

**CHARTER TOWNSHIP OF SUPERIOR  
REGULAR BOARD MEETING  
SUPERIOR CHARTER TOWNSHIP HALL  
3040 N. PROSPECT, SUPERIOR TOWNSHIP, MI 48198  
NOVEMBER 20, 2023  
7:00 p.m.  
AGENDA**

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. CLOSED SESSION
  - A. Consider Offer for Potential Purchase (DVG)
  - B. September 18, 2023, Closed Session Minutes
5. CITIZEN PARTICIPATION
6. APPROVAL OF AGENDA
7. PRESENTATIONS AND PUBLIC HEARINGS
8. CONSENT AGENDA
  - A. APPROVAL OF MINUTES **TAB 1**
    1. October 10, 2023, Work Session
    2. October 16, 2023, Regular Meeting
  - B. REPORTS **TAB 2**
    1. Supervisor
    2. Liaison Report on Parks & Recreation Commission Meeting – Trustee Lindke
    3. Community Center Advisory Committee Update – Clerk Findley
    4. Departmental Reports: Building Department, Fire Department, Ordinance Officer, Parks Commission Minutes, Sheriff’s Report, Planning and Zoning Report, Utility Department’s Report, Assessing Report
    5. Controller’s Report
    6. Financial Reports, All Funds, Period Ending 9/30/2023
    7. Financial Reports, October
    8. Treasurer’s Investment Report
  - C. COMMUNICATIONS **TAB 3**
    - a. Hope Clinic: Blanket Express Returns to the Charter Township of Superior
  - D. BILLS FOR PAYMENT AND RECORD OF DISBURSEMENTS
9. ITEMS REMOVED FROM THE CONSENT AGENDA
10. UNFINISHED BUSINESS **TAB 4**
  - A. GFL – Commitment to Relabel Dumpsters
11. NEW BUSINESS **TAB 5**

- A. Resolution 2023-73, Authorizing the Superior Charter Township Board of Trustees to Distribute the Superior Charter Township 2023 Comprehensive Master Plan for Public Review and Comment
- B. Resolution 2023-74, Approve Middle Huron Partnership Contract (5 Years)
- C. Resolution 2023-75, Resolution Approving Development Agreement, Huron Dental Center, P.C.
- D. Resolution 2023-76, Resolution to Recommend Speed Bumps on Stephens Drive in the Charter Township of Superior to the Washtenaw County Road Commission
- E. Resolution 2023-77, Approve Utility Director and Superintendent Recommendation to Increase Wages for Field Service Tech II Positions
- F. Resolution 2023-78, Confirm Reporting of John Parks, Lead for America Fellowship Candidate to the Clerk's Office
- G. Discuss Identified Fraudulent Financial Transaction.
- H. Discuss Reoccurring Laptop Purchases and Return of Laptops.
- I. Motion to Review and Approve the Amendment to Resolution 2023-72, Taz Firewall and Switches
- J. Motion to Reappoint Sonnie Parm, Member of Zoning Board of Appeals for Additional 3-Year Term
- K. Motion to Review and Approve Amendments to Ypsilanti District Library Agreement
- L. Motion to Accept Bid for Duct Cleaning from Amistee
- M. Motion to Update Fee Structure for "False Alarms"
- N. Motion to Redesignate Funds (Hyundai Trees in Geddes Rd.)
- O. Motion to Deny Rezoning of Plymouth-Ann Arbor and Napier Rd.
- P. Motion to Approve Payment of Contracted Services from Brenda McKinney, Former Township Treasurer.
- Q. Motion to Approve Planning Commission Recommendation to Conduct a Speed Study in Dixboro Village Area Along Plymouth-Ann Arbor Road Between Dixboro Road and Ford Road
- R. Motion to Approve Final Balancing Change Order for the ASI, Inc. Contract on the Harris Road Widening Project
- S. Authorize Revised Special Assessments

12. PLEAS AND PETITIONS

13. ADJOURNMENT

Lynette Findley, Clerk, Superior Township, 3040 N. Prospect, Superior Township, MI 48198  
Telephone: 734-482-6099; Email:lynettefindley@superior-twp.org



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 1**

**1. CALL TO ORDER**

The work session of the Charter Township of Superior Board was called to order by the Supervisor Ken Schwartz at 4:30 p.m. on October 10, 2023, at the Superior Charter Township Hall, 3040 North Prospect, Superior Charter Township, Michigan.

**2. ROLL CALL**

The members present were Supervisor Ken Schwartz, Clerk Lynette Findley, Treasurer Lisa Lewis, Trustee Nancy Caviston, Trustee Bernice Lindke, Trustee Rhonda McGill, and Trustee Bill Secrest.

Absent: None.

**3. ADOPTION OF AGENDA**

It was moved by Trustee Secrest supported by Trustee Lindke, to adopt the agenda as presented.

The motion carried by unanimous vote.

**4. CITIZEN PARTICIPATION**

**A. CITIZEN COMMENTS**

Supervisor Schwartz gave the floor to John Park, an AmeriCorps Candidate.

- John Park, AmeriCorps Candidate, spoke on why he should be hired by the Charter Township of Superior to fulfill his 2023-24 fellowship through AmeriCorps sharing his education and experience.
- Trustee Lindke asked if Mr. Park would be working full-time.
- Mr. Park responded yes that he would be working full-time.
- Trustee Lindke asked if AmeriCorps would be paying for this.
- Mr. Park said that it would be subsidized by AmeriCorps, but the Township would incur an initial cost.
- Supervisor Schwartz added, based on a conversation he had with Eric Kotin, Director for AmeriCorps, that the Township would pay \$35,000.00 to Lead for America for 1800 hours of work and AmeriCorps would pay for the remainder.
- Clerk Findley asked if the Board would have to pay.
- Supervisor Schwartz answered, reiterating, the Township's obligation would be the \$35,000.00 for 1800 hours of work and AmeriCorps would subsidize the rest.
- Supervisor Schwartz said he told Mr. Park to present this evening to get a sense of where the Board is at, adding, one way that he could be of assistance in the Township is the general scanning.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 2**

- Clerk Findley said that the Township is fine in the area of scanning.
- Treasurer Lewis asked where the \$35,000.00 would come from and, with respect to scanning, she does not believe that any staff should be paid overtime for scanning because that is “throwing money out of the door.”
- Treasurer Lewis is concerned that there is not a Human Resource person on staff.
- Treasurer Lewis said there are people coming in late and getting paid for being here all day long.
- Supervisor Schwartz answered that he “imagines” the cost would be spread across the departments that utilize him.
- Trustee Lindke said that her concern is that he does professional level work and not clerical and she desires to maximize Mr. Park’s expertise from his experience.
- Trustee Lindke asked for clarification as she has heard about both AmeriCorps and Lead for America thus far in the meeting.
- Mr. Park clarified the AmeriCorps structure saying that AmeriCorps does Lead for America.
- Trustee Lindke asked if he can still get “under the umbrella” since he is currently finished with his undergraduate degree.
- Mr. Park said the fellowship would assist him in pursuing his graduate degree, adding that he is willing to do any kind of work and he does not discriminate on what work is valuable or worthy of his time.
- Trustee Lindke clarified that she wants his position to be a professional level job as opposed to a clerical level job based on the amount of money that is requested.
- Trustee Secrest said it would be great to have Mr. Park and his particular skill set would be a great contribution to the Township including his Diversity Equity and Inclusion (DEI) background.
- Supervisor Schwartz said he will send Mr. Park’s email to the Board for any additional questions, and he will send a brief of the payment structure.
- Supervisor Schwartz explained his attempts to help Mr. Park gain employment at the County but since those attempts were unsuccessful the Township is Mr. Park’s last option.
- Treasurer Lewis said she believes it would be an excellent idea if the Township could use Mr. Park but she believes the Board needs to get rid of positions that are not being maximized or utilized.
- Supervisor Schwartz said the Board will put Mr. Park on the agenda for next week and he told Mr. Park that he cannot promise him anything.
- Clerk Findley said she is familiar with AmeriCorps, and they do not do clerical work.
- Trustee McGill asked if there was a deadline for the Board of Trustees to respond and if Mr. Park has other avenues that he is exploring.
- Mr. Park answered that the deadline is flexible because he is working directly with Mr. Kotin and currently does not have any other solid options.
- Jan Piert, Anns Way, asked for clarification on the Clay Hills Farmers Market update “Agenda item A”.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 3**

**5. NEW BUSINESS**

**A. DISCUSS REORGANIZATION AND RELATED SALARY ADJUSTMENTS**

- Treasurer Lewis said the following:
  - There were conversations between the Township Officials and from what she understands, the Assessing Department is overstaffed and if there is a concession made there, then money would be left over.
  - The Township needs an HR (Human Resources) person, and the bookkeeper can possibly be part-time.
  - Questioned why there is a “part-time” clerk for \$20,000.00 within the Supervisor’s proposed budget.
  - Questioned where all the money was going to come from.
- Trustee Lindke said she wanted to ask the same questions regarding Supervisor’s proposed budget.
- Supervisor Schwartz said that he told Keith Lockie, Township Controller, that his deputy may be going full-time, and he wanted to build a “cushion” just in case.
- Supervisor Schwartz said the budget item in question can be eliminated but if his deputy goes full-time then there will have to be an adjustment and he added that he was not intending on hiring anybody.
- Trustee Lindke suggested when the Board gets to the budget (Agenda Item B) the Board can remove it (part-time clerk).
- Supervisor Schwartz said it can be removed, with the understanding that if Irma (Golden), Deputy Supervisor, becomes full-time then there would have to be a budget amendment.
- Clerk Findley asked if Supervisor Schwartz has had a discussion with Ms. Golden about going full-time.
- Supervisor Schwartz said that they have had a discussion that she may need more than 20 hours a week to complete the sidewalk project.
- Clerk Findley questioned what goes on with the sidewalks during the winter.
- Supervisor Schwartz said there is a lot of work with the sidewalks, and you can lay cement in the winter.
- Supervisor Schwartz added that this is why he needed the “cushion” in the budget in case he needed more time from his deputy.
- Trustee Lindke said the following:
  - There may be “cushion” available.
  - The Geddes Rd. pathway is budgeted at \$200,000.00.
  - In the special project’s fund, there is an undesignated fund balance for Geddes Rd. of approximately \$211,000.00.
  - Rather than transferring over \$300,000.00 from the General Fund to make the budget balance, if you take \$200,000.00 out of the special fund in the designated fund balance you free up \$200,000.00 from the General Fund.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 4**

- Mr. Lockie has reviewed this option and agrees that this is a possibility.
- Supervisor Schwartz said he was asked by Mr. Lockie what does the Supervisor thinks the projects are going to cost and Supervisor Schwartz answered that he is estimating high in light of the “previous problem on Prospect Rd.”
- Supervisor Schwartz added that the Board may not use the full \$200,000.00 but the Board has a commitment of a match of what the he believes is \$170,000.00.
- Clerk Findley suggested changing the order of the agenda due to the current conversation of the budget.
- Treasurer Lewis said that she saw the budget item in question and assumed it would be under the reorganization (Agenda item A) because there would be a question of what duties would be assigned to this person and said the Board can finish agenda item A.
- Trustee Lindke asked if anyone has a reorganizational chart or wants to have a discussion of possible recommendations.
- Treasurer Lewis recommended hiring HR person.
- Clerk Findley said the HR person would be part-time.
- Treasurer Lewis responded that then the Township would need a part-time bookkeeper because there would be no reason to have a full-time bookkeeper.
- Nancy Mason, Assistant Office and Personnel Manager, interjected that “that’s her job, I can’t go part-time”.
- Clerk Findley said that Mrs. Mason is not going part-time and that is not what she was suggesting.
- Treasurer Lewis said that was the conversation that she and Clerk Findley had.
- Clerk Findley clarified the conversation was that Mrs. Mason would do bookkeeping part-time and perhaps doing other part-time work and that was the conversation that she remembers.
- Trustee McGill said that you just can’t take a person from full-time to part-time.
- Clerk Findley said she hears what Treasurer Lewis has said in the past regarding employees coming in late and suggested switching the Township Hall hours back to 8:30am to 4:30pm.
- Treasurer Lewis disagreed and said that the problem still existed with those hours and added there have not been consequences for being late and that is why it continues.
- Treasurer Lewis reiterated that the Township needs a real HR person.
- Clerk Findley said this would be a person that employees can go to with their concerns because they currently do not have anyone to go to.
- Supervisor Schwartz suggested a contracted person.
- Treasurer Lewis said absolutely.
- Trustee McGill and Trustee Lindke said the Township should have someone on staff and Trustee McGill added a contracted person is typically higher than hiring a person.
- Trustee McGill suggested to the Officials that they propose what the future of the Township could look like then bring it back to the Board and said there were opportunities for different departments to function in a new way that would be more efficient.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 5**

- Trustee McGill said she thinks there is a much larger vision of what the departments of the Township are going to look like, especially with Supervisor Schwartz and potentially Clerk Findley retiring in the 2024 year.
- Clerk Findley responded that she has never said that.
- Supervisor Schwartz said he thinks that this is a topic that the Board should probably dig into a little bit more.
- Clerk Findley questioned who the “we” is.
- Trustee McGill responded that the three of you (Township Officials) propose what the future of the Township looks like, bring it to the Board, and it is something the Board should be discussing.
- Supervisor Schwartz spoke in regard to the Fire Department, stating their overtime has been going up based on understaffing due to various health issues.
- Trustee McGill questioned some of the mandates for bringing on a Firefighter and what are things they can do in their first year to reach certification points.
- Trustee McGill added the Township has created a box that keeps people out that makes it difficult from a hiring perspective.
- Supervisor Schwartz clarified he believes the only requirement is to have Firefighter 1 certification because the Township is not a training organization.
- Supervisor Schwartz added that it can be difficult to attract new people and millennials are not going in to Assessing and Firefighting.
- Trustee Lindke said there needs to be a decision about staffing and equitable salaries and questioned how long this process will have to take.
- Trustee Lindke suggested possibly hiring an engineer and asked if it would be cheaper than OHM.
- Clerk Findley said the following:
  - Her concern is that there are people waiting, more than just Aalea Skrycki.
  - Her comment to the Treasurer was to hold off on some of these suggested changes because the Supervisor said he was retiring, and she did not want to cause issues by removing people from his report.
  - Laura Bennett, Township Planning and Zoning Administrator, reporting to the Building Department.
  - Mr. Lockie and Mrs. Mason reporting to the Clerk’s office.
  - The Director of Assessing does not delegate appropriately.
- Treasurer Lewis added there is no reason any staff should use overtime to scan.
- Clerk Findley said that will be addressed in a job description that uplifts Carolyn Stuart, Administrative Assistant.
- Clerk Findley said that is basically what she and Treasurer Lewis discussed, and she wants to make sure the Board does not hold off on any of these changes.
- Treasurer Lewis said she was hoping that this conversation happened back in July, and she does not know how the Board moves forward if there is continued conversations with no action.
- Trustee Lindke summarized the proposed changes:
  - Get a part-time HR professional.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 6**

- Put the financial operations under the Clerk.
  - Reconcile past issues with the Utility Department.
- Supervisor Schwartz asked to discuss the Utility Department starting with what is being proposed for Rickey (Harding), Maintenance Superintendent.
- Trustee McGill interjected and asked for clarification who the HR professional would report to.
- Supervisor Schwartz said the State would have the HR report to the Supervisor and the financial would report to the Clerk's office.
- Clerk Findley said according to MTA (Michigan Township Association) that the HR professional can report to either the Clerk or the Supervisor.
- Trustee Lindke interjected that the HR professional reports to whoever the Board of Trustees desire.
- Supervisor Schwartz said that he believes the HR professional should report to the Board of Trustees but if they had to reach someone "in a moment's notice" it would be the Supervisor or the Clerk.
- Supervisor Schwartz said he has no objection to the finances reporting to the Clerk because the finances, balancing, and signing of the checks happen between the Clerk and the Treasurer.
- Treasurer Lewis asked for Trustee Lindke to continue in her summary.
- Trustee Lindke continued her summary:
  - Rickey Harding appointed the Utilities Superintendent.
  - Mary Burton appointed the Utilities Director.
  - Aalea Skrycki takes on responsibility from Keith Lockie.
  - Laura Bennett reporting to the Building Department.
- Supervisor Schwartz said when Mrs. Bennett was made the Planning Director, that she was made a department head by resolution. With that she is paid 70/30 through the General Fund and Building Department.
- Supervisor Schwartz said that Rick (Mayernik), former Building and Zoning Official, was a certified Zoning official and Bill (Balmes), Building Official, is not and that means Mrs. Bennett has a set of skills that are not duplicated under Mr. Balmes.
- Clerk Findley asked Trustee Lindke to research Mrs. Bennett's title.
- Clerk Findley said the majority of Mrs. Bennett's reporting was to Mr. Mayernik.
- Supervisor Schwartz said that was the case when Mr. Mayernik was here but that has since changed.
- Clerk Findley said it really hasn't and that she does special projects for the Supervisor.
- Supervisor Schwartz said that Mrs. Bennett does all of the planning commission work, all the ZBA work and planning reviews.
- Trustee Lindke questioned if that position should be reviewed.
- Nancy Mason interjected that Rick Mayernik's salary was also split.
- Trustee Lindke questioned if the Board should discuss the Assessing Department.
- Clerk Findley answered that the time studies were done for a reason and based on what was submitted, the director (Paula Calopisis) is working overtime.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 7**

- Paula Calopisis, Township Assessor, spoke on behalf of the Assessing Department saying that the busiest time is the March Board of Review time and that is why her time study showed nighttime hours and 15-hour days but since she is salary, she does not get paid for it.
- Clerk Findley said the time study showed that “changing the water” was in the time study and asked Supervisor Schwartz to share his past concerns regarding the Assessing Department staff.
- Supervisor Schwartz said that he has shared that Mrs. Calopisis works a lot.
- Trustee Lindke said this discussion sounds like an HR issue.
- Clerk Findley said that is what she and Treasurer Lewis have been saying.
- Treasurer Lewis said this is why she was hoping to have this conversation 3 months ago. She also said there were issues she was unaware of but if the Board waits until it hires an HR person then the Township will really be behind.
- Clerk Findley said she wants to clarify the reason this conversation has not happened is because she thought there would be a retirement (by Supervisor Schwartz) and that would have alleviated some issues, and the Supervisor would not take it personally when changes are made.
- Treasurer Lewis said the Board needs to look at the Township as a business and an organization and it needs to be run as such including courageous conversations.
- Mrs. Calopisis added the following reasons the Assessing Department is busy:
  - The Township is in an audit year (every five years)
  - Reappraisals.
  - There are 300 deeds to enter.
  - They are taking on work done by Vicki (Kooyers), former Deputy Treasurer, in the past.
- Clerk Findley said when Mrs. Kooyers was here that Mrs. Calopisis had one extra person at the time and then the Board hired another person.
- Mrs. Calopisis disagreed saying, no the Assessing Department actually had “Bill, Ben, and Vicki.”
- Clerk Findley said Bill (Stanton) had more responsibilities and skill sets in what Mrs. Calopisis does.
- Mrs. Calopisis disagreed saying, no, he did not.
- Trustee McGill said she believes Mrs. Calopisis made great points and going forward she would like to have monthly departmental reports.
- Supervisor Schwartz said he wanted to address Trustee Lindke’s comments about having a home engineer in lieu of OHM, saying, most of the fees that go to OHM are “pass through” and the Township only spends around \$10,000.00 out of the General Fund to OHM.
- Trustee Lindke said when she asked Mr. Lockie to differentiate between “pass through” and “direct” that it was more, but if it is that low then she is not concerned.
- Trustee Lindke said we were looking at 6- or 7-years’ worth of data.
- Supervisor Schwartz said that the vast majority is “pass through”.
- Supervisor Shwartz questioned the promotion of Rickey Harding, Maintenance Superintendent, to be Utilities Superintendent. He asked what would be the job description would be since he is currently the Superintendent of Maintenance.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 8**

- Trustee Lindke specified that it would be Superintendent of Utilities.
- Supervisor Schwartz what would be the job description of that.
- Clerk Findley said there is a job description, and it is the one that was being given to Jeff Castro.
- Trustee Lindke said that Mrs. Burton has been the lead administrator for years and should be appointed as the Director of Utilities.
- Supervisor Schwartz questioned what would change in their jobs besides the title and a raise.
- Trustee Lindke agreed that the jobs would stay essentially the same, but they would have the designated authority and the Board would recognize that.
- Trustee Lindke said she would have felt more comfortable if Mrs. Burton and Mr. Harding were involved during the major problems with the pump stations, saying that she believes it could have gone differently.
- Trustee McGill said that Supervisor Schwartz has his hands in too many things and the department heads should be able to speak for themselves.
- Trustee McGill also requested that Supervisor Schwartz submit monthly reports in writing before every meeting.
- Trustee Lindke requested to move to agenda item B.
- Supervisor Schwartz said he is still unsure of the relationship between the Utilities Director and Superintendent of Utilities, but the Board can move on.

