



# DEXTER TOWNSHIP

6880 DEXTER-PINCKNEY ROAD  
DEXTER, MI 48130

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DIANE RATKOVICH  
SUPERVISOR

MICHELLE  
STAMBOULELLIS  
CLERK

MARIS METZ  
TREASURER

JEFF MCDOLE  
LAURA SANDERS  
KAREN SIKKENG  
KAREN NOLTE  
TRUSTEES

## Board of Trustees – Meeting Agenda

Tuesday, July 19, 2022

6:00 PM

1. Call to Order
2. Pledge of Allegiance
3. Roll Call/Supervisor's Remarks / Conflict of Interest Check. Absent with notice Karen Sikkenga
4. 1<sup>st</sup> Call for Public Comment: *(Please state your name and address and limit comments to 3 minutes)*
5. Approval of the Agenda
6. Approval of the Minutes: BOT Meeting June 21, 2022
7. **ORAL REPORTS**
  - A. Discussion Stephanie Blatt Consumers Energy for Solar Energy
  - B. Update on Planning Department/Master Plan- David Rohr
8. **NEW BUSINESS**
  - A. Plan for sale of 6900 Dexter-Pinckney
  - B. Approval of Tanner property to tap into MLSA at [11913 N Territorial Road](#), #04-16-400-013
  - C. Update on Township Recycling Program /Appointment/Bins/ Forming Committee
  - D. Approve Maris Metz resignation from the Western Washtenaw Area Value Express Board
  - E. Gathering Information on making the employment of Abigail Norsworthy permanent
9. **RESOLUTIONS**
  - A. # 22-654 Set the 2022 Dexter Township Millage rates
10. **AUTHORIZATION OF PAYMENTS**
  - i) General, Fire, Police, Fire Sub-Station, Multi-Lakes Enterprise & Agency Fund Payments – Michelle Stamboulellis – *Second run to be distributed at Board meeting*
  - ii) Treasurer Repot – Treasurer
11. 2<sup>nd</sup> Call for Public Comment
12. Other Issues, Comments and Concerns of Board Members & Staff
13. Future Agenda Items
  - i) Vacant Land Sale Outdoor
  - ii) Outdoor Warning System
  - iii) Chelsea District Library
14. Adjournment

The next regularly scheduled monthly meeting of the Dexter Township Board is:  
August 16, 2022

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**Attachments – Township:** *NOTE:* Listed items are attached to the packets for Board members and posted on the Township website. Others can obtain copies of the reports by making a request to Township staff.

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1. Supervisor's Report-**Attached**
2. Clerk's Report
3. Treasurer's Report- **Attached**
4. Trustees' Report
5. Assessor's Report
6. Director of Planning & Zoning Report- **Attached**
7. Personnel Policy Committee
8. Open Space and Land Preservation
9. Dexter Township Senior Center
10. Chelsea Area Construction Agency
11. Chelsea Area Fire Authority
12. Chelsea Area Planning/Dexter Area Regional
13. Chelsea District Library
14. Dexter Area Fire Department
15. Dexter District Library
16. Huron River Watershed Council -**Attached**
17. Local Roads Committee
18. Multi-Lakes Sewer Authority
19. Portage-Base Sewer Authority
20. Warning Siren Inspections - **Attached**
21. Washtenaw Area Transportation Study (WATS)
22. Washtenaw Area Value Express (WAVE)
23. Washtenaw Broadband Initiative
24. Washtenaw County Road Commission
25. Washtenaw County Sheriff Traffic Counts
26. Western Washtenaw Recycling Authority

*The Dexter Township Board will provide necessary reasonable auxiliary aids and services, such as signers for the hearing impaired and audio tapes of printed materials being considered at the meeting, to individuals with disabilities at the meeting upon seven days' notice to the Dexter Township Board.*

*Individuals with disabilities requiring auxiliary aids or services should contact the Dexter Township Board by writing or calling the Office Manager at the address and phone number printed at the top of this agenda.*

