELL PHONES		135.78				
	101-171-956-000	1.24-2.23 CELL PHONES		85.57				
	101-215-956-000	1.24-2.23 CELL PHONES		50.21				
	101-228-956-000	1.24-2.23 CELL PHONES		106.49				
	101-265-850-000	1.24-2.23 CELL PHONES		343.13				
	101-329-740-000	1.24-2.23 CELL PHONES		100.98				
	101-336-850-000	1.24-2.23 CELL PHONES		254.34				
	101-370-740-000	1.24-2.23 CELL PHONES		150.63				
	101-691-740-000	1.24-2.23 CELL PHONES		101.54				
	101-692-740-000	1.24-2.23 CELL PHONES		56.04				
	101-718-740-000	1.24-2.23 CELL PHONES		50.21				
	247-000-740-000	1.24-2.23 CELL PHONES		120.42				
	592-536-740-000	1.24-2.23 CELL PHONES		685.62				
Total for vendor VERWIR - VERIZON WIRELESS:				2,240.96	2,240.96			

# of Invoices:	32	# Due:	32	Totals:	236,576.21	236,576.21
# of Credit Memos:	0	# Due:	0	Totals:	0.00	0.00
Net of Invoices and Credit Memos:					236,576.21	236,576.21

* 2 Net Invoices have Credits Totalling: (59.69)

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Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnalized	PO Number
Inv Ref#	Description	Entered By					Post Date	
	GL Distribution							
--- TOTALS BY FUND ---								
	101 - General Fund			202,808.88	202,808.88			
	247 - DDA Fund			6,701.96	6,701.96			
	250 - Museum Fund			1,603.00	1,603.00			
	592 - Water/Sewer Fund			25,462.37	25,462.37			
--- TOTALS BY DEPT/ACTIVITY ---								
	000 -			8,304.96	8,304.96			
	101 - Township Board			2,431.24	2,431.24			
	171 - Supervisor Department			2,807.75	2,807.75			
	191 - Election Department			2,769.12	2,769.12			
	215 - Clerk Department			4,970.58	4,970.58			
	228 - IT Department			4,214.69	4,214.69			
	247 - Assessing Department			4,584.06	4,584.06			
	248 - General Office			33.91	33.91			
	253 - Treasurer Department			5,606.79	5,606.79			
	265 - Building & Grounds			16,280.20	16,280.20			
	301 - Police Department			75,249.75	75,249.75			
	325 - Dispatch			9,522.85	9,522.85			
	329 - Ordinance Enforcement			4,014.87	4,014.87			
	336 - Fire Department			7,583.20	7,583.20			
	370 - Building/Planning Dept.			7,880.29	7,880.29			
	450 - Public Services			19,155.84	19,155.84			
	536 - Water Department			25,462.37	25,462.37			
	691 - Recreation Dept			6,538.45	6,538.45			
	692 - Seniors Dept			2,621.80	2,621.80			
	715 - Cable Dept			300.18	300.18			
	718 - Park & Lake Dept			50.21	50.21			
	900 - Insurance			26,193.10	26,193.10			

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
Vendor 33DC - 33RD DISTRICT COURT:								
BOND								
84041	33RD DISTRICT COURT	03/28/2018	03/29/2018	300.00	300.00	Open	N	
	BOND: JOSHUA MARTIN DETZLER	KTYLER					03/29/2018	
	760-000-299-000	BOND: JOSHUA MARTIN DETZLER		300.00				
	Total for vendor 33DC - 33RD DISTRICT COURT:			<u>300.00</u>	<u>300.00</u>			
Vendor 80DC - 80TH DISTRICT COURT:								
BOND								
84042	80TH DISTRICT COURT	03/28/2018	03/29/2018	350.00	350.00	Open	N	
	BOND: IAN ANTHONY GEARHART	KTYLER					03/29/2018	
	760-000-299-000	BOND: IAN ANTHONY GEARHART		350.00				
	Total for vendor 80DC - 80TH DISTRICT COURT:			<u>350.00</u>	<u>350.00</u>			
Vendor AMERA2 - AMERAPLAN REIMBURSABLE:								
35003								
83934	AMERAPLAN REIMBURSABLE	03/20/2018	03/29/2018	129.09	129.09	Open	N	
	EMPLOYEE HRA	KTYLER					03/29/2018	
	101-301-719-000	EMPLOYEE HRA		129.09				
11049-11060								
83935	AMERAPLAN REIMBURSABLE	03/20/2018	03/29/2018	1,058.15	1,058.15	Open	N	
	EMPLOYEE HRA	KTYLER					03/29/2018	
	101-101-719-000	EMPLOYEE HRA		343.94				
	101-301-719-000	EMPLOYEE HRA		266.96				
	101-325-719-000	EMPLOYEE HRA		216.60				
	101-329-719-000	EMPLOYEE HRA		31.65				
	101-370-719-000	EMPLOYEE HRA		6.50				
	592-536-719-000	EMPLOYEE HRA		192.50				
	Total for vendor AMERA2 - AMERAPLAN REIMBURSABLE:			<u>1,187.24</u>	<u>1,187.24</u>			
Vendor ATT - AT&T:								
734484366603								
83866	AT&T	03/13/2018	03/29/2018	203.68	203.68	Open	N	
	3.13-4.12 484-3666	KTYLER					03/29/2018	
	101-718-850-000	3.13-4.12 484-3666		203.68				
734697465303								
83926	AT&T	03/16/2018	03/29/2018	608.54	608.54	Open	N	
	3.16-4.15 697-4653	KTYLER					03/29/2018	
	101-265-850-000	3.16-4.15 697-4653		608.54				

03/28/2018 11:59 AM
 User: KTYLER
 DB: Van Buren Twp

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
734699632303 83927	AT&T 3.16-4.15 699-6323 101-265-850-000	03/16/2018 KTYLER	03/29/2018	304.27	304.27	Open	N 03/29/2018	
	3.16-4.15 699-6323			304.27				
734699521303 83928	AT&T 3.16-4.15 699-5213 101-265-850-000	03/16/2018 KTYLER	03/29/2018	101.42	101.42	Open	N 03/29/2018	
	3.16-4.15 699-5213			101.42				
734697783503 83929	AT&T 3.16-4.15 697-7835 250-000-850-000	03/16/2018 KTYLER	03/29/2018	94.30	94.30	Open	N 03/29/2018	
	3.16-4.15 697-7835			94.30				
734697410503 83930	AT&T 2.16-3.15 697-4105 250-000-850-000	03/16/2018 KTYLER	03/29/2018	107.06	107.06	Open	N 03/29/2018	
	2.16-3.15 697-4105			107.06				
734699607503 83973	AT&T 3.16-4.15 699-6075 101-265-850-000	03/16/2018 KTYLER	03/29/2018	1,130.36	1,130.36	Open	N 03/29/2018	
	3.16-4.15 699-6075			1,130.36				
	Total for vendor ATT - AT&T:			<u>2,549.63</u>	<u>2,549.63</u>			

Vendor ATT2 - AT&T:

8403690402 83865	AT&T MARCH FIBER OPTIC INT LINE 101-228-817-000	03/11/2018 KTYLER	03/29/2018	1,660.18	1,660.18	Open	N 03/29/2018	
	MARCH FIBER OPTIC INT LINE			1,660.18				
	Total for vendor ATT2 - AT&T:			<u>1,660.18</u>	<u>1,660.18</u>			

Vendor ATT3 - AT&T:

152636557 83971	AT&T 3.14-4.13 MUSEUM INT/PHONE 250-000-850-000	03/13/2018 KTYLER	03/29/2018	143.73	143.73	Open	N 03/29/2018	
	3.14-4.13 MUSEUM INT/PHONE			143.73				
	Total for vendor ATT3 - AT&T:			<u>143.73</u>	<u>143.73</u>			

Vendor ATTTGLO - AT&T:

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
MI689083 83972	AT&T APR PHONE SYSTEM MAINT 101-265-933-000	03/19/2018 KTYLER	03/29/2018	866.24	866.24	Open	N 03/29/2018	
		APR PHONE SYSTEM MAINT		866.24				
		Total for vendor AT&T - AT&T:		<u>866.24</u>	<u>866.24</u>			
Vendor BELCIT - CITY OF BELLEVILLE:								
83864	CITY OF BELLEVILLE WS 2.10-3.11 405 MAIN 250-000-920-000	03/11/2018 KTYLER	03/29/2018	51.29	51.29	Open	N 03/29/2018	
		WS 2.10-3.11 405 MAIN		51.29				
		Total for vendor BELCIT - CITY OF BELLEVILLE:		<u>51.29</u>	<u>51.29</u>			
Vendor COMCAST - COMCAST:								
83974	COMCAST 4.2-5.1 VIDEO ARRAIGNMENT LINE 101-301-850-000	03/19/2018 KTYLER	03/29/2018	144.85	144.85	Open	N 03/29/2018	
		4.2-5.1 VIDEO ARRAIGNMENT LINE		144.85				
83975	COMCAST 3.26-4.25 CABLE BOX FEE 101-336-920-000	03/17/2018 KTYLER	03/29/2018	19.04	19.04	Open	N 03/29/2018	
		3.26-4.25 CABLE BOX FEE		19.04				
		Total for vendor COMCAST - COMCAST:		<u>163.89</u>	<u>163.89</u>			
Vendor DTE - DTE ENERGY:								
83867	DTE ENERGY 2.1-3.1 46425 TYLER/50335 EDISON 101-265-920-000 101-718-920-000	03/01/2018 KTYLER	03/29/2018	1,775.74	1,775.74	Open	N 03/29/2018	
		2.1-3.1 46425 TYLER		1,726.40				
		2.1-3.1 50335 EDISON PKWY		49.34				
83868	DTE ENERGY 2.14-3.14 7563 HAGGERTY 592-536-920-000 592-536-920-000	03/15/2018 KTYLER	03/29/2018	505.43	505.43	Open	N 03/29/2018	
		2.14-3.14 7563 HAGGERTY		469.74				
		2.14-3.14 7563 HAGGERTY		35.69				
83869	DTE ENERGY 2.13-3.13 48791 DENTON 592-536-920-000	03/14/2018 KTYLER	03/29/2018	159.98	159.98	Open	N 03/29/2018	
		2.13-3.13 48791 DENTON		159.98				

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnalized Post Date	PO Number
910022836811 83874	DTE ENERGY 2.13-3.13 48791 DENTON 592-536-920-000	03/16/2018 KTYLER	03/29/2018	40.04	40.04	Open	N 03/29/2018	
	2.13-3.13 48791 DENTON			40.04				
910016829905 83924	DTE ENERGY 2.17-3.19 8145 JEREMY 592-536-920-000 592-536-920-000	03/20/2018 KTYLER	03/29/2018	286.84	286.84	Open	N 03/29/2018	
	2.17-3.19 8145 JEREMY			246.80				
	2.17-3.19 8145 JEREMY			40.04				
910022836944 83925	DTE ENERGY 2.17-3.19 9297 PARKWOOD 592-536-920-000 592-536-920-000	03/20/2018 KTYLER	03/29/2018	142.73	142.73	Open	N 03/29/2018	
	2.17-3.19 9297 PARKWOOD			108.91				
	2.17-3.19 9297 PARKWOOD			33.82				
	Total for vendor DTE - DTE ENERGY:			<u>2,910.76</u>	<u>2,910.76</u>			

Vendor FIFTHBA - FIFTH THIRD BANK:

2139 83977	FIFTH THIRD BANK LODGING-MDA CONF 247-000-861-000	03/14/2018 KTYLER	03/29/2018	162.14	162.14	Open	N 03/29/2018	
	IRELAND 3.8-12 MDA CONF LODGING			162.14				
	Total for vendor FIFTHBA - FIFTH THIRD BANK:			<u>162.14</u>	<u>162.14</u>			

Vendor ORKIN - ORKIN :

168124783 83932	ORKIN MARCH PEST SVCS FS1 101-265-931-000	03/21/2018 KTYLER	03/29/2018	65.56	65.56	Open	N 03/29/2018	
	MARCH PEST SVCS FS1			65.56				
	Total for vendor ORKIN - ORKIN :			<u>65.56</u>	<u>65.56</u>			

Vendor RICOH - RICOH USA INC:

1075280618 83958	RICOH USA INC FUJITSU FI-7460-DOCUMENT SCANNER 101-370-956-000	03/16/2018 KTYLER	03/29/2018	2,035.00	2,035.00	Open	N 03/29/2018	18-707
	3 YR SERVICE AGREEMENT - PARTS/LABOR			2,035.00				
	Total for vendor RICOH - RICOH USA INC:			<u>2,035.00</u>	<u>2,035.00</u>			

Vendor MIDOT - STATE OF MICHIGAN-MDOT:

03/28/2018 11:59 AM
 User: KTYLER
 DB: Van Buren Twp

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
AD132804CON 83976	STATE OF MICHIGAN-MDOT DEPOSIT FOR PEDESTRIAN BRIDGE 247-000-975-000	03/02/2018 KTYLER	03/29/2018	2,000.00	2,000.00	Open	N 03/29/2018	
	CONTACT NUMBER: 17-5466			2,000.00				
	Total for vendor MIDOT - STATE OF MICHIGAN-MDOT:			<u>2,000.00</u>	<u>2,000.00</u>			

Vendor TELNET - TELNET WORLDWIDE:

130431 83931	TELNET WORLDWIDE 3.15-4.14 PHONE CIRCUITS & LD CA 101-265-850-000	03/15/2018 KTYLER	03/29/2018	1,179.49	1,179.49	Open	N 03/29/2018	
	3.15-4.14 PHONE CIRCUITS & LD CALLS			1,179.49				
	Total for vendor TELNET - TELNET WORLDWIDE:			<u>1,179.49</u>	<u>1,179.49</u>			

Vendor VISEPL - VISION SERVICE PLAN:

127004050001 83933	VISION SERVICE PLAN APRIL VISION INSUR	03/21/2018 KTYLER	03/29/2018	2,573.59	2,573.59	Open	N 03/29/2018	
	101-101-719-000	APRIL VISION INSUR		61.47				
	101-171-719-000	APRIL VISION INSUR		64.54				
	101-191-719-000	APRIL VISION INSUR		26.43				
	101-215-719-000	APRIL VISION INSUR		105.72				
	101-228-719-000	APRIL VISION INSUR		49.79				
	101-247-719-000	APRIL VISION INSUR		52.86				
	101-253-719-000	APRIL VISION INSUR		90.97				
	101-265-719-000	APRIL VISION INSUR		140.76				
	101-301-719-000	APRIL VISION INSUR		1,033.24				
	101-325-719-000	APRIL VISION INSUR		190.55				
	101-329-719-000	APRIL VISION INSUR		52.86				
	101-336-719-000	APRIL VISION INSUR		52.86				
	101-370-719-000	APRIL VISION INSUR		117.40				
	101-691-719-000	APRIL VISION INSUR		105.72				
	101-692-719-000	APRIL VISION INSUR		38.11				
	101-715-719-000	APRIL VISION INSUR		26.43				
	247-000-719-000	APRIL VISION INSUR		38.11				
	250-000-719-000	APRIL VISION INSUR		11.68				
	592-536-719-000	APRIL VISION INSUR		314.09				
	Total for vendor VISEPL - VISION SERVICE PLAN:			<u>2,573.59</u>	<u>2,573.59</u>			

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Inv Ref#	Description	Entered By					Post Date	
	GL Distribution							
# of Invoices:	29	# Due:	29	Totals:	18,198.74		18,198.74	
# of Credit Memos:	0	# Due:	0	Totals:	0.00		0.00	
Net of Invoices and Credit Memos:					<u>18,198.74</u>		<u>18,198.74</u>	

--- TOTALS BY FUND ---

101 - General Fund	13,298.82	13,298.82
247 - DDA Fund	2,200.25	2,200.25
250 - Museum Fund	408.06	408.06
592 - Water/Sewer Fund	1,641.61	1,641.61
760 - Court Fund	650.00	650.00

--- TOTALS BY DEPT/ACTIVITY ---

000 -	3,258.31	3,258.31
101 - Township Board	405.41	405.41
171 - Supervisor Department	64.54	64.54
191 - Election Department	26.43	26.43
215 - Clerk Department	105.72	105.72
228 - IT Department	1,709.97	1,709.97
247 - Assessing Department	52.86	52.86
253 - Treasurer Department	90.97	90.97
265 - Building & Grounds	6,123.04	6,123.04
301 - Police Department	1,574.14	1,574.14
325 - Dispatch	407.15	407.15
329 - Ordinance Enforcement	84.51	84.51
336 - Fire Department	71.90	71.90
370 - Building/Planning Dept.	2,158.90	2,158.90
536 - Water Department	1,641.61	1,641.61
691 - Recreation Dept	105.72	105.72
692 - Seniors Dept	38.11	38.11
715 - Cable Dept	26.43	26.43
718 - Park & Lake Dept	253.02	253.02

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
Vendor ABHECO - ABSOLUTE HEATING & COOLING:								
414 84003	ABSOLUTE HEATING & COOLING 3.5 S/C FOR BRD RM FURNACE 101-265-931-000	03/19/2018 KTYLER	04/03/2018	499.00	499.00	Open	N 04/03/2018	
	3.5 S/C FOR BRD RM FURNACE			499.00				
415 84004	ABSOLUTE HEATING & COOLING 3.5 S/C FOR SHELDON RM FURNACE 101-265-931-000	03/19/2018 KTYLER	04/03/2018	325.00	325.00	Open	N 04/03/2018	
	3.5 S/C FOR SHELDON RM FURNACE			325.00				
416 84005	ABSOLUTE HEATING & COOLING 3.5 S/C FOR SENIOR DR FURNACE 101-265-931-000	03/19/2018 KTYLER	04/03/2018	325.00	325.00	Open	N 04/03/2018	
	3.5 S/C FOR SENIOR DR FURNACE			325.00				
417 84006	ABSOLUTE HEATING & COOLING 2.26 S/C FOR SENIOR KITCHEN-S TA 101-265-931-000	03/19/2018 KTYLER	04/03/2018	210.00	210.00	Open	N 04/03/2018	
	2.26 S/C FOR SENIOR KITCHEN-S TABLE P			210.00				
	Total for vendor ABHECO - ABSOLUTE HEATING & COOLING:			1,359.00	1,359.00			
Vendor AHESIG - AHEARN SIGNS:								
1026384 83964	AHEARN SIGNS RE-PRINT DECAL 101-248-727-000	03/09/2018 KTYLER	04/03/2018	20.00	20.00	Open	N 04/03/2018	
	RE-PRINT DECAL			20.00				
	Total for vendor AHESIG - AHEARN SIGNS:			20.00	20.00			
Vendor ALSELA - ALL SEASONS LANDSCAPING :								
179013 83999	ALL SEASONS LANDSCAPING E3 FILLER CAP 101-336-860-000	03/20/2018 KTYLER	04/03/2018	5.49	5.49	Open	N 04/03/2018	
	E3 FILLER CAP			5.49				
	Total for vendor ALSELA - ALL SEASONS LANDSCAPING :			5.49	5.49			
Vendor ALLBRO - ALLIE BROTHERS:								
70076 83870	ALLIE BROTHERS KEELE L/S 7 S/S SHIRTS-2 PATCHES 101-336-741-000	03/08/2018 KTYLER	04/03/2018	109.98	109.98	Open	N 04/03/2018	
	KEELE L/S 7 S/S SHIRTS-2 PATCHES			109.98				