**B. DISCUSS BUDGET APPROPRIATIONS**

- Trustee Lindke said that Fireman's Park is at \$218,000.00 but in 2023 the Board is spending \$50,000.00 and asked what the \$50,000.00 is for.
- Supervisor Schwartz said that was designated for improvements and nothing has been spent yet.
- Trustee Lindke asked if it is possible to put it in the 2024 budget.
- Juan Bradford, Parks and Rec Director, said in late 2022 the Board allocated 100,000.00 for Fireman's Park including the following, none of which has been spent:
  - \$50,000.00 from ARPA (American Rescue Plan Act).
  - \$38,000.00 from County Funds.
  - Approx. \$14,000.00 from General Fund.
  - \$218,000.00 from remaining ARPA funds.
- Trustee Lindke questioned if there is still time to spend it this year.
- Mr. Bradford the ARPA funds have until December 31, 2026.
- Trustee Lindke asked if the reporting of these funds can be pushed into next year.
- Supervisor Schwartz asked if any of that money will be spent this year.
- Mr. Bradford answered that will be found out at the October 16, 2023, meeting because they plan to do the drainage before the end of the year.
- Mrs. Mason explained the difficulties of reporting ARPA funds as budget items.
- Trustee Lindke questioned how the Board is ensuring those funds are going to the qualified census tract.



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 9**

- Mr. Bradford answered that the three programs; Youth Arts Alliance, Mighty Oaks Program, and Trusted Parent Advisor had a set amount and they have been submitting reports to Mr. Bradford.
- Trustee Lindke asked if any funds will be allocated to the Community Center in 2024.
- Clerk Findley said we have applied for a grant from the State of Michigan in the amount of 2.5 million dollars and the County Administrator is requesting that the Board and Ypsilanti Township give 2.5 million to the community center project.
- Clerk Findley added that the funds from the potential grant and the funds from the existing ARPA cannot be mixed in terms of capital versus programming. An updates is expected by the end of October.
- Trustee Lindke asked when the Board will have to budget for the 2.5 million dollars that the County is requesting.
- Clerk Findley said that we are still waiting on the purchase of the property.
- Supervisor Schwartz said he had a meeting with Greg Dill, County Administrator, primarily regarding the Library and Harris Rd. In that meeting Mr. Dill did tell him that they still have not received an answer from the schools, but they expect one soon.
- Supervisor Schwartz added that when Mr. Dill requested the 2.5 million dollars from each community, that was before they received the 15 million that they were expecting.
- Clerk Findley said that she feels that she explained it clearly and that she has the most up-to-date information available regarding the Community Center.
- Trustee Lindke said that she wants to make sure the budget answers all of the Township's needs, wants, and is in line with the Master Plan. She said the following:
  - The "Rock Property" is budgeting \$153,200.00 for debt principal and interest.
  - Almost 40% of the debt principle is interest because it is "loaded up" in the front.
  - Claimed that Supervisor Schwartz said the County would do the maintenance on the property.
- Supervisor Schwartz disagreed, saying the County would not do the maintenance. The County would be responsible for doing Phase 1 in drafting the documentation and they will pass it to us to see if the Board agrees.
- Clerk Findley interjected saying that is not what Supervisor Schwartz has said.
- Trustee Lindke said she has a nice paper on conservation easements that she is willing to share with the Board. She learned that when you get a conservation easement the property value goes down because when you sell the property the easement continues in perpetuity.
- Trustee Lindke said the following:
  - The Board has to be careful with what is in the agreement.
  - The Board has previously discussed summer programming for kids that we would still like to do.
  - She added the possibility of having a building or potentially keeping farmland.
  - The Board needs to consider addressing the dilapidated "Old Township Hall".
  - Questioned, has the Board budgeted enough for attorney fees.
  - Is the Board going to consider an RFP and rebidding IT services.
  - Questioned, what are the financial updates on the Harris Rd. widening project.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 10**

- Clerk Findley said she believes the Harris Rd. widening project updates were part of the aforementioned meeting Supervisor Schwartz had with Mr. Dill.
- Supervisor Schwartz said the Township would probably be receiving about \$102,000.00 next year and about \$100,000.00 over the next two years.
- Clerk Findley questioned if that was coming from the County.
- Supervisor Schwartz said no, this would come from Ypsilanti District Library.
- Trustee Lindke continued and said the grants increased by \$200,000.00 in the General Fund and would like to know what it is about.
- Supervisor Schwartz said that is anticipated money, although he is not sure if the budget reflects it as revenue, including:
  - \$500,000.00 in grants for the Plymouth Rd. path.
  - Approximately \$550,000.00 in grants for the Geddes Rd. path.
- Supervisor Schwartz added that this was contingent, and the answer would have to come from Keith Lockie (Township Controller).
- Mr. Lockie responded saying that the original number was given to him by Supervisor Schwartz, and nothing was said about \$500,000.00 but he does agree that if it is coming in then the Board needs to budget for it.
- Supervisor Schwartz said since it is contingent and may not come, he is not sure how to reflect that in a budget.
- Mr. Lockie said you either put it in the budget, anticipating it, or do a budget amendment when it comes in and gave an example of it recently happening in the Fire Department.
- Mr. Lockie added that he and Supervisor Schwartz had a discussion previously and this is where the original increase came from due to the contingencies.
- Trustee Lindke said that it would be helpful to get a grants spreadsheet with schedules and if they are contingent and Clerk Findley agreed.
- Trustee Lindke questioned why the Board is moving over \$300,000.00 to cover the Geddes Rd. project, requesting to use that for part of something else.
- Supervisor Schwartz said about \$185,000.00 is designated for the Leforge and Geddes improvements, this was the excess that was collected for Hyundai. This can lead to improvements like adding a possible roundabout or signaling.
- Trustee Lindke asked about the money that was left over from Hyundai regarding the trees and requested putting it in the 2024 budget.
- Supervisor Schwartz suggested putting around \$25,000.00 for tree planting, possibly at Staebler Farms.
- Clerk Findley said the Board also discussed this going to Clayhill Community Farm and Garden.
- Trustee Lindke questioned if the Board has the money budgeted for sidewalks.
- Supervisor Schwartz said the Township has a contingent fund that we can pay out and recollect and \$35,000.00 would be a great start.
- Trustee Lindke questioned if the Board should budget for the maintenance of the non-motorized pathways.
- Supervisor Schwartz said that the Parks and Rec department had just trimmed recently on a pathway.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 11**

- Trustee McGill agreed that they did a great job.
- Supervisor Schwartz said there needs to be planks replaced in the Geddes Rd. bridge east of Prospect.
- Trustee Lindke questioned at what point the Board will attempt to make an offer on Dixboro Village Green (DVG) since we have made so many investments.
- Supervisor Schwartz said the parties involved with the DVG are working with appraisers.
- Trustee Lindke responded that she spoke with them as well and they are ready, and they have questioned why the Township does not just make an offer.
- Trustee Lindke questioned why road maintenance has increased by \$100,000.00 and if the Board knows what roads are being repaired.
- Supervisor Schwartz said the price these projects are going up and the Board does not know until the list is received in April.
- Clerk Findley said that Supervisor Schwartz had a meeting with the Road Commission today that the Officials should have been informed about and questioned what it was concerning.
- Supervisor Schwartz said it was about special assessments and whether or not Tanglewood is considered a special district and confirmed that it is.
- Trustee Lindke questioned if the Township does other roads besides the roads given including laying gravel.
- Supervisor Schwartz said the Township does gravel once a year and the Road Commission does it intermittently.
- Trustee Lindke asked how the Township decides which roads.
- Supervisor Schwartz said in regard to the Township that he goes out and finds the worst gravel roads and evaluates them.
- Trustee Lindke responded and Clerk Findley agreed that the Board should be involved.
- Trustee Lindke questioned in regard to the Parks and Rec bathroom project, should the funds be put into the budget.
- Clerk Findley replied to the statement that it will be added once it is approved.
- Trustee Lindke said that the Board should really consider reading the Parks and Rec Master Plan when considering further decisions for them.
- Clerk Findley suggested that a fund raiser would be great.
- Trustee Lindke questioned if it is time to consider a millage for Parks and Rec.
- Supervisor Schwartz said that he has suggested that for years.
- Trustee Lindke questioned why Mr. Lockie is being budgeted for \$114,274.00 and she believes last year was approximately \$60,000.00.
- Mr. Lockie said he is budgeted for 30 hours per week as opposed to the previous limited hours due to retirement requirements to help with the Utility Department, and this is budgeted in the worst-case scenario.
- Trustee Lindke asked with the potential updates to Aalea's (Skrycki), Utility Billing Specialist, position, would his hours be the same.
- Mr. Lockie said his plans for Mrs. Skrycki are to help with Utilities but to also train her for future succession planning as he will eventually be retiring.
- Supervisor Schwartz questioned what work Mr. Lockie is doing at the Utility Department.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 12**

- Mr. Lockie explained everything he has been doing to assist and confirmed that this would not always be the case.
- Supervisor Schwartz asked if Mr. Lockie does all of the accounting for Utilities.
- Mr. Lockie confirmed that he does all of the accounting for Utilities.
- Supervisor Schwartz asked what else Mr. Lockie does with Utilities.
- Mr. Lockie explained again what he does for Utilities.
- Trustee Caviston responded that Mr. Lockie has valuable experience that he offers.
- Trustee Lindke asked if the amount of time that Mr. Lockie is spending has increased.
- Mr. Lockie answered that the time has increased but insisted that nothing he is saying is a “knock on anybody”.
- Supervisor Schwartz reiterated the needs of the “Old Township Hall” building renovation saying the Board should possibly consider putting it in 2024’s budget under special project suggesting possibly \$40,000.00.
- Mr. Bradford added that the more time this renovation is put off the more it would potentially cost.

**C. DISCUSS IMPLEMENTING CONSENT AGENDA**

- Clerk Findley reiterated that Supervisor Schwartz should be providing written reports to the Board.
- Clerk Findley along with Supervisor Schwartz explained what a consent agenda is and how it would be implemented.
- Clerk Findley said the Township needs to do a better job at last minute additions to the agendas.
- Treasurer Lewis gave an example of her experience with consent agendas.
- Supervisor Schwartz said the Board needs to amend the Board Policy manual to add consent agendas.

**D. CLAY HILLS FARMERS MARKET UPDATE**

- Supervisor Schwartz said the Phase One indicated there is a need for a Phase Two that will be on the agenda for next week.
- Clerk Findley said that the contract is on the agenda to be approved.
- Mr. Bradford added that phase two was triggered by the history of the property having a laundromat.
- Jan Piert asked for clarification on the study.
- TC Collins spoke on the history of the property.
- Clerk Findley requested that the name and logo represent the Charter Township of Superior as opposed to the current Willow Run Acres.
- Mr. Collins said the name is Clayhill Farm and Garden.
- Supervisor Schwartz asked about the history of the name.
- Mr. Collins gave the history of the name given past displacement of low-income individuals to land built on clay soil to force them to work in factories instead of farming the land.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
WORK SESSION  
OCTOBER 10, 2023  
PROPOSED MINUTES  
PAGE 13**

- Mrs. Piert said there were three changes they would like to see for the potential contract:
  1. The five-year lease agreement increased to ten years.
  2. Eliminating the early termination clause or creating a possible clause of helping to relocate if terminated.
  3. Providing affordable water with a possible well or the Township paying for metered water until a well can be built.
- Trustee Caviston offered her 25-acre property as an alternative in the event the escape clause is used.
- Mrs. Piert and Mr. Collins said that it's important that this is near the population that they desire to reach and teach.

**6. ADJOURNMENT**

It was moved by Trustee Lindke supported by Treasurer Lewis, that the meeting be adjourned. The motion carried and the meeting adjourned at 6:54 p.m.

Respectfully submitted,

Lynette Findley, Clerk

Kenneth Schwartz, Supervisor

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 1**

**1. CALL TO ORDER**

The regular meeting of the Charter Township of Superior Board was called to order by the Supervisor Ken Schwartz at 7:00 p.m. on October 16, 2023, at the Superior Charter Township Hall, 3040 North Prospect, Superior Charter Township, Michigan.

**2. PLEDGE OF ALLEGIANCE**

Supervisor Schwartz led the assembly in the pledge of allegiance to the flag.

**3. ROLL CALL**

The members present were Supervisor Ken Schwartz, Clerk Lynette Findley, Treasurer Lisa Lewis, Trustee Nancy Caviston, Trustee Bernice Lindke, and Trustee Bill Secret.

Absent: Trustee Rhonda McGill

**4. ADOPTION OF AGENDA**

It was moved by Trustee Lindke supported by Trustee Secret, to adopt the agenda as presented. The motion carried by unanimous vote.

**5. APPROVAL OF MINUTES**

**A. SEPTEMBER 13, 2023, SPECIAL MEETING**

It was moved by Trustee Lindke supported by Trustee Secret, to approve the minutes of the special Board meeting of September 13, 2023, with changes presented at the table.

The motion carried by unanimous vote.

**B. SEPTEMBER 18, 2023, REGULAR MEETING**

It was moved by Treasurer Lewis supported by Trustee Secret, to approve the minutes of the regular Board meeting of September 18, 2023, with changes presented at the table.

The motion carried by unanimous vote.

**6. CLOSED SESSION**

**A. DISCUSS PENDING LITIGATION**

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 2**

It was moved by Trustee Lindke supported by Clerk Findley to go in to closed session to discuss pending litigation.

Roll Call:

Ayes: Clerk Findley  
Trustee Caviston  
Treasurer Lewis  
Trustee Lindke  
Trustee Secrest  
Supervisor Schwartz

Nays: None.

Absent: Trustee McGill

The motion carried by unanimous vote.

*The Board went into closed session at 7:06p.m  
The Board returned to open session at 7:27p.m*

**7. CITIZEN PARTICIPATION**

**A. CITIZEN COMMENTS**

- Tom Freeman, Dixboro, spoke on behalf of Dixboro Village Green Inc. and disbursed a save the date card for the bicentennial celebration.
- Margorie Brawer, Fleming Ridge, spoke in opposition to the passing of the Zoning and Land Use agreement for Garrett's Space.
- Tom Brennan, Sheffield Dr., spoke in favor of the development of the Clayhill Community Farm and Garden
- Brian Jacobson, Fleming Ridge Dr., spoke in opposition to the passing of the Zoning and Land Use agreement for Garrett's Space.
- Daughter of TC Collins (Clayhill Community Farm and Garden) spoke in favor of the development of Clayhill Community Farm and Garden. (1 of 2)
- Daughter of TC Collins (Clayhill Community Farm and Garden) spoke in favor of the development of Clayhill Community Farm and Garden. (2 of 2)
- Martha Kern-Boprie, secretary of Parks Commission, questioned why budgets are not on the agenda.
- Clerk Findley responded that the budget is on the agenda.
- Joet Reoma, member of Master Composter Certificate Program, spoke in favor of the development of Clayhill Community Farm and Garden.
- Brenda Baker, Ashton Ct., spoke in opposition to the passing of the Zoning and Land Use agreement for Garrett's Space.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 3**

- Lisa Hoenig, Director of Ypsilanti District Library, reported on their recent programs and support from the Charter Township of Superior community.
- Jan Piert, Anns Way Dr., spoke in favor of the development of the Clayhill Community Farm and Garden.
- TC Collins, Director of Clayhill Community Farm and Garden, spoke in favor of the development of the Clayhill Community Farm and Garden.
- Raji, Fairway Glens, spoke in favor of the development of the Clayhill Community Farm and Garden.
- Stephen Henley, Warren Rd., spoke in opposition to the rezoning decision of 3900 Dixboro Rd.
- Trische Duckworth, City of Ypsilanti, spoke in favor of the development of the Clayhill Community Farm and Garden. She also commented that a particular Board member should no longer hold office in 2024.
- Dana Harris, Bromley Park, spoke in favor of the development of the Clayhill Community Farm and Garden and requested an extension on the sidewalk deadlines for Bromley Park.
- Rickey Harding, Superintendent of Maintenance Department, shared a call-out from a resident, Burton Lowe, Tuskegee Airman, and advocated for a raise for the Maintenance Department.
- Irma Golden, Deputy Supervisor, gave updates about the sidewalk project.
- Jerry Clifton, Washington Sq., said the Board needs to put health and safety of the people first.
- Courtney Hall, Belleville MI, spoke in favor of the development of the Clayhill Community Farm and Garden.

**8. PRESENTATIONS AND PUBLIC HEARINGS**

**A. TRUTH-IN-TAXATION PUBLIC HEARING**

Supervisor Schwartz explained the ensuing millage and opened the public hearing at 8:10 p.m.

No comment.

Supervisor Schwartz opened the public hearing for the budget at 8:11 p.m.

No comment.

**9. REPORTS**

**A. SUPERVISOR REPORT**

Supervisor Schwartz submitted his written report and read it verbally.

*(Available at the end of these minutes.)*



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 4**

- Supervisor Schwartz wants to bring the amendment of the Ypsilanti District Library agreement, renegotiating the amounts and the timeline to the November Board or Trustee meeting.
- Clerk Findley spoke highly of the library's facilities and said that these changes are more proof of Supervisor Schwartz acting on behalf of the Board without their knowledge.
- Trustee Lindke said she would like to see the potential amendments come to the November Board meeting with more analysis.
- Supervisor Schwartz questioned what type of analysis Trustee Lindke was looking for.
- Trustee Lindke responded she would like to understand why the Board is forgiving \$80,000.00.

**B. LIASON REPORT ON PARKS & RECREATION COMMISSION MEETING**

Trustee Lindke submitted her written report.

It was moved by Treasurer Lewis supported by Trustee Secrest to receive this report.

Motion carried by unanimous vote.

*(Available at the end of these minutes.)*

**C. COMMUNITY CENTER ADVISORY COMMITTEE**

Clerk Findley reported on the following:

- The CCAC did not have a meeting in September.
- Clerk Findley said that she spoke with Greg Dill, Washtenaw County Administrator, and they are waiting for Ypsilanti Community Schools to approve the purchase agreement. They are anxious for the approval and to schedule an ensuing ceremonial ground-breaking ceremony.

**D. DEPARTMENT REPORTS: BUILDING DEPARTMENT, FIRE DEPARTMENT, ORDINANCE OFFICER REPORT, PARKS COMMISSION MINUTES, SHERIFF'S REPORT**

It was moved by Treasurer Lewis supported by Clerk Findley, that the Superior Charter Township Board receive all reports.

Trustee Lindke asked to add two columns to the Fire Department report with year-to-date and prior year-to-date to the report.

The motion carried by unanimous vote.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 5**

**10. COMMUNICATIONS**

**A. FIREFIGHTER NICHOLAS ROBSON LETTER TO FIRE CHIEF ANNOUNCING RESIGNATION**

It was moved by Trustee Secrest supported by Clerk Findley, to receive the resignation of Firefighter Nicholas Robson effective December 31, 2023.

Treasurer Lewis added that this is an acceptance with regret but understanding that this was a hard decision and thanked him for his service. The Board agreed.

The motion carried by unanimous vote.

*(All letters and documents given at the table are attached to the end of these minutes)*

**11. UNFINISHED BUSINESS**

**A. RESOLUTION 2023-46, RESOLUTION TO PROMOTE MARY BURTON TO UTILITIES DIRECTOR**

The following resolution was moved by Trustee Lindke supported by Clerk Findley.