Diane Ratkovich  
*Supervisor*  
Michelle Stamboulellis  
*Clerk*

Maris Metz  
*Treasurer,*  
Jeffrey McDole  
Karen Nolte,  
Laura Sanders,  
Karen Sikkenga,

*Trustees*

**Meeting of the Dexter Township Board**

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6880 DEXTER-PINCKNEY RD.  
DEXTER, MI 48130  
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[www.dextertownship.org](http://www.dextertownship.org)



**Tuesday, June 21, 2022 6:00 PM**

**Location: Dexter Township Hall, 6880 Dexter-Pinckney Rd., Dexter, MI**

**CALL to ORDER:** Supervisor Ratkovich called the meeting to order at 6:00 PM.

**PLEDGE of ALLEGIANCE:** Recited by all.

**ROLL CALL:** Present – Ratkovich, Stamboulellis, Metz, Sanders, Nolte, McDole, and Sikkenga. Absent – None. Also present: Barry Lonik, OSLP Consultant; David Rohr, Director of Planning and Zoning, and Janis Miller, Recording Secretary.

**SUPERVISOR'S REMARK/CONFLICT OF INTEREST:**

Supervisor Ratkovich noted that Dexter Area Fire Department Fire Chief Robert Smith was retiring the end of June. She shared appreciation from all in the Dexter Township community for his service to the residents and wished him well in his retirement. Supervisor Ratkovich wished everyone a happy and safe 4<sup>th</sup> of July. She mentioned that in preparation of the upcoming August 2<sup>nd</sup> Election, applications for absent voter (mail-in) ballots were in the mail to those who had requested a ballot. Principals of Decorum the Supervisor would like to adopt were read: **1)** At public meetings, Board members shall treat fellow elected officials, staff, officials of other municipal organizations, and members of the public with patience, courtesy, and civility even when there is disagreement. **2)** At public meetings, Board members shall not interrupt another Board member who has the floor, nor engage in or entertain private discussions with other board members. **3)** At public meetings, Board members are encouraged to use formal style, including appropriate titles, in addressing the public, staff, and fellow Board members, and shall strive to maintain a neutral tone at all times. **4)** At public meetings, Board members shall refrain from the use of profanity, emotional outbursts, personal attacks, or any speech or conduct that tends to bring the Township Board into disarray, or that would subject the Township or fellow elected official or staff member to public ridicule. **5)** At all times Board members, as representatives of Dexter Township citizens, shall treat fellow elected officials, staff, officials of other municipal organizations, and members of the public with patience, courtesy, and civility. **6)** At all times Board members must act within their respective authority and role within Township government. The Board of Trustees possesses the legislative power in the Township and legislates through ordinances and resolutions, enacting the policy decisions of Dexter Township for long-term and short-term goals. The Board of Trustees is also responsible for approving the Township budget and all capital improvement plans. At public meetings, the Supervisor acts as the Chair of the Board but does not possess veto power and is considered a voting member of the Board like other Board members but possesses authority to maintain order in the public meeting.

Board members have no conflicts of interest in this meeting.

**1<sup>st</sup> CALL TO THE PUBLIC:**

Opened 6:07 PM

Kim Marinelli, 5775 Libby Court

She thanked the Board of Trustees as she voted them in on the environmental platform. She looks forward to the expansion of recycling in Dexter Township and is eager to help keep plastic and Styrofoam out of the landfills.

Natalie Marinelli, 5775 Libby Court

She echoed that recycling is very important and wanted everyone to know that not all plastics are recyclable.

Chief Robert Smith, DAFD

He thanked the Dexter Township Board of Trustees for their support and stated he enjoyed working with the township procuring the new building (Station 2 on N. Territorial) and new equipment. Chief Smith encouraged the Board to adopt a Fire Code noting that it could also help with the open spaces the township is seeking to preserve with Development Rights.