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70116 83871	ALLIE BROTHERS (50) HONOR GUARD PATCHES 101-301-741-000	03/12/2018 KTYLER	04/03/2018	250.00 250.00	250.00	Open	N 04/03/2018	
70132 83872	ALLIE BROTHERS JAWRIGHT UNIFORMS 101-301-741-000	03/13/2018 KTYLER	04/03/2018	153.98 153.98	153.98	Open	N 04/03/2018	
68811 84001	ALLIE BROTHERS BYRD (2) L/S SHIRTS/(2) PANTS 101-301-741-000	12/14/2017 KTYLER	04/03/2018	241.96 241.96	241.96	Open	N 04/03/2018	
Total for vendor ALLBRO - ALLIE BROTHERS:				755.92	755.92			

Vendor MISC - ANDREA VANDONBERGH:

Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
REFUND 84023	ANDREA VANDONBERGH REFUND-CANCELLED TEEN EGG HUNT 101-000-691-000	03/16/2018 KTYLER	04/03/2018	20.00 20.00	20.00	Open	N 04/03/2018	
Total for vendor MISC - ANDREA VANDONBERGH:				20.00	20.00			

Vendor GIBANT - ANTHONY GIBSON:

Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
ENV 84032	ANTHONY GIBSON 1.17/2.21 ENV MTGS 101-370-818-000	02/26/2018 KTYLER	04/03/2018	50.00 50.00	50.00	Open	N 04/03/2018	
Total for vendor GIBANT - ANTHONY GIBSON:				50.00	50.00			

Vendor MISC - ASHLEY MCDOWELL:

Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
REFUND 84024	ASHLEY MCDOWELL REFUND-CANCELLED TEEN EGG HUNT 101-000-691-000	03/16/2018 KTYLER	04/03/2018	20.00 20.00	20.00	Open	N 04/03/2018	
Total for vendor MISC - ASHLEY MCDOWELL:				20.00	20.00			

Vendor ATCFOR - ATCHINSON FORD SALES INC:

Inv Num	Vendor	Inv Date	Due Date	Inv Amt	Amt Due	Status	Jrnlized	PO Number
205027 83904	ATCHINSON FORD SALES INC 143 REAR SUSPENSION TOE LINK REP	03/16/2018 KTYLER	04/03/2018	288.37	288.37	Open	N 04/03/2018	

Inv Num Inv Ref#	Vendor Description	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
	GL Distribution							
	101-301-860-000	143 REAR SUSPENSION TOE LINK REPLACE		288.37				
203702								
83905	ATCHINSON FORD SALES INC	02/27/2018	04/03/2018	490.34	490.34	Open	N	18-720
	166 INSTALL SEALING KIT REPROGRA KTYLER						04/03/2018	
	101-301-860-000	166 INSTALL SEALING KIT REPROGRAM		490.34				
205372								
83993	ATCHINSON FORD SALES INC	03/21/2018	04/03/2018	318.70	318.70	Open	N	
	166 SPARK PLUGS/BOOTS KTYLER						04/03/2018	
	101-301-860-000	166 SPARK PLUGS/BOOTS		318.70				
	Total for vendor ATCFOR - ATCHINSON FORD SALES INC:			<u>1,097.41</u>	<u>1,097.41</u>			

Vendor BHPHVI - B&H PHOTO-VIDEO:

139670355								
83876	B&H PHOTO-VIDEO	03/07/2018	04/03/2018	1,788.45	1,788.45	Open	N	18-720
	CAMERA RIG KTYLER						04/03/2018	
	101-715-970-000	CAMERA RIG SLIDER BUNDLE		1,788.45				
	Total for vendor BHPHVI - B&H PHOTO-VIDEO:			<u>1,788.45</u>	<u>1,788.45</u>			

Vendor BASIC - BASIC:

10-161423								
84016	BASIC	03/22/2018	04/03/2018	1,138.50	1,138.50	Open	N	
	2017 ACA FILING & EMPLOYEE MAILI KTYLER						04/03/2018	
	101-101-956-000	2017 ACA FILING & EMPLOYEE MAILINGS		1,138.50				
	Total for vendor BASIC - BASIC:			<u>1,138.50</u>	<u>1,138.50</u>			

Vendor BEARIN - BELLEVILLE AREA INDEPENDENT:

47127								
83983	BELLEVILLE AREA INDEPENDENT	03/01/2018	04/03/2018	135.00	135.00	Open	N	
	ANNUAL CEMETERY CLEANING NOTICE KTYLER						04/03/2018	
	101-248-900-000	ANNUAL CEMETERY CLEANING NOTICE		135.00				
47193								
83984	BELLEVILLE AREA INDEPENDENT	03/14/2018	04/03/2018	131.25	131.25	Open	N	
	3.6 BRD MTG MIN KTYLER						04/03/2018	
	101-248-900-000	3.6 BRD MTG MIN		131.25				
47196								
83985	BELLEVILLE AREA INDEPENDENT	03/14/2018	04/03/2018	37.50	37.50	Open	N	
	DEMO BIDS-10142 WHEELER ST KTYLER						04/03/2018	
	279-370-941-012	DEMO BIDS-10142 WHEELER ST		37.50				

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47225 83986	BELLEVILLE AREA INDEPENDENT POLICE VEHICLE AUCTION 101-000-629-000	03/21/2018 KTYLER	04/03/2018	82.50	82.50	Open	N 04/03/2018	
	POLICE VEHICLE AUCTION			82.50				
	Total for vendor BEARIN - BELLEVILLE AREA INDEPENDENT:			<u>386.25</u>	<u>386.25</u>			
Vendor BEAUSU - BELLEVILLE AUTO SUPPLY:								
702489 83911	BELLEVILLE AUTO SUPPLY BECKLEY GENERATOR 592-536-933-000	03/19/2018 KTYLER	04/03/2018	23.66	23.66	Open	N 04/03/2018	
	THERMOSTAT/WATER PUMP			23.66				
	Total for vendor BEAUSU - BELLEVILLE AUTO SUPPLY:			<u>23.66</u>	<u>23.66</u>			
Vendor BENROS - BENJAMIN ROSS:								
ENV 84033	BENJAMIN ROSS 1.17/2.21 ENV MTG 101-370-818-000	02/26/2018 KTYLER	04/03/2018	50.00	50.00	Open	N 04/03/2018	
	1.17/2.21 ENV MTG			50.00				
	Total for vendor BENROS - BENJAMIN ROSS:			<u>50.00</u>	<u>50.00</u>			
Vendor BOTRME - BOUND TREE MEDICAL :								
82813648 83989	BOUND TREE MEDICAL MEDICAL SUPPLIES 101-336-740-000	03/23/2018 KTYLER	04/03/2018	163.04	163.04	Open	N 04/03/2018	
	MEDICAL SUPPLIES			163.04				
	Total for vendor BOTRME - BOUND TREE MEDICAL :			<u>163.04</u>	<u>163.04</u>			
Vendor KELLBR - BRYON KELLEY:								
PLNG 84040	BRYON KELLEY 1.10/2.28/3.14 PLNG MTGS 101-370-818-000	03/14/2018 KTYLER	04/03/2018	75.00	75.00	Open	N 04/03/2018	
	1.10/2.28/3.14 PLNG MTGS			75.00				
	Total for vendor KELLBR - BRYON KELLEY:			<u>75.00</u>	<u>75.00</u>			
Vendor THOCAR - CAROL THOMPSON:								
PLNG 84038	CAROL THOMPSON 1.10/1.24/2.28/3.14 PLNG MTGS 101-370-818-000	03/14/2018 KTYLER	04/03/2018	120.00	120.00	Open	N 04/03/2018	
	1.10/1.24/2.28/3.14 PLNG MTGS			120.00				

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Total for vendor THOCAR - CAROL THOMPSON:				120.00	120.00			
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Vendor CDWGOV - CDW GOVERNMENT:

MBB1359								
83953	CDW GOVERNMENT	03/13/2018	04/03/2018	32.21	32.21	Open	N	18-730
	KVM SWITCH FOR ELECTION PC'S	KTYLER					04/03/2018	
	101-191-956-000	KVM SWITCH FOR ELECTION PC'S		32.21				
Total for vendor CDWGOV - CDW GOVERNMENT:				32.21	32.21			

Vendor CHABUS - CHAPP & BUSHEY OIL CO:

168389								
83922	CHAPP & BUSHEY OIL CO	03/08/2018	04/03/2018	539.61	539.61	Open	N	
	DIESEL	KTYLER					04/03/2018	
	101-301-860-001	DIESEL		8.09				
	101-336-860-001	DIESEL		426.84				
	592-536-751-000	DIESEL		104.68				
168390								
83923	CHAPP & BUSHEY OIL CO	03/08/2018	04/03/2018	4,270.43	4,270.43	Open	N	
	FUEL	KTYLER					04/03/2018	
	101-301-860-001	FUEL		2,775.78				
	101-336-860-001	FUEL		183.63				
	592-536-751-000	FUEL		700.35				
	101-265-860-000	FUEL		213.52				
	101-692-860-000	FUEL		209.25				
	101-370-860-000	FUEL		51.25				
	101-718-860-000	FUEL		81.13				
	101-171-860-000	FUEL		55.52				
Total for vendor CHABUS - CHAPP & BUSHEY OIL CO:				4,810.04	4,810.04			

Vendor BAZCHA - CHARLES BAZZY:

TRAVEL								
83907	CHARLES BAZZY	03/20/2018	04/03/2018	30.54	30.54	Open	N	
	3.15 COURT PARKING/MEAL	KTYLER					04/03/2018	
	101-301-956-000	3.15 COURT PARKING		20.00				
	101-301-956-000	3.15 COURT MEAL		10.54				
Total for vendor BAZCHA - CHARLES BAZZY:				30.54	30.54			

Vendor MISC - CHRISTINA WURUM:

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REFUND 84025	CHRISTINA WURUM REFUND-CANCELLED TEEN EGG HUNT 101-000-691-000	03/15/2018 KTYLER	04/03/2018	10.00	10.00	Open	N 04/03/2018	
		CANCELLED TEEN EGG HUNT #96067		10.00				
	Total for vendor MISC - CHRISTINA WURUM:			<u>10.00</u>	<u>10.00</u>			

Vendor ROMCIT - CITY OF ROMULUS:

4076 84019	CITY OF ROMULUS DEC ANIMAL CONTROL SVCS 101-329-819-000	03/23/2018 KTYLER	04/03/2018	650.00	650.00	Open	N 04/03/2018	
		DEC ANIMAL CONTROL SVCS		650.00				
4078 84020	CITY OF ROMULUS MARCH ANIMAL CONTROL SVCS 101-329-819-000	03/23/2018 KTYLER	04/03/2018	650.00	650.00	Open	N 04/03/2018	
		MARCH ANIMAL CONTROL SVCS		650.00				
4077 84021	CITY OF ROMULUS FEB ANIMAL CONTROL SVCS 101-329-819-000	03/23/2018 KTYLER	04/03/2018	650.00	650.00	Open	N 04/03/2018	
		FEB ANIMAL CONTROL SVCS		650.00				
	Total for vendor ROMCIT - CITY OF ROMULUS:			<u>1,950.00</u>	<u>1,950.00</u>			

Vendor COMASS - COMMUNICATION ASSOCIATES INC:

62333 84010	COMMUNICATION ASSOCIATES INC ANN ARBOR ART FAIR AD 247-000-900-000	02/28/2018 KTYLER	04/03/2018	1,000.00	1,000.00	Open	N 04/03/2018	
		ANN ARBOR ART FAIR AD		325.00				
		ANN ARBOR ART FAIR AD		175.00				
		ANN ARBOR ART FAIR AD		125.00				
		ANN ARBOR ART FAIR AD		125.00				
		ANN ARBOR ART FAIR AD		125.00				
		ANN ARBOR ART FAIR AD		125.00				
	Total for vendor COMASS - COMMUNICATION ASSOCIATES INC:			<u>1,000.00</u>	<u>1,000.00</u>			

Vendor CUMCDA - CUMMINGS, MCCLOREY, DAVIS & ACHO:

246511 83987	CUMMINGS, MCCLOREY, DAVIS & ACHO FEB LEGAL SVCS 101-210-801-000	03/08/2018 KTYLER	04/03/2018	3,355.00	3,355.00	Open	N 04/03/2018	
		FEB LEGAL SVCS		2,382.05				
		FEB LEGAL SVCS		972.95				

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246512 83988	CUMMINGS,MCCLOREY,DAVIS & ACHO FEB LEGAL SVCS 101-210-801-000 592-536-801-002 Total for vendor CUMCDA - CUMMINGS,MCCLOREY,DAVIS & ACHO:	03/08/2018 KTYLER	04/03/2018	2,864.00 2,033.44 830.56 <u>6,219.00</u>	2,864.00 <u>6,219.00</u>	Open	N 04/03/2018	
Vendor BRODAV - DAVID BROWNLEE:								
ENV 84029	DAVID BROWNLEE 1.17/2.21 ENV MTGS 101-370-818-000 Total for vendor BRODAV - DAVID BROWNLEE:	02/26/2018 KTYLER	04/03/2018	60.00 60.00 <u>60.00</u>	60.00 <u>60.00</u>	Open	N 04/03/2018	
Vendor DEBCAT - DEB'S CATERING:								
CATERER 84014	DEB'S CATERING 4.17 SENIOR LUNCHEON 101-692-742-000 Total for vendor DEBCAT - DEB'S CATERING:	03/27/2018 KTYLER	04/03/2018	1,000.00 1,000.00 <u>1,000.00</u>	1,000.00 <u>1,000.00</u>	Open	N 04/03/2018	18-766
Vendor DELCOM - DELL MARKETING LP:								
10230254460 83890	DELL MARKETING LP DELL WARRANTY EXTENSION ON BACKU 101-228-939-000 Total for vendor DELCOM - DELL MARKETING LP:	03/15/2018 KTYLER	04/03/2018	1,618.61 1,618.61 <u>2,953.86</u>	1,618.61 <u>2,953.86</u>	Open	N 04/03/2018	18-734
10212468678 83956	DELL MARKETING LP NEW DELL PC FOR SENIORS 101-692-740-000 Total for vendor DELCOM - DELL MARKETING LP:	12/17/2017 KTYLER	04/03/2018	1,335.25 1,335.25 <u>2,953.86</u>	1,335.25 <u>2,953.86</u>	Open	N 04/03/2018	
Vendor DELPHI - DELPHI:								
867328 83957	DELPHI PROGRAM EXPENSE 101-692-742-000 Total for vendor DELPHI - DELPHI:	01/12/2018 KTYLER	04/03/2018	447.42 447.42 <u>447.42</u>	447.42 <u>447.42</u>	Open	N 04/03/2018	

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Vendor DOMVOT - DOMINION VOTING SYSTEMS INC:								
DVS123521								
83965	DOMINION VOTING SYSTEMS INC LISTENER STATION 101-191-970-000	03/12/2018 KTYLER	04/03/2018	6,300.00	6,300.00	Open	N 04/03/2018	18-619
	LISTENER STATION 101-370-818-000			6,300.00				
	Total for vendor DOMVOT - DOMINION VOTING SYSTEMS INC:			<u>6,300.00</u>	<u>6,300.00</u>			
Vendor BOYDON - DONALD BOYNTON:								
PLNG								
84037	DONALD BOYNTON 1.24/2.28/3.14 PLNG MTGS 101-370-818-000	03/14/2018 KTYLER	04/03/2018	75.00	75.00	Open	N 04/03/2018	
	1.24/2.28/3.14 PLNG MTGS 101-370-818-000			75.00				
	Total for vendor BOYDON - DONALD BOYNTON:			<u>75.00</u>	<u>75.00</u>			
Vendor PHIDON - DONALD R PHILLIPS, JR:								
DJ								
83978	DONALD R PHILLIPS, JR DADDY DAUGHTER DANCE 101-691-742-000	03/10/2018 KTYLER	04/03/2018	100.00	100.00	Open	N 04/03/2018	
	3.9-10 LIGHTS BY DJ-DADDY DAUGHTER DA 101-691-742-000			100.00				
	Total for vendor PHIDON - DONALD R PHILLIPS, JR:			<u>100.00</u>	<u>100.00</u>			
Vendor ETC - ENVIRONMENTAL TESTING & CONSULTING:								
63767								
83961	ENVIRONMENTAL TESTING & CONSULTING ASBESTOS SURVEY 279-370-941-016	02/28/2018 KTYLER	04/03/2018	750.00	750.00	Open	N 04/03/2018	
	2.21 ASBESTOS SURVEY-10142 WHEELER 101-370-941-016			750.00				
	Total for vendor ETC - ENVIRONMENTAL TESTING & CONSULTING:			<u>750.00</u>	<u>750.00</u>			
Vendor FTCH - FISHBECK, THOMPSON, CARR & HUBER:								
373285								
83960	FISHBECK, THOMPSON, CARR & HUBER VBT/BVL LK MDNR PROPERTY 101-370-820-000	03/05/2018 KTYLER	04/03/2018	811.00	811.00	Open	N 04/03/2018	
	VBT/BVL LK MDNR PROPERTY 101-370-820-000			811.00				
	Total for vendor FTCH - FISHBECK, THOMPSON, CARR & HUBER:			<u>811.00</u>	<u>811.00</u>			
Vendor FRAPCO - FRISCHMAN APPRAISAL & CONSULTING:								
ASSESSOR								
83915	FRISCHMAN APPRAISAL & CONSULTING INDEPENDENT CONTRACTOR-ASSESS	03/16/2018 KTYLER	04/03/2018	3,333.00	3,333.00	Open	N 04/03/2018	

03/28/2018 12:00 PM
 User: KTYLER
 DB: Van Buren Twp

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	101-247-819-000	MARCH INDEPENDENT CONTRACTOR-ASSESS		3,333.00				
	Total for vendor FRAPCO - FRISCHMAN APPRAISAL & CONSULTING:			<u>3,333.00</u>	<u>3,333.00</u>			

Vendor GAFAMA - GARDEN FANTASY ON MAIN:

19956 84015	GARDEN FANTASY ON MAIN CENTERPIECES FOR EVENT 101-692-742-000	03/23/2018 KTYLER	04/03/2018	40.00	40.00	Open	N 04/03/2018	18-764
	Total for vendor GAFAMA - GARDEN FANTASY ON MAIN:			<u>40.00</u>	<u>40.00</u>			

Vendor GENPOW - GEN POWER PRODUCTS:

103430 84000	GEN POWER PRODUCTS INSPECTION AGREEMENT 101-265-933-000 592-536-933-000	03/11/2018 KTYLER	04/03/2018	6,315.00	6,315.00	Open	N 04/03/2018	
	Total for vendor GENPOW - GEN POWER PRODUCTS:			<u>6,315.00</u>	<u>6,315.00</u>			

Vendor GRAING - GRAINGER:

9716588703 83950	GRAINGER BATTERIES (AA/C) 101-265-740-000	03/05/2018 KTYLER	04/03/2018	35.76	35.76	Open	N 04/03/2018	
	Total for vendor GRAING - GRAINGER:			<u>103.86</u>	<u>103.86</u>			

Vendor INTHTA - INSIDE THE TAPE:

03.22.2018 83995	INSIDE THE TAPE HOMICIDE INVESTIGATION & CRIME S 101-301-861-000	03/22/2018 KTYLER	04/03/2018	295.00	295.00	Open	N 04/03/2018	
	Total for vendor INTHTA - INSIDE THE TAPE:			<u>295.00</u>	<u>295.00</u>			

Vendor ITRON - ITRON INC:

