

**PROCEEDINGS OF VILLAGE OF FRANKLIN  
VILLAGE COUNCIL REGULAR MEETING  
MONDAY, AUGUST 11, 2008, 8:00 PM  
FRANKLIN VILLAGE HALL – BROUGHTON HOUSE  
32325 FRANKLIN ROAD, FRANKLIN, MICHIGAN 48025**

**I CALL TO ORDER**

President Gallasch called the meeting to order at 8:00 p.m. at the Franklin Village Hall, Franklin, Michigan.

**II ROLL CALL**

Present: Brian Coyer, Mark Jahnke, Bill Lamott, Amie Saltzman, Dominick Schiano, Fred Gallasch

Absent: Alan Harnisch (excused)

Also Present: Jon Stoppels, Administrator  
Eileen Pulker, Clerk  
Thomas Morrow, Treasurer  
Patrick Browne, Police Chief  
Tony Averbuch, Fire Chief  
Trey Brice, Village Attorneys, Hafeli Staran Hallahan Christ & Dudek, PC  
Pamela Hansen, Planning Commission Chairman  
Mary Hepler, Planning Commission

**Motion by Lamott supported by Schiano to excuse Harnisch in his absence from the meeting.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**III. ADOPTION OF AGENDA**

**Motion by Coyer supported by Schiano to approve the agenda as amended to delay items VIII A & B, and to add item VIII I – a discussion regarding the Kreger House.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**IV. MINUTES:**

**A. July 14, 2008 Regular Village Council Meeting Minutes**

**Motion by Coyer supported by Saltzman to approve the minutes of the July 14, 2008 Regular Village Council meeting as presented.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Abstain: Schiano**

**Absent: Harnisch**

**Motion carried.**

**V. REPORTS OF VILLAGE OFFICERS AGENTS**

Police Chief Patrick Browne referred the Council to his written report, and reported on a few incidences occurring in the last month, the first in Franklin was a theft from an unlocked vehicle on a driveway, in Bingham Farms a residence break-in was stopped by an audible alarm, and in a commercial establishment a wallet was taken from a desk in which it had been left overnight. Browne stressed the need to lock vehicles and to remove valuable personal items from vehicles left on driveways. Browne also reported on the access to fuel from the Farmington Hills Police Department, having reached an agreement with them, and since the Franklin Officers pick up reports daily from dispatch at Farmington Hills, it will prove to be convenient to fuel up there. Browne noted that an Oakland County CLEMIS meeting had been held in which e-citations had been discussed, which will necessitate printers to be available in each of the four (4) squad cars, for which there will be no initial cost to the Village. The recently received annual report was discussed and Browne stated that, for the year, there had been no residential break-ins and one (1) commercial break-in reported.

Stoppels stated that the arrangement for obtaining fuel from Farmington Hills and the credit cards for the Franklin Bingham Farms Fire Department had also been obtained, both of which will result in fuel savings. Both Browne and Stoppels were congratulated for the work in the cost savings.

Fire Chief Tony Averbuch thanked the Council for the credit cards to use for fuel purchases and referred the Council to his written report, noting that there had been 47 (forty-seven) runs. Averbuch reported on a change in the ranks now that Paul Mullins is retiring from his service to the department, having served as a fire fighter and Vice-President of the Fire Department board for many years.

Coyer stated that a resolution honoring Mullins's service to the community will be presented next month.

Treasurer Thomas Morrow referred the Council to his written report and stated that the bills list as presented was consistent with the Fiscal Year 2008-2009 approved budget and that the Village had sufficient funds to meet its present and future obligations. Morrow further reported that he did not have the most current interest rate information as the Village auditors had requested that the July bank statements be left sealed for their review. Morrow stated that the Audit review was due to begin on August 18, 2008, and that the bank reconciliations would be completed after that review.

Jim Kochensparger, GreenScapes, reported on the Public Works he is performing for the Village and stated that he had recently met with Stoppels and members of the Council in order to review the work plan and to report on the progress. Kochensparger added that his firm is maintaining 16 (sixteen) to 24 (twenty-four) properties in the Village which have failed to cut their lawns to comply with Village ordinances. Kochensparger stated that he would look at the intersection of Romsey Road and Fourteen Mile Road to see if the shrubbery still needed to be cut back for visibility, and that he was seeking guidance as to how best to improve the landscaping at Thirteen Mile Road and Franklin Road.