- Supervisor Schwartz said that he heard from Keith Lockie, Township Controller, that Mary Burton, Utility Administrator, and Mr. Harding, Maintenance Superintendent, do not want their resolutions to go forward.
- Clerk Findley said that she knows nothing about that. If Mrs. Burton and Mr. Harding do not want their resolutions to go forward that it is not because they are undeserving but because of the pain that they have endured.
- Trustee Lindke said that the Board should still go forward and said that Mrs. Burton and Mr. Harding deserve these promotions.
- Supervisor Schwartz said his problem with the resolutions is that they do not spell out the job descriptions.
- Trustee Lindke said that it is not fair that Mrs. Burton has been fulfilling that position for years and has never been given the title of director.
- Clerk Findley disbursed a job description that Supervisor Schwartz created for Jeff Castro, former Ypsilanti Community Utilities Authority employee.
- Clerk Findley added that Mrs. Burton and Mr. Harding are upset because when they saw the job description in question, they noticed that they were already doing the job in question.
- Supervisor Schwartz disagreed, and said they are not.
- Clerk Findley said that Mrs. Burton and Mr. Harding are doing the job in question and said Supervisor Schwartz has other problems with them that stems back to Mr. Castro. Clerk Findley said that Supervisor Schwartz has to let that go and that they deserve their promotions.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 6**

- Supervisor Schwartz said that he does not doubt that they deserve the raise, but he does not think the Board should be passing this.
- Trustee Lindke called the question.
- Supervisor Schwartz said that there was not yet a motion on the table.
- (Trustee Lindke moved the following resolution and Clerk Findley supported.)
- Supervisor Schwartz said he thinks it is premature. He added that he was trying to hire Mr. Castro because there are “things” that Mrs. Burton and Mr. Harding cannot do.
- Clerk Findley interjected that Mrs. Burton and Mr. Harding are already doing everything.
- Trustee Lindke said that Supervisor Schwartz has been the Utility Department supervisor by name only.
- Supervisor Schwartz responded that Trustee Lindke does not know that.
- Clerk Findley interjected that Supervisor Schwartz has admitted to not supervising on tape.
- Trustee Lindke called the question.
- Supervisor Schwartz said that he is going to vote no.
- Clerk Findley said that she did not ask him that and called the vote.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO PROMOTE MARY BURTON TO UTILITIES DIRECTOR**

**RESOLUTION NUMBER: 2023-46**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, Mary Burton has been the Utility Department Administrator since October 16, 2017; and,

**WHEREAS**, Mary Burton has over 18 years of experience in the utilities field; and,

**WHEREAS**, she has an additional 17 years of experience in communications and administration; and,

**WHEREAS**, Supervisor Kenneth Schwartz has served as the Utility Director since 2017; and;

**WHEREAS**, the Board acknowledges the need to have a staff person directly involved in the day-to-day contractual, administrative and managerial aspects of the work of the Utilities Department; and,

**WHEREAS**, there are many functions and tasks in the Utility Ordinance which need to be addressed; and,

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 7**

**WHEREAS**, the Board is responsible to clearly define the person(s) to whom these functions and tasks are expected to be performed and hold that person accountable; and,

**WHEREAS**, the Board wishes to charge Mary Burton with all of the day-to-day administrative and managerial tasks; and,

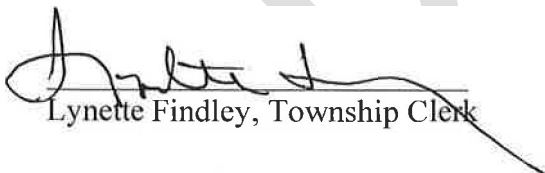
**WHEREAS**, Mary Burton has served with distinction in her position with the Utilities Department; and,

**WHEREAS**, Mary Burton should be given both the title and commensurate salary for her work in the Utilities Department.

**NOW, THEREFORE BE IT RESOLVED**, that Mary Burton be appointed as Director of the Charter Township of Superior Utility Department with a starting salary of \$90,514, a 10% increase.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Clerk Findley  
Trustee Lindke  
Trustee Caviston  
Treasurer Lewis

Nays: Supervisor Schwartz  
Trustee Secrest

Absent: Trustee McGill

The resolution carried by majority vote.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 8**

**B. RESOLUTION 2023-47, RESOLUTION TO INCREASE PAY RATE OF RICKEY HARDING, UTILITIES SUPERINTENDENT**

The following resolution was moved by Trustee Lindke supported by Clerk Findley with the amendment that Rickey Harding be given the title of Superintendent of the Utility Department.

- Supervisor Schwartz said having both a Director and Superintendent of the Utility Department creates incompatibilities.
- Treasurer Lewis said that she has been desiring to have a meeting with the Officials since July. In that meeting she wanted to do what Mr. Harding had requested and that is to give a raise to the entire Utility Department.
- Clerk Findley stated the reason the meeting did not take place was discussed at the Work Session on October 10, 2023.
- Treasurer Lewis said that we may have but that does not resolve what Mr. Harding said tonight.
- Clerk Findley said that no one went behind closed doors and that everything was done in public. The Board cannot move forward with the departmental raises until the resolutions on the table are completed.
- Treasurer Lewis questioned why that is the case.
- Clerk Findley said that the Board discussed this in the Work Session.
- Treasurer Lewis rebutted that the work session was not about giving the Utility Department raises.
- Clerk Findley said we discussed the organizational structure that has employees in flux. She said the Board will take care of all of the employees because they deserve it.
- Trustee Lindke called the question.
- The vote was called on the question.

Roll Call:

Ayes: Clerk Findley  
Trustee Lindke

Nays: Treasurer Lewis  
Trustee Caviston  
Trustee Secrest  
Supervisor Schwartz

Absent: Trustee McGill

Question fails 4 to 3.

Discussion continued:

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 9**

- Supervisor Schwartz reiterated that he believes that there is a conflict between the titles of Director and Superintendent.
- Clerk Findley reiterated that Mrs. Burton and Mr. Harding were very upset that Supervisor Schwartz was offering a job to Mr. Castro that they were already performing.
- Trustee Lindke said that Mr. Harding has been doing an excellent job in his department and it is time that the Board recognized it and pays him for what he is worth.
- Supervisor Schwartz said it is not that Mr. Harding is not worth it, but the Board is doing this without proper due diligence and that does not bode well for the customers. He added that the Board should consider tabling this resolution and discussing it in a work session.
- Trustee Lindke said this this a delay, and Clerk Findley agreed.
- Trustee Secrest said that a work session is appropriate to discuss the order, but he does believe that everyone deserves more money.
- Clerk Findley said she agrees a work session would be valuable to discuss the rest of how the Board is going to structure and she believes that this is very unfair to Mr. Harding. She said she is glad that Mrs. Burton's resolution was passed but this will cause employees to leave.
- Supervisor Schwartz said that some employees are making \$100,000.00 and they are not going to leave.
- Clerk Findley said that Supervisor Schwartz was going to offer Mr. Castro \$70,000.00 for just 19 hours of work.
- Supervisor Schwartz said that offer for Mr. Castro was never brought to the Board.
- Trustee Lindke rebutted saying Mr. Castro was working for the Township but asked to get back to the topic at hand. She said Mr. Harding has been doing this job for years and it is unfair that he is not being compensated for it.
- Supervisor Schwartz said that Mr. Harding has only done some of the work since he received his S1 license.
- Clerk Findley and Trustee Linke requested that Supervisor Schwartz "stop doing that".
- Fred Lucas, Township Attorney, suggested if there is a dispute about the title then the Board should split the motion. One motion to consider giving Mr. Harding the raise and another to consider giving him the title. (1:50:03)
- Trustee Lindke said that the motion should not be split and should include both.
- Clerk Findley said Supervisor Schwartz has said, on tape, twice that he does not supervise.
- Supervisor Schwartz agreed that he has said that because he believes the Utility Department has been running smoothly.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO RAISE THE PAY RATE OF THE UTILITIES SUPERINTENDENT,  
RICKEY HARDING**

**RESOLUTION NUMBER: 2023-47**

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 10**

**DATE: AUGUST 21, 2023**

**WHEREAS**, Rickey Harding has been the Superintendent of Maintenance since January 22, 2019; and,

**WHEREAS**, Rickey Harding has over 25 years of experience in the utilities field; and,

**WHEREAS**, Rickey Harding has received the following certifications December 20, 2017: S-3 December 15, 2018: S-2, and June 13, 2019, S-1; and,

**WHEREAS**, section 42.10 of the State of Michigan Charter Township Act provides the township Board with the power to delegate certain duties of the township to a township superintendent; and,

**WHEREAS**, section 42.11 of the State of Michigan Charter Township Act notes that the Township Superintendent serves at the pleasure of the Board and must be a township resident; and,

**WHEREAS**, The Board wishes to assign the following functions and duties to the Township Superintendent position: 1) managing and supervising the operation of all township utilities, and 2) seeing that all terms and conditions imposed in favor of the township or its inhabitants in any public utility franchise, or in any contract, are faithfully kept and performed.

**WHEREAS**, the Board acknowledges the need to have the Township Superintendent position directly involved in the technical field work of the Utilities Department and responsible for the duties as described above; and;

**WHEREAS**, the Board does not wish to continue to delegate supervision of the Utility Department to the Township Supervisor; and,

**WHEREAS**, it is the Board's responsibility to clearly define the person(s) to whom these functions and tasks are expected to be performed and hold that person accountable; and,

**WHEREAS**, Rickey Harding has served with distinction in his position as Superintendent with the Utilities Department; and,

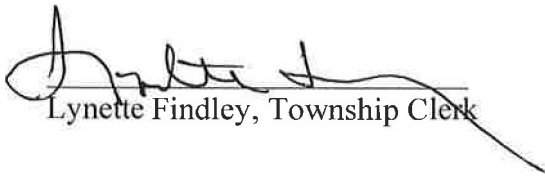
**WHEREAS**, Rickey Harding should be given commensurate salary for his work in the Utilities Department.

**NOW, THEREFORE BE IT RESOLVED**, that Rickey Harding *is appointed as the Utilities Superintendent and* be given a salary of \$96,210, a 10% increase.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 11**

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023

Date Certified

Roll Call:

Ayes: Clerk Findley  
Treasurer Lewis  
Trustee Caviston  
Trustee Lindke

Nays: Trustee Secrest  
Supervisor Schwartz

Absent: Trustee McGill

The amended resolution carried by majority vote.

**C. RESOLUTION 2023-50, AALEA SKRYCKI ROLE CHANGE – ACCOUNTANT & BILLING SPECIALIST**

The following resolution was moved by Treasurer Lewis supported by Trustee Lindke.

- Supervisor Schwartz asked if there was any discussion and said that the following resolution was an easy one.
- Clerk Findley and Trustee Lindke questioned why Supervisor Schwartz believed that this resolution was easy.
- Supervisor Schwartz said this resolution had clear job duties and responsibilities that will be changed.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 12**

**RESOLUTION TO NAME AN ACCOUNTANT/BILLING SPECIALIST FOR THE  
SUPERIOR TOWNSHIP UTILITY DEPARTMENT**

**RESOLUTION NUMBER: 2023-50**

**DATE: AUGUST 21, 2023**

**WHEREAS**, the Superior Township Utility Department (STUD) after reviewing job roles and responsibilities of the Controller's office foresee an immediate need to train an employee in the role of Accountant who would serve as backup and support to the Controller; and,

**WHEREAS**, this position can be combined with the Billing Specialist responsibilities, which would be expanded to include general accounting work; and,

**WHEREAS**, the Superior Township Utility Department (STUD) will name an Accountant/Billing Specialist; and,

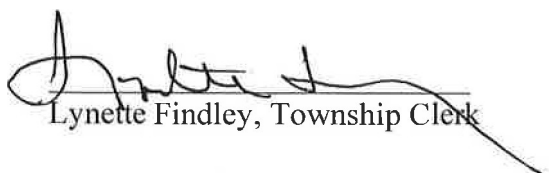
**WHEREAS**, the Superior Township Utility Department (STUD) recommends Aalea Skrycki to be promoted to this position as Accountant and Billing Specialist. She has been an employee of Superior Township for more than 17 years, beginning as an Administrative Assistant for the Treasurer's office for a short stint and soon moving up to Deputy Treasurer; and.

**WHEREAS**, Aalea Skrycki is qualified, capable and in times past, has filled in for the Controller to cover vacations. She holds a bachelor's degree in accounting and is willing to be fully trained in this capacity.

**NOW THEREFORE, BE IT RESOLVED**, the Superior Charter Township Board hereby approves Aalea Skrycki as Accountant/Billing Specialist for the Superior Township Utility Department at a wage of \$36.10 per hour an increase from her previous \$27.73.

**CERTIFICATION STATEMENT**

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Lynette Findley, Township Clerk

10/17/2023  
Date Certified

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 13**

Roll Call:

Ayes: Clerk Findley  
Treasurer Lewis  
Trustee Caviston  
Trustee Lindke  
Trustee Secrest  
Supervisor Schwartz

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**D. RESOLUTION 2023-61, MOVE THE SUPERVISION AND OVERSIGHT OF NANCY MASON TO CONTROLLER, KEITH LOCKIE**

The following resolution was moved by Treasurer Lewis supported by Trustee Lindke.

- Trustee Lindke requested to add that the Township Controller reports to the Township Clerk.
- Supervisor Schwartz and Clerk Findley agreed to take that question up in the November 20, 2023, Regular Board meeting.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO MOVE THE SUPERVISION AND OVERSIGHT OF ASSISTANT  
OFFICE & PERSONNEL MANAGER TO CONTROLLER**

**RESOLUTION NUMBER: 2023-61**

**DATE: SEPTEMBER 18, 2023**

**WHEREAS**, the Board of Trustees of the Charter Township of Superior wishes to move the supervision and oversight of the Assistant Office and Personnel Manager to the Controller.

**WHEREAS**, section 42.10 of the State of Michigan Charter Township Act provides the Township Board with the power to delegate certain duties of the Township; and,

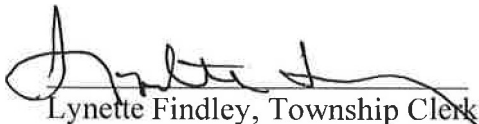
**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 14**

**WHEREAS**, the Board wishes to assign the following functions and duties to the Controller: managing and supervising the duties of the position of Assistant Office and Personnel Manager, access to all employee related documents, access to payroll system, access to pension and insurance websites.

**NOW, THEREFORE BE IT RESOLVED**, that the Assistant Office and Personnel Manager will report directly to the Controller and has the above responsibilities.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Clerk Findley  
Trustee Caviston  
Treasurer Lewis  
Trustee Lindke  
Trustee Secrest  
Supervisor Schwartz

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**E. REVIEW AND CONSIDER ADOPTING AMENDMENTS TO RESOLUTION 2023-54 (RESOLUTION TO APPROVE THE ZONING AND LAND USE AGREEMENT WITH CONSERVATION EASEMENT).**

The following resolution as amended was moved by Trustee Lindke supported by Trustee Secrest. (1:56:04)

- Attorney Lucas and the Attorney for Garrett's Space verified that the Board is voting on the properly amended agreement.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 15**

- Supervisor Schwartz asked the Attorney for Garrett’s Space if they intend to follow the Zoning Ordinance as required.
- The Attorney for Garrett’s Space responded yes, they are complying and emphasized that they are doing the Development Agreement as needed.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO APPROVE THE AMENDED ZONING AND LAND USE  
AGREEMENT WITH CONSERVATION EASEMENT**

**RESOLUTION NUMBER: 2023-54**

**DATE: AUGUST 21, 2023**

**WHEREAS**, the Charter Township of Superior Board of Trustees has received a Zoning and Land Use Agreement from Garrett’s Space for the property at 3900 Dixboro Rd; and,

**WHEREAS**, the Developer, Garrett’s Space is developing a PC, Planned Community Special District, pursuant to the Superior Charter Township Zoning Ordinance No. 174, as amended, and other applicable law; and,

**WHEREAS**, a Zoning and Land Use Agreement presents a binding summary of use as related to a property that affected/interested parties agree to as it relates to the aforementioned; and,

**WHEREAS**, the property at 3900 Dixboro Rd. was rezoned from A2, Agriculture District to PC, Planned Community Special District in the July 17, 2023, Regular Meeting of the Charter Township of Superior Board of Trustees; and,

**WHEREAS**, the inherent flexibility encompassed in a PC, Planned Community Special District encourages an agreement that stipulates the expected use of the property by the property owner and any party that utilizes said property under this Special Zoning District; and,

**WHEREAS**, the Zoning and Land Use Agreement shall be binding upon the Township, the Developer of the Development, their successors-in-interest, and assigns.

**NOW, THEREFORE, BE IT RESOLVED**, in consideration of the premises and the mutual covenants of the parties described in this Agreement, and with the express understanding that this Agreement contains important and essential terms, the parties hereby agree as follows:

***Superior Charter Township***

**ZONING AND LAND USE AGREEMENT**  
***PC, Planned Community Special District***

***[Garrett's Space]***

**THIS ZONING AND LAND USE AGREEMENT**, effective as of the 16 day of October, 2023, is entered into according to the terms and provisions of the Charter Township of Superior Zoning Ordinance, as amended (Zoning Ordinance”), for the governance of the Garrett’s Space land use and care center as a Special District under Article 7 of the Zoning Ordinance, PC, Planned Community Special District. The parties to this agreement are Superior Charter Township, a municipal corporation, 3040 North Prospect, Ypsilanti, MI 48198 (the “**Township**”), and Garrett’s Space, a non-profit corporation, 1400 Granger Ave, Ann Arbor, MI 48104 (“**GS**”).

**RECITATIONS**

***Summary of Use***

The parties recognize an unmet need for uses and facilities to provide support for young adults struggling with depression, anxiety, and/or suicidal ideation, and who are voluntarily seeking care and support from GS, and that these individuals may require assistance other than visits to a therapist or other help currently available. GS desires and intends to create a land use with a care center designed with the view of filling existing gaps in support for this population.

This land use is *not* intended as a “medical” facility that would provide treatment or other support for young adults (i) with psychosis or mania, (ii) who are imminently at high risk for suicide, (iii) who pose a threat to, or are at risk of, harming others, (iv) who are actively using substances that could significantly impair their judgment or lead to unsafe behaviors, or (v) who are subject to court-ordered or other involuntary treatment; and based on careful screening, such individuals identified with any of such conditions shall not be admitted for treatment for residential or day programming on the Property. Nor is the use proposed to be a state-licensed facility, but represents an “other managed residential facility” referenced as part of the residential use classification on the Land Use Table of Zoning Ordinance Article 4.

Rather, it is the intent of the Township to permit, and for GS to establish, a residential campus offering relatively short-term on-premises residential care, as well as day care, and provide a safe and holistically focused space for young adults struggling from the life-threatening challenges that arise due to depression, anxiety, and/or suicidal ideation, and who are voluntarily seeking care and support from GS.

***PC Planned Community Special District – Intended to be Flexible***

It is agreed by the Township and GS that the unique nature of the proposed land use, and its rural residential character on a unified 76-acre property, is well suited and meets all of the enabling requirements for approval under the Planned Community (PC) Special District. This Special District encourages greater collaboration between the developer and the Township in the development process and allows additional freedom for the developer to take an even more creative approach to land use and development than otherwise permitted under the Zoning Ordinance. This Special District option also offers greater flexibility in the design of land development, maximizing the developer's ability to take advantage of natural topography, vegetation, watercourses, and other site features, which are all present on this one site. The approved development is shown on the approved Area Plan, attached, and is further described in this Agreement and the site plan.

This flexibility in design, development, and use is expressly authorized by the Michigan Zoning Enabling Act; and such authorization is applied in the Superior Township Zoning Ordinance with safeguards and standards including the requirement for conformity with the Master Plan and Growth Management Plan, so that a project approved under this permission becomes a planned use and avoids the legal shortcoming of so-called "spot zoning." By approving the proposed use as a Planned Community Special District, the use will be a rural residential use with accompanying components, consistent with and complimentary to the surrounding uses and area.

***Intent of Township and Garrett's Space***

The parties intend this Agreement, approved in accordance with Article 7 of the Zoning Ordinance, to be a part of Township approval and rezoning of the Property to PC, Planned Community Special District, for the use, development, and land use standards for the Property and development project shown on the Area Plan and to be shown on the Site Plan, and as described in this Agreement. This Agreement is also intended to specify binding terms and requirements on GS and the Township for the development and use of the Property.

***A G R E E M E N T   T E R M S***

Based on the Recitations stated above, and premised on the mutually binding terms and covenants of this Agreement, the parties **AGREE AS FOLLOWS:**

**GENERAL ZONING, AREA PLAN, AND SITE PLAN TERMS**

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 18**

**Recitations Part of Agreement.** The Recitations stated above are deemed to be an integral and binding part of this Agreement.

**The Property.** The property which is the subject of this Agreement consists of seven parcels totaling approximately 76 acres in the Township, commonly known as 3900 Dixboro Road, and more specifically described on Attachment 'A' to this Agreement (the "**Property**"). The several parcels shall, upon final site plan approval in accordance with this Agreement, be merged and become one unified parcel.

**Zoning District.** The Township approves the rezoning of the Property from A2, Agriculture District, to PC, Planned Community Special District for development and use in conformance with this Agreement.

**Requirements.** The Township Board, after public hearings, and following recommendation by the Planning Commission, finds that all of the requirements of the PC, Planned Community Special District are met

**Area Plan.** The Zoning Ordinance requires an approved Area Plan for the development and use of the Property as a Special District under Article 7. The Township has approved the Area Plan for this development of the Property, which shall be binding on the Township, GS, and all successor owners of record of the Property. The Area Plan was approved following due notice and public hearing and is incorporated as part of this Agreement as Attachment 'B' ("**Area Plan**"). Approval of the Area Plan shall represent Township approval of the land use, general site layout, conceptual building design and location, and preliminary vehicular and pedestrian networks.