03/28/2018 12:00 PM
 User: KTYLER
 DB: Van Buren Twp

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478561 83945	I TRON INC CREDIT MEMO-DESK DOCK/SPREAD RAD 592-536-819-000	02/28/2018 KTYLER	04/03/2018	(491.71) (491.71)	(491.71)	Open	N 04/03/2018	
479877 83946	I TRON INC APRIL SOFTWARE MAINT 592-536-819-000	03/12/2018 KTYLER	04/03/2018	2,210.18 2,210.18	2,210.18	Open	N 04/03/2018	
Total for vendor ITRON - ITRON INC:				<u>1,718.47</u>	<u>1,718.47</u>			
Vendor DOHJAC - JACK DOHENY COMPANIES INC:								
A11217 83959	JACK DOHENY COMPANIES INC PACP/MACP/LACP TRNG 592-536-861-000	03/14/2018 KTYLER	04/03/2018	975.00 975.00	975.00	Open	N 04/03/2018	
Total for vendor DOHJAC - JACK DOHENY COMPANIES INC:				<u>975.00</u>	<u>975.00</u>			
Vendor JAHJEF - JEFF JAHR:								
PLNG 84036	JEFF JAHR 1.10/1.24/2.28/3.14 PLNG MTGS 101-370-818-000	03/14/2018 KTYLER	04/03/2018	100.00 100.00	100.00	Open	N 04/03/2018	
Total for vendor JAHJEF - JEFF JAHR:				<u>100.00</u>	<u>100.00</u>			
Vendor FRAJOA - JOAN FRANZOI:								
PLNG 84035	JOAN FRANZOI 1.10/1.24 PLNG MTG 101-370-818-000	01/24/2018 KTYLER	04/03/2018	50.00 50.00	50.00	Open	N 04/03/2018	
Total for vendor FRAJOA - JOAN FRANZOI:				<u>50.00</u>	<u>50.00</u>			
Vendor JOROSC - JOHNSON, ROSATI, SCHULTZ & JOPPICH:								
1070203 83919	JOHNSON, ROSATI, SCHULTZ & JOPPICH FEB LEGAL SVCS 101-210-801-000 592-536-801-002	03/09/2018 KTYLER	04/03/2018	360.00 255.60 104.40	360.00	Open	N 04/03/2018	

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1070204 83920	JOHNSON, ROSATI, SCHULTZ & JOPPICH FEB LEGAL SVCS 101-210-801-000 592-536-801-002	03/09/2018 KTYLER	04/03/2018	560.00 397.60 162.40	560.00	Open	N 04/03/2018		
1070205 83921	JOHNSON, ROSATI, SCHULTZ & JOPPICH FEB LEGAL SVCS 101-210-801-000 592-536-801-002	03/09/2018 KTYLER	04/03/2018	270.00 191.70 78.30	270.00	Open	N 04/03/2018		
Total for vendor JOROSC - JOHNSON, ROSATI, SCHULTZ & JOPPICH:				1,190.00	1,190.00				
Vendor KEPUGR - KEATON PUBLICATIONS GROUP:									
43-002 84013	KEATON PUBLICATIONS GROUP A-SOURCE 2 PG ADVERTISEMENT 247-000-900-000	03/23/2018 KTYLER	04/03/2018	1,550.00 1,550.00	1,550.00	Open	N 04/03/2018		
Total for vendor KEPUGR - KEATON PUBLICATIONS GROUP:				1,550.00	1,550.00				
Vendor EMEKES - KESS EMEKPE:									
ENV 84034	KESS EMEKPE 1.17 ENV MTG 101-370-818-000	02/26/2018 KTYLER	04/03/2018	25.00 25.00	25.00	Open	N 04/03/2018		
Total for vendor EMEKES - KESS EMEKPE:				25.00	25.00				
Vendor KIPOSU - KIESLER'S POLICE SUPPLY:									
849523A 84007	KIESLER'S POLICE SUPPLY TRAINING AMMO 101-301-744-001	01/16/2018 KTYLER	04/03/2018	130.79 130.79	130.79	Open	N 04/03/2018	18-624	
Total for vendor KIPOSU - KIESLER'S POLICE SUPPLY:				130.79	130.79				
Vendor SPELOR - LORETTA SPEAKS:									
W/S 84028	LORETTA SPEAKS 2.27 WS MTG 592-536-818-000	02/28/2018 KTYLER	04/03/2018	25.00 25.00	25.00	Open	N 04/03/2018		
Total for vendor SPELOR - LORETTA SPEAKS:				25.00	25.00				

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Vendor LOHUSU - LOWER HURON SUPPLY:								
420303 83899	LOWER HURON SUPPLY WINDSOR SENSOR 12" 101-265-740-000	03/16/2018 KTYLER	04/03/2018	644.41	644.41	Open	N 04/03/2018	18-715
	WINDSOR SENSOR 12"			644.41				
420549 83900	LOWER HURON SUPPLY CLEANING SUPPLIES AND WAX 101-265-740-000	03/12/2018 KTYLER	04/03/2018	1,939.84	1,939.84	Open	N 04/03/2018	18-728
	CLEANING SUPPLIES AND WAX			1,939.84				
420549 84002	LOWER HURON SUPPLY JANITORIAL SUPPLIES 101-265-740-000	03/23/2018 KTYLER	04/03/2018	304.68	304.68	Open	N 04/03/2018	
	JANITORIAL SUPPLIES			304.68				
	Total for vendor LOHUSU - LOWER HURON SUPPLY:			<u>2,888.93</u>	<u>2,888.93</u>			
Vendor MAFOSE - MARQUIS FOOD SERVICE:								
8363 83901	MARQUIS FOOD SERVICE PRISONER MEALS 101-301-862-000	03/19/2018 KTYLER	04/03/2018	155.00	155.00	Open	N 04/03/2018	
	PRISONER MEALS			155.00				
	Total for vendor MAFOSE - MARQUIS FOOD SERVICE:			<u>155.00</u>	<u>155.00</u>			
Vendor MCKASS - MCKENNA ASSOCIATES:								
98020-14 83937	MCKENNA ASSOCIATES JAN VBT PRO PLNG SVCS 101-370-821-000	02/06/2018 KTYLER	04/03/2018	721.81	721.81	Open	N 04/03/2018	
	JAN VBT PRO PLNG SVCS			721.81				
21638-4 83938	MCKENNA ASSOCIATES JAN VBT BLDG PLAN REVIEWS 101-370-819-000	02/09/2018 KTYLER	04/03/2018	1,492.62	1,492.62	Open	N 04/03/2018	
	MENARDS & SPEEDWAY			1,492.62				
21511-14 83939	MCKENNA ASSOCIATES JAN INTERIM SVCS 101-370-819-000	02/09/2018 KTYLER	04/03/2018	2,733.12	2,733.12	Open	N 04/03/2018	
	JAN INTERIM SVCS			2,733.12				
21466-15 83940	MCKENNA ASSOCIATES JAN CDBG ADMIN SVCS	02/09/2018 KTYLER	04/03/2018	863.22	863.22	Open	N 04/03/2018	

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	GL Distribution							
	101-370-821-000	JAN CDBG ADMIN SVCS		863.22				
21466-16 83941	MCKENNA ASSOCIATES FEB CDBG ADMIN SVCS 101-370-821-000	03/06/2018 KTYLER	04/03/2018	449.22	449.22	Open	N 04/03/2018	
		FEB CDBG ADMIN SVCS		449.22				
21754-3 83942	MCKENNA ASSOCIATES JAN VBT MASTER PLAN AMENDMENT 279-370-975-000	02/09/2018 KTYLER	04/03/2018	400.00	400.00	Open	N 04/03/2018	
		JAN VBT MASTER PLAN AMENDMENT		400.00				
21754-4 83943	MCKENNA ASSOCIATES FEB VBT MASTER PLAN AMENDMENT 279-370-975-000	03/06/2018 KTYLER	04/03/2018	1,200.00	1,200.00	Open	N 04/03/2018	
		FEB VBT MASTER PLAN AMENDMENT		1,200.00				
21511-15 83944	MCKENNA ASSOCIATES FEB INTERIM SVCS 101-370-819-000	03/06/2018 KTYLER	04/03/2018	3,094.16	3,094.16	Open	N 04/03/2018	
		FEB INTERIM SVCS		3,094.16				
	Total for vendor MCKASS - MCKENNA ASSOCIATES:			<u>10,954.15</u>	<u>10,954.15</u>			

Vendor ATCMED - MEDINA ATCHINSON:

PLNG 84039	MEDINA ATCHINSON 1.10/1.24/2.28/3.14 PLNG MTGS 101-370-818-000	03/14/2018 KTYLER	04/03/2018	100.00	100.00	Open	N 04/03/2018	
		1.10/1.24/2.28/3.14 PLNG MTGS		100.00				
	Total for vendor ATCMED - MEDINA ATCHINSON:			<u>100.00</u>	<u>100.00</u>			

Vendor MLETA - MI LAW ENFORCMENT TRAIN ASSOCIATES:

03.20.18 83996*	MI LAW ENFORCMENT TRAIN ASSOCIATES 4.20 MCOLES TRAINING X4 101-301-861-001	03/20/2018 KTYLER	04/03/2018	800.00	800.00	Open	N 04/03/2018	18-746
		ASMITH MI POLICE CIVIL LIABILITY TRNG		250.00				
		PAPIN MI POLICE CIVIL LIABILITY TRNG		250.00				
		BAZZY MI POLICE CIVIL LIABILITY TRNG		250.00				
		KEELE MI POLICE CIVIL LIABILITY TRNG		250.00				
		DISCOUNT		(200.00)				
	Total for vendor MLETA - MI LAW ENFORCMENT TRAIN ASSOCIATES:			<u>800.00</u>	<u>800.00</u>			

Vendor MISCIN - MIDWEST SCULPTURE INITIATIVE:

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13923 84009	MIDWEST SCULPTURE INITIATIVE SCULPTURE PROGRAM 247-000-974-000 Total for vendor MISCIN - MIDWEST SCULPTURE INITIATIVE:	03/15/2018 KTYLER	04/03/2018	4,556.00 4,556.00	4,556.00	Open	N 04/03/2018	
Vendor MPARK - MPARKS:								
E10943 83955	MPARKS 4.20 JEWRIGHT RAISE YOUR VOICE ! 101-691-861-000 Total for vendor MPARK - MPARKS:	03/20/2018 KTYLER	04/03/2018	35.00 35.00	35.00	Open	N 04/03/2018	
Vendor KEGNAN - NANCY KEGLEY:								
INSTRUCTOR 83948	NANCY KEGLEY KID KWON DO INSTRUCT 101-691-742-000 Total for vendor KEGNAN - NANCY KEGLEY:	03/10/2018 KTYLER	04/03/2018	279.00 279.00	279.00	Open	N 04/03/2018	
Vendor DEBNOR - NORMAN DEBUCK:								
ENV 84030	NORMAN DEBUCK 2.21 ENV MTG 101-370-818-000 Total for vendor DEBNOR - NORMAN DEBUCK:	02/26/2018 KTYLER	04/03/2018	25.00 25.00	25.00	Open	N 04/03/2018	
Vendor OLGLFL - OLD GLORY FLAGS & FLAGPOLES:								
6040 84011	OLD GLORY FLAGS & FLAGPOLES SPRING BANNER SWAP OUT 247-000-979-001 Total for vendor OLGLFL - OLD GLORY FLAGS & FLAGPOLES:	03/19/2018 KTYLER	04/03/2018	2,617.50 2,617.50	2,617.50	Open	N 04/03/2018	
Vendor PACHOR - PACKAGING HORIZONS:								
175194 83990	PACKAGING HORIZONS PRISONER PROPERTY BAGS 101-301-862-000 9X12 CLEAR ALERT PERSONAL PROPERTY BA	03/20/2018 KTYLER	04/03/2018	473.71 439.20	473.71	Open	N 04/03/2018	18-751

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	101-301-862-000	SHIPPING/HANDLING		34.51				
	Total for vendor PACHOR - PACKAGING HORIZONS:			473.71	473.71			

Vendor PARSER - PARKWAY SERVICES:

B111633								
83994	PARKWAY SERVICES	03/19/2018	04/03/2018	520.00	520.00	Open	N	
	SEPTIC TANK PUMPED @ RANGE	KTYLER					04/03/2018	
	101-301-744-000	SEPTIC TANK PUMPED @ RANGE		520.00				
	Total for vendor PARSER - PARKWAY SERVICES:			520.00	520.00			

Vendor MULPET - PETE MULKA:

	INSTRUCTOR							
83947	PETE MULKA	03/10/2018	04/03/2018	429.00	429.00	Open	N	
	TAE KWON DO INSTRUCT	KTYLER					04/03/2018	
	101-691-742-000	TAE KWON DO INSTRUCT		429.00				
	Total for vendor MULPET - PETE MULKA:			429.00	429.00			

Vendor PETCAS - PETTY CASH:

	MUSEUM							
83952	PETTY CASH	03/16/2018	04/03/2018	105.62	105.62	Open	N	
	REPLENISH PETTY CASH-MUSEUM	KTYLER					04/03/2018	
	250-000-956-000	THIRD THURSDAY		45.42				
	250-000-956-000	KID'S HALLOWEEN PARTY		60.20				
	Total for vendor PETCAS - PETTY CASH:			105.62	105.62			

Vendor POWER DMS - POWER DMS:

19669								
83963	POWER DMS	02/20/2018	04/03/2018	23.24	23.24	Open	N	
	(2) ADDITIONAL LINES FOR ACCREDI	KTYLER					04/03/2018	
	101-301-819-000	(2) ADDITIONAL LINES FOR ACCREDITATIO		23.24				
	Total for vendor POWER DMS - POWER DMS:			23.24	23.24			

Vendor PRAUGL - PREFERRED AUTO GLASS & TRIM:

2042								
83875	PREFERRED AUTO GLASS & TRIM	03/13/2018	04/03/2018	499.00	499.00	Open	N	18-732
	WINDSHIELD FOR #151	KTYLER					04/03/2018	
	101-301-860-000	WINDSHIELD PLUS MOLDING FOR #151		499.00				
	Total for vendor PRAUGL - PREFERRED AUTO GLASS & TRIM:			499.00	499.00			

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Vendor ARGHAZ - PREMIER SAFETY:								
4141346 83891	PREMIER SAFETY CALIBRATION FOR GAS DETECTOR MET 592-536-819-000	03/15/2018 KTYLER	04/03/2018	650.00	650.00	Open	N 04/03/2018	18-727
	CALIBRATION FOR GAS DETECTOR METER AT			650.00				
	Total for vendor ARGHAZ - PREMIER SAFETY:			<u>650.00</u>	<u>650.00</u>			
Vendor PRISYS - PRINTING SYSTEMS INC:								
201111-1 83936	PRINTING SYSTEMS INC ELECTION SUPPLIES 101-191-727-000	03/13/2018 KTYLER	04/03/2018	20.00	20.00	Open	N 04/03/2018	18-698
	BALLOT CONTAINER CERTS 101-191-727-000			10.00				
	TABULATOR PROGRAT CERTS 101-191-727-000			10.00				
	Total for vendor PRISYS - PRINTING SYSTEMS INC:			<u>20.00</u>	<u>20.00</u>			
Vendor PRONEM - PRIORITY ONE EMERGENCY:								
70038118 83893	PRIORITY ONE EMERGENCY STANTON BELT 101-301-741-000	02/01/2018 KTYLER	04/03/2018	49.99	49.99	Open	N 04/03/2018	
	STANTON BELT 101-301-741-000			49.99				
70038156 83894	PRIORITY ONE EMERGENCY RSMITH CARGO PANTS 101-336-741-000	02/02/2018 KTYLER	04/03/2018	49.99	49.99	Open	N 04/03/2018	
	RSMITH CARGO PANTS 101-336-741-000			49.99				
70038260 83895	PRIORITY ONE EMERGENCY LASKASKA (2) CARGO PANTS 101-336-741-000	02/06/2018 KTYLER	04/03/2018	99.98	99.98	Open	N 04/03/2018	
	LASKASKA (2) CARGO PANTS 101-336-741-000			99.98				
70038262 83896	PRIORITY ONE EMERGENCY CAMPBELL (2) PANTS/HEMMING 101-336-741-000	02/06/2018 KTYLER	04/03/2018	129.98	129.98	Open	N 04/03/2018	
	CAMPBELL (2) PANTS/HEMMING 101-336-741-000			129.98				
70038286 83897	PRIORITY ONE EMERGENCY TRAINING UNIFORMS FOR SVABIK 101-301-741-000	02/07/2018 KTYLER	04/03/2018	25.99	25.99	Open	N 04/03/2018	18-636
	FLEXFIT CAP DARK NAVY 101-301-741-000			10.99				
	EMBROIDERY 101-301-741-000			15.00				

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70038323 83898	PRIORITY ONE EMERGENCY TRAINING UNIFORMS FOR SVABIK 101-301-741-000 101-301-741-000	02/08/2018 KTYLER	04/03/2018	29.99	29.99	Open	N 04/03/2018	18-636
	511 SHORT SLEEVE T-SHIRT			19.99				
	REFLECTIVE VAN BUREN POLICE ON BAC			10.00				
	Total for vendor PRONEM - PRIORITY ONE EMERGENCY:			<u>385.92</u>	<u>385.92</u>			

Vendor PEAINC - PROFESSIONAL ENGINEERING:

76001 84017	PROFESSIONAL ENGINEERING 1.6 VBT-IRON BELLE TRL 2017-181 101-718-958-000	01/24/2018 KTYLER	04/03/2018	8,098.00	8,098.00	Open	N 04/03/2018	
	1.6 VBT-IRON BELLE TRL 2017-181			8,098.00				
76213 84018	PROFESSIONAL ENGINEERING 2.2 VBT-IRON BELLE TRL 2017-181 101-718-958-000	02/28/2018 KTYLER	04/03/2018	5,832.00	5,832.00	Open	N 04/03/2018	
	2.2 VBT-IRON BELLE TRL 2017-181			5,832.00				
	Total for vendor PEAINC - PROFESSIONAL ENGINEERING:			<u>13,930.00</u>	<u>13,930.00</u>			

Vendor QUILL - QUILL CORPORATION:

5331034 83877	QUILL CORPORATION OFFICE SUPPLIES/TONERN 101-301-727-000 101-301-727-000 101-301-727-000	03/06/2018 KTYLER	04/03/2018	764.98	764.98	Open	N 04/03/2018	18-716
	HP TONER #950/#951 COMBO #901-C2P01			545.64				
	HP TONER #952 COMBO #901-2030289			180.18				
	Z-GRIP INK PENS #901-12221Q			39.16				
5400336 83878	QUILL CORPORATION BUSINESS CARDS SEAN BELLINGHAM D 101-253-956-000	03/08/2018 KTYLER	04/03/2018	32.00	32.00	Open	N 04/03/2018	18-709
	BUSINESS CARDS SEAN BELLINGHAM			32.00				
5443895 83879	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-191-727-000 101-248-727-000 101-248-727-000 101-248-727-000 101-248-727-000	03/09/2018 KTYLER	04/03/2018	137.99	137.99	Open	N 04/03/2018	18-721
	RED SIGN HERE FLAGS			13.10				
	3 TRAY ORGANIZER			28.69				
	WALL ORGANIZERS			39.98				
	CALCULATOR RIBBON FOR LINDA S			10.64				
	WHITE OUT			45.58				