Bill Christen, 19 Chestnut Drive, Chelsea

He conducts a Styrofoam collection in Chelsea in collaboration with DART Industries. He wanted to share his support for the Stamboulellis' family Styrofoam collections in Dexter Township and would like a monthly collaborative between Chelsea and Dexter Township.

**APPROVAL of the AGENDA:**

Discussion: Adding New Business Item E. Change to Road Committee by Trustee Sikkenga.

Motion by Sikkenga to approve the agenda as amended. Motion seconded by Metz.

Roll Call Vote: Yea – Sanders, Sikkenga, Metz, McDole, Nolte, Stamboulellis, Ratkovich;

Nays – None; Absent – None. Motion carried 7-0.

**APPROVAL of the MINUTES:**

Motion by Sikkenga to approve the regular meeting minutes from May 17, 2022 meeting as amended. Motion second by Metz.

Amendment - Removal of the Discussion on the top of page #6 and replace with *We as Board members and Representatives of Dexter Township should express civility and respect in and outside of Dexter Township as well as on Dexter Township Public Meetings to one another and about one another.*

Discussion: What the minutes should consist of. Attorney Roberts said the minutes should be motions/votes, who presented specific topics, and public speakers. Supervisor Ratkovich notes that the minutes are not a transcript and the Township Clerk is the author of the minutes [and edits minutes according to Board members requests upon approval].

As Trustee Sikkenga and Trustee McDole were not at the May Board Meeting, each felt they should not vote on approval of the minutes. Attorney Roberts stated that there must be a motion and vote to allow the two Trustees to abstain from voting.

Motion by Metz to allow Trustee Sikkenga to abstain from voting on the approval of the minutes. Motion second by Sanders.

Roll Call Vote: Yea – Metz, Stamboulellis, Ratkovich; Nays – Nolte, Sanders; Abstain – McDole, Sikkenga; Absent - None. Motion carried 3-2.



Motion by Metz to allow Trustee McDole to abstain from voting on the approval of the minutes. Motion second by Sanders.

Roll Call Vote: Yea – Metz, Stamboulellis, Sanders, Sikkenga, Nolte, Ratkovich;

Nays – None; Abstain – McDole. Motion carried 6-0.

Vote on motion to approve May 17<sup>th</sup> meeting minutes: All ayes. Motion carried.

**REPORTS (oral presentations):**

- A. Introduction of Abigail Norsworthy – Supervisor Ratkovich  
Supervisor Ratkovich introduced Abby as the new Office Administrative Assistant hired on a temp status through Express Professionals. Abby shared her background with the Board.
- B. Director of Planning and Zoning Update – DPZ Rohr  
BS&A software for the Planning and Zoning office has been installed, and training completed. The property files for Dexter Township have been digitalized to sync with the software. The Master Plan Committee did not meet last month but will meet in late July. A link to the township Master Plan survey has been included in the tax bills mailed on July 1<sup>st</sup>. Paper copies of the survey are available. A Public Hearing will be scheduled when the Master Plan is completed.

**OLD BUSINESS:**

- A. Motion to Sell or Rent 6900 Dexter-Pinckney House  
Discussion: The Township doesn't belong in the rental business. Determine a fair market value. Rent, for one more year, with option to buy. Restriction on sale that the Township has first refusal if property sold again. Property could be used for future recycling [expanding current recycling in the parking lot] or not.  
  
Motion by Nolte to sell the house at 6900 Dexter-Pinckney Road. Motion second by Metz.  
Roll Call Vote: Yea – Nolte, McDole, Metz, Sanders, Sikkenga, Ratkovich.  
Nays – Stamboulellis; Absent – None. Motion carried 6-1.
- B. Discussion of 25.66 acres owned by Dexter Township  
Acreage purchased June 18, 2019 at a tax sale for \$7,544.00. There is a permanent conservation easement attached to the property. If sold, the proceeds will be turned over to the county for back taxes. The acreage is landlocked without current road/driveway/path access.

Motion by Nolte to sell the property with deed restrictions to abutting land owners.  
Motion second by Sikkenga.