**Site Plan Approval.** The site plan, to be subsequently approved, shall conform to the approved Area Plan for this development, and must be reviewed and approved by the Township prior to site work on the Property ("**Site Plan**"), except that the Township, in its discretion, may administratively authorize the issuance of permits by the Building Official for preliminary site work to begin in connection with soil exploration, site clearing, entranceway improvements, and preliminary steps for on-site water and sanitary sewage disposal and storm water management (subject to any necessary approval by outside agencies).

**Conditions of Approval.** The approval of the Area Plan and subsequent approval of the Site Plan, for this development are subject to the terms and conditions specified in this Agreement.

**Duration of Approval.** The Property will be developed in phases, , as approved in the Area Plan and Site Plan and as provide in the Zoning Ordinance

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 19**

**Amendment.** The terms and provisions of this Agreement, including the Area Plan and Site Plan, shall be subject to amendment only as provided in this Agreement, and the Township's Zoning Ordinance.

**Recordation.** This Agreement, or a recordable notice of this Agreement, shall be duly recorded by the Township at the Register of Deeds for the County of Washtenaw, State of Michigan.

**DEVELOPMENT AND USE**

**Development and Use.** The Property shall be developed and used in accordance with this Agreement, including approved plans reflected in the Area Plan and Site Plan, as the same may be modified in accordance with the terms of this Agreement.

**Permitted Use.** The principal use of the Property shall be a residential use as part of a 76-acre campus care center with a predominant residential setting, to provide care and support for the wellness and support needed by young adults struggling from depression, anxiety, and/or suicidal ideation, and who are voluntarily seeking care and support from GS. The setting provided by the Property, as approved for development and use, is intended to enhance such wellness and support, along with professionally programmed support designed to enhance healing through in-person connections and activities. The large open space, natural resource-rich environment carries out the fundamental intent of the Federal Fair Housing Act and Americans with Disabilities Act and related state law of enabling mainstream, or community-based, living, while concurrently fulfilling the intent of the Township Master Plan, which incorporates the Growth Management Strategies and Goals for large lot, open space and preservation in this Northwest, rural residential portion of the Township.

The use also includes authorization to provide support to family members, friends, and allies of those receiving support.

This land use is not intended as a "medical" facility that would provide treatment or other support for young adults (i) with psychosis or mania, (ii) who are imminently at high risk for suicide, (iii) who pose a threat to, or are at risk of, harming others, (iv) who are actively using substances that could significantly impair their judgment or lead to unsafe behaviors, or (v) who are subject to court-ordered or other involuntary treatment; and based on careful screening, such individuals identified with any of such conditions shall not be admitted for treatment for residential or day programming on the land.

**Short-term, in-residence care** is intended to be provided for up to 20 individuals who will reside on the property for a period of time expected to have a duration of approximately 30 days or less.



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 20**

**Day programming** would be provided for approximately 10 or more individuals, however, to the extent programmed day care is provided to more than 10 individuals, the number of in-residence care individuals shall be reduced proportionately, so that the total number of persons receiving care on the Property at any time will not exceed 30.

**Staffing** is expected to be provided by up to 18 individuals, including administrators, and no less than two members of the staff would remain on the Property 24/7 when overnight guests are on the premises, with responsibility for care, safety and security, including monitoring resident whereabouts. These staffing levels shall be subject to the need to conform to applicable government regulation, as this may be changed from time-to-time.

**Accessory Uses.** GS is authorized to provide and facilitate the following accessory uses on the Property to support and enhance the principal use:

Teletherapy services and therapy.

Support groups, grounding activities such as yoga, movement, mindfulness, meditation, and other somatic and artistic options and applications, such as journaling, healthy cooking, music, art, poetry, gardening, and the like. Individuals involved in these activities will consist of the 'not to exceed' 30 persons receiving care on the Property, as specified in Section 2.16(3).

Walking trails.

Interaction with farm animals subject to and as determined during site plan review.

Case management support.

Support for families.

Creativity studio for such activities as music, dance, and art.

Occasional special events, such as community, alumni, and family events, training (CEU), and fundraising.

**Primary Buildings.** The three primary buildings, as shown on the Area Plan, and more specifically on the Site Plan, for the use would be:

A main residential structure to be newly constructed ("**Residential Structure**") to accommodate the individuals receiving in-residence and outpatient care along with staff; and

The existing residential structure on the Property, the interior of which would be modified to serve as an administrative office and for day-programming use ("**Administrative/Programming Structure**").

Creativity studio for such activities as music, dance, and art.

**Accessory Structures.** Approved accessory improvements to be constructed and used include the following, as specified on the Area Plan and Site Plan, with area and height to be dictated by use, taking into consideration the height exceptions in Section 3.201 of the Zoning Ordinance:

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 21**

Outdoor recreation areas and facilities to accommodate, among other things, basketball, volleyball and the like.

Barn and related facilities for therapeutic animals.

Small group pavilion.

Sheds for gardening and other outdoor activities used as part of the care mission.

Stream, wetland, and natural resources, which would be part of a preservation regime to be made part of care programming.

Walking trails, gardens, fire pit, and other outdoor focus areas for recreation and care programming.

Existing storage shed.

**Change to, or Addition of, Structures, Uses, and Improvements.** Changes to, or addition of, structures, uses, and improvements shall be reviewed and approved in the manner provided in the Zoning Ordinance.

**Conditions of approval to be met:**

All new and existing buildings and structures shall comply with the Area Plan and Site Plan, unless amended.

All new and existing buildings and structures shall comply with all building code standards, and applicant shall be required to apply and pay for all required permits.

Any permits required by the Michigan Department of Environment, Great Lakes, and Energy (EGLE) relating to the Property shall be secured by the applicant prior to the commencement of any work.

**Dedications and restrictions; easements and rights-of-way.** All vehicular and pedestrian ways on the property shall be retained in private ownership. Easements for utilities are as shown on the Site Plan. GS shall be authorized, but not required, to establish other formal and informal restrictions, easements and rights-of-way applicable internally to some or all of the property, subject to administrative approval by Township Staff, and subject to documentation by Administrative Addendum to this Agreement.

**Open and common space and conservation easement protection; maintenance, and permitted activities within respective open space and conservation areas.**

A substantial portion of the Property is shown as unimproved areas on the Area Plan. Areas restricted by deed restriction or conservation easement shall be restricted from use as provided below. Other areas shall be restricted from the development of new buildings or structures unless and until approved, either administratively or by the Planning Commission and Township Board, as applicable under the provisions stated in this Agreement; however, such other areas shall not be restricted for use if they are consistent with the intent and purpose of the approved land use and care center.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 22**

Areas of the Property restricted by deed restriction or conservation easement shall have a limited use in accordance with the terms of the respective restriction or conservation easement, as applicable, but shall otherwise shall not be restricted for use consistent with the principal and accessory uses permitted in this Agreement.

Prior to the issuance of a certificate of occupancy for the main residential structure to be newly constructed, the areas on the Property which consist of a substantial amount of open and wooded space, regulated wetlands, wetland buffers, the pond, and the stream shall be placed under the protection of a conservation easement which shall, among other things, restrict some 58 acres of the Property from the construction of structures, but may permit underground utilities, septic drain fields, water wells, walking paths and elements, landscape installations and elements, drainage elements such as retention / detention; rain gardens, culverts, swales, or other facilities required for the land use approved in this Agreement, and shall require such areas to be maintained as specified as part of the terms of the conservation easement. Subject to approvals required by law, such areas shall not be restricted from customary use, such as hiking and nature observation. The Conservation Easement shall be for the benefit of the grantee entity, which may be the Township or an entity approved by the Township.

Until the conservation easement is established, GS shall preserve from active construction and development the 58-acre area in the manner not inconsistent with the preservation described in paragraph (2)(a), above.

In all events, all areas on the Property shall be maintained in good faith consistent with the objectives of the care center and land use, and the requirements of this Agreement.

**Entranceway Improvements.** Roadway improvements shall be made at the entrance to the Property in the public right-of-way of Dixboro Road as required by the Washtenaw County Road Commission in the location shown on the Area Plan, and to be detailed on the Site Plan. On the Property, set back from the public right-of-way, there shall be a security gate for the protection of the residents. There is no current intention to place any type of occupied security structure at the entrance, however, if such intent should change based on experiences encountered, an administrative change for such purpose shall be submitted by GS, which shall be subject to review and approval by the administrative staff of the Township.

**Water supply, sanitary sewage disposal, and other utility Facilities.** The Property is an existing lot or parcel which has been occupied, and thus considered an existing lot which has been served by on-site facilities. The use of on-site facilities will continue, with supplementation, all to be approved by other government agencies having jurisdiction.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 23**

Water Supply. All on-site water supply facilities utilized on the Property shall be approved by the Washtenaw County Health Department.

Sanitary Sewage Disposal. All on-site sanitary sewage disposal facilities shall be approved by the Washtenaw County Health Department, and in compliance with Township ordinances, and may include either shared drain fields (consistent with Washtenaw County Health Department permitting and the preservation of natural resources and features) and/or individual fields, which shall all be deemed to be in compliance with Township Ordinances for the Property.

**Storm water management.** Storm water management system improvements, including grading, open ditches, and detention facilities, and related improvements, shall be developed and approved by the Washtenaw County Water Resources Commissioner's office, to be shown on the site plan.

**Private on-site traffic circulation improvement design and management.** The entranceway to the property shall be modified as directed by the Washtenaw County Road Commission, to be shown on the site plan. Internal traffic circulation improvements shall be private roads as shown on the site plan, maintained by GS, and shall be consistent with the Area Plan.

**Pedestrian circulation.** Private walking and hiking trails shall be established on the site, as shown on the site plan.

**On-site parking improvements** On-site parking improvements shall be provided to serve the respective principal and accessory structures, with locations and specifications as generally shown on the Area Plan, and to be specifically shown on the Site Plan.

**Development regulations, including area, set back, height, and the like.**

Building Setbacks from the respective parts of the perimeter of the site shall be a minimum distance from the:

Northerly property line: Minimum of 200 feet.

Easterly property line: Minimum of 200 feet.

Southerly property line (adjacent to M-14): Minimum of 50 feet.

Southwesterly property line (angling from the west end of the southerly line over to the south end of the westerly line: Minimum from Dixboro Road to the pond the setback is 200 feet, from the pond to the Southerly property line the setback shall be 50 feet.

Westerly property line (adjacent to Dixboro Road and portion of boundary extending to Southerly line): Minimum of 200 feet.

Height: All buildings shall have a height within the range of two and one-half stories or 35 feet or less, with heights of specific buildings shown on the Site Plan.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 24**

Density: The Residential Structure shall accommodate in-residence individuals and 10 day-programming individuals, along with limited staff to remain on-site for care and security purposes. Short-term, in-residence care is intended to be provided for up to 20 individuals who will reside on the property for a period of time expected to have a duration of approximately 30 days or less. Some of such care may be provided in the existing residence. Day programming would be provided for approximately 10 to 15 individuals, however, to the extent outpatient care is provided to more than 10 individuals, the number of in-residence care individuals shall be reduced proportionately, so that the total number of persons receiving care on the Property at any time will not exceed 30. Occasional meetings during the hours of 9:00 am to 9:00 pm, may be scheduled on the Property, such as for community, alumni, family events, training (CEU), and fundraising.

Distances between buildings: The distance between the two primary buildings shall be a minimum of 60 feet, and distance between the Primary buildings and the Creativity Studio shall be a minimum of 40 feet

**Signage and lighting**

Signage. A sign identifying the Property as the care center approved in this Agreement shall be displayed adjacent to the entrance to the Property, as shown on the Site Plan and approved through a Sign Permit. The specifications of the sign shall conform to the Township code for monument signs. In addition, bearing in mind that there will be individuals on the Property who will only be on site for a short period of time, and that the property is some 76 acres in area, wayfinding signs, which shall be exempt from sign permit requirements, shall be permitted on drives and walkways in locations determined by GS to be appropriate to facilitate efficient movement on the site, subject to compliance with the following standards:

Signs may be located along drives and walkways; and,

Signs shall not exceed six square feet in area and four feet in height.

Lighting. Lighting shall be utilized around building entries (building and ground mounted), adjacent to the entranceway from Dixboro Road, and minimal parking lot lighting that will be down shielded and configured for a maximum of one foot candle over the parking fields. Lighting may also be utilized adjunct to the entrance road and walking trails, however no lighted signs shall be established immediately adjacent to neighboring residences. Lighting shall comply with Section 14.11 of the Zoning Ordinance and shown on the approved Site Plan.

**Landscaping plan.** Landscaping shall be provided in compliance with Section 14.10 of the Zoning Ordinance and in accordance with a landscaping plan finalized as part of site plan review and approval.

**PHASING AND AGREEMENT AMENDMENT**

**Phasing of project development and use.** Phasing Plan to be reviewed and approved as part of the Site Plan review.

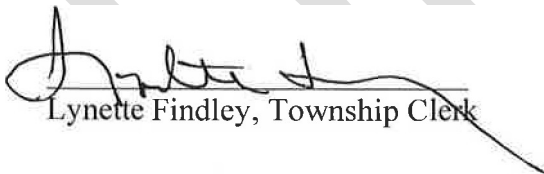
**Amendment to Area Plan or Site Plan.** Amendments to the Area Plan or Site Plan shall be reviewed and approved in the manner provided in the Zoning Ordinance.

**EFFECTIVENESS**

This Agreement shall become effective upon approval by and execution on behalf of the Superior Township Board, and execution on behalf of Garrett's Space, and shall then be binding on the Property; provided that, in the event the rezoning of the Property to PC, Planned Community Special District, does not take effect and is rejected under Section 402 of Act 110, PA 2006, as amended, or is invalidated by final judgment of a court having jurisdiction, or the use is not permissible due to action of an outside government agency, or by similar cause, then this Agreement, the Area Plan, and rezoning, and all restrictions arising from such Agreement, Plan, and rezoning, shall thereupon be null and void.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Trustee Lindke  
Trustee Caviston  
Clerk Findley  
Treasurer Lewis  
Trustee Secrest  
Supervisor Schwartz

Nays: None.

Absent: Trustee McGill

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 26**

The resolution carried by unanimous vote.

**F. RESOLUTION 2023-41, APPROVE OHM DESIGN AND BIDDING/CONSTRUCTION PHASE SUPPORT FOR A NEW BATHROOM AT FIRE STATION NO. 2**

The following resolution was moved by Trustee Lindke supported by Clerk Findley.

- George Tsakoff, OHM, explained the resolution. (2:00:00)
- The Board questioned if this project is at all union related.
- Jeff Kujawa, Firefighter, clarified that it was not union related.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO APPROVE *AMENDED* OHM DESIGN AND  
BIDDING/CONSTRUCTION PHASE SUPPORT FOR A NEW BATHROOM AT THE  
EXISTING FIRE STATION NO. 2**

**RESOLUTION NUMBER: 2023-41**

**DATE: JULY 17, 2023**

**WHEREAS**, at the request of the Superior Charter Township Parks & Recreation Department, OHM Advisors (OHM) is pleased to submit this proposal to provide professional services to Superior Charter Township (Township) for design and bidding/construction phase support for a new bathroom at the existing Fire Station No. 2, located along west side of Harris Rd, north of MacArthur Boulevard; and,

**WHEREAS**, the Township desires architectural design phase services to meet code compliance and provide bidding documents to a minimum of three (3) contractors that can provide pricing for the project for Township approval; and,

**WHEREAS**, OHM Advisors will also be available to provide limited support as outlined during the construction phase of the project; and,

**WHEREAS**, the schedule for the proposal upon authorization is as follows:

- ~~Design Documents Finalized—September 15, 2023~~
- ~~Contractor Selection by Township (anticipated)—October 16, 2023~~
- ~~Approximate Construction Start (anticipated)—December 6, 2023~~
- ~~Construction Completion (anticipated)—March 5, 2023, or as agreed by Township staff.~~

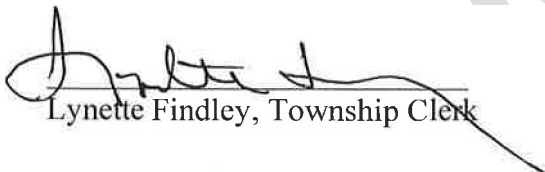
**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 27**

- Design Documents Finalized – December 20, 2023
- Contractor Selection by Township (anticipated) – February 19, 2024
- Approximate Construction Start (anticipated) – April 12, 2024
- Construction Completion (anticipated) – June 28, 2024, or as agreed by Township staff.

**NOW THEREFORE, BE IT RESOLVED**, that the Superior Charter Township Board of Trustees hereby approves the proposed fee schedule with OHM Advisors dated ~~July 11, 2023~~, October 6, 2023, for a Fixed Fee of \$15,700.00. No additional services outside the scope of work provided above will proceed without receipt of written authorization by the Township.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Clerk Findley  
Treasurer Lewis  
Trustee Caviston  
Trustee Lindke  
Trustee Secrest  
Supervisor Schwartz

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**G. RESOLUTION 2023-59, ACCEPT BID FROM KAB ENTERPRISES, INC., FOR IMPROVEMENTS TO FIREMAN'S PARK**



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 28**

The following resolution was moved by Trustee Lindke supported by Clerk Findley with the addition of having General Fund pay for drainage costs and the Parks Commission pay for the remainder of the costs.

- Supervisor Schwartz said that the Board of Trustees has already used \$700,000.00 of the Reserves and this project would cause the amount to exceed \$1,000,000.00.
- Trustee Lindke said this project is important for the community south of Geddes.
- Clerk Findley said it is important to also understand that this project addresses drainage issues that the Board has known about for a while.
- Supervisor Schwartz asked Trustee Lindke to reconsider the split and suggested 50/50.
- Clerk Findley said the more that this project is put off, the more the Board will ultimately spend and urged the Board to approve it.
- Treasurer Lewis asked for input from Keith Lockie, Township Controller.
- Mr. Lockie said that the designated column in the budget has approximately \$190,000.00.
- Trustee Lindke said the usage of money from Hyundai were not clearly defined and questioned if the Board could use it.
- Supervisor Schwartz said the money was never released.
- Trustee Lindke said she believes that \$211,000.00 is in the Geddes Rd. fund.
- Mr. Lockie agreed that \$211,000.00 is in Fund Balance left over from the Hyundai fund but agrees with Supervisor Schwartz that the funds first have to be released.
- Clerk Findley said that she remembers from past planning commission meetings that Mark (Torigian), Hyundai, gave the authority for the Township to use the money as we please.
- Supervisor Schwartz said the Board never released the money and that he was contacted by Hyundai at the beginning of last year to send a total amount. He added that he responded with the total amount and Hyundai never responded back to him.
- Trustee Lindke questioned why the Board did not follow up and stated if the Board gets approval, then this could offset the potential cost to the General Fund.
- Supervisor Schwartz requested to table the resolution until the November meeting, saying that he would call Hyundai and attempt to get a written response from them about using the money in question.
- Clerk Findley said she does not believe that the Township should wait, reiterating that all parties would like to get started on the drainage portion of the project.
- Trustee Lindke requested for the three Officials to reach out to Hyundai at a later date, and if they can release the money, then we would have enough.
- Trustee Lindke withdrew her original motion.
- Supervisor Schwartz clarified that the vote is only for acceptance without saying where the excess funds are coming from. He stated that this will have to be addressed in the future.

The following resolution was moved by Trustee Lindke supported by Clerk Findley.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO ACCEPT BID FROM KAB ENTERPRISES, INC., FOR  
IMPROVEMENTS TO FIREMAN'S PARK**

**RESOLUTION NUMBER: 2023-59**

**DATE: SEPTEMBER 18, 2023**

**WHEREAS**, project scope consists of drainage improvements, including underdrain infiltration trench installation, connection to the existing culvert, ditch grading, associated grading, and restoration; and the installation of new amenities, including a 1/5-mile 8' wide HMA pathway, outdoor fitness equipment on reinforced concrete pad, an ages 5-12 play structure and swing set on engineered wood fiber safety surface, a new fence, and a picnic shelter; and,

**WHEREAS**, the work to be completed under this Contract includes the furnishing of all materials, equipment, and labor necessary to complete the proposed work, in accordance with the contract documents; and,

**WHEREAS**, KAB Enterprises, Inc., (KAB) located in Lincoln Park, Michigan is the responsive low bidder on this project, with an estimated bid amount of **\$529,864.78**; and,

**WHEREAS**, OHM Advisors spoke with project references provided by the Contractor and received positive feedback regarding this Contractor's ability to perform similar work.; and,

**WHEREAS**, KAB indicated they are comfortable with completing all drainage improvements, asphalt, and concrete pavement items prior to November 15, 2023, with the remaining amenities items to be completed prior to the substantial completion date of May 7, 2024.