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5453202 83880	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-191-727-000	03/09/2018 KTYLER BLUE SIGN HERE FLAGS	04/03/2018	11.80 11.80	11.80	Open	N 04/03/2018	18-721
5505551 83881	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-248-727-000	03/13/2018 KTYLER VBT ADDRESS STAMPS	04/03/2018	108.60 108.60	108.60	Open	N 04/03/2018	18-721
5506014 83882	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-248-727-000	03/13/2018 KTYLER BADGE CLIPS	04/03/2018	27.87 27.87	27.87	Open	N 04/03/2018	18-721
5409455 83883	QUILL CORPORATION OFFICE SUPPLIES DEVELOPMENTAL SE 592-536-727-000 101-370-740-000 592-536-727-000 592-536-727-000 247-000-727-000 592-536-727-000	03/08/2018 KTYLER UNDER DESK KEYBOARD TRAY- 2 WTR MESH DEEK TOP ORGANIZER- BLD&PLAN PILOT G2 PREMIUM GEL PENS - KRISTY W& WODDEN RULER- W&S KAREN UNDER DESK TRAY- DDA REFILL FOR EASY TOUCH PEN- CHUCK	04/03/2018	133.81 59.98 25.33 15.99 1.22 29.99 1.30	133.81	Open	N 04/03/2018	18-723
5505335 83884	QUILL CORPORATION OFFICE SUPPLIES DEVELOPMENTAL SE 592-536-740-000	03/13/2018 KTYLER CLEARTEX FLOOR MAT FOR GARAGE	04/03/2018	91.39 91.39	91.39	Open	N 04/03/2018	18-723
5370086 83885	QUILL CORPORATION EXHIBIT AND OFFICE SUPPLIES 250-000-740-000 250-000-740-000 250-000-740-000	03/07/2018 KTYLER INK ADDRESS LABELS POSTER BOARD WHITE	04/03/2018	147.45 90.94 29.99 26.52	147.45	Open	N 04/03/2018	18-724
5366157 83886	QUILL CORPORATION EXHIBIT AND OFFICE SUPPLIES 250-000-740-000	03/07/2018 KTYLER MAILER FOR CALENDAR	04/03/2018	12.62 12.62	12.62	Open	N 04/03/2018	18-724
5399829 83887	QUILL CORPORATION EXHIBIT AND OFFICE SUPPLIES 250-000-740-000	03/08/2018 KTYLER POSTER BOARD COLORED	04/03/2018	44.43 44.43	44.43	Open	N 04/03/2018	18-724

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BOTH JOURNALIZED AND UNJOURNALIZED
BOTH OPEN AND PAID
04.03.18 VOUCHER

Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
5443432 83888	QUILL CORPORATION EXHIBIT AND OFFICE SUPPLIES 250-000-740-000	03/09/2018 KTYLER	04/03/2018	19.98	19.98	Open	N 04/03/2018	18-724
	TOWEL RACK FOR BATHROOM			19.98				
5503626 83889	QUILL CORPORATION EXHIBIT AND OFFICE SUPPLIES 250-000-740-000	03/13/2018 KTYLER	04/03/2018	18.58	18.58	Open	N 04/03/2018	18-724
	CONES FOR PARKING AND DIRECTION			18.58				
5693491 83966	QUILL CORPORATION FLOOR MATS FOR SUPERVISOR'S OFFI 101-370-740-000 592-536-727-000	03/20/2018 KTYLER	04/03/2018	426.79	426.79	Open	N 04/03/2018	18-750
	60X60 CLEAR PLASTIC FLOORMATS S.O.			376.80				
	LAMINATE SHEETS			49.99				
5688205 83967	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-248-727-000	03/20/2018 KTYLER	04/03/2018	16.56	16.56	Open	N 04/03/2018	18-747
	PACK OF 100 INVITATION ENVELOPES			16.56				
5627501 83968	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-248-727-000	03/16/2018 KTYLER	04/03/2018	41.19	41.19	Open	N 04/03/2018	18-742
	DIGITAL RECORDER			41.19				
5653296 83969	QUILL CORPORATION GENERAL OFFICE SUPPLIES 101-248-727-000	03/19/2018 KTYLER	04/03/2018	10.29	10.29	Open	N 04/03/2018	18-742
	PACK OF CASSETTE TAPES			10.29				
5652020 83970	QUILL CORPORATION STAND DESK FOR FIRE CHIEFF 101-336-740-000	03/19/2018 KTYLER	04/03/2018	204.99	204.99	Open	N 04/03/2018	18-740
	WORKSTATION DESK CONVERTER-901-24148			204.99				
	Total for vendor QUILL - QUILL CORPORATION:			<u>2,251.32</u>	<u>2,251.32</u>			

Vendor UNOFMI - REGENTS OF THE UNIVERSITY OF MI:

B0229 83873	REGENTS OF THE UNIVERSITY OF MI (2) BOAT HOUSE ALARM PYMTS-REIMB 101-301-819-000 101-301-819-000	03/14/2018 KTYLER	04/03/2018	1,204.44	1,204.44	Open	N 04/03/2018	
	4TH Q BOAT HOUSE ALARM INV 98302			602.22				
	1ST Q BOAT HOUSE ALARM INV 103420			602.22				
	Total for vendor UNOFMI - REGENTS OF THE UNIVERSITY OF MI:			<u>1,204.44</u>	<u>1,204.44</u>			

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Inv Ref#	Description	Entered By					Post Date	
Vendor RIPLHE - RICHARD'S PLUMBING & HEATING INC:								
15007								
83998	RICHARD'S PLUMBING & HEATING INC	03/09/2018	04/03/2018	1,790.00	1,790.00	Open	N	
	PLUMBING REPAIRS	KTYLER					04/03/2018	
	101-265-931-000	PLBG RPRS-CELLS/PD/JANITORS RM/GARAGE		1,790.00				
Total for vendor RIPLHE - RICHARD'S PLUMBING & HEATING INC:				<u>1,790.00</u>	<u>1,790.00</u>			

Vendor QUEROB - ROBERT QUEENER:

TRAVEL								
83906	ROBERT QUEENER	03/20/2018	04/03/2018	27.73	27.73	Open	N	
	3.15 COURT PARKING/MEAL	KTYLER					04/03/2018	
	101-329-861-000	3.15 COURT PARKING		20.00				
	101-329-861-000	3.15 COURT MEAL		7.73				
Total for vendor QUEROB - ROBERT QUEENER:				<u>27.73</u>	<u>27.73</u>			

Vendor MERRON - RONALD MERRITT II:

ENV								
84031	RONALD MERRITT II	02/26/2018	04/03/2018	25.00	25.00	Open	N	
	1.17 ENV MTG	KTYLER					04/03/2018	
	101-370-818-000	1.17 ENV MTG		25.00				
Total for vendor MERRON - RONALD MERRITT II:				<u>25.00</u>	<u>25.00</u>			

Vendor SCHROS - ROSA SCHOFIELD:

INSTRUCTOR								
83949	ROSA SCHOFIELD	03/10/2018	04/03/2018	177.60	177.60	Open	N	
	ADULT/KIDS ZUMBA INSTRUCT	KTYLER					04/03/2018	
	101-691-742-000	ADULT/KIDS ZUMBA INSTRUCT		177.60				
Total for vendor SCHROS - ROSA SCHOFIELD:				<u>177.60</u>	<u>177.60</u>			

Vendor EBERYA - RYAN EBERHART:

ASSISTANT								
83951	RYAN EBERHART	03/08/2018	04/03/2018	240.00	240.00	Open	N	
	ARCHIVAL ASSISTANT	KTYLER					04/03/2018	
	250-000-821-000	ARCHIVAL ASSISTANT		240.00				
Total for vendor EBERYA - RYAN EBERHART:				<u>240.00</u>	<u>240.00</u>			

Vendor S&LELE - S&L ELECTRICAL SERVICES LLC:

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
845 83954	S&L ELECTRICAL SERVICES LLC POLICE CARPORT 101-265-931-000 POLICE CARPORT Total for vendor S&LELE - S&L ELECTRICAL SERVICES LLC:	03/19/2018 KTYLER	04/03/2018	485.00 485.00	485.00	Open	N 04/03/2018	
Vendor SCHCOL - SCHOOLCRAFT COLLEGE:								
5488 83908	SCHOOLCRAFT COLLEGE WINTER 2018 CESP TUITION 101-336-861-000 101-336-861-000 Total for vendor SCHCOL - SCHOOLCRAFT COLLEGE:	02/28/2018 KTYLER	04/03/2018	380.00 190.00 190.00	380.00	Open	N 04/03/2018	
Vendor SELEQU - SELL'S EQUIPMENT:								
284662 83997	SELL'S EQUIPMENT JD 5300 TRACTOR REPAIRS 592-536-933-000 JD 5300 TRACTOR REPAIRS Total for vendor SELEQU - SELL'S EQUIPMENT:	03/20/2018 KTYLER	04/03/2018	4,515.36 4,515.36	4,515.36	Open	N 04/03/2018	18-710
Vendor SERELE - SERVICE ELECTRIC SUPPLY CO:								
748777 83914	SERVICE ELECTRIC SUPPLY CO METER INSTALL 592-536-740-000 METER INSTALL Total for vendor SERELE - SERVICE ELECTRIC SUPPLY CO:	03/12/2018 KTYLER	04/03/2018	22.90 22.90	22.90	Open	N 04/03/2018	
Vendor SHVUA - SOUTH HURON VALLEY UTILITY ATH:								
3293 83917	SOUTH HURON VALLEY UTILITY ATH APR SEWAGE O&M 592-537-924-000 APR SEWAGE O&M Total for vendor SHVUA - SOUTH HURON VALLEY UTILITY ATH:	03/15/2018 KTYLER	04/03/2018	89,875.00 89,875.00	89,875.00	Open	N 04/03/2018	
Vendor PARSTE - STEVE PARTRIDGE:								
W/S 84026	STEVE PARTRIDGE 2.27 WS MTG	02/28/2018 KTYLER	04/03/2018	30.00	30.00	Open	N 04/03/2018	

Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
	592-536-818-000	2.27 WS MTG		30.00				
Total for vendor PARSTE - STEVE PARTRIDGE:				30.00	30.00			

Vendor TRACSUP - TRACTOR SUPPLY COMPANY:

03.15.18 84022	TRACTOR SUPPLY COMPANY (33) THICK RUBBER STALL FLOOR MA 101-336-931-000	03/15/2018 KTYLER	04/03/2018	1,418.67	1,418.67	Open	N 04/03/2018	
Total for vendor TRACSUP - TRACTOR SUPPLY COMPANY:				1,418.67	1,418.67			

Vendor USBANK - U S BANK:

4936387 84012	U S BANK DDA PAYING AGENTADMIN FEE 5.1.18 247-000-996-000	03/09/2018 KTYLER	04/03/2018	100.00	100.00	Open	N 04/03/2018	
Total for vendor USBANK - U S BANK:				100.00	100.00			

Vendor UNIFIR - UNIFIRST CORP:

1975434 83979	UNIFIRST CORP MARCH STMT 101-265-740-000 101-265-740-000 592-536-741-000	03/05/2018 KTYLER	04/03/2018	374.46	374.46	Open	N 04/03/2018	
	MAT			276.10				
	B&G UNIFORMS			46.64				
	W&S UNIFORMS			51.72				
1977777 83980	UNIFIRST CORP MARCH STMT 101-265-740-000 101-265-740-000 592-536-741-000	03/12/2018 KTYLER	04/03/2018	111.81	111.81	Open	N 04/03/2018	
	MAT			13.45				
	B&G UNIFORMS			46.64				
	W&S UNIFORMS			51.72				
61245 83981	UNIFIRST CORP MARCH STMT 101-265-740-000 101-265-740-000 592-536-741-000	03/19/2018 KTYLER	04/03/2018	111.81	111.81	Open	N 04/03/2018	
	MAT			13.45				
	B&G UNIFORMS			46.64				
	W&S UNIFORMS			51.72				
62928 83982	UNIFIRST CORP MARCH STMT 101-265-740-000	03/26/2018 KTYLER	04/03/2018	111.81	111.81	Open	N 04/03/2018	
	MAT			13.45				

03/28/2018 12:00 PM
 User: KTYLER
 DB: Van Buren Twp

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	101-265-740-000	B&G UNIFORMS		46.64				
	592-536-741-000	W&S UNIFORMS		51.72				
Total for vendor UNIFIR - UNIFIRST CORP:				709.89	709.89			
<hr/>								
Vendor VABUST - VAN BUREN STEEL:								
24265N 83909	VAN BUREN STEEL D-RINGS FOR NEW CAR HAULER TRLR	03/16/2018 KTYLER	04/03/2018	60.00	60.00	Open	N 04/03/2018	
	592-536-933-000	D-RINGS FOR NEW CAR HAULER TRLR		60.00				
Total for vendor VABUST - VAN BUREN STEEL:				60.00	60.00			
<hr/>								
Vendor VARNUM - VARNUM ATTORNEYS AT LAW:								
1029080 83918	VARNUM ATTORNEYS AT LAW FEB LEGAL SVCS	03/15/2018 KTYLER	04/03/2018	18,277.50	18,277.50	Open	N 04/03/2018	
	101-210-801-000	FEB LEGAL SVCS		12,977.03				
	592-536-801-002	FEB LEGAL SVCS		5,300.47				
Total for vendor VARNUM - VARNUM ATTORNEYS AT LAW:				18,277.50	18,277.50			
<hr/>								
Vendor WADTRI - WADE TRIM :								
2010959 83962	WADE TRIM MCBRIDE PAVING PROJECT	03/01/2018 KTYLER	04/03/2018	1,522.50	1,522.50	Open	N 04/03/2018	
	260-000-970-004	12.31-1.28 MCBRIDE PAVING PROJECT		1,522.50				
Total for vendor WADTRI - WADE TRIM :				1,522.50	1,522.50			
<hr/>								
Vendor ROCWAL - WALTER ROCHOWIAK:								
W/S 84027	WALTER ROCHOWIAK 2.27 WS MTG	02/28/2018 KTYLER	04/03/2018	25.00	25.00	Open	N 04/03/2018	
	592-536-818-000	2.27 WS MTG		25.00				
Total for vendor ROCWAL - WALTER ROCHOWIAK:				25.00	25.00			
<hr/>								
Vendor URGCAR - WASHTENAW URGENT CARE:								
13249 83913	WASHTENAW URGENT CARE OFFICE VISITS	03/09/2018 KTYLER	04/03/2018	40.00	40.00	Open	N 04/03/2018	
	101-336-956-000	MOENING PFT PULMONARY FUNCTION		40.00				
Total for vendor URGCAR - WASHTENAW URGENT CARE:				40.00	40.00			

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Inv Num Inv Ref#	Vendor Description GL Distribution	Inv Date Entered By	Due Date	Inv Amt	Amt Due	Status	Jrnlized Post Date	PO Number
Vendor WCAR - WAYNE COUNTY ACCTS RECEIV:								
294127								
83910	WAYNE COUNTY ACCTS RECEIV 4 TON RD SALT USAGE 101-265-740-000	03/15/2018 KTYLER	04/03/2018	464.50	464.50	Open	N 04/03/2018	
	4 TON RD SALT USAGE			464.50				
	Total for vendor WCAR - WAYNE COUNTY ACCTS RECEIV:			<u>464.50</u>	<u>464.50</u>			
Vendor MISC - WAYNE COUNTY FAIRGROUNDS:								
REFUND								
83916	WAYNE COUNTY FAIRGROUNDS REFUND PERMIT#1323 592-536-650-000	03/07/2018 KTYLER	04/03/2018	3,469.00	3,469.00	Open	N 04/03/2018	
	REFUND PERMIT#1323-4" METER			3,469.00				
	Total for vendor MISC - WAYNE COUNTY FAIRGROUNDS:			<u>3,469.00</u>	<u>3,469.00</u>			
Vendor WEWAUR - WESTERN WAYNE URGENT CARE:								
13249								
83912	WESTERN WAYNE URGENT CARE OFFICE VISITS 101-336-956-000	03/09/2018 KTYLER	04/03/2018	144.00	144.00	Open	N 04/03/2018	
	HENSLEY PRE HIRE PHYSICAL			72.00				
	101-336-956-000 BOWMAN PRE HIRE PHYSICAL			72.00				
	Total for vendor WEWAUR - WESTERN WAYNE URGENT CARE:			<u>144.00</u>	<u>144.00</u>			
Vendor WIPOEQ - WINDER POLICE EQUIPMENT:								
20180580								
83902	WINDER POLICE EQUIPMENT 532 TD FLASHER 592-536-932-000	03/13/2018 KTYLER	04/03/2018	74.89	74.89	Open	N 04/03/2018	
	532 TD FLASHER			74.89				
20180618								
83903	WINDER POLICE EQUIPMENT STOCK-(30) RUBBER BUMPER SCREWS 101-301-860-000	03/15/2018 KTYLER	04/03/2018	44.49	44.49	Open	N 04/03/2018	
	STOCK-(30) RUBBER BUMPER SCREWS			44.49				
20180700								
83991	WINDER POLICE EQUIPMENT STOCK FOR CARS 101-301-860-000	03/21/2018 KTYLER	04/03/2018	200.00	200.00	Open	N 04/03/2018	
	STOCK FOR CARS			200.00				
20180701								
83992	WINDER POLICE EQUIPMENT FLARES	03/21/2018 KTYLER	04/03/2018	399.16	399.16	Open	N 04/03/2018	

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	101-301-860-000	FLARES		399.16				
	Total for vendor WIPOEQ - WINDER POLICE EQUIPMENT:			<u>718.54</u>	<u>718.54</u>			

Vendor ZORO - ZORO TOOLS INC:

4014153								
83892	ZORO TOOLS INC	01/17/2018	04/03/2018	474.88	474.88	Open	N	18-633
	8 SERVICE KITS FOR HOSE REELS	KTYLER					04/03/2018	
	101-336-933-000	REELCRAFT SERV KIT S602299-1		474.88				
	Total for vendor ZORO - ZORO TOOLS INC:			<u>474.88</u>	<u>474.88</u>			

# of Invoices:	149	# Due:	149	Totals:	217,860.52	217,860.52
# of Credit Memos:	1	# Due:	1	Totals:	(491.71)	(491.71)
Net of Invoices and Credit Memos:					<u>217,368.81</u>	<u>217,368.81</u>

* 1 Net Invoices have Credits Totalling: (200.00)

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Inv Ref#	Description	Entered By					Post Date	
	GL Distribution							
--- TOTALS BY FUND ---								
	101 - General Fund			89,346.50	89,346.50			
	247 - DDA Fund			9,178.49	9,178.49			
	250 - Museum Fund			588.68	588.68			
	260 - Landfill Fund			1,522.50	1,522.50			
	279 - CDBG Fund			2,387.50	2,387.50			
	592 - Water/Sewer Fund			114,345.14	114,345.14			
--- TOTALS BY DEPT/ACTIVITY ---								
	000 -			11,422.17	11,422.17			
	101 - Township Board			1,313.50	1,313.50			
	171 - Supervisor Department			55.52	55.52			
	191 - Election Department			6,377.11	6,377.11			
	210 - Attorney Fees			18,237.42	18,237.42			
	228 - IT Department			1,618.61	1,618.61			
	247 - Assessing Department			3,333.00	3,333.00			
	248 - General Office			615.65	615.65			
	253 - Treasurer Department			32.00	32.00			
	265 - Building & Grounds			9,854.72	9,854.72			
	301 - Police Department			10,298.54	10,298.54			
	329 - Ordinance Enforcement			1,977.73	1,977.73			
	336 - Fire Department			4,024.57	4,024.57			
	370 - Building/Planning Dept.			13,761.03	13,761.03			
	536 - Water Department			24,470.14	24,470.14			
	537 - Sewer Department			89,875.00	89,875.00			
	691 - Recreation Dept			1,020.60	1,020.60			
	692 - Seniors Dept			3,156.92	3,156.92			
	715 - Cable Dept			1,788.45	1,788.45			
	718 - Park & Lake Dept			14,136.13	14,136.13			

Charter Township of Van Buren

Agenda Item _____

REQUEST FOR BOARD ACTION

WORK STUDY MEETING DATE:

BOARD MEETING DATE:
2018-04-03

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

ITEM (SUBJECT)	Resolution 2018-05 - DUWA Definitive Transfer Agreement
DEPARTMENT	Public Services – Water & Sewer
PRESENTER	Water & Sewer Director James T. Taylor
PHONE NUMBER	734-699-8947
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)	

Agenda topic

ACTION REQUESTED	
Recommend to the Township Board to approve Resolution 2018-05.	
BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	
This resolution is for the Board of Trustees to authorize its DUWA Board representative to vote in favor of the Definitive Transfer Agreement.	