## VI. SUBMISSION OF CURRENT BILLS

### TOTALS

General Administration	\$	32,621.51
Building	\$	18,951.24
Insurance	\$	22,119.64
Legal	\$	3,381.00
Police	\$	13,546.52
Pressure Sewer	\$	200.00
General Debt Service	\$	0
Major Roads	\$	4,690.49
Local Roads	\$	4,365.00
Rubbish	\$	17,468.43
Trust & Agency	\$	18,800.00
Tax Fund	\$	69,123.62
Waste Water	\$	<u>0</u>
ALL FUNDS	\$	205,267.45

Motion by Coyer supported by Saltzman to approve the bills list as presented.

Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch

Nays: None

Absent: Harnisch

Motion carried.

## VII. PUBLIC REQUESTAN AND COMMENTS

Randy McElroy, 30575 Woodside, thanked Trustee Coyer for the tribute he had provided at the funeral for former Village President Whit Jones on August 9, 2008.

Gallasch noted that two (2) Boy Scouts were in attendance to fulfill requirements of their Citizenship in the Community badges.

## VIII. NEW BUSINESS

### C. Consider Landfill Permit Application for 26680 Willowgreen

Ray Rogers of Rockworks LLC, 1101 Rhodes Road, Lake Orion was present, representing owner Robert Goodman, as provided in writing prior to the meeting, to

address the questions and concerns of the Council. Rogers explained the large pile of soil on the property currently was what had been removed for the pool, and that that was the soil to be used for the landfill, noting that some asphalt would be removed and new brought in. Rogers stated that load limits would be observed. A review letter from Village Engineers Hubbell Roth and Clark in support of the application had been received.

**#2008-41 Motion by Lamott supported by Jahnke to approve the Landfill Permit Application for 26680 Willowgreen as recommended by Village Engineers Hubbell Roth and Clark in their August 11, 2008 letter, with the conditions contained therein, with a \$5,000 bond and the usual conditions and requirements of the Village Building Official.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**D. Consider Appointments to Village Boards and Commissions**

Gallasch explained that Jim Stevens had decided that he would no longer serve on the Zoning Board of Appeals, but would remain on the Planning Commission, which had prompted a search for a Planning Commissioner who would be willing to serve on the Zoning Board of Appeals also, as required in the Village ordinances. Gallasch stated that his choices for Planning Commission were: Brian Hughes, Joe Roisman, and David Goldberg. Brian Hughes and Joe Roisman are reappointments and David Goldberg would replace Mike Hoyt who had decided to end his tenure as a Planning Commissioner due to increasing business commitments that often conflict with meeting times. Gallasch commended Hoyt for his service to the Village as a long standing member of the Planning Commission

**#2008-42 Motion by Coyer supported by Saltzman to ratify the President's appointment of Brian Hughes to the Village Planning Commission for a three (3) year term, July 2008 to July 2011.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**#2008-43 Motion by Coyer supported by Lamott to ratify the President's appointment of Joe Roisman to the Village Planning Commission for a three (3) year term, July 2008 to July 2011.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**#2008-44 Motion by Coyer supported by Schiano to ratify the President's appointment of David Goldberg to the Village Planning Commission for a three (3) year term, July 2008 to July 2011.**

**Ayes: Coyer, Lamott, Saltzman, Schiano, Gallasch**

**Nays: Jahnke**

**Absent: Harnisch**

**Motion carried.**

It was noted that Goldberg will not be able to serve on the Cable Board or the Construction/Fire Board of Appeals, now that he has been appointed to the Planning Commission.

**#2008-45 Motion by Lamott supported by Coyer to appoint Lew Eads as the new Birmingham Cable Board Representative for the Village.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

David Goldberg, 32850 Romsey, stated that he was honored by the nomination to the Planning Commission and thanked the Council, asking that his appointment be effective on August 20, 2008 at 12:00 noon, as he needs to provide a report at the Birmingham Cable Board meeting earlier that day.