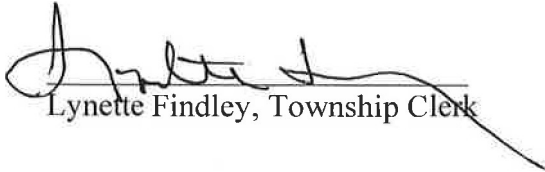
**NOW, THEREFORE, BE IT RESOLVED** that the Charter Township of Superior Board of Trustees hereby approves KAB Enterprises, Inc. to complete this project for an estimated amount of **\$529,864.78**.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 30**

Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

The resolution carried by unanimous vote.

**12. NEW BUSINESS**

**A. RESOLUTION 2023-65, ADOPTING GENERAL APPROPRIATIONS ACT  
MILLAGE RATES FOR 2023**

The following resolution was moved by Treasurer Lewis supported by Clerk Findley.

- Supervisor Schwartz explained the resolution.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION ADOPTING GENERAL APPROPRIATIONS ACT MILLAGE RATES  
FOR 2024**

**RESOLUTION NUMBER: 2023-65**

**DATE: OCTOBER 16, 2023**

**WHEREAS:** The Charter Township of Superior Board of Trustee's has carefully reviewed the Township's current and projected financial needs, and

**WHEREAS:** The Board of Trustee's recognizes its responsibility to the citizens of the Charter Township of Superior to carefully monitor the Township funds and provide necessary revenue to offset proposed expenditures, and

**WHEREAS:** The auditors suggested that millage rates for revenue should be by resolution.

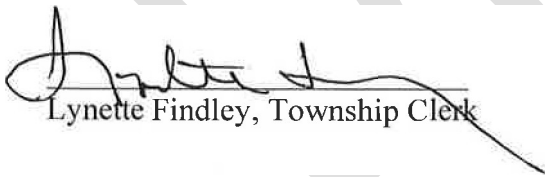
**NOW, THEREFORE BE IT RESOLVED** that the Charter Township of Superior Board of Trustees adopts the millages on the attachment by Resolution.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 31**

	TAXABLE VALUE	MILLAGE	TOTAL TAX REVENUE
<b>GENERAL</b>			
REG	\$838,384,598	0.7990	\$669,869
IFT	\$2,857,865	0.3995	\$1,142
<b>FIRE</b>	Voter-Approved		
REG	\$838,384,598	3.5000	\$2,934,346
IFT	\$2,857,865	1.7500	\$5,001
<b>LAW</b>	Voter-Approved		
REG	\$838,384,598	2.7500	\$2,305,558
IFT	\$2,857,865	1.3750	\$3,930

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

- Ayes: Trustee Caviston
- Clerk Findley
- Treasurer Lewis
- Trustee Lindke
- Trustee Secrest
- Supervisor Schwartz

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 32**

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**B. RESOLUTION 2023-66, ADOPTING GENERAL APPROPRIATIONS ACT: 2023 BUDGETS FOR ALL FUNDS**

The following resolution was moved by Clerk Findley supported by Treasurer Lewis as amended.

- Keith Lockie, Township Controller, will submit the revised budget tomorrow, October 17, 2023.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION ADOPTING GENERAL APPROPRIATIONS ACT:  
2024 BUDGETS FOR ALL FUNDS**

**RESOLUTION NUMBER: 2023-66**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, the Charter Township of Superior Board of Trustee's has carefully reviewed the Township's current and projected financial needs, and

**WHEREAS**, the Charter Township of Superior Board of Trustees recognizes its responsibility to the citizens of Superior Township to carefully monitor the Township funds and provide for the needs of the Township, and

**WHEREAS**, the Board of Trustees of the Charter Township of Superior has carefully considered the projected revenues and expenditures for the coming year, and

**NOW THEREFORE BE IT RESOLVED**, that the Charter Township of Superior Board of Trustee's adopt the proposed budgets for the 2024 calendar year: the General Fund Budget by activity dated October 16, 2023, the Fire fund Budget dated October 16, 2023, the Building Fund budget dated October 16, 2023, the Law Fund budget dated October 16, 2023, the Park Fund Budget dated October 16, 2023, the Utility Fund Budget dated October 16, 2023, The

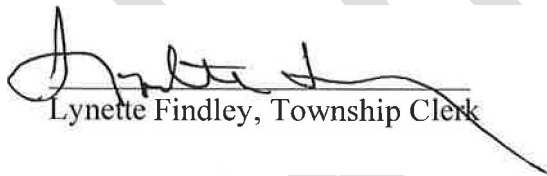
**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 33**

Streetlight Budget dated October 16, 2023, and the Side Street Maintenance fund budget dated October 16, 2023.

Fund	Revenues	Expenditures	Transfers
General	\$3,051,164	\$2,968,264 <b>\$3,131,734</b>	\$419,203
Fire	3,017,447	2,708,108	-0-
Law	2,714,199	1,905,140	-0-
Building	244,100	365,648 <b>382,323</b>	-0-
Parks	439,403	444,403	-0-
Streetlights	85,014	85,014	-0-
Side Street Maint.	24,950	24,950	-0-
Amer. Rescue Plan	526,050	526,050	-0-
Utilities	4,954,530	4,597,097 <b>4,621,041</b>	333,489
Legal	6,150	12,000	-0-

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Supervisor Schwartz  
Trustee Secrest  
Trustee Caviston  
Clerk Findley  
Trustee Lindke  
Treasurer Lewis

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 34**

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**C. RESOLUTION 2023-67, APPROVE AGREEMENT BETWEEN SUPERIOR  
CHARTER TOWNSHIP PARKS AND RECREATION COMMISSION AND  
WILLOW RUN ACRES REGARDING CLAY HILL COMMUNITY FARM AND  
GARDEN**

The following resolution was moved by Treasurer Lewis supported by Trustee Lindke with amendments to the contract.

- Supervisor Schwartz raised a concern about insurance and workers compensation and for information on pesticides being used.
- T.C. Collins explained that the Community Farm and Garden will use only organic although the official organic designation is unavailable without approval.
- Further discussion continued.

**CHARTER TOWNSHIP OF SUPERIOR**

**WASHTENAW COUNTY, MICHIGAN**

**A RESOLUTION TO APPROVE AGREEMENT  
BETWEEN SUPERIOR CHARTER TOWNSHIP PARKS & RECREATION  
COMMISSION AND WILLOW RUN ACRES REGARDING CLAYHILL COMMUNITY  
FARM AND GARDEN**

**RESOLUTION NUMBER: 2023-67**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, the Charter Township of Superior is a Michigan municipal corporation that provides public services to residents of the Township, especially services that support the well-being families of in the QCT; and,

**WHEREAS**, Willow Run Acres is proposing to create a self-sustaining community farm (Clay Hill Farm Market), on the southeast corner of MacArthur Blvd. and Harris Rd. in Charter Township of Superior. Clay Hill Farm Market will allow people of all ages and backgrounds to grow, harvest and sell produce obtained from the land, while also allowing a space for building community, and economic stability for the residents; and,

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 35**

**WHEREAS**, the Township Planning Commission recommended the rezoning of the land stated in the following agreement for the purpose of the Clay Hill Farm Market; and,

**WHEREAS**, the Township Board of Trustees approved unanimously the rezoning of the land stated in the following agreement for the purpose of the Clay Hill Farm Market; and,

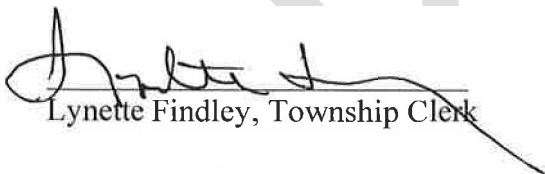
**WHEREAS**, the term of the agreement will be *ten* years at a cost of \$1.00 per year to be paid by Willow Run Acres within 30 days of the agreement; and,

**WHEREAS**, the agreement was drafted by the Township Parks and Recreation Director in conjunction with Willow Run Acres.

**NOW, THEREFORE BE IT RESOLVED**, that the Charter Township of Superior Board of Trustees approves the agreement Between Superior Charter Township Parks & Recreation Commission and Willow Run Acres regarding Clayhill Community Farm and Garden for a term of *ten* years at a cost of \$1.00 per year.

**CERTIFICATION STATEMENT**

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Trustee Secrest  
Trustee Lindke  
Treasurer Lewis  
Trustee Caviston  
Clerk Findley

Nays: Supervisor Schwartz

Absent: Trustee McGill

The resolution carried by majority vote.



**D. RESOLUTION 2023-68, RESOLUTION TO AUTHORIZE THE SUPERVISOR TO  
SUBMIT AN APPLICATION TO THE TRANSPORTATION ALTERNATIVES  
PROGRAM FOR THE ADA SIDEWALK RAMP IMPROVEMENTS PROGRAM  
MOTION TO APPOINT TWO NEW MEMBERS TO THE ZONING BOARD OF  
APPEALS**

The following resolution was moved by Trustee Caviston supported by Clerk Findley

Supervisor Schwartz explained the resolution.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO AUTHORIZE THE SUPERVISOR TO SUBMIT AN APPLICATION  
TO THE TRANSPORTATION ALTERNATIVES PROGRAM FOR THE ADA  
SIDEWALK RAMP IMPROVEMENT PROGRAM**

**RESOLUTION NUMBER: 2023-68**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, the Charter Township of Superior desires to enhance the existing sidewalk ramps in Oakbrook, Washington Square, Geddes Ridge, the Harvest Lane vicinity, and Panama Avenue and Court to meet ADA compliance; and

**WHEREAS**, the Township is currently administering Ordinance No. 150, sidewalks, in these neighborhoods for the repair of sidewalks; and

**WHEREAS**, the sidewalk ramps in these neighborhoods have not been included in the aforementioned Ordinance sidewalk program; and

**WHEREAS**, the MDOT/SEMCOG Transportation Alternatives Program (TAP) has grant funds available for the construction costs of sidewalk ramps; and

**WHEREAS**, the Township has previously authorized a contract with OHM Advisors for design engineering and TAP grant administration for the ADA Sidewalk Ramp Improvement Program, including permit submittals; and

**WHEREAS**, the Washtenaw County Road Commission (WCRC) has authorized application for the TAP grant on the Township's behalf, and should the TAP grant be funded,

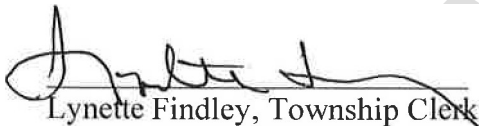
**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 37**

will enter into an Agreement with the Township to further define roles and responsibilities; and

**WHEREAS**, the Township will be responsible for funding all project costs in excess of the grant award.

**NOW, THEREFORE, BE IT RESOLVED** the Superior Charter Township Board hereby resolves to authorize submission of a Transportation Alternatives Program (TAP) grant application titled, "ADA Sidewalk Ramp Improvement Program" for \$497,143.00, make available its financial obligation in the amount of \$126,000.00 (20.22%) in matching funds, commit to owning, operating and maintaining the constructed facilities, and commit to the responsibility for engineering, permits, and any non-participating items.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Trustee Caviston  
Clerk Findley  
Trustee Lindke  
Treasurer Lewis  
Supervisor Schwartz  
Trustee Secrest

Nays: None.

Absent: Trustee McGill

The resolution carried by unanimous vote.

**E. RESOLUTION 2023-69, APPROVE AN ANIMAL CONTROL INVOICE FROM WASHTENAW COUNTY**

The following resolution was moved by Trustee Lindke supported by Clerk Findley

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 38**

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**A RESOLUTION TO APPROVE AN ANIMAL CONTROL CONTRACT WITH  
WASHTENAW COUNTY**

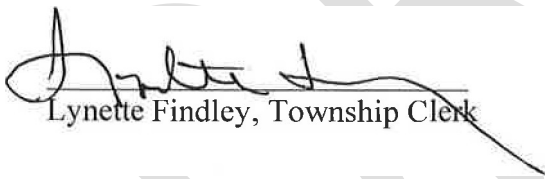
**RESOLUTION NUMBER: 2023-69**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, the Charter Township of Superior Board of Trustees is authorized by statute to enter a contract with Washtenaw County for animal control expenses.

**NOW, THEREFORE, BE IT RESOLVED**, that the Charter Township of Superior Board of Trustees does hereby approve the animal control invoice with the County of Washtenaw as presented in an amount not to exceed \$10,000.00 and authorizes the Supervisor to execute the same on behalf of the Township.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

Roll Call:

Ayes: Trustee Lindke  
Treasurer Lewis  
Trustee Caviston  
Clerk Findley  
Supervisor Schwartz  
Trustee Secrest

Nays: None.

Absent: Trustee McGill

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 39**

The resolution carried by unanimous vote.

**F. RESOLUTION 2023-70, RESOLUTION TO RECOGNIZE TERRY LEE LANSING**

The following resolution was moved by Treasurer Lewis supported by Clerk Findley

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION RECOGNIZING THE SERVICE OF TERRY LEE LANSING**

**RESOLUTION NUMBER: 2023-70**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, Terry Lee Lansing was elected member of the Superior Township Parks & Recreation Commission on November 20, 2008; and,

**WHEREAS**, Terry Lee Lansing proudly served as a Parks & Recreation Commissioner for fourteen years; and,

**WHEREAS**, Terry Lee Lansing regularly volunteered at Parks & Recreation Special Events, interacting with families to ensure they have a positive experience; and,

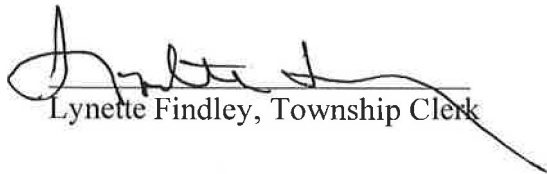
**WHEREAS**, Terry Lee Lansing has contributed her time, talent and leadership to the mission of the Parks & Recreation Commission, and was a particular advocate for preservation of open, natural spaces and brought her expertise in bee-keeping to commission work; and,

**WHEREAS**, Terry Lee Lansing has chosen to resign from the Parks & Recreation Commission on July 23, 2023.

**NOW THEREFORE, BE IT HEREBY RESOLVED**, that the Charter Township of Superior Board of Trustees thanks and honors the contributions of Parks & Recreation Commissioner Terry Lee Lansing and wishes her well in her future endeavors.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 40**

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

The resolution carried by unanimous vote.

**G. RESOLUTION 2023-71, RESOLUTION TO RECOGNIZE MARION MORRIS**

The following resolution was moved by Treasurer Lewis supported by Trustee Lindke.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO RECOGNIZE MARION MORRIS**

**RESOLUTION NUMBER: 2023-71**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, Marion Morris was first elected to the Parks and Recreation Commission in 1992 and has completed 31 years of service as a Superior Charter Township Parks and Recreation Commissioner; and,

**WHEREAS**, she capably served with distinction and dedication on the Parks and Recreation Commission; and,

**WHEREAS**, Marion Morris often led the Commission as Chair or Vice-Chair; and,

**WHEREAS**, she worked tirelessly and effectively to create parks and recreational facilities for township families, while working to safeguard the open natural areas for current and future generations; and,

**WHEREAS**, Marion Morris continuously supported installations and upgrades to many of the township parks while advocating for more playground equipment, family friendly environments and fun-filled activities for township families; and,

**WHEREAS**, Marion Morris has been a champion of land conservation in Superior Charter Township, leading both the *Charter Township of Superior Chapter of the South East Michigan Land Conservancy* and Superior Land Preservation Society in establishing a number of public nature preserves; and,

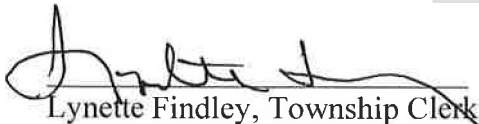
**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 41**

**WHEREAS**, Marion Morris was instrumental in working to procure and protect Springhill Nature Preserve, the LeFurge Woods Nature Preserve, Cherry Hill Nature Preserve, Weatherbee Woods Preserve and Highland Preserve; and,

**WHEREAS**, Marion Morris's outstanding accomplishments and major contributions to the township for over 31 years have brought pride and honor to the residents of and visitors to Superior Charter Township.

**NOW, THEREFORE BE IT RESOLVED** by the Board of Superior Charter Township that it congratulates and provides best wishes to Marion Morris upon her retirement from the Superior Charter Township Parks and Recreation Commission.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023

Date Certified

The resolution carried by unanimous vote.

**H. RESOLUTION 2023-72, RESOLUTION TO ACCEPT THREE QUOTES FROM TAZ NETWORKS (IT) TO UPDATE THE FIREWALLS AND SWITCHES AT TOWNSHIP HALL, FIRE DEPARTMENT, & UTILITY/PARKS/MAINTENANCE BUILDINGS**

The following resolution was moved by Treasurer Lewis supported by Trustee Caviston.

- Trustee Lindke questioned if we could rebid for new IT services.
- Supervisor Schwartz said the contract for TAZ expires in January and the RFP and bid can be addressed at that point.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 42**

**RESOLUTION TO ACCEPT THREE QUOTES FROM TAZ NETWORKS (IT) TO  
UPDATE THE FIREWALLS AND SWITCHES AT TOWNSHIP HALL, FIRE  
DEPARTMENT & UTILITY/PARKS/MAINTENANCE BUILDINGS**

**RESOLUTION NUMBER: 2023-72**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, Taz Networks has submitted quotes to update firewalls and switches at the Township Hall, Fire Department, and Utility/Parks/Maintenance Buildings; and,

**WHEREAS**, the current firewalls are old models. The manufacturer, Watchguard, does not support them anymore so we cannot purchase support or get licensing for security; and,

**WHEREAS**, currently the TLS (Transport Layer Security) of the existing firewalls is version 1.0 when the current available is 1.2 but due to no longer being supported by Watchguard, we cannot get on the latest version, leaving the system vulnerable; and,

**WHEREAS**, the SonicWalls being recommended are their current standard and are more granular in terms of capability and what they can do with them on our behalf in terms of support and security; and,

**WHEREAS**, it is important to upgrade these for better security and to reduce the number of functionality problems moving forward.

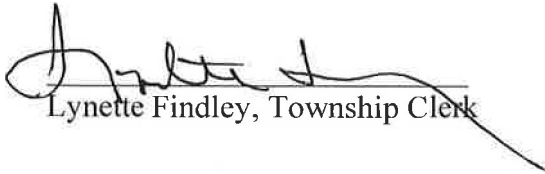
**WHEREAS**, the three quotes are as follows:

1. Township Hall: \$5,927.86
2. Fire Department: \$4,810.43
3. Utilities/Parks/Maintenance: \$4,810.43

**NOW, THEREFORE, BE IT RESOLVED**, the Charter Township of Superior Board of Trustees approves the three submitted quotes totaling, and not to exceed fee, of \$15,548.72.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 43**

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

The resolution carried by unanimous vote.

**I. MOTION TO AMEND RESOLUTION 2023-60, AGREEMENT WITH WASHTENAW COUNTY FOR ELECTION SERVICES**

It was moved by Trustee Caviston supported by Trustee Secrest to amend Resolution 2023-60, Agreement with Washtenaw County for Election Services.

Clerk Findley explained the amendments.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO ENTER INTO *AMENDED* AGREEMENT WITH WASHTENAW  
COUNTY FOR ELECTION SERVICES**

**RESOLUTION NUMBER: 2023-60**

**DATE: SEPTEMBER 18, 2023**

**WHEREAS**, in November of 2022 the electors of Michigan voted in favor of Proposal 22-2 which requires all jurisdictions to provide nine days of early voting in all State and Federal elections; and,

**WHEREAS**, it has been determined that the cost and logistic hardship to the Township would be elevated by entering into a cooperative agreement with Washtenaw County to provide the required early voting option to our residents; and,

**WHEREAS**, county and Township enter into this Agreement pursuant to Article II, Section 4(m) of the Michigan Constitution of 1963 and the Michigan Election Law, 1954 Public Act 116, MCL 168.720a *et seq.*, for the purpose of operating one or more joint early voting site(s).

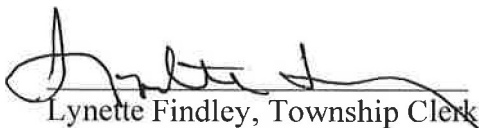
**WHEREAS**, the estimated recurring costs will be up to ~~\$6,100.00~~ \$5,500.00 per election.