BUDGET IMPLICATION	none
IMPLEMENTATION NEXT STEP	Board approval of Resolution 2018-05
DEPARTMENT RECOMMENDATION	Approval by township board
COMMITTEE/COMMISSION RECOMMENDATION	Director of Water & Sewer recommends approval
ATTORNEY RECOMMENDATION	Board approval of resolution (May be subject to Attorney/Client Privilege and not available under FOIA)
ADDITIONAL REMARKS	
APPROVAL OF SUPERVISOR	



**DEPARTMENT OF PUBLIC SERVICES
WATER & SEWER**

DATE: March 27, 2018
TO: Township Board of Trustees
FROM: James T. Taylor, Director of Water & Sewer
RE: DUWA Definitive Transfer Agreement

A presentation of the Definitive Transfer Agreement by DUWA representatives took place during the scheduled work study session on March 19, 2018. The DUWA team provided presentation and I hope, satisfactorily answered your questions.

The team included:

System Operations Manager - Vyto Kaunelis
Attorneys – Paul Bohn, Patrick McCauley
Financial – Bill Brickey (Plante Moran)

Following the presentation, I provided you with copies of the power point presentation for your further review. I have attached a copy of the resolution, a schedule of the complete transaction process, weighted voting schedule and RFBA (Request for Board Action) as each of the member communities have been asked to pass a resolution for their approval of this transfer agreement before April 30, 2018. I am requesting your approval of the proposed resolution at your April 3rd meeting. The DUWA Board will take a vote at the May meeting, which will require a 66% weighted vote of the DUWA Board for final approval before it moves forward to the next steps in the process.

I have previously provided you with a copy of the Definitive Transfer Agreement, map of the DUWA sanitary system and an FAQ (provided by the DUWA Presentation Team). Let me know if you have any further questions or concerns.

MISSION STATEMENT

"The Van Buren Public Services Department is committed to a clean and safe environment, enhanced service delivery to its customers and protection of the significant public investment in the township's buildings and grounds, and water distribution and sanitary collection systems."



RESOLUTION OF THE CHARTER TOWNSHIP OF VAN BUREN
TO AUTHORIZE IT'S REPRESENTATIVE TO THE DOWNRIVER UTILITY WASTEWATER AUTHORITY TO
VOTE ON THE DEFINITIVE TRANSFER AGREEMENT WITH WAYNE COUNTY

RESOLUTION NO. 2018-05

WHEREAS, 1955 PA 233, as amended ("Act 233") authorizes an authority to acquire sewage disposal systems as defined within said act and to improve, enlarge, expand, and operate such systems; and

WHEREAS, by the terms of Act 233, the Downriver Utility Wastewater Authority ("DUWA"), its constituent municipalities being the cities of Belleville, Ecorse, Lincoln Park, River Rouge, Southgate, Wyandotte, Allen Park, Taylor, Dearborn Heights, Romulus, Riverview, and the Charter Townships of Van Buren and Brownstown ("Communities") are authorized to enter into a contract for the acquisition; improvement, enlargement or extension of a sewage disposal system and for the payment of the cost thereof by the Communities, with interest; and

WHEREAS, the DUWA desires to acquire the Downriver Sanitary Disposal System ("System") from the County of Wayne, a Michigan county corporation (the "County"); and

WHEREAS, each of the Communities have a representative on the DUWA Board which will vote May 10, 2018 on the Definitive Transfer Agreement with Wayne County for the acquisition of the System; and

WHEREAS, each of the Communities in 2017 have unanimously approved a Service Agreement with DUWA for the use and charges associated with the System; and

NOW THEREFORE, be it resolved that the Charter Township of Van Buren ("Municipality") hereby agrees that:

The Municipality's member to the DUWA Board shall vote (in favor of / or against) the Definitive Transfer Agreement that has been negotiated with Wayne County for the purchase of the Downriver Sanitary Disposal System.

ON MOTION OF _____ SUPPORTED BY _____ the foregoing Resolution was adopted by the following vote:

ROLL CALL: ABSENT _____ AYE _____ NAY _____

I, Leon Wright, Clerk for the Charter Township of Van Buren, hereby certify that the foregoing is a true and accurate copy of a Resolution adopted by the Township Board for the Charter Township of Van Buren at a regular meeting held on the ____ day of _____, 2018, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meeting Act, being Act 267, Public Acts of Michigan, 1976, and that the minutes of said meeting were kept and will be or have been available as required by said Act.

Leon Wright, Clerk

DUWA Transaction Calendar
DRAFT
Wayne County/DUWA Transaction Calendar
February 28, 2018

March

- Preparation of draft Preliminary Official Statement ("POS")
- Communities review/consider Definitive Transfer Agreement (DTA)
- Continued due diligence
- Publication of Notice of Intent
- Bond ordinance published

April

- Communities review/consider DTA
- First draft of POS circulated for review and comment
- Gather information needed from local units for rating
- Final approval of DTA by all communities (April 30)

May

- DUWA Board votes to approve DTA
- Right of referendum period expires
- Long form application filed with Dept. of Treasury
- Rating requested

June

- DTA approved by Wayne County
- DUWA Board approves contract with Veolia
- Receive State and Federal approvals related to existing SRF debt
- Receive Credit Rating
- Receive approval from Michigan Department of Treasury to issue debt

July

- Publish POS
- Bond Pricing / Numbers Finalized / Sign Bond Purchase Agreement
- Post Final Official Statement

August

- Bond Closing / Net Proceeds Transferred to County
- MDEQ transfers NPDES permit at closing

EXHIBIT 1

EXHIBIT 1 - WEIGHTED VOTE

MUNICIPALITY	SYSTEM CAPACITY (% OF OWNERSHIP FOR WWTP CAPITAL IMPROVEMENTS)
Allen Park	8.473%
Belleville	1.236%
Brownstown	6.355%
Dearborn Heights	4.413%
Ecorse	3.967%
Lincoln Park	12.136%
River Rouge	4.854%
Riverview	3.094%
Romulus	14.121%
Southgate	10.371%
Taylor	18.314%
Van Buren Township	2.295%
Wyandotte	10.371%
TOTAL	100.000%

*Based on Judge Feikens' 1994 Financing Order

Charter Township of Van Buren

Agenda Item: _____

REQUEST FOR BOARD ACTION

WORK STUDY MEETING DATE: N/A

BOARD MTG. DATES: 04/03/18

Consent Agenda _____

New Business

Unfinished Business _____

Public Hearing _____

ITEM (SUBJECT)	To consider approval of the request to amend the Township's Future Land Use Map to change the future land use designation of the approximately 75 acre parcel at 50015 Michigan Avenue, also known as the Harold Smith Farm, from Low Density Single Family Residential B to Light Industrial.
DEPARTMENT	Planning & Economic Development
PRESENTER	Ron Akers, AICP – Director of Planning & Economic Development
PHONE NUMBER	734-699-8913
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)	N/A

Agenda topic

ACTION REQUESTED	To consider approval of the request to amend the Township's Future Land Use Map to change the future land use designation of the approximately 75 acre parcel at 50015 Michigan Avenue, also known as the Harold Smith Farm, from Low Density Single Family Residential B to Light Industrial.
BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	Please see attached letter.
BUDGET IMPLICATION	None
IMPLEMENTATION NEXT STEP	After approval a notice of adoption will be posted in the paper.
DEPARTMENT RECOMMENDATION	Approval
COMMITTEE/COMMISSION RECOMMENDATION	Approval
ATTORNEY RECOMMENDATION	N/A (May be subject to Attorney/Client Privilege and not available under FOIA)
ADDITIONAL REMARKS	None
APPROVAL OF SUPERVISOR	



Charter Township of Van Buren

BOARD OF TRUSTEES

SUPERVISOR Kevin McNamara	CLERK Leon Wright	TREASURER Sharry A. Budd	
TRUSTEE Sherry A. Frazier	TRUSTEE Kevin Martin	TRUSTEE Reggie Miller	TRUSTEE Paul D. White

March, 2018

Board of Trustees
Charter Township of Van Buren
46425 Tyler Road
Van Buren Township, MI 48111

RE: Case 17-024 Master Plan Amendment Harold Smith Farm Future Land Use Map Amendment.

Honorable Trustees,

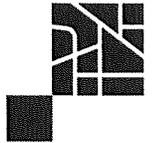
Before you is the consideration of the final approval of the future land use map amendment for the Harold Smith Farm. The request is to amend the future land use map for this area on Michigan Avenue from Low Density Residential B to Light Industrial. The following is a summary of the steps associated with the approval of this request.

October 25, 2017: Planning Commission directed staff to send out notice of intent to plan to required agencies.
November 2, 2017: Notice of Intent to Plan Sent Out.
November 8, 2017: Planning Commission recommends that the proposed future land use plan amendment to the Township Board.
November 21, 2017: Township Board approves plan distribution for the 42-day comment and review period.
December 26, 2017: Notices for 42-day comment period sent out to appropriate agencies.
March 14, 2018: Planning Commission holds public hearing on the request. Votes to recommend that the Township Board adopt Master Plan amendment.
April 3, 2018: Township Board considers approval of the request.
April 6, 2018: Notice of adoptions sent out if approved.

I have attached to this letter the minutes from the public hearing at the Planning Commission meeting and the various supporting documentation that I have submitted for prior decisions. If you have any questions or would like to discuss this matter further, please contact me.

Sincerely,

Ron Akers, AICP
Director of Planning and Economic Development



Memorandum

TO: Van Buren Township Planning Commission

CC: Ron Akers, AICP, Director of Planning & Economic Development
Matthew Best, M.S., Deputy Director of Planning & Economic Development

FROM: Patrick Sloan, AICP; Senior Principal Planner
Deanna Dupuy; Assistant Planner

SUBJECT: Proposed Master Plan Amendment for Harold Smith Property

DATE: November 8, 2017

Van Buren Township recently received a rezoning application from We have reviewed the application by Ben Griffin ("applicant") on behalf of Harold Smith Trustee and Authorized Owners ("owner") to rezone 9 parcels from R-1C (Single Family Residential) to M-1 (Light Industrial), which are illustrated in our rezoning review letter of August 1, 2017. These 9 parcels are located in a triangular area bounded on the north side by Michigan Ave., on the south side by Conrail railroad, and on the east side by a single-family residential area. While we stated that the proposed rezoning is not supported by the current Township Master Plan, we acknowledge that the Master Plan should be reviewed to determine if there is a sufficient amount of industrial-planned and -zoned land to accommodate future demand while still preserving the character of the community that is residential, commercial, and rural character.

Van Buren Township has recently experienced a high demand for new industrial development and expansions of existing industrial land uses. Recently approved industrial site plans include L&W Engineering, Bayloff Industries, Constellium, Contractor's Steel, Costco, Ashley Capital, Denski Warehouse, Mayser Polymer, and Continental Canteen. Additionally, a site plan for Ashley Capital Crossroads North is currently under review by the Township. With the continued economic growth of the region and Van Buren Township's proximity to I-94, I-275, and 2 major airports, we expect demand for industrial development to continue in the township.

As part of the general update to the Master Plan that has recently been initiated, we are still in the process of generating an inventory of large vacant parcels that are planned and/or zoned for industrial use. Some of these large areas are reserved for future expansion by the current owner/user, making it unmarketable for a new user. Other areas are not suitable for development because they may contain significant wetlands.

Given the increasing demand for industrial land and the above limitations on some of the existing industrial-zoned areas, it is critical for the Township to identify if there are other areas not already zoned or planned for industrial, that are suitable for future industrial development. The following are the specific criteria that often indicate if an area is suitable for industrial development:

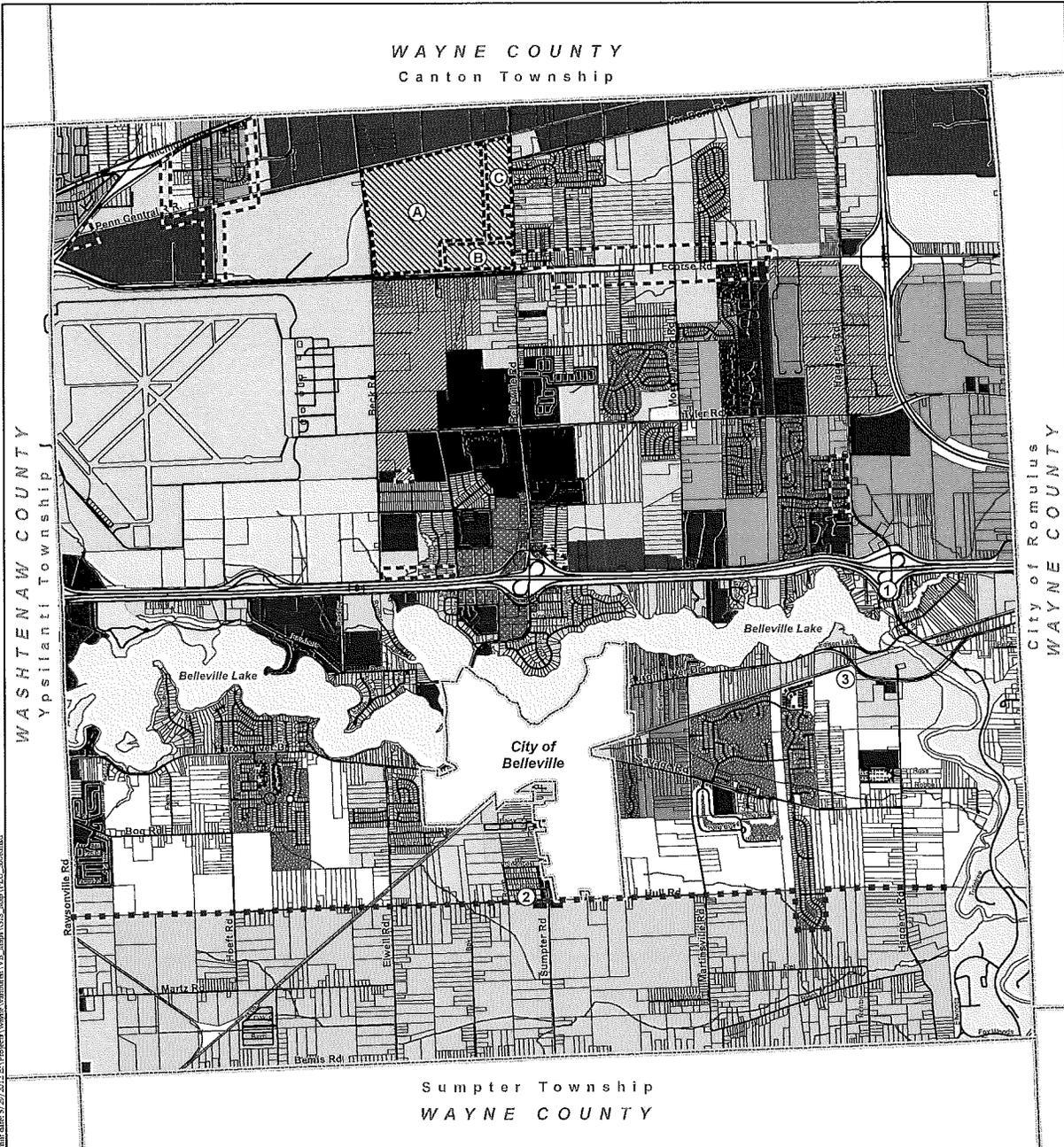
-
1. **Size.** Large contiguous areas that are vacant.
 2. **Convenient Access.** Areas located along major corridors and near expressway interchanges. The proximity of rail is also a consideration.
 3. **Utilities.** Areas connected to (or have potential to be connected to) existing water and sewer services.
 4. **Residential Protection.** Areas that are either separate from residential uses or have sufficient area to provide an adequate buffer.

Using these criteria, we have so far identified two significant areas of the Future Land Use Map that may be suitable for an industrial future land use classification: 1) the Harold Smith property at the intersection of Michigan Avenue and the Conrail Railroad; and 2) the vacant area northeast of the I-94 and Haggerty Road interchange. The following are our recommendations to insure that at these sites, the Future Land Use Plan reflects the areas' highest and best use:

- **Area at Michigan Avenue and the Conrail Rail Road.** This is zoned and planned for Single Family Residential (R1-C) and planned for Low Density Single Family (B). We recommend amending the Future Land Use Map classification of this site to Light Industrial, provided there is a residential protection buffer (similar to the industrial sites to the south and east). Please refer to the attached draft of the Future Land Use Map.
- **Vacant area northeast of I-94 and Haggerty Road interchange, which is south of I-275.** Although this site is zoned M-1, it is classified as Office Research on the Future Land Use Map. While a change to the Future Land Use Map is not imminent in this area, we recommend further review during the Master Plan process to determine if an industrial Future Land Use designation is appropriate.

If the proposed changes to the Future Land Use Plan and attached map are acceptable, we recommend distributing it to surrounding communities and required agencies for review pursuant to the Michigan Planning Enabling Act. If you have any questions or comments in the meantime, please let us know. Thank you.