**#2008-46 Motion by Coyer supported by Schiano to make the ratification of David Goldberg, to the Planning Commission, effective at 12:00 Noon on August 20, 2008.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

Gallasch explained that three (3) of the Zoning Board of Appeals positions, Harold Stein, Sam Dabich and Jim Stevens, were up for renewal, and that Jim Stevens has decided to remain on the Planning Commission but not continue on the Zoning Board of Appeals.

Pam Hanson, Planning Commission Chairman, stated that she had approached Dean Moenck and he had agreed to be the liaison between the Planning Commission and the Zoning Board of Appeals and as such would serve on both.

**#2008-47 Motion by Lamott supported by Coyer to appoint Harold Stein, Sam Dabich, and Dean Moenck to the Zoning Board of Appeals for three (3) years terms, July 2008 to July 2011.**

Jahnke thanked Jim Stevens for his many years of work on the Zoning Board of Appeals while serving on both that and the Planning Commission.

Coyer thanked Jim Stevens for his extraordinary commitment on both the Zoning Board of Appeals and Planning Commission, as well his good work while serving on the Wireless Committee.

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**A. Consider Downtown Revitalization and Oakland County Main Street Presentation**

Mary Hepler, Planning Commissioner, referred the Council to her written report, previously submitted, explained the report and the details of the Corridor Improvement Authority (CIA) being recommended by the Planning Commission (see attachment #1).

David Bird, Frank Yanke, and Jim Kochensparger all spoke in support of the CIA and the Downtown Revitalization, all of whom are business owners in the downtown.

Treasurer Morrow also spoke in support of the proposed Revitalization, stating that the proposal was an appropriate investment, and a long term investment in the community.

**#2008-48 Motion by Schiano supported by Lamott to approve the Oakland County Main Street Resolution as follows:**

**To authorize participation in the Main Street Oakland County program.**

WHEREAS the Main Street Oakland County has been established by Oakland County to assist municipalities in developing a public-private effort to revitalize urban neighborhood and traditional central business district commercial areas, and;

WHEREAS Main Street Oakland County will accept up to two municipalities to participate in its on-going program and receive intensive technical assistance for Oakland County; and;

WHEREAS, the municipality of the Village of Franklin desires to participate in the Main Street Oakland County Program.

**NOW, THEREFORE LET IT BE RESOLVED BY THE VILLAGE COUNCIL OF THE VILLAGE OF FRANKLIN:**

- SECTION 1. That the municipality of the Village of Franklin endorses the submission of this application and agrees to participate in the development and financial support of the local Main Street program.
- SECTION 2. That the municipality of the Village of Franklin endorses the goal of economic revitalization of the designated Main Street district within the context of the preservation and rehabilitation of its historic commercial buildings, recognizing that the e Main Street program is one of many economic and community development tools utilized by a locale and that it is location specific.
- SECTION 3. That the municipality of the Village of Franklin guarantees that a Main Street program director will be hired.
- SECTION 4. That the municipality of the Village of Franklin agrees to designate funds (dda, tif or general fund) specifically for downtown revitalization and the Main Street program.
- SECTION 5. That the municipality of the Village of Franklin recognizes that a commitment to commercial District revitalization is an on-going process requiring on-going attention, community support and involvement, and a full public-private partnership.
- SECTION 6. That the municipality of the Village of Franklin Administrator is designated to assist in the submission of this application.

Pam Hansen, the Planning Commission Chairman provided additional comments, additional details, and continued answering questions of the Council.

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

**Nays: None**

**Absent: Harnisch**

**Motion carried.**

**#2008-49 Motion by Lamott supported by Schiano to approve the Downtown Revitalization funding, not to exceed \$50,000 for an annual expense.**

**Ayes: Coyer, Lamott, Saltzman, Schiano, Gallasch**

**Nays: Jahnke**

**Absent: Harnisch**

**Motion carried.**

**The Corridor Improvement Authority proposal was tabled.**

**E. Consider New Revisions to Agreement with Oakland County for Pay  
Local Taxes.com**

**#2008-50 Motion by Schiano supported by Lamott to approve the New Revisions to  
the Agreement with Oakland County for Pay Local Taxes.com, as follows:**

**PAY LOCAL TAXES. COM  
RESOLUTION**

WHEREAS the Village of Franklin, pursuant to the General Property Tax Act (MCL211.1, it seq.) is required to collect and receive all current property taxes payments due on taxable property located within its geographic boundaries; and,