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 44**

**NOW, THEREFORE, BE IT RESOLVED**, the Charter Township of Superior enter into the **amended** proposed agreement with the Washtenaw County Clerk's Office to provide required early voting for an estimated recurring cost up to ~~\$6,100.00~~ \$5,500.00 per election.

I, Lynette Findley, the duly qualified Clerk of the Charter Township of Superior, Washtenaw County, Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted at a regular meeting of the Charter Township of Superior Board held on October 16, 2023 and that public notices of said meeting were given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended.

  
Lynette Findley, Township Clerk

10/17/2023  
Date Certified

The resolution carried by unanimous vote.

**J. MOTION TO APPOINT JACK SMILEY AS PARKS COMMISSIONER TO FILL VACANCY**

It was moved by Treasurer Lewis supported by Trustee Caviston to appoint Jack Smiley as a Parks Commissioner to fill vacancy.

Motion carried by unanimous vote.

**K. MOTION TO APPOINT NATHALIA ARICA AND RACHEL SMITH TO ZONING BOARD OF APPEALS TO FILL VACANCIES**

It was moved by Treasurer Lewis supported by Clerk Findley to appoint Nathalia Arica and Rachel Smith to the Zoning Board of Appeals to fill vacancies.

Rachel Smith spoke on her excitement to be in this position and her extensive experience.

Motion carried by unanimous.

**L. MOTION TO REAPPOINTMENT MEMBER TO BOARDS AND COMMISSIONS**

It was moved by Trustee Lindke supported by Treasurer Lewis to reappoint members to respective Boards and Commissions.

(The three-year terms of Jim McIntyre and Ellen Kurath: Wetlands Board; expired on April 7, 2023)

(The three-year term of Rebecca Craigmile: Zoning Board of Appeals; will expire on November 16, 2023)

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 45**

Motion carried by unanimous vote.

**M. MOTION TO PROCEED WITH PHASE 2 OF ENVIRONMENTAL STUDY FOR CLAY HILLS COMMUNITY FARM AND GARDEN**

It was moved by Trustee Lindke supported by Clerk Findley to proceed with Phase 2 of environmental study for Clayhill Community Farm and Garden.

Roll Call:

Ayes: Supervisor Schwartz  
Clerk Findley  
Trustee Caviston  
Treasurer Lewis  
Trustee Lindke  
Trustee Secrest

Nays: None.

Absent: Trustee McGill

Motion carried by unanimous vote.

**N. MOTION TO HIRE LEAD FOR AMERICA CANDIDATE, JOHN PARK**

It was moved by Trustee Lindke supported by Clerk Findley to hire Lead for America candidate, John Park.

- John Park, AmeriCorps fellowship candidate, gave his reasons as to why he feels he deserved to be hired.
- Mr. Park reported he can work for 1200 hours as opposed to the 1800 that was previously understood. This changes the total to \$27,000.00 as opposed to the original \$35,000.00.
- Clerk Findley asked who Mr. Park would report directly to.
- Supervisor Schwartz said that Mr. Park can report to the Board and assignments go through the Supervisor's office so Mr. Park can have one contact person.
- Clerk Findley said that she would prefer that it goes through the Clerk's office.
- Supervisor Schwartz said that is fine and he has no problem with that.

The motion carried by unanimous vote.

**O. MOTION TO PAY GFL INVOICE**

It was moved by Trustee Caviston supported by Trustee Secrest to pay the GFL invoice.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 46**

- Supervisor Schwartz explained the invoice.
- Clerk Findley said that it would have been great to know about this and the Board did not know that Attorney Lucas was working on it.
- Attorney Lucas interjected saying that it was Supervisor Schwartz that was negotiating the bill.
- Clerk Findley said it is her concern that the Board was not told.
- Supervisor Schwartz says he appreciates Clerk Findley's comment.

Roll Call:

Ayes: Trustee Secrest  
Supervisor Schwartz  
Trustee Caviston  
Trustee Lindke  
Trustee Secrest

Nays: Treasurer Lewis  
Clerk Findley

Absent: Trustee McGill

The motion passed by majority vote.

**P. MOTION TO AWARD BID FOR FURNACE TO ROBERTSON MORRISON FOR FIRE STATION #2**

It was moved by Treasurer Lewis supported by Clerk Findley to award bid for furnace to Robertson Morrison for Fire Station #2

Roll Call:

Ayes: Clerk Findley  
Trustee Caviston  
Treasurer Lewis  
Trustee Lindke  
Supervisor Schwartz  
Trustee Secrest

Nays: None.

Absent: Trustee McGill

The motion passed by unanimous vote.

**Q. MOTION TO APPROVE THE CONSENT AGENDA**

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 47**

It was moved by Trustee Secrest supported by Findley to approve utilizing a consent agenda.

The motion passed by unanimous vote.

**R. TREASURER'S REPORT, 2023, SPECIAL ASSESSMENTS**

It was moved by Clerk Findley supported by Trustee Secrest to receive Treasurer's report, 2023, special assessments.

Treasurer Lewis said this number will change when she receives the number of delinquent water bills.

The motion passed by unanimous vote.

**13. BILLS for PAYMENT and RECORD of DISBURSEMENTS**

It was moved by Clerk Findley supported by Trustee Secrest, to receive bills for payment and record of disbursements.

The Board discussed the bills for payment and record of disbursements.

Trustee Lindke requested in the future for the total amounts to be added to the motion.

Roll Call:

Ayes: Trustee Caviston  
Treasurer Lewis  
Clerk Findley  
Trustee Secrest  
Supervisor Schwartz  
Trustee Lindke

Nays: None.

Absent: Trustee McGill

Motion carried by unanimous vote.

**14. PLEAS and PETITIONS**

- Jan Piert, Anns Way Dr., requested that the Board consider holding a working session for the conservation easement for Rock Property.

**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
OCTOBER 16, 2023  
PROPOSED MINUTES  
PAGE 48**

- Supervisor Schwartz said we have not received it but when the Board receives it, he agrees on having a working session.
- Trustee Lindke questioned why the work on the corner of Plymouth and Church where the land was being cleared has stopped all of a sudden.
- Supervisor Schwartz said there was a stop order because they have not had all of their engineering approved.
- “SO”, Zoom participant, questioned about getting signage for Geddes Ridge.

**15. ADJOURNMENT**

It was moved by Clerk Findley supported by Trustee Secret, that the meeting be adjourned. The motion carried and the meeting adjourned at 10:21 p.m.

Respectfully submitted,

Lynette Findley, Clerk

Kenneth Schwartz, Supervisor

**Superior Charter Township Regular Board Meeting  
November 20, 2023  
Parks and Recreation Commission Liaison Report**

**For Meeting October 23, 2023**

The following is a synopsis of the above identified meeting.

**Reports**

Chair Nahid Sanii-Yahyai:

- The pumpkin carving event was very well attended, and the Chair reported that it was a successful event.

Director Juan Bradford:

- Juan also gave remarks on the pumpkin carving event, and added that Parks and Recreation distributed 150 pumpkins. This event is becoming more popular and attracts families outside of Superior Charter Township.
- TC Collins signed the contract between Superior Township Park Commission and Clay Hill Farm & Garden on 10/23/23.
- Parks and Recreation did not make the final cut for receiving a SPARK Grant. The Department of Natural Resources recommended 31 projects totaling approximately \$22 Million during the final decision round.
- The Township Board approved the contract with KAB Enterprises for the improvements at Fireman's Park. Juan expects that the drainage mitigation will be completed this year and the remainder of the project should be done in 2024.
- The engineering for construction of a bathroom for the Parks and Recreation staff was approved at the last board meeting.
- The contract between Parks and Recreation and Willow Run Acres for the Community Farm and Garden was also approved at the Township's last board meeting.
- The contract with G2 Consulting for the second phase of the Environmental Site Assessment will be completed in about 3-4 weeks.
- Juan passed the Certified Playground Safety Inspector exam which gives him certification until November 2026.

**New Business**

Bathroom in Fire Station #2:

- At the last Township Board meeting, \$15,700 was approved for OHM engineering services for the construction of a bathroom for which construction costs are estimated to be \$66,000. The high construction costs are related to the complexity of pumping waste water over the top of the building.

#### Proposed Park Land Donation:

- There are 25 acres of land located in the southwest corner of Joy and Napier Roads that the property owner wishes to donate to Superior Charter Township. The owner would like to donate ½ of the property if the land gets approval for rezoning. The Parks and Recreation Commission did not express support for this proposal.

#### Election of Park Commission Vice-Chair:

- The Vice-Chair position was vacated upon the resignation of Marion Morris. Greg Vessels was elected Vice-Chair unanimously.

#### **Pleas and Petitions**

Guy Conti asked Juan Bradford to keep discussions going regarding establishing a reciprocal agreement between Superior Charter Parks and Recreation and Ypsilanti Township Parks and Recreation to enable Superior Charter residents to use Ypsilanti's facilities at the same cost Ypsilanti residents pay for those services.

Greg Vessels expressed concerned about township board actions on the Rock Property that could jeopardize it as an opportunity to get more people, especially children outside and into natural settings. Trustee Bernice Lindke noted the township board may place this property into the park commission's inventory. Greg also raised questions about funding resources for programming.

Jan Piert suggested collaborating with county parks and rec for programming support.

Jack Smiley suggested the 162-acre parcel running south from Cherry Hill Road would be a good location for outdoor programming. Assuming this parcel is secured, plans are to install a parking lot that could make both this parcel and the Cherry Hill Nature Preserve accessible to people traveling by motor vehicles.

Submitted by:

Bernice Lindke, Trustee and Liaison  
November 16, 2023



## **Superior Charter Township of Michigan Community Center Advisory Committee Meeting (CCAC)**

**Christian Love Fellowship Ministries International  
1601 Stamford Rd., Ypsilanti, MI 48198  
Thursday, November 2, 2023  
5:30 PM**

### **MINUTES**

#### Primary Discussion Topics

- Change in Leadership at the Ann Arbor Ypsi YMCA
  - Toni Kayumi has left the A2 Ypsilanti Y to become Director of the Washtenaw County Office of Community & Economic Development.
  - Concern was expressed as to how this might impact the Eastside Community & Recreation Center.
  - Administrator Dill assured everyone that this would not be a major impact on the Eastside Community & Recreation Center progress/ ability to move forward.
  - Discussion took place about possible options.
- Everyone very pleased that the State Legislature has awarded \$42.2 million in debt relief and funding for academic programming to YCS.
- Land Purchase of Cheney Property
  - Administrator Dill expressed concern that YCS has not yet signed the land purchase agreement for the Cheney location.
  - The County had hoped to “break ground” in October.
  - The only hold-up now is that YCS has not signed the land purchase agreement which they have had for months.
  - There was discussion from the Committee members and the public – lots of concern and unhappiness expressed.
  - Lots of confusion about why the YCS was taking so long to sign the letter and holding up the Community & Rec Center that would benefit the YCS families and students.
  - Hope was expressed that perhaps with the money and debt forgiveness from the State that this might move things along, people were still very concerned.



- The decision was made to also send a letter to YCS – in hopes of encouraging them to expedite the signing.
- The letter was to make clear support for the Eastside Community & Rec Center.
- Lynette suggested the Chairs and cochairs visit the Sterling Heights Community Center.
- The Letter was to be written by Shamar Herron with assistance from Debbie. Please see attached supporting letters/information sent to Ypsilanti Schools for the next scheduled Board meeting, December 4, 2023.



## **SUPERIOR CHARTER TOWNSHIP OF MICHIGAN COMMUNITY CENTER ADVISORY COMMITTEE (CCAC)**

November 6, 2023

Dear Ypsilanti Community School District Board Members,

On behalf of the Charter Township of Superior Community Center Advisory Committee (CCAC), we are writing to convey our collective commitment to the establishment of a recreation and community center on the east side of Washtenaw County. Additionally, we wish to underscore the significance of your support for this endeavor, particularly through your consideration of the acceptance of the purchase offer extended for the Cheney Elementary School, 1500 Stamford Rd, by Washtenaw County and its Board of Commissioners.

With your school district firmly situated amid the 48197 and 48198 zip codes, it is vital that we continue to create systems and places for the success of the residents and businesses within those areas. Economic vitality stands as one of the three core areas that we believe this recreation and community center will breathe new life into, not only benefiting the Charter Township of Superior but extending its impact beyond. Through your partnership in this venture, the economic, workforce, and community development that ensues will be significantly more robust.

Children will have the opportunity to participate in a variety of programs outside the classroom which enhance their skills inside the classroom. Workforce development is another area that is critically important as families will have opportunities to take part in skill development programs leading to jobs that create financial stability for their households and contribute to the growth of the eastern Washtenaw economy. We all know that employment is one of the key areas that promote the vitality of the quality of life. Lastly, and very importantly, is the development of community. A safe, constructive, and healthy space for recreation is a binder and place of community accountability. Health and well-being will drive 48197 and 48198 into a new age of the next best version of Ypsilanti, the Community School District, and Washtenaw County overall.

Your partnership in the development of a community center is the linchpin to the rebirth of the east side of Washtenaw County. The YCS Board holds the keys to success for a development that will create generational change for our community. As Advisory Committee members, residents, and community leaders, we have high expectations for the new recreation and community center and those who are and will be involved. Our community depends on us to represent their interests and we have done that

to the best of our ability. We have dedicated countless hours and abundant energy to ensure this process is ethical, transparent, and progressive. Your support will dictate the next several actions of this group.

With anticipation, we envisage a celebration, as we are on the cusp of finalizing an agreement within the next 30 days that will enable this vital work to proceed.

In advance, we express our heartfelt gratitude for your consideration and support.

Sincerely,

Members of the Charter Township of Superior Community Center Advisory Group



## **SUPERIOR CHARTER TOWNSHIP OF MICHIGAN COMMUNITY CENTER ADVISORY COMMITTEE (CCAC)**

### **Community Center Advisory Member Biographies**

- **Debby Covington**, Co-Chair of the Community Center Advisory Committee, resident since 2003, Director of Strategic Partnerships and Equity Initiatives, Michigan Engineering, at University of Michigan. She has been engaged with the community for thirty years. First through Christian Love Church and currently with another ministry.
- **Lynette Findley**, Co-Chair of the Community Center Advisory Committee, Charter Township of Superior Clerk for 7 years and resident. She has previously worked in higher education administration obtaining grants for at risk populations including kids and adults. She has also worked forming sustainable programs for students at Eastern Michigan University.
- **Juan Bradford**, Chair of the Facilities Sub-Committee for the Community Center Advisory Committee and Parks and Recreation Administrator for Charter Township of Superior.
- **Donovan Golden**, a teen resident, active in the community.
- **Kelly Goolsby**, Chair of the Community Engagement for the Community Center Advisory Committee, Trusted Parent Advisor, and Community Worker for the Health Department and the Washtenaw Intermediate School District.
- **Nora Martin**, professor emeritus of Eastern Michigan University. She provides expertise on senior citizen programing.
- **Alisha Spencer**, resident, parent, Trusted Parent Advisor and has 5 years of experience as a Community Worker with the Health Department.
- **Brandon Tucker**, MOL Interim Vice President for Instruction Chief Workforce and Community Development Officer at Washtenaw Community College.
- **Pastor Harold Wimberly**, resident and Pastor of Christian Love Church. He is also a behavior intervention specialist at Scarlet Middle School.

- **Ricky Jefferson**, Chair of the Resource Development Sub-Committee for the Community Center Advisory Committee, and previous Washtenaw County Commissioner.
- **Jason Lombardo**, Canton Community Center Supervisor.
- **Julia Green**, resident of Sycamore Meadows, Charter Township of Superior.
- **Yvonne Fields**, Ypsilanti Community School Board Trustee.
- **Shamar Herron**, Director of Michigan Works! Southeast.
- **Lennetta Bentley**, Supervisor of Sycamore Meadows.
- **Derrick Jackson**, Director Community Engagement, Washtenaw County Sheriff's Department.
- **Kathy Wyatt**, Executive Analyst/Assistant to the Sheriff, Washtenaw County Sheriff's Office.
- **Caroline Sanders**, Washtenaw County Commissioner, District 4, Associate Director Community Relations and Engagement, Eastern Michigan University.
- **Annie Sommerville**, Washtenaw County Commissioner, District 6 and chief of staff to State Senator Jeff Irwin.
- **Nicole McGee (Brown)**, Mayor of Ypsilanti.



OFFICE OF  
**LYNETTE M. FINDLEY**  
Clerk

## CHARTER TOWNSHIP OF SUPERIOR

3040 North Prospect Road • Superior Township, Michigan 48198  
Telephone (734) 482-6099 • Fax (734) 482-3842  
e-mail [lynettefindley@superior-twp.org](mailto:lynettefindley@superior-twp.org)

November 7<sup>th</sup>, 2023

Dear Members of the Ypsilanti Community School Board,

I trust this message finds you all well and steadfast in your commitment to the enrichment of our educational landscape. As the Clerk of the Charter Township of Superior, and a resident deeply devoted to the fabric of our community, I am writing to you today about a matter of significant consequence for the future of our community.

The abandoned and condemned Cheney Elementary School, a landmark named in honor of Johnny B. Cheney, stands as a poignant symbol of our collective past. A past replete with educational aspirations and community achievements. The closure of this institution has left a palpable void in the heart of our community, one that we have the power to transform into a vibrant focal point for our residents.

Washtenaw County has generously extended an offer to purchase the Cheney Elementary School property. This is an offer that presents us with a unique and timely opportunity. The vision is to redevelop this site into a community center that would stand as a testament to the resilience and unity of our community. This center would not only bridge gaps but also weave a stronger social tapestry, addressing needs that have gone unmet since the school's unfortunate closure.

Imagine a facility where education, wellness, and community engagement intersect, offering:

1. **Enrichment Programs:** Initiatives that continue the school's legacy by fostering educational growth through tutoring and mentoring services.
2. **Health Resources:** Access to health care services, nutrition programs, and mental health support, creating a foundation for a robust community.
3. **Recreation and Arts:** Spaces dedicated to the arts, physical fitness, and recreational activities that cater to all ages.
4. **Civic Engagement:** A venue that encourages active citizenship through community meetings, workshops, and volunteer programs.
5. **Lifelong Learning and Support:** A center that offers workforce development, financial education, and other resources crucial for empowering our residents.

This is more than an investment in land or brick and mortar; it is an investment in human potential and social prosperity. It is a step toward fulfilling a commitment we all share: to ensure that our community's infrastructure supports the well-being and advancement of its members, particularly our youth.

I implore the Board to act favorably on this offer. Let us turn the page together and embark on a new chapter that will honor the esteemed legacy of Johnny B. Cheney by creating a place that resonates with the vibrant energy of new generations.

With highest regards,

Lynette Findley, Ph.D.  
Clerk, Charter Township of Superior

# Building Department Report

11 November 2023

This is a quick overview of current activities with the Building Department.

- 1) Site work is ongoing at the next phase of Prospect Point. The roads and utilities are going in at this time.
- 2) A "Stop Work Order" has been issued to the contractor doing Site Work at 5387 Plymouth Rd. The contractor started work before the Planning Commission's final approval of the project, and there have been no permits issued.
- 3) We have an ongoing action with the property owner at 4745 Napier Ct. This is an extreme case of hoarding, The point where a person cannot open the door all the way or walk in without climbing over piles of personal belongings and trash. The house has been deemed "Condemned" and posted as unlawful to occupy. There is roof damage and leaks, there is no heat or working water. This property has been at this level of disrepair for well over a year. There is a court order in place laying out a "Timeline" to remediate the issue's, the owner in currently in contempt of this order. Township Attorneys continue to work with the court and owner.

