

EAST CHINA CHARTER TOWNSHIP

OFFICIAL PROCEEDINGS

AUGUST 7, 2023

CALL TO ORDER – Supervisor Westrick called the meeting to order at 7:30 p.m., with Clerk Smith, Treasurer Hart, and Trustees Reichle, Blackstock, Babel. Trustee Knotts absent. Also present: Deputy Clerk Biebuyck, Township Manager Cindy Paparelli, and Township Attorney Al Francis.

PLEDGE OF ALLEGIANCE

APPROVE AGENDA – Trustee Reichle, supported by Trustee Blackstock, moved to approve the Agenda as presented. Carried.

APPROVE MINUTES – Trustee Reichle, supported by Trustee Blackstock, moved to approve the Minutes of July 17, 2023. Carried.

PUBLIC COMMENT - None. There were seven residents in the audience.

CONSENT AGENDA – Trustee Blackstock, supported by Trustee Babel, moved to accept the Consent Agenda as follows: Department Reports, MCAFA/SCAFA July Reports, Historical July Minutes and Park Minutes for June. DPW and Wastewater request for training. Carried.

DISBURSEMENTS – Treasurer Hart, supported by Clerk Smith, moved to approve Payroll \$40,518.09, Accounts Payable \$521,682.92, EFT's \$60,667.82, E-check \$302.30, Tax account \$320,322.51 and Invoices \$601,089.88. Roll call vote: Yea: Reichle, Smith, Westrick, Blackstock, Hart, Babel. Carried.

OLD BUSINESS

OB 1 – Public Hearing River Road Watermain Improvements and SAD

Trustee Reichle, supported by Treasurer Hart, moved to open the Public Hearing at 7:34 p.m. Carried.

Resident Don Theume, 4049 River Road, asked about eliminating a fire hydrant on the new plan and keeping the one at Varty's. Is the gas company part of this Special Assessment District?

Resident Mary Kowalski, 4037 River Road, asked about the proposed 12' easement.

Township Attorney Al Francis spoke about the process before any construction would begin. Hearing today, improvements to be completed, approving plans, confirming petitions at 51% or more, determine and establish a SAD, preparing a Resolution at next meeting, and a Public Hearing on the Assessment Roll.

Trustee Reichle, supported by Trustee Babel, moved to close the Public Hearing at 7:55 p.m. Carried.

OB 2 – Ordinance 326 Amendments 2nd Reading

Trustee Blackstock, supported by Treasurer Hart, moved to approve the second reading of Ordinance 326 to amend Chapter 480, as follows. Roll call vote: Yea: Westrick, Smith, Hart, Babel, Blackstock, Reichle. Carried.

EAST CHINA TOWNSHIP

ORDINANCE NO. 326

An ordinance amending Chapter 480 (Zoning) of the East China Township Code, specifically Section 480-71 (Fences) and Section 480-53 (Off-Street Parking Requirements).

EAST CHINA TOWNSHIP ORDAINS THAT:

Section 1. Amendment of Section 480-71 (Fences), Subsection B of Chapter 480 of the Township Code.

The Township Board hereby amends Section 480-71 (Fences), Subsection B, of Chapter 480 of the Township Code to read as follows:

§ 480-71 Fences.

B. General requirements.

(4) Residential districts.

(a) Unless otherwise provided in this chapter, fences on all lots of record in all residential districts shall not exceed a height of six feet measured from the surface of the ground.

(b) Any fence shall be constructed so that the finished side thereof shall face adjoining properties.

Section 2. Amendment of Section 480-53 (Off-Street Parking Requirements), Subsection K of Chapter 480 of the Township Code.

The Township Board hereby amends Section 480-53 (Off-Street Parking Requirements), Subsection K, of Chapter 480 of the Township Code, by revising/adding the off-street parking formulas for specific uses as follows:

§ 480-53 Off-street parking requirements.