Discussion: Attorney Roberts cautioned that the Township cannot select the buyers and it must be posted publicly for sale. Board consensus was that the land needed to be preserved. Nolte withdraws her motion and Sikkenga withdraws her second to the motion.

Motion by McDole to proceed with the sale of the property and investigate options as to how it can remain open space, reporting findings to the Board in July. Motion second by Stamboulellis.

Roll Call Vote: Yea – Metz, McDole, Stamboulellis, Sanders, Sikkenga, Nolte, Ratkovich;  
Nays – None; Absent – None. Motion carried 7-0.

### **NEW BUSINESS:**

A. Approval of Summer 2022 Tax Bill Postage – Treasurer Metz

Motion by Nolte to approve the summer tax bill postage payment to Print-tec, in the amount of \$1,250. Motion second by Sanders. All ayes. Motion carried.

B. Portage Lake Fire Works – Supervisor Ratkovich

Motion by McDole to approve the Portage Lake Fireworks. Motion second by Metz.

Roll Call Vote: Yea – Nolte, McDole, Metz, Sikkenga, Sanders, Stamboulellis, Ratkovich;  
Nays – None; Absent – None. Motion carried 7-0.

C. Consideration of Monitoring System for Outdoor Warning System (OWS) – Supervisor Ratkovich

Currently the monitoring of the OWS is located at the N. Territorial Fire Station. It is reported on an old dot matrix printer that sometimes jams, runs out of paper or doesn't report. The discussion centered around: what standard is legally required from the Township and who is authorized to access the monitoring; what current technology (online?) is available; use of police or fire millage to upgrade the system; monthly testing of the Outdoor Warning Systems in conducted by Washtenaw County; Trustee McDole, along with Supervisor Ratkovich, will write a policy for the OWS. This item will be put on a future agenda.

D. Motion to approve revisions to Ordinance #37 for the Open Space and Land Preservation – Clerk Stamboulellis

OSLP Consultant Barry Lonik introduced the addition of Stewardship of the Land criteria and scoring. Questions and discussion of organic farming and how this scoring will impact scoring of longstanding farms that are not organic. Question as to what "low impact" means and adding it to definitions.

Motion by Sanders to approve Ordinance #37 as amended. Motion second by Stamboulellis.

Roll Call Vote: Yea – Metz, McDole, Nolte, Sikkenga, Sanders, Stamboulellis, Ratkovich;  
Nays – None; Absent – None. Motion carried 7-0.

E. Change to the Road Committee membership – Trustee Sikkenga

Charles Wolf has withdrawn from the committee and Trustee Sikkenga would like to appoint Molly Maciejewski.

Motion by Sikkenga to appoint Molly Maciejewski to the Dexter Township Road Committee, replacing Charles Wolf. Motion second by Metz. All ayes. Motion carried.

Further discussion: Rate of pay for Road Committee members. Place single hauler trash question with the Road Committee. Sikkenga will resign from WATS (Washtenaw Area

Transportation System) to focus on roads. McDole asked if there was an opening for an alternate on the Road Committee – Sikkenga said she had one.

### **RESOLUTION DISCUSSION:**

Supervisor Ratkovich stated an Environmental Committee is being developed and in the near future would come to the Board with more concrete plans and proposed membership.

- A. Styrofoam Recycling and Film Plastic Recycling Program – Clerk Stamboulellis Shared email from Theo Eggermont, Washtenaw County Public Works Director, supporting the polystyrene (Styrofoam) and plastic film recycling in Dexter Township.

Motion by Sikkenga to approve Resolution #22-653, A resolution to establish a pilot Styrofoam Recycling, a pilot Film Plastic Recycling program, and establish an Environmental Committee with \$10,000 budgeted from the General Fund for remainder of the fiscal year ending March 31, 2023. Motion second by Sanders.