WHEREAS the County of Oakland ("County") has developed an internet-based payment procedure that allows County taxpayers the convenience of using credit cards or electronic checks for the payment of delinquent property taxes to the County Treasurer; and,

WHEREAS by utilizing essentially its same system and technology, the County has developed a similar model program called "Pay Local Taxes.com" which the County is making available to municipalities in Oakland County; and,

WHEREAS participating in the "Pay local Taxes.com" program would allow the Village of Franklin taxpayers to utilize a similar internet based credit card payment or electronic check option for current property tax payment sowed the Village of Franklin; and,

WHEREAS participation in the "Pay Local Taxes.com" program with the County and possibly other municipalities and the resulting "economics of scale" requires only minimal and/or incremental costs and efforts by the Village of Franklin, in order to provide a credit card and electronic check payment options to th Village of Franklin taxpayers.

NOW THEREFORE BE IT RESOLVED that in accordance with Public Act 280 of 1995, the Village of Franklin Treasurer is hereby authorized to receive payments for property taxes owed to the Village of Franklin by "financial transaction device" (including credit cars) as defined in this Act, and that the Treasurer, as provided in this Act, shall decide which such financial transaction devices shall be acceptable for payments to the Village of Franklin.

BE IT FURTHER RESOLVED that the Village of Franklin approves and authorizes its Treasurer to execute on behalf of the Village of Franklin, such agreements as my be necessary with payment processing services acceptable to the County, for the purposes of allowing them to receive, process, deposit and main security for all credit card or electronic check payments and deposits for the Village of Franklin.

BE IT FURTHER RESOLVED that the Village of Franklin is also authorized to execute such agreements as may be necessary, to open and maintain an account with a depository financial institution acceptable to the County for the purposes of the receipt and deposit of all such "financial transactional device" payments in accordance with the law.

BE IT FINALLY RESOLVED that the Village of Franklin approves entering into the attached E-COMMERCE SERVICES AGREEMENT with the county of Oakland and



hereby authorizes its Village Administrator to execute this Agreement on behalf of the Village of Franklin.

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**  
**Nays: None**  
**Absent: Harnisch**  
**Motion carried.**

**F. Consider SMART Municipal Credit and Community Credit Contract for FY2009.**

**#2008-51 Motion by Lamott supported by Saltzman to approve the SMART Municipal Credit and Community Credit Contract for Fiscal Year 2009.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**  
**Nays: None**  
**Absent: Harnisch**  
**Motion carried.**

**G. Consider Traffic Control Order for Irving Road**

A letter is to be sent to the Baseball League informing them of the new parking restrictions.

**#2008-52 Motion by Coyer supported by Lamott to approve Traffic Order No. 08-002 as provided by Police Chief Patrick Browne, prohibiting parking on Irving Road east of Wellington.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**  
**Nays: None**  
**Absent: Harnisch**  
**Motion carried.**

**H. Consider Civic Event Permit Application for "Round Up" including a banner to be hung over Franklin Road.**

Parking for the event was discussed noting that visitors park along many of the Village streets each year for this popular, crowded event.

**#2008-53 Motion by Schiano supported by Saltzman to approve the Civic Event Permit Application for "Round Up" including the banner to be hung over Franklin Road.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**  
**Nays: None**  
**Absent: Harnisch**  
**Motion carried.**

**I. Kreger House**

Lamott reported that the Kreger house at 26565 Scenic had been sold and that the new owners have indicated that they do not want the house and two (2) other buildings, but are willing to donate them to the Franklin Historical Society. Lamott stated that the various Village groups Historical Society, Franklin Community Association, and Franklin Foundation are exploring means to fund raise for the costs of moving the buildings and set up which will be in excess of \$20,000.

**IX. PROCLAMATIONS/RESOLUTIONS/ORDINANCES**

**A. Consider Visiting Nurse Association Proclamation**

No action taken.

**X. SPECIAL REPORTS**

**A. President's Report, Fred Gallasch, Village President**

Gallasch thanked Mike Hoyt for his many years of service on the Village Planning Commission.

**B. Council Reports**

**1. E-mail Retention Policy Report**

Coyer reported that he and Clerk Pulker had been assigned the task of providing a potential e-mail retention policy, based on the Michigan Municipal League version. Coyer stated that they had met, and a revised version would be distributed shortly, to allow for review and comment prior to submittal to the Council for approval.