Bill Balmes



Building Official

**SUPERIOR TOWNSHIP BUILDING DEPARTMENT**  
**MONTH-END REPORT**  
**October 2023**

Category	Estimated Cost	Permit Fee	Number of Permits
<b>Com/Multi-Family Other Building</b>	<i>\$141,630.00</i>	<i>\$925.00</i>	<i>2</i>
<b>Com-Other Non-Building</b>	<i>\$9,000.00</i>	<i>\$100.00</i>	<i>1</i>
<b>Electrical</b>	<i>\$0.00</i>	<i>\$5,115.00</i>	<i>32</i>
<b>Mechanical</b>	<i>\$0.00</i>	<i>\$7,775.00</i>	<i>55</i>
<b>Plumbing</b>	<i>\$0.00</i>	<i>\$2,650.00</i>	<i>17</i>
<b>Res-Additions (Inc. Garages)</b>	<i>\$250,000.00</i>	<i>\$1,625.00</i>	<i>1</i>
<b>Res-Manufactured/Modular</b>	<i>\$80,000.00</i>	<i>\$1,200.00</i>	<i>8</i>
<b>Res-New Building</b>	<i>\$280,520.00</i>	<i>\$1,823.00</i>	<i>1</i>
<b>Res-Other Building</b>	<i>\$174,641.00</i>	<i>\$1,416.00</i>	<i>9</i>
<b>Res-Renovations</b>	<i>\$191,397.00</i>	<i>\$1,279.00</i>	<i>4</i>
<b>Totals</b>	<b><i>\$1,127,188.00</i></b>	<b><i>\$23,908.00</i></b>	<b><i>130</i></b>



SUPERIOR TOWNSHIP BUILDING DEPARTMENT  
YEAR-TO-DATE REPORT

January 2023 To Date

Category	Estimated Cost	Permit Fee	Number of Permits
<b>Com/Multi-Family Other Building</b>	<i>\$608,630.00</i>	<i>\$1,025.00</i>	<i>3</i>
<b>Com/Multi-Family Renovations</b>	<i>\$942,945.00</i>	<i>\$6,129.00</i>	<i>4</i>
<b>Com-Other Non-Building</b>	<i>\$47,832.00</i>	<i>\$516.00</i>	<i>5</i>
<b>Electrical</b>	<i>\$0.00</i>	<i>\$41,804.00</i>	<i>259</i>
<b>Mechanical</b>	<i>\$0.00</i>	<i>\$60,971.00</i>	<i>377</i>
<b>Plumbing</b>	<i>\$0.00</i>	<i>\$27,123.00</i>	<i>158</i>
<b>Res-Additions (Inc. Garages)</b>	<i>\$1,301,852.00</i>	<i>\$8,269.00</i>	<i>14</i>
<b>Res-Manufactured/Modular</b>	<i>\$242,000.00</i>	<i>\$2,400.00</i>	<i>16</i>
<b>Res-New Building</b>	<i>\$8,375,386.00</i>	<i>\$54,535.00</i>	<i>20</i>
<b>Res-Other Building</b>	<i>\$1,343,527.00</i>	<i>\$10,569.00</i>	<i>66</i>
<b>Res-Other Non-Building</b>	<i>\$347,077.00</i>	<i>\$2,570.00</i>	<i>16</i>
<b>Res-Renovations</b>	<i>\$1,692,660.00</i>	<i>\$11,418.00</i>	<i>33</i>
<b>Totals</b>	<b><i>\$14,901,909.00</i></b>	<b><i>\$227,329.00</i></b>	<b><i>971</i></b>

## Building

Permit #	Contractor	Job Address	Fee Total	Const. Value
PB23-0177	BRECHER ADAM SAMUEL	8426 BERKSHIRE DR	\$433.00	\$66,553
<b>Work Description:</b> Kitchen remodel. No structural change.				
PB23-0154	HILL-BROWN STEPHENIE	8555 CHERRY HILL RD	\$176.00	\$27,126
<b>Work Description:</b> Install 1 triple sump system, 225 LF of interior waterproofing and wall seal, and 1 Aqua Stop air system				
PB23-0153	DIXBORO METHODIST CHURC	5221 CHURCH ST	\$100.00	\$14,630
<b>Work Description:</b> 85 ft of interior drain tile and 2 sump pumps				
PB23-0176	MCBAIN RUSSELL & ROSEANN	9563 FORD RD	\$1,625.00	\$250,000
<b>Work Description:</b> Adding 2,196 SF to existing 1,307 SF home. No additional bedrooms.				
PB23-0167	FARJO ANASTAS & MUNA TTEE	5924 JOY RD	\$510.00	\$78,565
<b>Work Description:</b> Remove and replace rear deck & balcony, same foot print				
PB23-0157	TORRES JUAN	4349 MARIO DR	\$259.00	\$39,844
<b>Work Description:</b> Remove walls to expand kitchen, create pantry, remodel bathrooms and laundry room				
PB23-0173	FULLER HILL CHILD CARE	5251 MCAULEY DR	\$825.00	\$127,000
<b>Work Description:</b> Commercial building re-roof. No structural change. Remove existing ballasted roof. Install (2) layers of 2" insulation. Install 60mil EDPM membrane.				
PB23-0174	CARLSON RAY	3847 NAPIER RD	\$487.00	\$75,000
<b>Work Description:</b> Finished basement w/ 1/2 bath and bar sink. Drop ceiling.				
PB23-0166	MK WILSON HOLDINGS, LLC	5347 PLYMOUTH-ANN ARBOR RD	\$100.00	\$9,000
<b>Work Description:</b> Install new non-lighted monument sign 89.5" overall height, 41 ft setback from center of road. 27.77 SF total sign face.				
PB23-0175	TAYLOR ALEXANDER H	3715 PROSPECT RD	\$100.00	\$5,350
<b>Work Description:</b> Remove existing 7'x7' porch "overhang". Build new 7'x7' porch overhang.				
PB23-0152	KORNFIELD SUSAN M TRUSTEJ	5009 RED FOX RUN	\$100.00	\$10,000
<b>Work Description:</b> Raise living room floor to make flush with adjacent space. Open floor framing inspection required before covering.				
PB23-0158	VACANT	1515 RIDGE RD # 251	\$150.00	\$10,000
<b>Work Description:</b> 16x80 used mobile home. Redman 1998 4109				
PB23-0159	VACANT	1515 RIDGE RD # 293	\$150.00	\$10,000
<b>Work Description:</b> 28/56 used mobile home Redman 2002 - 2102				
PB23-0164	VACANT	1515 RIDGE RD # 294	\$150.00	\$10,000

**Work Description:** 28x60 double - used mobile home  
2000 Redman - 2461

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PB23-0170	VACANT	1515 RIDGE RD # 294	\$100.00	\$11,700
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**Work Description:** 28'x60' foundation slab for manufactured home

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PB23-0163	VACANT	1515 RIDGE RD # 329	\$150.00	\$10,000
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**Work Description:** 16x70 used mobile home.  
1998 Skyline - 9821

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PB23-0171	VACANT	1515 RIDGE RD # 329	\$100.00	\$7,800
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**Work Description:** 16'x70' foundation slab for manufactured home

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PB23-0172	VACANT	1515 RIDGE RD # 349	\$100.00	\$7,500
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**Work Description:** 14'x72' foundation slab for manufactured home

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PB23-0162	VACANT	1515 RIDGE RD # 359	\$150.00	\$10,000
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**Work Description:** 16x80 used mobile home  
2000 Redman - 7248

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PB23-0169	VACANT	1515 RIDGE RD # 359	\$100.00	\$8,900
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**Work Description:** 16'x80' foundation slab for manufactured home

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PB23-0161	VACANT	1515 RIDGE RD # 361	\$150.00	\$10,000
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**Work Description:** 16x80 used mobile home  
Dutch 2001 - 1011

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PB23-0160	VACANT	1515 RIDGE RD # 362	\$150.00	\$10,000
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**Work Description:** 28-50 used mobile home  
Dutch 1998 - 3251

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PB23-0165	VACANT	1515 RIDGE RD # 373	\$150.00	\$10,000
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**Work Description:** 16x70 used mobile home  
1999 Clayton - 9642

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PB23-0168	VACANT	1515 RIDGE RD # 373	\$100.00	\$7,800
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**Work Description:** 16'x70' foundation slab for manufactured home

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PB23-0156	PISONI RONALD & PHILLIPS LI	2970 STOMMEL RD	\$130.00	\$19,900
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**Work Description:** Install 26 panel ground mounted PV system

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PB23-0155	INFINITY ACQUISITIONS LLC	1531 WEEPING WILLOW CT	\$1,823.00	\$280,520
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**Work Description:** 2 story SFD on unfinished basement w/ attached 2 car garage

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<b>Total Permits For Type:</b>	<b>26</b>
<b>Total Fees For Type:</b>	<b>\$8,368.00</b>
<b>Total Const. Value For Type:</b>	<b>\$1,127,188</b>

# Report Summary

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Population: All Records

Permit.PermitType = Building  
AND

Permit.DateIssued in <Previous  
month> [10/01/23 - 10/31/23]

**Grand Total Fees:** \$8,368.00

**Grand Total Permits:** 26

**Grand Total Const. Value:** \$1,127,188

# SUPERIOR TOWNSHIP FIRE DEPARTMENT

## MEMO

**To:** Ken Schwartz, Lynette Findley, Lisa Lewis  
**CC:**  
**From:** Vic Chevrette, Fire Chief  
**Date:** 11/6/2023  
**Re:** Fire Chief/Fire Marshal Activity Report October 2023

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The following is the October 2023 activity report for the Fire Chief and Fire Marshal.

FOIA Request: 2

Meetings Attended: Washtenaw Area Mutual Aid Association, OHM Station 1, FD Officers meeting, Washtenaw County Snow Emergency Committee meeting.

Training: Fire Department conducted training with Ypsilanti City and Township on Vehicle Extrication.

Fire Prevention/Public Education: We were pleased to have the State Fire Marshal Kevin Sehlmeier come read to 2<sup>nd</sup> & 3<sup>rd</sup> Graders at Spiritus Sanctus Academy and South Pointe Scholars Schools for Fire Prevention. The Fire Department also conducted several Fire Prevention activities and Trick or Trunk at St. Joseph Hospital.

Other: Organize Documents for hiring list.

1 Firefighter on Medical Leave due to Off Duty Injury.

Respectfully Submitted,



Victor G. Chevrette, Fire Chief

The following is the October 2023 activity report for the Fire Marshal

Fire Suppression Plan Reviews Zoom Conference:

Fire Suppression Inspections: 1

Fire Protection Inspections: 1

Fire Department Access inspection: 1

Fire Pump Flow Tests:

Hydrant Flow Test:

Plan Review: 6

Planning Commission Board Meeting:

Building Inspection:

Business Inspection: 2

Site Inspections: 2

Code Research: 4

Consultation, Fire Protection:

Fire Alarm Plan Review: 2

Fire Alarm Inspection: 2

Fire Investigation: 1

Fire Investigations follow up:

Fire Code Enforcement:

Burning Complaint:

Burn Permits issued: 3

PUB Education 2<sup>nd</sup> and 3<sup>rd</sup> grade classes: 2

DRACO Class:

HUVACO Class: 1

Meetings: 4

Mechanical / Suppression Class:

Officers Meeting: 1

Michigan Fire Inspectors Class:

Respectfully Submitted,

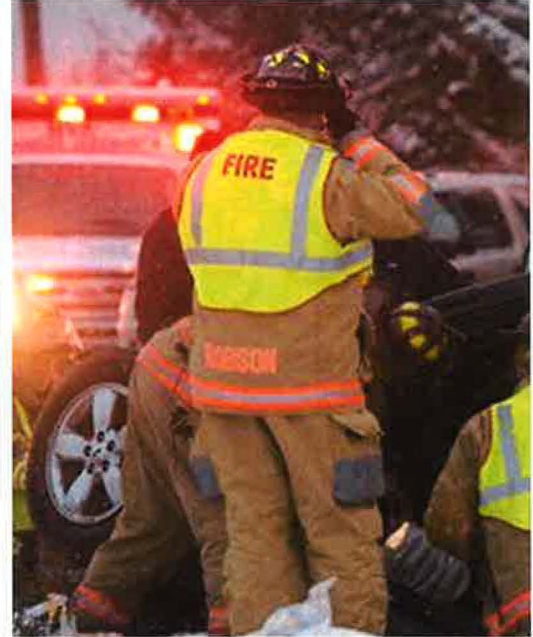
Dan Kimball, Fire Marshal



# SUPERIOR TOWNSHIP FIRE DEPARTMENT

Join us to celebrate the  
retirement of Nick Robson.

Nick has proudly served Superior Township Fire since 2012, where he served on the Washtenaw County Tech Rescue Team. We are honored to have worked with Robson and wish him well on his next endeavor.



# Robson Retirement COFFEE HOUR



**Monday, December 11, 2023**

**9:00 A.M.—12:00 P.M.**

**Superior Township Station 1**

7999 Ford Road

Superior Charter Twp, MI 48198

**Fire Incident Type Breakdown**

<b>Incident Type Group</b>	
100 - Fire	4
300 - EMS	82
400 - HAZMAT	3
500 - Service Call	6
600 - Series	39
700 - False Alarm	8
	<b>142</b>

 Chart Image



Incident Type Code	Alarm Date	Incident Number	NFIRS Number	Addresses Combined More
111				
	10/18/2023 10:35:32 AM	3873507	0001519	9843 High Meadow DR
113				
	10/6/2023 8:31:11 PM	3868371	0001456	1717 Dover CT
	10/24/2023 12:35:44 PM	3876386	0001556	264 Nura CT
132				
	10/24/2023 3:52:13 PM	3876481	0001558	Ford RD
311				
	10/1/2023 12:47:48 PM	3865698	0001431	1515 Ridge RD
	10/2/2023 6:34:02 AM	3866006	0001451	9368 Macarthur BLVD
	10/4/2023 7:37:12 AM	3867048	0001439	1515 Ridge RD
	10/5/2023 9:22:56 AM	3867555	0001445	8212 Stamford RD
	10/5/2023 9:52:21 AM	3867572	0001448	5325 Elliot DR
	10/5/2023 1:34:14 PM	3867664	0001446	Wiard RD
	10/5/2023 2:17:00 PM	3867689	0001449	5551 Great Hawk CIR
	10/6/2023 7:08:22 AM	3868005	0001454	1902 Parklawn
	10/8/2023 1:47:20 AM	3868933	0001460	1586 Sheffield DR
	10/8/2023 5:15:44 PM	3869179	0001462	1995 Wexford DR
	10/9/2023 7:02:04 PM	3869624	0001465	3357 Martin DR
	10/12/2023 10:57:23 AM	3870814	0001477	8870 Macarthur BLVD
	10/14/2023 5:25:56 PM	3871913	0001502	1515 Ridge RD
	10/15/2023 9:42:51 AM	3872162	0001517	9764 Aspen LN
	10/16/2023 1:22:52 PM	3872650	0001506	1863 Telford CT
	10/17/2023 3:54:13 AM	3872941	0001509	1515 Ridge RD
	10/17/2023 1:39:23 PM	3873106	0001510	9570 Joy RD
	10/18/2023 5:19:01 AM	3873405	0001518	1201 Stamford RD
	10/18/2023 2:37:19 PM	3873621	0001520	1515 Ridge RD
	10/20/2023 6:54:19 PM	3874729	0001534	1515 Ridge RD
	10/21/2023 8:40:20 AM	3874952	0001537	1720 Meadhurst DR
	10/21/2023 4:56:52 PM	3875146	0001553	7593 Abigail DR

	10/21/2023 5:40:28 PM	3875166	0001554	8870 Macarthur BLVD
	10/22/2023 10:26:46 AM	3875441	0001540	9059 Arlington DR
	10/24/2023 9:06:08 AM	3876297	0001555	4910 N Dixboro RD
	10/26/2023 8:40:40 AM	3877251	0001568	1515 Ridge RD
	10/27/2023 4:47:47 PM	3878006	0001572	8866 Macarthur BLVD
	10/30/2023 10:28:03 AM	3879246	0001578	1770 Knollwood BND
	10/30/2023 6:56:17 PM	3879446	0001580	1515 Ridge RD
321				
	10/17/2023 8:05:34 PM	231017-2016-SUTFD	0001514	1546 HARVEST LN
	10/19/2023 1:33:57 PM	231031-065450-SUTFD	0001582	1515 Ridge RD
	10/1/2023 12:19:36 PM	3865690	0001432	8629 Nottingham CT
	10/1/2023 10:37:15 PM	3865915	0001453	9426 Macarthur BLVD
	10/2/2023 1:19:47 PM	3866157	0001434	1241 Stamford CT
	10/3/2023 9:06:24 PM	3866906	0001438	8624 Macarthur BLVD
	10/4/2023 6:26:27 PM	3867338	0001442	1515 Ridge RD
	10/4/2023 9:42:44 PM	3867412	0001443	1731 Cardiff ROW
	10/5/2023 1:54:25 PM	3867678	0001447	8576 Canterbury CT
	10/6/2023 12:12:58 AM	3867941	0001450	1241 Stamford CT
	10/7/2023 6:42:39 PM	3868783	0001459	10250 Geddes RD
	10/9/2023 2:37:57 PM	3869521	0001464	9986 W Avondale CIR
	10/11/2023 9:46:30 AM	3870284	0001471	1771 Knollwood BND
	10/12/2023 11:43:44 AM	3870847	0001476	9254 Arlington DR
	10/12/2023 7:00:31 PM	3871026	0001479	1833 Wexford DR
	10/12/2023 7:34:07 PM	3871040	0001494	9729 Aspen LN
	10/13/2023 2:41:25 AM	3871152	0001490	8264 Vreeland RD
	10/13/2023 7:46:23 PM	3871483	0001497	1409 Stamford DR
	10/13/2023 9:16:20 PM	3871517	0001498	1297 Stamford CT
	10/14/2023 10:45:00 AM	3871731	0001500	3046 PROSPECT RD
	10/15/2023 4:12:55 PM	3872290	0001504	1618 Wiard BLVD
	10/17/2023 6:58:27 PM	3873249	0001513	1241 Stamford CT
	10/18/2023 11:08:13 PM	3873843	0001523	8380 Geddes RD
	10/19/2023 1:33:57 PM	3874100	0001528	1515 Ridge RD

	10/19/2023 11:01:50 PM	3874340	0001524	10183 E Avondale CIR
	10/20/2023 12:45:21 AM	3874355	0001525	1279 Stamford CT
	10/20/2023 10:42:11 AM	3874510	0001532	1823 Wexford DR
	10/21/2023 6:12:01 AM	3874922	0001536	5341 McAuley DR
	10/22/2023 10:19:22 AM	3875436	0001539	5341 McAuley DR
	10/22/2023 1:24:51 PM	3875494	0001544	9135 Ascot DR
	10/22/2023 5:31:41 PM	3875583	0001542	3100 Cherry Hill RD
	10/23/2023 12:15:39 AM	3875728	0001546	1758 Bridgewater DR
	10/23/2023 2:51:36 PM	3876004	0001549	1269 Stamford CT
	10/23/2023 4:36:45 PM	3876061	0001551	1515 Ridge RD
	10/26/2023 3:26:49 PM	3877438	0001569	1690 Ridge RD
	10/26/2023 8:02:26 PM	3877557	0001570	8844 Macarthur BLVD
	10/26/2023 11:29:26 PM	3877643	0001571	1918 Andover DR
	10/27/2023 5:19:04 PM	3878018	0001573	1500 Stamford RD
	10/28/2023 11:35:23 AM	3878379	0001575	1515 Ridge RD
	10/28/2023 2:28:23 PM	3878448	0001576	1764 Savannah LN
<b>322</b>				
	10/15/2023 3:16:42 AM	3872083	0001503	Leforge RD
	10/18/2023 3:20:17 PM	3873644	0001522	N Prospect RD
	10/18/2023 4:12:06 PM	3873667	0001521	E Clark RD
	10/28/2023 8:30:33 PM	3878602	0001577	9122 Geddes RD
<b>323</b>				
	9/30/2023 5:16:49 PM	3865304	0001424	9412 MacArthur BLVD
	10/4/2023 1:40:38 PM	3867209	0001441	Ridge RD
<b>324</b>				
	10/1/2023 2:16:00 AM	3865511	0001426	Ford RD
	10/13/2023 8:41:20 PM	3871507	0001499	3624 Prospect RD
	10/16/2023 3:23:56 PM	3872706	0001507	Geddes Rd
	10/16/2023 8:01:45 PM	3872841	0001508	Plymouth RD
	10/17/2023 7:23:05 PM	3873263	0001512	M-14 EB
<b>341</b>				
	10/26/2023 4:55:00 PM	231028-054602-SUTFD	0001574	1365 Weeping Willow CT