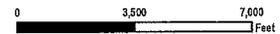
DRAFT

November 8, 2017

Future Land Use Plan

Van Buren Township,
Wayne County, Michigan

Base Map : Wayne County GIS, 2004
 Date Source : Van Buren Township Master Plan 1989,
 Single Family Residential Plan 1999, Escoria-Hogarty Corridor
 Plan 2000, Green Lake Area Plan 2001, South Side Master Plan
 2007 and Belleville Road District Plan 2010



Land Use Category

Residential

- Rural Settlement
1 acre lot area
- Low Density Single Family A
20,000 Sq Ft
- Low Density Single Family B
15,000 Sq Ft
- Medium Density Single Family A
10,000 Sq Ft
- Medium Density Single Family B
8,400 Sq Ft
- Village Residential
8,400 Sq Ft
- Multiple Family Residential
10 du/acre

Commercial

- South Side Commercial
- Local Commercial
- General Commercial
- Town Center Edge
- Town Center Core
- Gateway Commercial
- Highway Commercial
- Freeway Service
- CBD

Mixed Use

- Commercial/ Office
- Office Research
- Mixed Use*
- Office/ Light Industrial

Industrial

- Light Industrial
- Industrial Trucking
- Heavy Industrial

Other

- Airport
- Parks/ Open Space
- Public/ Semi Public
- Private Open Space
- Consent Judgment
- Residential Protection
- Urban Services Boundary

① Footnotes
(see South Side Master Plan)

Ⓐ Footnotes
(see Belleville Rd District Plan)

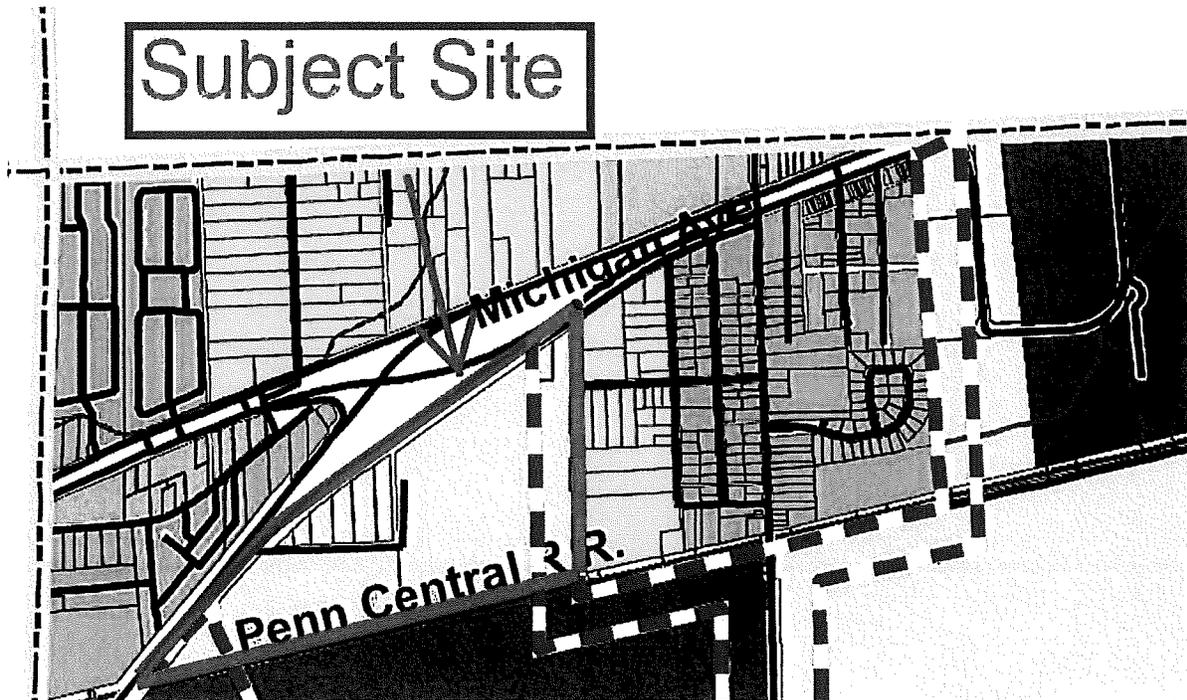
Note: Circulation Plans are not reflected on this map.
 * See Associated Sub Area Plan for details.

**CHARTER TOWNSHIP OF VAN BUREN
PLANNING COMMISSION
MASTER PLAN AMENDMENT DISTRIBUTION**

Consistent with the provisions of the Michigan Planning Enabling Act, Act 33 of the Public Acts of 2008, as amended, the Van Buren Township Planning Commission is distributing an amendment to the Township's Future Land Use Map in the Township's Master Plan to change the future land use designation of the following property from Low Density Single Family Residential B (15,000 square feet) to Light Industrial:

Parcels:

83-021-99-0001-000	83-022-01-0004-003	83-022-01-0007-001	83-021-99-0002-000
83-022-01-0005-005	83-022-01-0008-003	83-022-01-0003-004	83-022-01-0006-001
83-023-99-0005-000			



DRAFT

November 8, 2017

Future Land Use Plan

Van Buren Township,
Wayne County, Michigan

Base Map: Wayne County 0-4, 2004
Data Source: Van Buren Township Master Plan 1985
Single Family Residential Plan 1990, Office-Heavy Center
Plan 2001, Center Line Area Plan 2001, South Side Master Plan
2007 and Base, No Road District Plan 2010



Land Use Category

Residential

- Rural Settlement
1 acre lot area
- Low Density Single Family A
20,000 Sq Ft
- Low Density Single Family B
15,000 Sq Ft
- Medium Density Single Family A
20,000 Sq Ft
- Medium Density Single Family B
8,400 Sq Ft
- Village Residential
8,400 Sq Ft
- Multiple Family Residential
20 du/acre

Commercial

- South Side Commercial
- Local Commercial
- General Commercial
- Town Center Edge
- Town Center Core
- Gateway Commercial
- Highway Commercial
- Freeway Service
- CBD

Mixed Use

- Commercial/ Office
- Office Research
- Mixed Use*
- Office/ Light Industrial

Industrial

- Light Industrial
- Industrial Trucking
- Heavy Industrial

Other

- Airport
- Parks/ Open Space
- Public/ Semi Public
- Private Open Space
- Consent Judgment
- Residential Protection
- Urban Services Boundary
- Footnotes
(see South Side Master Plan)
- Footnotes
(see Belleville Rd District Plan)

Note: Circulation Plans are not reflected on this map.
* See Associated Sub Area Plan for details.

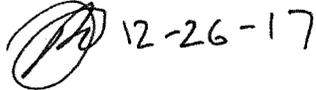
Please address any written comments to the Van Buren Township Planning Commission at, 46425 Tyler Road, Van Buren Township, MI 48111 or by e-mail at rakers@vanburen-mi.org. I have attached a copy of the updated Future Land Use Map for your convenience. As provided in the Act, your organization has forty-two (42) days to provide written comments to the Township Planning Commission. We ask that you would please submit you comments no later than March 6, 2018. Regular meetings of the Township Planning Commission are held on the second and fourth Wednesday of each month at 7:30 P.M. at Van Buren Township Hall. We ask for your cooperation and invite your comments regarding this endeavor. Please feel free to contact me with any additional questions.

Sincerely,

A handwritten signature in cursive script that reads "Ronald A. Akers".

Ron Akers, AICP
Director of Planning & Economic Development
Charter Township of Van Buren

Mailed: 12-26-17

Handwritten initials "RA" in a circle followed by the date "12-26-17".

Sumpter Township
Planning Commission
23480 Sumpter Road
Belleville, MI 48111

Ypsilanti Township
Planning Commission
7200 S. Huron River Drive
Ypsilanti, MI 48197

City of Romulus
Planning Commission
11111 Wayne Road
Romulus, MI 48174

Canton Township
Planning Commission
1150 S. Canton Center Road
Canton, MI 48188

City of Belleville
Planning Commission
6 Main Street
Belleville, MI 48111

Huron Township
Planning Commission
22950 Huron River Drive
New Boston, MI 48164

City of Wayne
Planning Commission
3355 S. Wayne Road
Wayne, MI 48184

Superior Township
Planning Commission
3040 N. Prospect
Ypsilanti, MI 48198

Augusta Township
Planning Commission
8021 Talladay Road
Whittaker, MI 48190

SEMCOG
1001 Woodward Ave, Suite 1400
Detroit, MI 48226

Wayne County
Board of Commissioners
500 Griswold St
Detroit, MI 48226

Washtenaw County
Board of Commissioners
220 North Main Street
Ann Arbor, MI 48108

SMART
535 Griswold Street, Suite 600
Detroit, MI 48226

AATA
2700 S. Industrial Hwy
Ann Arbor, MI 48104

Norfolk Southern Railroad
1200 Peachtree Box 7-142
Atlanta, GA 30309

Wayne County Airport Authority
11050 Rogell Drive, Bldg. 602
Detroit, MI 48242

Michigan Department of
Transportation
18101 W. Nine Mile Road
Southfield, MI 48075

DTE Electric Company
P.O. Box 33017
Detroit, MI 48232

DTE Gas Company
P.O. Box 33017
Detroit, MI 48232

Wayne County
Department of Public Services
400 Monroe
Detroit, MI 48226

Airport Manager
Willow Run Airport
801 Willow Run Airport
Ypsilanti, MI 48198

International Transmission Company
27175 Energy Way
Novi, MI 48377



2700 S. Industrial Highway
Ann Arbor, MI 48104
734.973.6500 **Phone**
734.973.6338 **Fax**
TheRide.org **Online**

January 26, 2018

Dear Van Buren Township Planning Commission
46425 Tyler Road,
Van Buren Township, MI 48111

The Ann Arbor Area Transportation Authority (TheRide) has no objections or comments for the Planning Commission regarding the Master Plan Amendment for the location adjacent to Michigan Avenue, identified in a letter send on 12-26-2017.

We do not operate service past Ridge Road in Washtenaw County and do not have the ability to extend our service past its current design. Although we recognize that local land use policy decisions are solely the decision of the local municipality, we appreciate the opportunity to comment on land use issues at an early stage.

Sincerely,

A handwritten signature in black ink, appearing to read 'William De Groot', with a large, sweeping flourish extending to the right.

William De Groot
Financial Analyst and Planner
Ann Arbor Area Transportation Authority | TheRide
2700 S. Industrial Hwy.
Ann Arbor, MI 48104



Charter Township of Van Buren

BOARD OF TRUSTEES

SUPERVISOR
Kevin McNamara

CLERK
Leon Wright

TREASURER
Sharry A. Budd

TRUSTEE
Sherry A. Frazier

TRUSTEE
Kevin Martin

TRUSTEE
Reggie Miller

TRUSTEE
Paul D. White

January 11, 2018

Ben Griffin
Dearborn Real Estate
24442 Michigan Avenue
Dearborn, MI 48124

RE: Case 17-024 Master Plan Amendment Harold Smith Farm Future Land Use Projected Timeline

Mr. Griffin,

The following is a revised projected timeline for the amendment to the Township's Future Land Use Map if everything is approved in a timely manner by the required boards and commissions:

October 25, 2017: Introduction to the Planning Commission. Planning Commission considers submitting notice of intent to plan.
October 30, 2017: Notice of Intent to Plan Sent Out
November 8, 2017: Planning Commission acts to submit the proposed plan amendments to the Township Board.
November 20, 2017: Township Board work study.
November 21, 2017: Township Board approves plan distribution.
December 26, 2017: Notices for 42 day comment period sent out.
February 14, 2018: Planning Commission moves to decide to hold a public hearing.
March 14, 2018: Planning Commission holds public hearing. Votes to adopt Master Plan amendment.
April 2, 2018: Township Board Workstudy
April 3, 2018: Township Board decision.
April 6, 2018: Notice of adoptions sent out.
April 25, 2018: Public Hearing for Rezoning of property. Recommendation made by the Planning Commission.
May 14, 2018: Township Board Workstudy
May 15, 2018: Township Board 1st reading of Ordinance amendment
June 5, 2018: Township Board 2nd reading.

If you have any questions or would like to discuss this matter further, please contact me.

Sincerely,

Ron Akers, AICP
Director of Planning and Economic Development

**CHARTER TOWNSHIP OF VAN BUREN
PLANNING COMMISSION
MARCH 14, 2018
MINUTES - DRAFT**

Chairperson Thompson called the meeting to order at 7:32 p.m.

ROLL CALL:

Present: Kelley, Atchinson, Budd, Boynton, Jahr and Thompson.

Excused: Franzoi.

Staff: Director Akers and Secretary Harman.

Planning Representatives: None.

Audience: Nine (9).

APPROVAL OF AGENDA:

Motion Kelley, Boynton second to approve the agenda of March 14, 2018 as presented.

Motion Carried.

APPROVAL OF MINUTES:

Motion Boynton, Jahr second to approve the regular meeting minutes of February 28, 2018 as presented. Motion Carried.

PUBLIC HEARING:

ITEM # 1 ZONING ORDINANCE AMENDMENT – DETACHED ACCESSORY BUILDING REGULATIONS

TITLE: TO CONSIDER AMENDING THE TEXT OF THE VAN BUREN CHARTER TOWNSHIP ZONING ORDINANCE 5-2-17(2) BY MODIFYING THE REQUIRED SETBACKS FOR DETACHED ACCESSORY BUILDINGS GREATER THAN 768 SQUARE FEET AND FOR DETACHED ACCESSORY BUILDINGS IN COMMERCIAL OR INDUSTRIAL ZONING DISTRICTS; MODIFYING THE APPROVAL PROCESS FOR NON-RESIDENTIAL DETACHED ACCESSORY BUILDINGS IN NON-RESIDENTIAL DISTRICTS; MODIFYING THE REQUIREMENT FOR DETACHED ACCESSORY BUILDINGS TO HAVE CONCRETE FLOORS AND RATWALLS IN THE AGRICULTURAL DISTRICT; AND MODIFYING THE LOT COVERAGE REQUIREMENTS BY CREATING AN EXCEPTION FOR DETACHED SHEDS 120 SQUARE FEET IN AREA OR LESS IN RESIDENTIAL AND AGRICULTURAL DISTRICTS.

Motion Boynton, Kelley second to open the public hearing. Motion Carried.

Director Akers gave the presentation referencing his staff memo dated 12-22-17. Over the past several months issues were raised regarding the accessory structure standards of the zoning ordinance. Director Akers presented examples of the issues raised and proposed changes to the accessory structure standards of the zoning ordinance. The proposed changes are:

- A. **Minimum Setbacks.** New Language: In all other districts, except as otherwise specified: A detached accessory building shall meet the same setbacks required for principal buildings in the district.

- B. **Approval Process for Accessory Buildings, which Exceed the Lot Coverage Requirements in Non-Residential Districts.** New Language: The approval process for a detached accessory building that exceeds the lot coverage limits shall be the same as the approval process for the principal use to which the detached building is accessory.
- C. **Concrete Floor and Rat Wall in Agricultural Districts.** Remove language: on an agricultural zoned lot with a lot area less than 2.5 acres.
- D. **Detached Shed Exemptions.** New language: In residential and agricultural districts, one (1) detached accessory building of up to one hundred twenty (120) square feet may be permitted in addition to the permitted lot coverage as described in Section 7.202(A). No permit shall be needed for an accessory building of one hundred twenty (120) square feet or less, but the accessory building will still be required to meet the setback, height and location standards in Section 7.202(A) and all other applicable standards of this ordinance.

No comments from the Commission or the audience.

Motion Kelley, Boynton second to close the public hearing. Motion Carried.

ITEM # 2 17-024 – MASTER PLAN AMENDMENT - HAROLD SMITH FARM FUTURE LAND USE

TITLE: THE APPLICANT, BEN GRIFFIN, IS REQUESTING AN AMENDMENT TO THE TOWNSHIP'S FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE DESIGNATION FROM LOW DENISTY SINGLE FAMILY B TO LIGHT INDUSTRIAL.

LOCATION: THE PROPERTY LOCATED AT 50015 MICHIGAN AVENUE IS THE SUBJECT OF THE REQUEST. THE PROPERTY IS LOCATED ON THE SOUTH SIDE OF MICHIGAN AVENUE, EAST OF ECORSE ROAD AND WEST OF DENTON ROAD. (APPROXIMATELY 75 ACRES).

Motion Boynton, Atchinson second to open the public hearing. Motion Carried.

Applicant Ben Griffin gave the presentation. The applicant is requesting an amendment to the Township's future land use map to change the future land use designation from low-density single family B to light industrial. Mr. Griffin is aware of the neighborhood to the east and a 400-foot landscape buffer will be integrated into the property in the event of future development.

Director Akers explained the amendment process, if the Planning Commission decides to move forward with the amendment they can choose to adopt the amendment and forward it to the Township Board for final approval. Director Akers asked McKenna Associates to review the property for light industrial rezoning; they identified the Harold Smith Farm as a property that may be suitable for the future land use classification. A 300-400 foot buffer will protect the neighboring residential area including a berm with planted trees and no drive access or pavement in the buffer area.

Two (2) Residents discussed concerns about noise, the residential buffer area, the berm and type of trees planted, size of the trees, the location of the entrance for future development, truck traffic on

Denton Road, the types of business that qualify as light industrial and keeping the quality of life for the residents of Denton Village.

Motion Boynton, Atchinson second to close the public hearing. Motion Carried.

NEW BUSINESS:

ITEM # 1 18-001 – TEMPORARY LAND USE APPROVAL

TITLE: THE APPLICANT, PHANTOM FIREWORKS, IS REQUESTING A TEMPORARY LAND USE PERMIT TO CONDUCT A TEMPORARY OUTDOOR FIREWORKS TENT SALE.

LOCATION: THE PROPERTY IS LOCATED AT 2095 RAWSONVILLE ROAD, VAN BUREN TOWNSHP, MI 48111. THIS SITE IS LOCATED IN THE PARKING LOT OF THE LAKEWOOD SHOPPING PLAZA.

Richard Tapper of Phantom Fireworks gave the presentation. Phantom Fireworks is requesting a temporary land use permit to conduct a temporary outdoor fireworks tent sale from June 22nd through July 4th with operating hours of 10:00 a.m. – 10:00 p.m. This is Phantom Fireworks seventh season at the Lakewood Shopping Plaza, the tent and storage will remain in the same location as previous years.

Director Akers presented his staff review letter dated 2-9-18 recommending approval based on three (3) conditions:

1. That the applicant obtains approval from the Van Buren Township Fire Marshall.
2. That the applicant provide the Township with a current Consumer Fireworks Retail Facility: Non-Permanent License prior to the establishment of the temporary use.
3. That all proposed signage comply with the Zoning Ordinance.

Director Akers presented the Fire Department temporary land use approval letter dated 1-17-18.

Commissioner discussed fire extinguisher locations and the possibility of one by the cash register. The applicant informed the Commission there are a minimum of three (3) workers on the site at all times and would be able to access any of the existing extinguishers. No questions from the audience.

Motion Kelley, Boynton second to grant Phantom Fireworks a temporary land use permit to conduct a temporary outdoor fireworks tent sale from June 22 – July 4 based on the analysis and conditions in the staff review letter dated 2-9-18. Motion Carried. (Letter Attached)

ITEM # 2 17-024 – MASTER PLAN AMENDMENT HAROLD SMITH FARM FUTURE LAND USE

TITLE: THE APPLICANT, BEN GRIFFIN, IS REQUESTING AN AMENDMENT TO THE TOWNSHIP'S FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE DESIGNATION FROM LOW DENSITY SINGLE FAMILY B TO LIGHT INDUSTRIAL.

LOCATION: THE PROPERTY LOCATED AT 50015 MICHIGAN AVENUE IS THE SUBJECT OF THE REQUEST. THE PROPERTY IS LOCATED ON THE SOUTH SIDE OF MICHIGAN AVENUE, EAST OF ECORSE ROAD AND WEST OF DENTON ROAD. (APPROXIMATEY 75 ACRES).

The Commission discussed the action to adopt the amendment.

Motion Boynton, Jahr second to adopt an amendment to the future land use map for the Harold Smith Farm to change the future land use designation from Low Density Single Family B to Light Industrial, the property is located at 50015 Michigan Avenue, on the south side of Michigan Avenue, east of Ecorse Road and west of Denton Road, approximately 75 acres and recommend to the Township Board of Trustees for approval.

Roll Call:

Yeas: Jahr, Boynton, Kelley, Atchinson, Budd and Thompson.

Nays: None.

Absent: Franzoi.

Motion Carried.

ITEM # 3 ZONING ORDINANCE AMENDMENT – DETACHED ACCESSORY BUILDING REGULATIONS

TITLE: TO CONSIDER AMENDING THE TEXT OF THE VAN BUREN CHARTER TOWNSHIP ZONING ORDINANCE 5-2-17(2) BY MODIFYING THE REQUIRED SETBACKS FOR DETACHED ACCESSORY BUILDINGS GREATER THAN 768 SQUARE FEET AND FOR DETACHED ACCESSORY BUILDINGS IN COMMERCIAL OR INDUSTRIAL ZONING DISTRICTS; MODIFYING THE APPROVAL PROCESS FOR NON-RESIDENTIAL DETACHED ACCESSORY BUILDINGS IN NON-RESIDENTIAL DISTRICTS; MODIFYING THE REQUIREMENT FOR DETEACHED ACCESSORY BUILDINGS TO HAVE CONCRETE FLOORS AND RATWALLS IN THE AGRICULTURAL DISTRICT; AND MODIFYING THE LOT COVERAGE REQUIREMENTS BY CREATING AN EXCEPTION FOR DETACHED SHEDS 120 SQUARE FEET IN AREA OR LESS IN RESIDENTIAL AND AGRICULTURAL DISTRICTS.