**2. Wireless Oakland Report**

Coyer reported that, as they were all aware, Oakland County's plan to provide free wireless internet has ceased. Coyer stated that the Wireless committee will be meeting to review possible plans to provide Village wide wireless service. Gallasch noted that he would like to be included in that meeting if at all possible.

Lamott noted that Jane Polan still needs volunteers for Round Up and asked that people contact if they are available.

Lamott reported the Huda School children had donated \$500 to the beautification fund for the Village, thanked them for conducting their fund raiser, and thanked them additionally for their donation to the Village which would be put to good use.

**C. Administrator's Report**

**1. 2007-2008 Accomplishments Report**

**2. 2008-2009 Goals and Objectives**

Stoppels stated that he would provide his oral report at the next Council meeting due to the lateness of the meeting, and asked the Council to review the materials and provide any questions or comments to him in advance of the next month's meeting.

**XI. ADJOURNMENT**

**Motion by Coyer supported by Lamott to adjourn the meeting.**

**Ayes: Coyer, Jahnke, Lamott, Saltzman, Schiano, Gallasch**

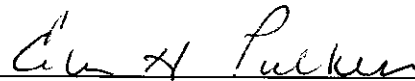
**Nays: None**

**Absent: Harnisch**

**Motion carried.**

There being no further business, the meeting adjourned at 11:05 p.m.

Respectfully submitted,



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Eileen H. Pulker, Village Clerk

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H. Frederick Gallasch, Village President

**Attachment #1**

**Village of Franklin**

**Downtown Revitalization Proposal**

*A Proposal from the Planning Commission to the Franklin Village Council*

August 11, 2008

**Background**

- Master Plan published in early 2008 emphasized the need to preserve and strengthen Franklin's Village Center, especially the commercial sector, as it is a vital element of Franklin's identity
- Commission Chair Pam Hansen chartered a planning committee to define a strategy to pursue downtown revitalization in late 2008
- Committee was comprised of Village Center merchants and residents with representation from Council, Planning and HDC
- Committee worked with planning consultants, Main Street Oakland County and Village staff to develop the strategy

**Strategy**

- Create a Corridor Improvement Authority

- Participate in the Main Street Program

- Appoint a part-time Program Director

**Create a Corridor Improvement Authority**

- Structural options to organize and fund a downtown revitalization initiative

- Corridor Improvement Authority (CIA)
- Downtown Development Authority (DDA)
- Principal Shopping District (PSD)
- Non-profit corporation

**Benefits of a CIA**

- Formal structure with Board of Directors
- Council approves Board membership
- Village President, or assignee, is a member of the Board
- Board members are representative of CIA District
- CIA can enter into contracts, own and control property, conduct promotions and special events, and implement funding mechanisms

**Benefits of the Main Street Program**

- Tangible and intangible
- Availability of nationally recognized experts
- Seminars and workshops
- Guidance from similar communities with know-how, experience and a history of success

**Funding – Tax Increment Financing**

- Captures increases in property tax revenue
- Results from increases in property tax values in CIA District vs. tax increases
- Current property value of proposed District is \$10.8 million
- With only an annual increase in District properties of 2.5%, TIF funding would be \$93,000 in 20 years

**Participate in the Main Street Program**

- National Trust for Historic Preservation
- Partnership between public and private sectors
- Holistic approach to revitalization
  - Organization
  - Design
  - Promotion
  - Economic Restructuring
- Dovetails with CIA as the governing organization

**Benefits of the Main Street Program**

- Tangible and intangible
- Technical assistance at no cost to Village
- Availability of nationally recognized experts
- Seminars and workshops
- Guidance from similar communities with know-how, experience and a history of success

**Appoint a Part-Time Program Director**

- Required to participate in Main Street
- Manage administration for CIA and Main Street
- Coordinate Main Street Committees and activities

- Coordinate CIA Board and activities
- Develop public awareness
- Coordinate promotional events
- Assist CIA property owners, tenants and residents with process for improvement projects

**Cost of Downtown Revitalization Program**

- Set – Up \$15,000
  - Form CIA
  - Create by-laws
  - Develop TIF Plan
- Director \$30,000
- Operating Expense \$ 5,000