K. The minimum number of off-street parking spaces by type of use shall be determined in accordance with the following schedule:

Type of Use	Minimum Number of Off-Street Parking Spaces
Residential Uses	
Multiple-family	1.5 spaces for each efficiency or 1 bedroom unit; 2 spaces for each unit containing 2 or more

bedrooms; plus 0.5 spaces per unit shall be provided for visitor parking

Institutional Uses

- Library or museum ~~or post office~~ 1 for each 400 square feet of usable floor space
- Veterinary hospitals or clinics 1 for each 25 square feet of usable floor space in waiting rooms, plus 1 for each exam room or similar use area

Office Uses

- Banks 1 for each 200 square feet of usable floor space
- Business or professional offices 1 for each 250 square feet of usable floor space
- Governmental offices 1 for each 250 square feet of usable floor space

Retail & Service Uses

- ~~Auto service stations (full service)~~ ~~2 for each lubrication stall, rack or pit; and 1 for each gasoline pump stand. In addition, parking for accessory uses, such as mini-markets, must be provided~~
- Auto repair 2 per each service stall, rack, or pit and 1 per employee
- Beauty parlor, barbershop, or salon 1.5 spaces for each chair or station, plus 1 for each employee
- Establishments for sale and consumption on the premises of beverages, food and refreshment 1 for each 3 persons permitted by maximum occupancy including outdoor seating areas
- Shopping centers and super markets 1 for each 250 square feet of usable floor area

All other formulas for specific uses as currently listed in Section 480-53, (K) shall remain unchanged.

ORDINANCE DECLARED ADOPTED.

NEW BUSINESS

NB 1 – NPDES Watershed Annual Invoice

Supervisor Westrick, supported by Clerk Smith, moved to approve \$1,048.70 To St. Clair County for East China’s portion of the annual Watershed Group costs. Roll call vote: Yea: Westrick, Smith, Blackstock, Hart, Reichle, Babel. GL#101-569-806.00. Carried.

NB 2 – Ribbon Cutting to celebrate SCCo Community Foundation (Ralph C. Wilson Jr. Fund) grant of \$100,920

Supervisor Westrick, supported by Trustee Reichle, moved to set August 21, 2023 at 6:00 p.m. at East China Park for a ribbon cutting ceremony to celebrate funding of \$100,920 from the SCCo Community Foundation (Ralph C. Wilson Jr. Fund) for major bike path paving throughout the park Carried.

NB 3 – Set date for Township Picnic September 16, 2023

Trustee Reichle, supported by Trustee Babel, moved to set the date for the Township Picnic September 16, 2023, from 11 a.m. until 2 p.m., lunch served at noon at East China Park Pavilion 2. A Trunk or Treat event at the Township Park is set for October 21, 2023, with a rain date of October 28, 2023. Carried. The Recreation Coordinator will facilitate these events with the help of volunteers.

NB 4 – Change order #3 \$40,004.61 to T.R. Pieprzak for DWSRF South Portion and Valves

Supervisor Westrick, supported by Trustee Reichle, moved to approve Change order #3, \$40,004.61 to T.R. Pieprzak for DWSRF South Portion and Valves. Roll call vote: Yea: Westrick, Smith, Hart, Blackstock, Babel, Reichle. Carried.

Supervisor Westrick asked about soliciting additional bids for engineering and auditing services.

Trustee Reichle, supported by Trustee Babel, moved to have the Supervisor seek additional engineering bids for some future projects. Carried.

Trustee Reichle, supported by Treasurer Hart, moved to have the Supervisor seek additional bids for auditing services. Carried.

MEMBER COMMENTS – Trustee Reichle asked about a workshop with the Park Commission at 6:30 prior to the September 18, 2023 Board meeting. He thanked Sarah Blackstock for her years serving on the Park Commission.

Treasurer Hart asked about getting a quote from BSA software for a SAD module.

ADJOURN – Trustee Reichle, supported by Treasurer Hart, moved to adjourn at 8:24 p.m. Carried.

Sandra Smith, Clerk

Verne Westrick, Supervisor