No comments from the Commission or the audience.

Motion Kelley, Budd second to recommend the Zoning Ordinance Amendment for Detached Accessory Building Regulations to the Township Board of Trustees for approval.

Roll Call:

Yeas: Atchinson, Budd, Kelley, Boynton, Jahr and Thompson.

Nays: None.

Absent: Franzoi.

Motion Carried.

GENERAL DISCUSSION:

Commissioner inquired if there is an update regarding Ashley Capital. Director Akers gave a brief update; Ashley Capital is in the resubmittal process with Wayne County regarding the traffic study and will return to the Planning Commission once comments are received from the County.

ADJOURNMENT:

Motion Boynton, Kelley second to adjourn at 8:23 p.m. Motion Carried.

Respectfully submitted,

Christina Harman
Recording Secretary

Charter Township of Van Buren

Agenda Item: _____

REQUEST FOR BOARD ACTION

WORK STUDY MEETING DATE: N/A

BRD MTG DATES: 4/03/18 (1ST READ)

BRD MTG DATES: 4/17/18 (2ND READ)

Consent Agenda _____

New Business X

Unfinished Business _____

Public Hearing _____

ITEM (SUBJECT)	To consider approval of Ordinance 04-03-18 which proposes changes to the Charter Township of Van Buren Zoning Ordinance 5-2-17(2) to modify certain accessory building regulations.
DEPARTMENT	Planning & Economic Development
PRESENTER	Ron Akers, AICP – Director of Planning & Economic Development
PHONE NUMBER	734-699-8913
INDIVIDUALS IN ATTENDANCE (OTHER THAN PRESENTER)	N/A

Agenda topic

ACTION REQUESTED	To consider approval of Ordinance 04-03-18 which proposes changes to the Charter Township of Van Buren Zoning Ordinance 5-2-17(2) to modify certain accessory building regulations.
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BACKGROUND – (SUPPORTING AND REFERENCE DATA, INCLUDE ATTACHMENTS)	Please see attached letter.
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BUDGET IMPLICATION	None
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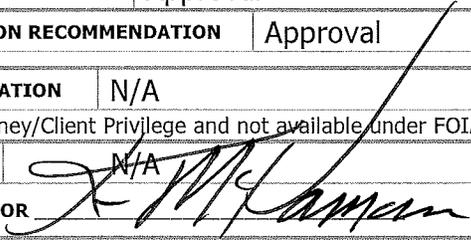
IMPLEMENTATION NEXT STEP	Upon approval of the 1 st and 2 nd reading the Ordinance Amendment will be published in the newspaper in accordance with State law.
---------------------------------	---

DEPARTMENT RECOMMENDATION	Approval
----------------------------------	----------

COMMITTEE/COMMISSION RECOMMENDATION	Approval
--	----------

ATTORNEY RECOMMENDATION	N/A
<small>(May be subject to Attorney/Client Privilege and not available under FOIA)</small>	

ADDITIONAL REMARKS	N/A
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APPROVAL OF SUPERVISOR	
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Charter Township of Van Buren

BOARD OF TRUSTEES

SUPERVISOR
Kevin McNamara

CLERK
Leon Wright

TREASURER
Sharry A. Budd

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Kevin Martin

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Reggie Miller

TRUSTEE
Paul D. White

March 27, 2018

Township Board of Trustees
Charter Township of Van Buren
46425 Tyler Road
Belleville, MI 48111

RE: Proposed Zoning Ordinance Amendment 04-03-18 for Various Modifications to the Accessory Building Regulations in the Township.

Honorable Trustees,

Over the last several months there have been a few issues raised regarding the accessory structure standards of our Zoning Ordinance. Based on some of the feedback we have received, the Planning Commission has reviewed and recommended approval of some proposed changes to this section of the Zoning Ordinance. These proposed changes can be summarized as follows:

Minimum Setbacks: Our Zoning Ordinance does not currently differentiate between the minimum required setbacks for accessory buildings for residential/agricultural use and commercial/industrial uses. Commercial/industrial uses have a tendency to be larger in size and have more activity than a traditional residential or agricultural use. This proposed change allows for the more flexible five (5) foot setback in residential/agricultural situations and requires that detached accessory buildings in non-residential districts meet the same setbacks as principal buildings.

The other change is with regards to the removal of the requirement for larger accessory buildings to be setback from the principal building a distance equal to the longest length of the accessory building. This provision has created a few issues in commercial and industrial situations where the required setback was so significant (100+ feet on one particular occasion) that a project was unable to move forward without a variance. We are proposing that the setback for the larger buildings (larger than 768 sf) simply be the existing minimum which is 24 feet. This allows for vehicular access and sufficient space on all sides of the building in the event of a fire.

Approval Process for Accessory Buildings Which Exceed the Lot Coverage Requirements in Non-Residential Districts: This section was added when we updated our Zoning Ordinance and was mainly intended to address some of the large developments we have had over the past few years which have required variances (i.e. Menards & Costco). The strategy we used was to require these accessory buildings which exceeded the lot coverage size to obtain a special use permit from the Township Board. Special use permits are generally used for uses and building which have the ability to fit within a particular zoning district, but are given special consideration due to their potential for negative impacts on adjacent properties. The change I am proposing will change the approval process for these accessory buildings which exceeds the lot coverage requirements. If the building is accessory to a use/building that is a permitted use, then the approval process will be the same as a permitted use (site plan review), but if the building is accessory to use/building that is a special use, then the accessory building will require special use approval. The reason for the change is that under the current rule there are situations where we can require special use approval for the accessory building when the main building which is larger and more significant only requires site plan review. For industrial and commercial developments this can create a situation in which the higher standard of approval may be inappropriate for the improvement.



Charter Township of Van Buren

BOARD OF TRUSTEES

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Concrete Floor and Rat Wall In Agricultural Districts. The requirement of having a concrete floor and rat wall for detached accessory buildings is necessary to prevent the spread of rodents in higher density areas. It is less common to see these type of issues in agricultural areas. This is an issue we deal with regularly at the counter and due to this we are recommending this change.

Detached Shed Exemptions. Under these changes we are proposing to create an exemption to the lot coverage requirements of the district to allow a detached accessory building up to 120 square feet (10' x 12') to be permitted in addition to the permitted lot coverage. The reason for this changes is simply that we get regular requests to place sheds on properties which have already exceeded their lot coverage under our rules. We made an effort to address this in the update to our Zoning Ordinance by adding a provision for lots smaller than 18,000 square feet to have a two car garage and a shed. One of the challenges we faced in implementation was that the accessory building lot coverage of lots slightly larger than 18,000 square feet (which was not able to take advantage of the standard) created an unequal situation. This is intended to provide a solution which is equitable.

The other standard that was added was a clarification regarding whether or not we require a building permit for sheds below a certain size. Currently, the long standing practice of the building department was to not require a permit for detached accessory buildings under the minimum size allowed by the building code (200 square feet). This has created confusion over the years as it is not consistent with the Township's Zoning Ordinance. This text amendment proposes that we do not require a building permit for detached accessory buildings 120 square feet or less and clarifies that even though we do not require a building permit, the shed will still be required to meet all of the applicable standards of the Zoning Ordinance.

If you have any questions or would like to discuss this matter further, please contact me.

Sincerely,

Ron Akers, AICP
Director of Planning and Economic Development

**CHARTER TOWNSHIP OF VAN BUREN
COUNTY OF WAYNE, STATE OF MICHIGAN
ORDINANCE NO. 04-03-18**

AN ORDINANCE TO AMEND THE ZONING ORDINANCE 5-2-17(2) AS AMENDED OF THE CHARTER TOWNSHIP OF VAN BUREN TO MODIFY THE REQUIRED SETBACKS FOR DETACHED ACCESSORY BUILDINGS GREATER THAN 768 SQUARE FEET AND FOR DETACHED ACCESSORY BUILDINGS IN COMMERCIAL OR INDUSTRIAL ZONING DISTRICTS; TO MODIFY THE APPROVAL PROCESS FOR NON-RESIDENTIAL DETACHED ACCESSORY BUILDINGS IN NON-RESIDENTIAL DISTRICTS; TO MODIFY THE REQUIREMENT FOR DETACHED ACCESSORY BUILDINGS TO HAVE CONCRETE FLOORS AND RATWALLS IN THE AGRICULTURAL DISTRICT; AND TO MODIFY THE LOT COVERAGE REQUIREMENTS BY CREATING AN EXCEPTION FOR DETACHED SHEDS 120 SQUARE FEET IN AREA OR LESS IN RESIDENTIAL AND AGRICULTURAL DISTRICTS:

THE CHARTER TOWNSHIP OF VAN BUREN ORDAINS:

SECTION 1 – ORDINANCE AMENDMENT

Pursuant to this Ordinance, the following sections of the Charter Township of Van Buren Zoning Ordinance shall be amended in accordance with the below text, upon the effective date of this Amendment:

Section 7.102 – Accessory Structures and Buildings – All Districts

A. Dimensional Regulations. Unless explicitly permitted elsewhere in this Ordinance, accessory buildings and structures shall meet the following requirements:

Table 3: Dimensional Regulations of Accessory Buildings and Structures

	Attached Accessory Buildings	Detached Accessory Buildings	Detached Accessory Structures (Non-Building)
Location	Same as principal building.	Permitted in side or rear yard only, unless explicitly permitted elsewhere in this Ordinance.	Permitted in side or rear yard only, unless explicitly permitted elsewhere in this Ordinance.
Minimum Setbacks	Same as principal building.	1. Zoning District Regulations: <ul style="list-style-type: none"> i. In the AG, R-1A, R-2A, R-1B, R-1C, RMH and RM districts and for residential uses in non-residential districts: 5 ft. setback from side or rear lot line. On double frontage or corner lots, detached accessory buildings shall comply with front yard setbacks on all street frontages. ii. In all other districts, except as otherwise specified: A detached accessory building shall meet the same setbacks required for principal buildings in the district. 2. Detached accessory buildings (≤768 sq. ft. floor area): 10 ft. from the principal structure. 3. Detached accessory buildings (>768 sq. ft. floor area): 24 ft. from the principal structure.	

Maximum Height	Maximum height permitted for a principal building, or height of the principal building, whichever is less.	<ol style="list-style-type: none"> 1. R-1A, R-2A, R-1B, R-1C, RM, Districts: See Footnote (1) below. The maximum height may be increased by 2 feet on lots 1 acre in area or larger. 2. AG District: 20 ft. The maximum height may be increased by 2 feet on lots 1 acre in area or larger. 3. All other districts: Maximum height permitted by Article 4. 	<ol style="list-style-type: none"> 1. R-1A, R-2A, R-1B, R-1C, RM Districts: 14 ft. 2. AG District: 20 ft. 3. All other districts: Max. height permitted by Article 4.
Maximum Lot Coverage	Same as principal building.	<ol style="list-style-type: none"> 1. Shall be included in computations to determine compliance with maximum permitted lot coverage for the zoning district. 2. The maximum lot coverage of all detached accessory buildings on any lot shall be the lesser of the following: (see shed exceptions in section 7.202(D)(3)) <ol style="list-style-type: none"> a. 4,800 sq. ft.; or b. the maximum area permitted by the lot coverage standards in Article 4; or c. the area of the parcel (in acres) multiplied by 1,280, subject to Section 7.202(D)(2). 3. For agricultural buildings located on a farm of at least 10 acres in the AG district, the lot coverage of all agricultural buildings may exceed the lot coverage limits above, provided the lot complies with the lot coverage standards of the zoning district. 4. For non-residential uses in a non-residential zoning district, the Planning Commission may permit the lot coverage of all detached accessory buildings to exceed the lot coverage limits above, provided the lot complies with the lot coverage standards of the zoning district. The approval process for a detached accessory building that exceeds the lot coverage limits shall be the same as the approval process for the principal use to which the detached building is accessory. <p><u>Example:</u> Detached accessory buildings on a 1.5 acre lot would be permitted to cover no more than $(1.5 \times 1,280) = 1,920$ sq. ft., subject to the maximum permitted lot coverage for the zoning district.</p>	If 30 inches or higher above grade, shall be included in computations to determine compliance with maximum permitted lot coverage for the zoning district.

B. Appearance and Materials. Accessory structures and buildings shall meet the following standards:

1. **Appearance.** Accessory structures and buildings shall be designed and constructed to be compatible with the design and construction of the principal building on the site. Compatibility includes similarity of architectural features including, but not limited to, roof pitch, windows, facades, and building material appearance. Accessory buildings attached to a single family dwelling shall also comply with the Single Family Residential Architectural Design Standards included in Section 5.115 of this Zoning Ordinance.
2. **Concrete Floor and Rat Wall.** Any accessory building located on a single family residential zoned lot with a lot area less than 2.5 acres with a residential principal use, shall have a concrete floor or pad and a rat wall.

D. Specific Requirements for Detached Accessory Buildings. Detached accessory buildings shall comply with the following:

1. **Scenic Lots.** On a scenic lot, a detached accessory building may be erected on the street frontage of the lot except that the required setback from the street frontage shall be a minimum of 35 feet.
2. **Detached Garages on Smaller than 18,000 Square Foot Lots.** It is the intent of this Ordinance to permit each single family residential dwelling unit to have a detached garage. The detached accessory building lot coverage regulations in Section 7.202(A) limit the floor area of detached accessory buildings, including detached garages.

In order to permit detached garages on lots smaller than 18,000 square feet, a principal single family residential dwelling unit without a garage (either attached or detached) may be permitted to construct a detached garage up to 528 square feet in floor area, provided that all other requirements of this Ordinance are met.

3. **Detached Shed Exemptions.** In residential and agricultural districts, one (1) detached accessory building of up to one hundred twenty (120) square feet may be permitted in addition to the permitted lot coverage as described in Section 7.202(A). No permit shall be required for an accessory building of one hundred twenty (120) square feet or less, but the accessory building will still be required to meet the setback, height, and location standards in Section 7.202(A) and all other applicable standards of this ordinance.
4. **Lot Coverage.** All detached buildings, except as otherwise specified, shall be considered when calculating compliance with the permitted lot coverage as described in Section 7.202(A).

SECTION 2 – SEVERABILITY

Should any provision or part of this Ordinance be declared by any court of competent jurisdiction to be invalid or unenforceable, the same shall not affect the validity or enforceability of the balance of this Ordinance, which shall remain in full force and effect.

SECTION 3 – REPEALER

All other provisions of the Zoning Ordinance, or Ordinances or parts of Ordinances, in conflict with this Ordinance are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

SECTION 4 - SAVINGS CLAUSE

Nothing in this Ordinance shall be construed to affect any suit or proceeding pending in any court or any rights acquired or any liability incurred, or any cause or causes of action acquired or existing, under the Zoning Ordinance, or any act or Ordinance hereby repealed as cited in Section 3 of this Ordinance; nor shall any just or legal right or remedy of any character be lost, impaired, or affected by this Ordinance.

SECTION 5 - EFFECTIVE DATE

The provisions of this Ordinance are hereby ordered to take effect seven (7) days after publication of the notice of adoption in a newspaper of general circulation within the Township. This Ordinance shall be immediately recorded by the Township Clerk in the Township Ordinance Book as soon as it is adopted, which record shall be authenticated by the signatures of the Supervisor and Clerk and shall be published in a newspaper of general circulation in the Township within fifteen (15) days of passage. A copy of this Ordinance may be purchased or inspected at the Clerk's Office, 46425 Tyler Road, Van Buren Township, MI 48111 during normal business hours.

SECTION 6 – ADOPTION

This Ordinance is hereby declared to have been adopted by the Township Board of the Charter Township of Van Buren at a meeting duly called and held on the 17 day of April, 2018, and ordered to be given publication in the manner prescribed by law.

YEAS:

NAYS:

ABSENT:

ABSTAINED:

I hereby approve the foregoing Ordinance,

Leon Wright, Clerk

Kevin McNamara, Supervisor

Adopted: April 17, 2018

Published: April 26, 2018

Effective: May 04, 2018

Chapter 1 Accessory Structures and Uses

Accessory structures and uses shall comply with the following regulations:

Section 1.101 General Requirements

All accessory structures, buildings and uses shall be subject to the following regulations except as otherwise permitted in this Ordinance:

- (A) **Timing of Construction.** No accessory structure, building, or use shall be constructed or established on a parcel unless there is a principal building, structure or use being legally constructed or already established on the same zoning lot.
- (B) **Site Plan Approval.** If site plan approval is required for the principal use, then site plan approval shall also be required for accessory structures, buildings, and uses. The site plan shall indicate the location of all proposed accessory structures and uses, the existing grade and proposed finished grade, and all other information necessary to review the plan for conformance to the regulations of this Section.
- (C) **Nuisances.** Accessory buildings, structures and uses such as household animal enclosures, dog runs, central air conditioning units, heat pumps, and other mechanical equipment that could produce noise, odors, or other nuisances shall not be located adjacent to an adjoining property owner's living or sleeping area or public area where windows and/or doors would be exposed to the nuisance.
- (D) **Act 347.** When applicable, all accessory buildings shall be constructed entirely in accordance with the Soil Erosion and Sedimentation Control Act, Act 347 of the Public Acts of 1972, as amended.
- (E) **Sanitary Code.** When applicable, all accessory buildings shall be built in accordance with the County sanitary code and be located so as not to infringe on an existing septic tank filter field or preclude the adequate area which may be required for a replacement septic tank filter field in the future.
- (F) **Located on the Same Lot as the Principal Building.** Accessory buildings and structures must be located on the same lot as a principal building and occupied by or devoted exclusively to an accessory use, including, but not limited to, a private garage. Agricultural buildings located on a farm are exempt from this requirement.