Discussion: Styrofoam collection in Chelsea by volunteer Bill Christen. What is the interest/commitment in film plastic recycling by WWRA – Western Washtenaw Recycling Authority. How to support Chelsea High School's film recycling program. Procuring containers for the film plastic and Styrofoam. Lowering special assessments by educating the public about proper recycling. Budget for the Township Pilot Program. Asking WWRA Facility Manager Marc Williams to make a presentation before the Dexter Township Board of Trustees.

Friendly amendment to the original motion by Sikkenga, second by Sanders, to strike the last paragraph and substitute "A committee will be brought forward and charged with addressing the collaborative issue with ongoing operations and distribution of materials."

Roll Call Vote: Yea – Sikkenga, Sanders, Stamboulellis, McDole, Metz, Ratkovich;  
Nays – Nolte; Absent – None. Motion carried 6-1.

- B. Rezoning – DPZ Rohr

DPZ Rohr said that due to a mapping error two residential parcels were mapped as public recreation and applications were initiated by Dexter Township for rezoning. The Planning Commission held a Public Hearing, April 26, 2022, on the rezoning and recommends the Board of Trustees approve rezoning the two parcels.

Motion by Metz to approve Resolution (22-PC-208) and Resolution (22-PC-209), rezoning the parcels from Public Recreation (PC) to Rural Residential (RR). Motion second by Sikkenga. All ayes. Motion carried.

### **AUTHORIZATION of PAYMENTS** – Treasurer Metz

Motion by Metz to approve payments for: General Fund \$347,058.09, Fire Fund \$89,646.23, Police Fund \$41,380.01, Open Space and Land Initiative fund \$469.38, General Agency fund \$9,125.73, and Payroll \$33,039.44; for a grand total, including payroll, of \$520,718.88. Motion second by Sikkenga.

Roll Call Vote: Yea – McDole, Nolte, Metz, Sikkenga, Sanders, Stamboulellis, Ratkovich;

Nays – None; Absent – None. Motion carried 7-0.

**2nd CALL TO THE PUBLIC:**

A. Letters of concern regarding trash pick-up - Supervisor

Public Comment Opened at 9:15 PM

Nancy Tatara, 5911 Madden Road

She wanted to know how she could get internet service.

Trustee Nolte (on the Broadband Committee) answered that a contract has been awarded to Charter and they have 2 years to fulfill the contract. The County has hired a consultant.

Lawyers are reviewing the contract. Cable may be laid as early as August.

**OTHER ISSUES, COMMENTS and CONCERNS of BOARD MEMBERS & STAFF:**

Supervisor Ratkovich said that Multi Lakes Water and Sewer has submitted their audit.

**FUTURE AGENDA ITEMS:**

- A. Trustee McDole will present a policy for monitoring the Dexter Township Outdoor Warning System.
- B. The Board will continue investigating, and deciding, on an updated reporting system for the Outdoor Warning System.
- C. Result of investigating options for 25.66 acres, owned by Dexter Township, and how it can remain open space
- D. Clerk Stamboulellis will introduce goals and volunteers for the Environmental Committee.

**ADJOURNMENT:**

Motion by Metz to adjourn the meeting. Motion second by Sanders. All ayes. Motion carried. The meeting was **adjourned** at 9:19 PM.

Respectfully Submitted,

Michelle Stamboulellis, Clerk  
Dexter Township

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I, THE UNDERSIGNED, MICHELLE STAMBOULELLIS, THE DULY QUALIFIED CLERK FOR THE TOWNSHIP OF DEXTER, WASHTENAW COUNTY, MICHIGAN, DO HEREBY CERTIFY THAT THE FORGOING IS A TRUE AND COMPLETE COPY OF CERTAIN PROCEEDINGS TAKEN BY THE DEXTER TOWNSHIP BOARD OF TRUSTEES AT A REGULAR BOARD MEETING HELD ON THE 21<sup>ST</sup> DAY OF JUNE 2022 AND THAT THE FORGOING MINUTES ARE THE DRAFT MINUTES FOR THE MEETING HELD ON THE 21, DAY OF JUNE 2022.

MICHELLE STAMBOULELLIS, CLERK, DEXTER TOWNSHIP