Section 1.102 Accessory Structures and Buildings – All Districts

Unless otherwise specifically provided in this Ordinance, the following regulations shall apply to accessory structures or buildings in all zoning districts:

- (A) **Dimensional Regulations.** Unless explicitly permitted elsewhere in this Ordinance, accessory buildings and structures shall meet the following requirements:

Table 13: Dimensional Regulations of Accessory Buildings and Structures

	Attached Accessory Buildings	Detached Accessory Buildings	Detached Accessory Structures (Non-Building)
Location	Same as principal building.	Permitted in side or rear yard only, unless explicitly permitted elsewhere in this Ordinance.	Permitted in side or rear yard only, unless explicitly permitted elsewhere in this Ordinance.
Minimum Setbacks	Same as principal building.	<p>1. Zoning District Regulations:</p> <p>i. In the AG, R-1A, R-2A, R-1B, R-1C, RMH and RM districts and for residential uses in non-residential districts: 5 ft. setback from side or rear lot line. On double frontage or corner lots, detached accessory buildings shall comply with front yard setbacks on all street frontages.</p> <p>ii. In all other districts, except as otherwise specified: A detached accessory building shall meet the same setbacks required for principal buildings in the district.</p> <p>2. Detached accessory buildings (≤768 sq. ft. floor area): 10 ft. from the principal structure.</p> <p>3. Detached accessory buildings (>768 sq. ft. floor area): 24 ft. from the principal structure, or a distance equal to the longest length of the accessory building, whichever is greater.</p>	
Maximum Height	Maximum height permitted for a principal building, or height of the principal building, whichever is less.	<p>1. R-1A, R-2A, R-1B, R-1C, RM, Districts: See Footnote (1)(4) below. The maximum height may be increased by 2 feet on lots 1 acre in area or larger.</p> <p>2. AG District: 20 ft. The maximum height may be increased by 2 feet on lots 1 acre in area or larger.</p> <p>3. All other districts: Maximum height permitted by Error! Reference source not found.Article 4.</p>	<p>1. R-1A, R-2A, R-1B, R-1C, RM Districts: 14 ft.</p> <p>2. AG District: 20 ft.</p> <p>3. All other districts: Max. height permitted by Error! Reference source not found.Article 4.</p>
Maximum Lot Coverage	Same as principal building.	<p>1. Shall be included in computations to determine compliance with maximum permitted lot coverage for the zoning district.</p> <p>2. The maximum lot coverage of all detached accessory buildings on any lot shall be the lesser of the following: (see shed exceptions in section 7.202(D)(3))</p> <p>a. 4,800 sq. ft.; or</p> <p>b. the maximum area permitted by the lot coverage standards in Error! Reference source not found.Article 4; or</p> <p>c. the area of the parcel (in acres) multiplied by 1,280, subject to Section 1.102(D)(2)Section 7.202(D)(2).</p> <p>3. For agricultural buildings located on a farm of at least 10 acres in the AG district, the lot coverage of all agricultural buildings may exceed the lot coverage limits above, provided the lot complies with the lot coverage standards of the zoning district.</p> <p>4. For non-residential uses in a non-residential zoning district, the Planning Commission may permit the lot coverage of all detached accessory buildings to</p>	If 30 inches or higher above grade, shall be included in computations to determine compliance with maximum permitted lot coverage for the zoning district.

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	<p>exceed the lot coverage limits above via special land use approval, provided the lot complies with the lot coverage standards of the zoning district, and the application meets the special land use requirements of Section 12.306. The approval process for a detached accessory building that exceeds the lot coverage limits shall be the same as the approval process for the principal use to which the detached building is accessory.</p> <p><u>Example:</u> Detached accessory buildings on a 1.5 acre lot would be permitted to cover no more than (1.5 x 1,280) = 1,920 sq. ft., subject to the maximum permitted lot coverage for the zoning district.</p>	
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Table 3 Footnotes:

- (1) Except as otherwise permitted in this Ordinance, the maximum permitted height of detached accessory buildings in single-family and multiple-family residential districts shall be as listed in the following table:

Roof Pitch	Maximum Height
4/12 – 6/12	14 feet
6.01/12 – 8/12	16 feet
>8/12	17 feet

- (2) All detached accessory buildings shall have a roof with a minimum pitch of 4/12. Flat roofs and roofs with a pitch less than 4/12 are prohibited; however, a shallower roof pitch may be permitted to exactly match the roof pitch of the principal structure.

- (B) **Appearance and Materials.** Accessory structures and buildings shall meet the following standards:

- (1) **Appearance.** Accessory structures and buildings shall be designed and constructed to be compatible with the design and construction of the principal building on the site. Compatibility includes similarity of architectural features including, but not limited to, roof pitch, windows, facades, and building material appearance. Accessory buildings attached to a single family dwelling shall also comply with the Single Family Residential Architectural Design Standards included in ~~Error! Reference source not found.~~ Section 5.115 of this Zoning Ordinance.

- (2) **Concrete Floor and Rat Wall.** Any accessory building located on a single family residential zoned lot with a lot area less than 2.5 acres, ~~or on an agricultural zoned lot with a lot area less than 2.5 acres~~ and with a residential principal use, shall have a concrete floor or pad and a rat wall.

- (C) **Specific Requirements for Attached Accessory Structures and Buildings.** Accessory structures and buildings which are attached to the principal building or structure via a completely enclosed area with a finished floor or via shared wall construction (an unenclosed breezeway is not a sufficient attachment) shall be considered part of the principal building or structure, and shall meet all requirements of this Ordinance for the principal building or structure, except to the extent the requirements are inconsistent with ~~Section 1.102(A)~~ Section 7.202(A).

(D) **Specific Requirements for Detached Accessory Buildings.** Detached accessory buildings shall comply with the following:

- (1) **Scenic Lots.** On a scenic lot, a detached accessory building may be erected on the street frontage of the lot except that the required setback from the street frontage shall be a minimum of 35 feet.
- (2) **Detached Garages and Sheds on Smaller than 18,000 Square Foot Lots.** It is the intent of this Ordinance to permit each single family residential dwelling unit to have a detached garage, ~~and a detached shed.~~ The detached accessory building lot coverage regulations in ~~Section 1.102(A)~~ Section 7.202(A) limit the floor area of detached accessory buildings, including detached garages.

In order to permit detached garages on lots smaller than 18,000 square feet, a principal single family residential dwelling unit without a garage (either attached or detached) may be permitted to construct a detached garage up to 528 square feet in floor area ~~and a detached shed up to 120 square feet in floor area~~, provided that all other requirements of this Ordinance are met.

- (3) **Detached Shed Exemptions.** In residential and agricultural districts, one (1) detached accessory building of up to one hundred twenty (120) square feet may be permitted in addition to the permitted lot coverage as described in Section 7.202(A). No permit shall be required for an accessory building of one hundred twenty (120) square feet or less, but the accessory building will still be required to meet the setback, height, and location standards in Section 7.202(A) and all other applicable standards of this ordinance.

- ~~(3)~~(4) **Lot Coverage.** All detached buildings, except as otherwise specified, shall be considered when calculating compliance with the permitted lot coverage as described in Section 1.102(A) ~~Section 7.202(A)~~.

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Section 1.103 Accessory Structures or Buildings - Residential and Agricultural Districts

The following regulations shall apply to accessory structures or buildings located in Residential and Agricultural zoning districts (including R-1A, R-2A, R-1B, R-1C, RM, and AG Districts).

- (A) **Use of Accessory Structures.** Attached and detached accessory structures in Residential Districts shall not be used as dwelling units or for any business, trade, profession, or occupation.
- (B) **Prohibited Accessory Structures.** The following accessory structures and buildings are prohibited in Residential and Agricultural Zoning Districts:
 - (1) Accessory buildings and structures which are principally constructed of clear plastic, glass, or membrane type materials shall be prohibited in Residential Districts, except as specifically permitted under Section 1.103(E) ~~Section 7.203(E)~~.
 - (2) Temporary carports.

- (C) **Permitted Yard Encroachments.** The following accessory structures and buildings may be constructed in yard setbacks in Residential Districts, subject to the following requirements:
- (1) **Open Decks, Paved Terraces and Patios in the Rear Yard Setback.** Open decks, paved terraces and patios which have no roof or other projections above any required railing and which are at or below the finished first floor level of the building may encroach up to ten (10) feet into the required rear yard setback area on any lot, provided that in no case may any paved terrace, patio, deck, or other similar structure be located closer than 25 feet a regulated wetland(s) or a detention pond or non-regulated wetland as shown on an approved site plan.
 - (2) **Open Decks, Paved Terraces and Patios in the Front Yard Setback.** Open decks, paved terraces, and patios which are at or below the finished first floor level of the building may encroach up to six (6) feet into the required front yard setback area on any lot, provided that in no case may any paved terrace, patio, deck, or other similar structure be located closer than 25 feet a regulated wetland(s) or a detention pond or non-regulated wetland as shown on an approved site plan. Open decks, paved terraces, and patios that encroach into the required front yard setback area may have a required railing and a be covered with a roof that is no higher than the first story and does not encroach more than 6 feet into the front yard setback area. Any deck, terrace or patio that encroaches into the front yard setback must remain open and shall not be enclosed.
 - (3) **Landscaping, Garden, and Retaining Walls.** Landscaping, garden, and retaining walls raised three feet or less above the finished grade may be located in a yard setback.
 - (4) **Architectural Features.** Architectural features such as steps may be permitted to encroach into required yards in accordance with **Error! Reference source not found.Section 7.118.**
 - (5) **Swimming Pools.** Swimming pools may be located in required yard setback subject to the requirements in **Error! Reference source not found.Section 7.206.**
 - (6) **Walls, Fences, and Other Protective Barriers.** Walls, fences, and other protective barriers may be located in a yard setback pursuant to **Error! Reference source not found.Section 7.205.**
- (D) **Flagpoles.** Flagpoles shall not exceed 35 feet in height, and may be located in any required yard setback.
- (E) **Greenhouses.** Greenhouses in Residential Districts shall be used only for agricultural or horticultural purposes and shall not be used as storage facilities. Greenhouses are exempt from the requirements in **Section 1.103(B)Section 7.203(B)**, but shall meet all other requirements of this **Article 1, Chapter 1Article 7, Chapter 2.**
- (F) **Carports.** In the case of attached condominiums or apartments, carports may be located in the front yard provided they are not located in a front yard setback area.

Section 1.104 Accessory Structures or Buildings - Non-Residential Districts and Non-Agricultural Districts

(A) **Decks, Patios, and Porches.** Decks, patios, porches and other similar structures shall not encroach into required setbacks, buffers or greenbelts.

~~(B)~~ **Walls, Fences, and Other Protective Barriers.** Walls, fences, and other protective barriers shall comply with *Error! Reference source not found.*Section 7.205.

(B)

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**CHARTER TOWNSHIP OF VAN BUREN
PLANNING COMMISSION
MARCH 14, 2018
MINUTES - DRAFT**

Chairperson Thompson called the meeting to order at 7:32 p.m.

ROLL CALL:

Present: Kelley, Atchinson, Budd, Boynton, Jahr and Thompson.

Excused: Franzoi.

Staff: Director Akers and Secretary Harman.

Planning Representatives: None.

Audience: Nine (9).

APPROVAL OF AGENDA:

Motion Kelley, Boynton second to approve the agenda of March 14, 2018 as presented.

Motion Carried.

APPROVAL OF MINUTES:

Motion Boynton, Jahr second to approve the regular meeting minutes of February 28, 2018 as presented. Motion Carried.

PUBLIC HEARING:

ITEM # 1 ZONING ORDINANCE AMENDMENT – DETACHED ACCESSORY BUILDING REGULATIONS

TITLE: TO CONSIDER AMENDING THE TEXT OF THE VAN BUREN CHARTER TOWNSHIP ZONING ORDINANCE 5-2-17(2) BY MODIFYING THE REQUIRED SETBACKS FOR DETACHED ACCESSORY BUILDINGS GREATER THAN 768 SQUARE FEET AND FOR DETACHED ACCESSORY BUILDINGS IN COMMERCIAL OR INDUSTRIAL ZONING DISTRICTS; MODIFYING THE APPROVAL PROCESS FOR NON-RESIDENTIAL DETACHED ACCESSORY BUILDINGS IN NON-RESIDENTIAL DISTRICTS; MODIFYING THE REQUIREMENT FOR DETACHED ACCESSORY BUILDINGS TO HAVE CONCRETE FLOORS AND RATWALLS IN THE AGRICULTURAL DISTRICT; AND MODIFYING THE LOT COVERAGE REQUIREMENTS BY CREATING AN EXCEPTION FOR DETACHED SHEDS 120 SQUARE FEET IN AREA OR LESS IN RESIDENTIAL AND AGRICULTURAL DISTRICTS.

Motion Boynton, Kelley second to open the public hearing. Motion Carried.

Director Akers gave the presentation referencing his staff memo dated 12-22-17. Over the past several months issues were raised regarding the accessory structure standards of the zoning ordinance. Director Akers presented examples of the issues raised and proposed changes to the accessory structure standards of the zoning ordinance. The proposed changes are:

- A. **Minimum Setbacks.** New Language: In all other districts, except as otherwise specified: A detached accessory building shall meet the same setbacks required for principal buildings in the district.

- B. **Approval Process for Accessory Buildings, which Exceed the Lot Coverage Requirements in Non-Residential Districts.** New Language: The approval process for a detached accessory building that exceeds the lot coverage limits shall be the same as the approval process for the principal use to which the detached building is accessory.
- C. **Concrete Floor and Rat Wall in Agricultural Districts.** Remove language: on an agricultural zoned lot with a lot area less than 2.5 acres.
- D. **Detached Shed Exemptions.** New language: In residential and agricultural districts, one (1) detached accessory building of up to one hundred twenty (120) square feet may be permitted in addition to the permitted lot coverage as described in Section 7.202(A). No permit shall be needed for an accessory building of one hundred twenty (120) square feet or less, but the accessory building will still be required to meet the setback, height and location standards in Section 7.202(A) and all other applicable standards of this ordinance.

No comments from the Commission or the audience.

Motion Kelley, Boynton second to close the public hearing. Motion Carried.

ITEM # 2 17-024 – MASTER PLAN AMENDMENT - HAROLD SMITH FARM FUTURE LAND USE

TITLE: THE APPLICANT, BEN GRIFFIN, IS REQUESTING AN AMENDMENT TO THE TOWNSHIP’S FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE DESIGNATION FROM LOW DENISTY SINGLE FAMILY B TO LIGHT INDUSTRIAL.

LOCATION: THE PROPERTY LOCATED AT 50015 MICHIGAN AVENUE IS THE SUBJECT OF THE REQUEST. THE PROPERTY IS LOCATED ON THE SOUTH SIDE OF MICHIGAN AVENUE, EAST OF ECORSE ROAD AND WEST OF DENTON ROAD. (APPROXIMATELY 75 ACRES).

Motion Boynton, Atchinson second to open the public hearing. Motion Carried.

Applicant Ben Griffin gave the presentation. The applicant is requesting an amendment to the Township’s future land use map to change the future land use designation from low-density single family B to light industrial. Mr. Griffin is aware of the neighborhood to the east and a 400-foot landscape buffer will be integrated into the property in the event of future development.

Director Akers explained the amendment process, if the Planning Commission decides to move forward with the amendment they can choose to adopt the amendment and forward it to the Township Board for final approval. Director Akers asked McKenna Associates to review the property for light industrial rezoning; they identified the Harold Smith Farm as a property that may be suitable for the future land use classification. A 300-400 foot buffer will protect the neighboring residential area including a berm with planted trees and no drive access or pavement in the buffer area.

Two (2) Residents discussed concerns about noise, the residential buffer area, the berm and type of trees planted, size of the trees, the location of the entrance for future development, truck traffic on

Denton Road, the types of business that qualify as light industrial and keeping the quality of life for the residents of Denton Village.

Motion Boynton, Atchinson second to close the public hearing. Motion Carried.

NEW BUSINESS:

ITEM # 1 18-001 – TEMPORARY LAND USE APPROVAL

TITLE: THE APPLICANT, PHANTOM FIREWORKS, IS REQUESTING A TEMPORARY LAND USE PERMIT TO CONDUCT A TEMPORARY OUTDOOR FIREWORKS TENT SALE.

LOCATION: THE PROPERTY IS LOCATED AT 2095 RAWSONVILLE ROAD, VAN BUREN TOWNSHP, MI 48111. THIS SITE IS LOCATED IN THE PARKING LOT OF THE LAKEWOOD SHOPPING PLAZA.

Richard Tapper of Phantom Fireworks gave the presentation. Phantom Fireworks is requesting a temporary land use permit to conduct a temporary outdoor fireworks tent sale from June 22nd through July 4th with operating hours of 10:00 a.m. – 10:00 p.m. This is Phantom Fireworks seventh season at the Lakewood Shopping Plaza, the tent and storage will remain in the same location as previous years.

Director Akers presented his staff review letter dated 2-9-18 recommending approval based on three (3) conditions:

1. That the applicant obtains approval from the Van Buren Township Fire Marshall.
2. That the applicant provide the Township with a current Consumer Fireworks Retail Facility: Non-Permanent License prior to the establishment of the temporary use.
3. That all proposed signage comply with the Zoning Ordinance.

Director Akers presented the Fire Department temporary land use approval letter dated 1-17-18.

Commissioner discussed fire extinguisher locations and the possibility of one by the cash register. The applicant informed the Commission there are a minimum of three (3) workers on the site at all times and would be able to access any of the existing extinguishers. No questions from the audience.

Motion Kelley, Boynton second to grant Phantom Fireworks a temporary land use permit to conduct a temporary outdoor fireworks tent sale from June 22 – July 4 based on the analysis and conditions in the staff review letter dated 2-9-18. Motion Carried. (Letter Attached)

ITEM # 2 17-024 – MASTER PLAN AMENDMENT HAROLD SMITH FARM FUTURE LAND USE

TITLE: THE APPLICANT, BEN GRIFFIN, IS REQUESTING AN AMENDMENT TO THE TOWNSHIP’S FUTURE LAND USE MAP TO CHANGE THE FUTURE LAND USE DESIGNATION FROM LOW DENSITY SINGLE FAMILY B TO LIGHT INDUSTRIAL.

LOCATION: THE PROPERTY LOCATED AT 50015 MICHIGAN AVENUE IS THE SUBJECT OF THE REQUEST. THE PROPERTY IS LOCATED ON THE SOUTH SIDE OF MICHIGAN AVENUE, EAST OF ECORSE ROAD AND WEST OF DENTON ROAD. (APPROXIMATEY 75 ACRES).

The Commission discussed the action to adopt the amendment.

Motion Boynton, Jahr second to adopt an amendment to the future land use map for the Harold Smith Farm to change the future land use designation from Low Density Single Family B to Light Industrial, the property is located at 50015 Michigan Avenue, on the south side of Michigan Avenue, east of Ecorse Road and west of Denton Road, approximately 75 acres and recommend to the Township Board of Trustees for approval.

Roll Call:

Yeas: Jahr, Boynton, Kelley, Atchinson, Budd and Thompson.

Nays: None.

Absent: Franzoi.

Motion Carried.

ITEM # 3 ZONING ORDINANCE AMENDMENT – DETACHED ACCESSORY BUILDING REGULATIONS

TITLE: TO CONSIDER AMENDING THE TEXT OF THE VAN BUREN CHARTER TOWNSHIP ZONING ORDINANCE 5-2-17(2) BY MODIFYING THE REQUIRED SETBACKS FOR DETACHED ACCESSORY BUILDINGS GREATER THAN 768 SQUARE FEET AND FOR DETACHED ACCESSORY BUILDINGS IN COMMERCIAL OR INDUSTRIAL ZONING DISTRICTS; MODIFYING THE APPROVAL PROCESS FOR NON-RESIDENTIAL DETACHED ACCESSORY BUILDINGS IN NON-RESIDENTIAL DISTRICTS; MODIFYING THE REQUIREMENT FOR DETEACHED ACCESSORY BUILDINGS TO HAVE CONCRETE FLOORS AND RATWALLS IN THE AGRICULTURAL DISTRICT; AND MODIFYING THE LOT COVERAGE REQUIREMENTS BY CREATING AN EXCEPTION FOR DETACHED SHEDS 120 SQUARE FEET IN AREA OR LESS IN RESIDENTIAL AND AGRICULTURAL DISTRICTS.

No comments from the Commission or the audience.

Motion Kelley, Budd second to recommend the Zoning Ordinance Amendment for Detached Accessory Building Regulations to the Township Board of Trustees for approval.

Roll Call:

Yeas: Atchinson, Budd, Kelley, Boynton, Jahr and Thompson.

Nays: None.

Absent: Franzoi.

Motion Carried.

GENERAL DISCUSSION:

Commissioner inquired if there is an update regarding Ashley Capital. Director Akers gave a brief update; Ashley Capital is in the resubmittal process with Wayne County regarding the traffic study and will return to the Planning Commission once comments are received from the County.

ADJOURNMENT:

Motion Boynton, Kelley second to adjourn at 8:23 p.m. Motion Carried.

Respectfully submitted,

Christina Harman
Recording Secretary