353				
	10/17/2023 8:42:50 PM	3873287	0001515	5301 Mcauley DR
412				
	10/20/2023 3:17:58 AM	3874389	0001526	1505 Harvest LN
463				
	10/24/2023 4:49:14 PM	3876508	0001560	GEDDES RD
	10/28/2023 10:04:00 PM	3878636	0001579	Plymouth RD
553				
	9/30/2023 11:50:00 AM	3865159	0001430	5400 Plymouth RD
554				
	10/7/2023 12:05:59 AM	3868436	0001457	1798 Hamlet DR
	10/8/2023 6:26:43 AM	3868983	0001461	10133 E Avondale CIR
	10/10/2023 9:23:48 AM	3869836	0001467	1618 Wiard BLVD
	10/25/2023 4:36:01 AM	3876700	0001563	1652 Weeping Willow CT
561				
	10/13/2023 6:56:20 PM	3871462	0001495	5400 Meadowcrest DR
600				
	10/12/2023 7:45:00 AM	3870754	0001478	Curtis RD
611				
	10/2/2023 8:26:16 PM	3866375	0001436	3650 Brittanie DR
	10/5/2023 8:01:31 AM	3867528	0001444	2170 Rawsonville RD
	10/5/2023 8:29:56 PM	3867867	0001452	3375 E Michigan AVE
	10/8/2023 10:15:43 PM	3869280	0001463	2711 International DR
	10/10/2023 8:17:54 PM	3870102	0001470	910 Hillside CT
	10/11/2023 1:42:32 PM	3870403	0001472	5341 Mcauley DR
	10/11/2023 4:48:42 PM	3870497	0001473	5341 Mcauley DR
	10/12/2023 1:00:31 AM	3870680-SUTFD	0001475	1885 Forestview
	10/12/2023 11:30:14 AM	3870838	0001492	3666 S State ST
	10/12/2023 4:00:20 PM	3870953	0001491	5320 Elliott DR
	10/12/2023 7:50:53 PM	3871047	0001493	8834 MacArthur BLVD
	10/13/2023 6:23:15 PM	3871446	0001496	10415 Scarlet Oak DR
	10/14/2023 3:27:33 PM	3871861	0001501	5341 Mcauley DR

	10/15/2023 1:02:24 PM	3872222	0001505	5666 GEDDES RD
	10/21/2023 5:51:21 AM	3874914	0001535	2960 International DR
	10/21/2023 2:39:15 PM	3875094	0001552	1294 Hawthorne AVE
	10/22/2023 10:00:56 AM	3875432	0001538	1515 Ridge RD
	10/22/2023 10:04:01 PM	3875690	0001543	N Prospect RD
	10/22/2023 11:38:29 PM	3875721	0001545	1580 Village LN
	10/23/2023 10:35:20 AM	3875870	0001547	5320 Elliott DR
	10/23/2023 4:45:00 PM	3876066	0001550	Plymouth RD
	10/24/2023 4:44:09 PM	3876503	0001559	GEDDES RD
	10/24/2023 5:26:01 PM	3876528	0001561	Clark DR
	10/24/2023 5:45:11 PM	3876532	0001562	10550 Geddes RD
	10/25/2023 8:37:33 AM	3876753	0001564	5485 Huron River DR
	10/25/2023 5:58:38 PM	3877023	0001565	5341 Mcauley DR
	10/25/2023 9:37:18 PM	3877097	0001566	9037 White Tail CT
	10/26/2023 6:55:00 AM	3877219	0001567	1515 Ridge RD
	10/2/2023 7:11:28 PM	3866350	0001435	10 M-14 HWY
	10/4/2023 9:14:00 AM	3867088	0001440	5315 Elliott DR
	10/6/2023 9:13:06 AM	3868049	0001455	Maplelawn
	10/7/2023 2:30:49 AM	3868479	0001458	9192 Macarthur BLVD
	10/7/2023 8:18:51 PM	3868816	0001466	10
	10/11/2023 7:28:51 PM	3870584	0001474	1359 Stamford DR
	10/17/2023 3:22:59 PM	3873163	0001511	10 M-14 HWY
631				
	10/23/2023 2:12:20 PM	3875988	0001548	E M-14 HWY
651				
	10/2/2023 9:01:45 PM	3866388	0001437	5301 Mcauley DR
	10/24/2023 1:06:57 PM	3876404	0001557	M-14 HWY
733				
	10/1/2023 11:04:30 AM	3865656	0001428	9388 Macarthur BLVD
743				
	10/1/2023 8:17:19 AM	3865585	0001427	9824 Cambridge PL



	10/2/2023 12:36:01 PM	3866140	0001433	1887 Ridge RD
	10/11/2023 5:14:52 AM	3870207	0001469	1816 Hamlet DR
	10/20/2023 3:44:14 PM	3874643	0001533	5400 PLYMOUTH RD
745				
	10/20/2023 12:23:36 PM	3874553	0001531	8100 GEDDES RD
	10/22/2023 12:54:00 PM	3875476	0001541	8894 Macarthur BLVD
746				
	10/19/2023 7:08:19 AM	3873924	0001527	8614 Pine CT

### Incident List by Alarm Date/Time

Incident Number	Alarm Date	Alarm Time	Location	Incident Type Code	Incident Type	NFIRS Number
3865159	9/30/2023 11:50:00 AM	11:50 AM	5400 Plymouth RD	553	Public service	0001430
3865304	9/30/2023 5:16:49 PM	5:16 PM	9412 MacArthur BLVD	323	Motor vehicle/pedestrian accident (MV Ped)	0001424
3865511	10/1/2023 2:16:00 AM	2:16 AM	Ford RD	324	Motor vehicle accident with no injuries.	0001426
3865585	10/1/2023 8:17:19 AM	8:17 AM	9824 Cambridge PL	743	Smoke detector activation, no fire - unintentional	0001427
3865656	10/1/2023 11:04:30 AM	11:04 AM	9388 Macarthur BLVD	733	Smoke detector activation due to malfunction	0001428
3865690	10/1/2023 12:19:36 PM	12:19 PM	8629 Nottingham CT	321	EMS call, excluding vehicle accident with injury	0001432
3865698	10/1/2023 12:47:48 PM	12:47 PM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001431
3865915	10/1/2023 10:37:15 PM	10:37 PM	9426 Macarthur BLVD	321	EMS call, excluding vehicle accident with injury	0001453
3866006	10/2/2023 6:34:02 AM	6:34 AM	9368 Macarthur BLVD	311	Medical assist, assist EMS crew	0001451
3866140	10/2/2023 12:36:01 PM	12:36 PM	1887 Ridge RD	743	Smoke detector activation, no fire - unintentional	0001433
3866157	10/2/2023 1:19:47 PM	1:19 PM	1241 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001434
3866350	10/2/2023 7:11:28 PM	7:11 PM	10 M-14 HWY	622	No incident found on arrival at dispatch address	0001435
3866375	10/2/2023 8:26:16 PM	8:26 PM	3650 Brittanie DR	611	Dispatched & canceled en route	0001436
3866388	10/2/2023 9:01:45 PM	9:01 PM	5301 Mcauley DR	651	Smoke scare, odor of smoke	0001437
3866906	10/3/2023 9:06:24 PM	9:06 PM	8624 Macarthur BLVD	321	EMS call, excluding vehicle accident with injury	0001438
3867048	10/4/2023 7:37:12 AM	7:37 AM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001439
3867088	10/4/2023 9:14:00 AM	9:14 AM	5315 Elliott DR	622	No incident found on arrival at dispatch address	0001440
3867209	10/4/2023 1:40:38 PM	1:40 PM	Ridge RD	323	Motor vehicle/pedestrian accident (MV Ped)	0001441
3867338	10/4/2023 6:26:27 PM	6:26 PM	1515 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001442
3867412	10/4/2023 9:42:44 PM	9:42 PM	1731 Cardiff ROW	321	EMS call, excluding vehicle accident with injury	0001443
3867528	10/5/2023 8:01:31 AM	8:01 AM	2170 Rawsonville RD	611	Dispatched & canceled en route	0001444
3867555	10/5/2023 9:22:56 AM	9:22 AM	8212 Stamford RD	311	Medical assist, assist EMS crew	0001445
3867577	10/5/2023	9:52	5325 Elliot DR	311	Medical assist, assist EMS	0001448

	9:52:21 AM	AM			crew	
3867664	10/5/2023 1:34:14 PM	1:34 PM	Wiard RD	311	Medical assist, assist EMS crew	0001446
3867678	10/5/2023 1:54:25 PM	1:54 PM	8576 Canterbury CT	321	EMS call, excluding vehicle accident with injury	0001447
3867689	10/5/2023 2:17:00 PM	2:17 PM	5551 Great Hawk CIR	311	Medical assist, assist EMS crew	0001449
3867867	10/5/2023 8:29:56 PM	8:29 PM	3375 E Michigan AVE	611	Dispatched & canceled en route	0001452
3867941	10/6/2023 12:12:58 AM	12:12 AM	1241 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001450
3868005	10/6/2023 7:08:22 AM	7:08 AM	1902 Parklawn	311	Medical assist, assist EMS crew	0001454
3868049	10/6/2023 9:13:06 AM	9:13 AM	Maplelawn	622	No incident found on arrival at dispatch address	0001455
3868371	10/6/2023 8:31:11 PM	8:31 PM	1717 Dover CT	113	Cooking fire, confined to container	0001456
3868436	10/7/2023 12:05:59 AM	12:05 AM	1798 Hamlet DR	554	Assist invalid	0001457
3868479	10/7/2023 2:30:49 AM	2:30 AM	9192 Macarthur BLVD	622	No incident found on arrival at dispatch address	0001458
3868783	10/7/2023 6:42:39 PM	6:42 PM	10250 Geddes RD	321	EMS call, excluding vehicle accident with injury	0001459
3868816	10/7/2023 8:18:51 PM	8:18 PM	10	622	No incident found on arrival at dispatch address	0001466
3868933	10/8/2023 1:47:20 AM	1:47 AM	1586 Sheffield DR	311	Medical assist, assist EMS crew	0001460
3868983	10/8/2023 6:26:43 AM	6:26 AM	10133 E Avondale CIR	554	Assist invalid	0001461
3869179	10/8/2023 5:15:44 PM	5:15 PM	1995 Wexford DR	311	Medical assist, assist EMS crew	0001462
3869280	10/8/2023 10:15:43 PM	10:15 PM	2711 International DR	611	Dispatched & canceled en route	0001463
3869521	10/9/2023 2:37:57 PM	2:37 PM	9986 W Avondale CIR	321	EMS call, excluding vehicle accident with injury	0001464
3869624	10/9/2023 7:02:04 PM	7:02 PM	3357 Martin DR	311	Medical assist, assist EMS crew	0001465
3869836	10/10/2023 9:23:48 AM	9:23 AM	1618 Wiard BLVD	554	Assist invalid	0001467
3870102	10/10/2023 8:17:54 PM	8:17 PM	910 Hillside CT	611	Dispatched & canceled en route	0001470
3870207	10/11/2023 5:14:52 AM	5:14 AM	1816 Hamlet DR	743	Smoke detector activation, no fire - unintentional	0001469
3870284	10/11/2023 9:46:30 AM	9:46 AM	1771 Knollwood BND	321	EMS call, excluding vehicle accident with injury	0001471
3870403	10/11/2023 1:42:32 PM	1:42 PM	5341 Mcauley DR	611	Dispatched & canceled en route	0001472
3870497	10/11/2023 4:48:42 PM	4:48 PM	5341 Mcauley DR	611	Dispatched & canceled en route	0001473
3870584	10/11/2023	7:28 PM	1250 Stamford	622	No incident found on arrival	0001474



	7:28:51 PM		DR		at dispatch address	
3870680-SUTFD	10/12/2023 1:00:31 AM	1:00 AM	1885 Forestview	611	Dispatched & canceled en route	0001475
3870754	10/12/2023 7:45:00 AM	7:45 AM	Curtis RD	600	Good intent call, other	0001478
3870814	10/12/2023 10:57:23 AM	10:57 AM	8870 Macarthur BLVD	311	Medical assist, assist EMS crew	0001477
3870838	10/12/2023 11:30:14 AM	11:30 AM	3666 S State ST	611	Dispatched & canceled en route	0001492
3870847	10/12/2023 11:43:44 AM	11:43 AM	9254 Arlington DR	321	EMS call, excluding vehicle accident with injury	0001476
3870953	10/12/2023 4:00:20 PM	4:00 PM	5320 Elliott DR	611	Dispatched & canceled en route	0001491
3871026	10/12/2023 7:00:31 PM	7:00 PM	1833 Wexford DR	321	EMS call, excluding vehicle accident with injury	0001479
3871040	10/12/2023 7:34:07 PM	7:34 PM	9729 Aspen LN	321	EMS call, excluding vehicle accident with injury	0001494
3871047	10/12/2023 7:50:53 PM	7:50 PM	8834 MacAurther BLVD	611	Dispatched & canceled en route	0001493
3871152	10/13/2023 2:41:25 AM	2:41 AM	8264 Vreeland RD	321	EMS call, excluding vehicle accident with injury	0001490
3871446	10/13/2023 6:23:15 PM	6:23 PM	10415 Scarlet Oak DR	611	Dispatched & canceled en route	0001496
3871462	10/13/2023 6:56:20 PM	6:56 PM	5400 Meadowcrest DR	561	Unauthorized burning	0001495
3871483	10/13/2023 7:46:23 PM	7:46 PM	1409 Stamford DR	321	EMS call, excluding vehicle accident with injury	0001497
3871507	10/13/2023 8:41:20 PM	8:41 PM	3624 Prospect RD	324	Motor vehicle accident with no injuries.	0001499
3871517	10/13/2023 9:16:20 PM	9:16 PM	1297 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001498
3871731	10/14/2023 10:45:00 AM	10:45 AM	3046 PROSPECT RD	321	EMS call, excluding vehicle accident with injury	0001500
3871861	10/14/2023 3:27:33 PM	3:27 PM	5341 Mcauley DR	611	Dispatched & canceled en route	0001501
3871913	10/14/2023 5:25:56 PM	5:25 PM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001502
3872083	10/15/2023 3:16:42 AM	3:16 AM	Leforge RD	322	Motor vehicle accident with injuries	0001503
3872162	10/15/2023 9:42:51 AM	9:42 AM	9764 Aspen LN	311	Medical assist, assist EMS crew	0001517
3872222	10/15/2023 1:02:24 PM	1:02 PM	5666 GEDDES RD	611	Dispatched & canceled en route	0001505
3872290	10/15/2023 4:12:55 PM	4:12 PM	1618 Wiard BLVD	321	EMS call, excluding vehicle accident with injury	0001504
3872650	10/16/2023 1:22:52 PM	1:22 PM	1863 Telford CT	311	Medical assist, assist EMS crew	0001506
3872706	10/16/2023 3:23:56 PM	3:23 PM	Geddes Rd	324	Motor vehicle accident with no injuries.	0001507

3872841	10/16/2023 8:01:45 PM	8:01 PM	Plymouth RD	324	Motor vehicle accident with no injuries.	0001508
3872941	10/17/2023 3:54:13 AM	3:54 AM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001509
3873106	10/17/2023 1:39:23 PM	1:39 PM	9570 Joy RD	311	Medical assist, assist EMS crew	0001510
3873163	10/17/2023 3:22:59 PM	3:22 PM	10 M-14 HWY	622	No incident found on arrival at dispatch address	0001511
3873249	10/17/2023 6:58:27 PM	6:58 PM	1241 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001513
3873263	10/17/2023 7:23:05 PM	7:23 PM	M-14 EB	324	Motor vehicle accident with no injuries.	0001512
231017-2016-SUTFD	10/17/2023 8:05:34 PM	8:05 PM	1546 HARVEST LN	321	EMS call, excluding vehicle accident with injury	0001514
3873287	10/17/2023 8:42:50 PM	8:42 PM	5301 Mcauley DR	353	Removal of victim(s) from stalled elevator	0001515
3873405	10/18/2023 5:19:01 AM	5:19 AM	1201 Stamford RD	311	Medical assist, assist EMS crew	0001518
3873507	10/18/2023 10:35:32 AM	10:35 AM	9843 High Meadow DR	111	Building fire	0001519
3873621	10/18/2023 2:37:19 PM	2:37 PM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001520
3873644	10/18/2023 3:20:17 PM	3:20 PM	N Prospect RD	322	Motor vehicle accident with injuries	0001522
3873667	10/18/2023 4:12:06 PM	4:12 PM	E Clark RD	322	Motor vehicle accident with injuries	0001521
3873843	10/18/2023 11:08:13 PM	11:08 PM	8380 Geddes RD	321	EMS call, excluding vehicle accident with injury	0001523
3873924	10/19/2023 7:08:19 AM	7:08 AM	8614 Pine CT	746	Carbon monoxide detector activation, no CO	0001527
3874100	10/19/2023 1:33:57 PM	1:33 PM	1515 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001528
231031-065450-SUTFD	10/19/2023 1:33:57 PM	1:33 PM	1515 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001582
3874340	10/19/2023 11:01:50 PM	11:01 PM	10183 E Avondale CIR	321	EMS call, excluding vehicle accident with injury	0001524
3874355	10/20/2023 12:45:21 AM	12:45 AM	1279 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001525
3874389	10/20/2023 3:17:58 AM	3:17 AM	1505 Harvest LN	412	Gas leak (natural gas or LPG)	0001526
3874510	10/20/2023 10:42:11 AM	10:42 AM	1823 Wexford DR	321	EMS call, excluding vehicle accident with injury	0001532
3874553	10/20/2023 12:23:36 PM	12:23 PM	8100 GEDDES RD	745	Alarm system activation, no fire - unintentional	0001531
3874643	10/20/2023 3:44:14 PM	3:44 PM	5400 PLYMOUTH RD	743	Smoke detector activation, no fire - unintentional	0001533
3874729	10/20/2023 6:54:19 PM	6:54 PM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001534
3874914	10/21/2023 5:51:21 AM	5:51 AM	2960 International DR	611	Dispatched & canceled en route	0001535

3874922	10/21/2023 6:12:01 AM	6:12 AM	5341 McAuley DR	321	EMS call, excluding vehicle accident with injury	0001536
3874952	10/21/2023 8:40:20 AM	8:40 AM	1720 Meadhurst DR	311	Medical assist, assist EMS crew	0001537
3875094	10/21/2023 2:39:15 PM	2:39 PM	1294 Hawthorne AVE	611	Dispatched & canceled en route	0001552
3875146	10/21/2023 4:56:52 PM	4:56 PM	7593 Abigail DR	311	Medical assist, assist EMS crew	0001553
3875166	10/21/2023 5:40:28 PM	5:40 PM	8870 Macarthur BLVD	311	Medical assist, assist EMS crew	0001554
3875432	10/22/2023 10:00:56 AM	10:00 AM	1515 Ridge RD	611	Dispatched & canceled en route	0001538
3875436	10/22/2023 10:19:22 AM	10:19 AM	5341 McAuley DR	321	EMS call, excluding vehicle accident with injury	0001539
3875441	10/22/2023 10:26:46 AM	10:26 AM	9059 Arlington DR	311	Medical assist, assist EMS crew	0001540
3875476	10/22/2023 12:54:00 PM	12:54 PM	8894 Macarthur BLVD	745	Alarm system activation, no fire - unintentional	0001541
3875494	10/22/2023 1:24:51 PM	1:24 PM	9135 Ascot DR	321	EMS call, excluding vehicle accident with injury	0001544
3875583	10/22/2023 5:31:41 PM	5:31 PM	3100 Cherry Hill RD	321	EMS call, excluding vehicle accident with injury	0001542
3875690	10/22/2023 10:04:01 PM	10:04 PM	N Prospect RD	611	Dispatched & canceled en route	0001543
3875721	10/22/2023 11:38:29 PM	11:38 PM	1580 Village LN	611	Dispatched & canceled en route	0001545
3875728	10/23/2023 12:15:39 AM	12:15 AM	1758 Bridgewater DR	321	EMS call, excluding vehicle accident with injury	0001546
3875870	10/23/2023 10:35:20 AM	10:35 AM	5320 Elliott DR	611	Dispatched & canceled en route	0001547
3875988	10/23/2023 2:12:20 PM	2:12 PM	E M-14 HWY	631	Authorized controlled burning	0001548
3876004	10/23/2023 2:51:36 PM	2:51 PM	1269 Stamford CT	321	EMS call, excluding vehicle accident with injury	0001549
3876061	10/23/2023 4:36:45 PM	4:36 PM	1515 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001551
3876066	10/23/2023 4:45:00 PM	4:45 PM	Plymouth RD	611	Dispatched & canceled en route	0001550
3876297	10/24/2023 9:06:08 AM	9:06 AM	4910 N Dixboro RD	311	Medical assist, assist EMS crew	0001555
3876386	10/24/2023 12:35:44 PM	12:35 PM	264 Nura CT	113	Cooking fire, confined to container	0001556
3876404	10/24/2023 1:06:57 PM	1:06 PM	M-14 HWY	651	Smoke scare, odor of smoke	0001557
3876481	10/24/2023 3:52:13 PM	3:52 PM	Ford RD	132	Road freight or transport vehicle fire	0001558
3876503	10/24/2023 4:44:09 PM	4:44 PM	GEDDES RD	611	Dispatched & canceled en route	0001559
3876508	10/24/2023 4:49:14 PM	4:49 PM	GEDDES RD	463	Vehicle accident, general cleanup	0001560

3876528	10/24/2023 5:26:01 PM	5:26 PM	Clark DR	611	Dispatched & canceled en route	0001561
3876532	10/24/2023 5:45:11 PM	5:45 PM	10550 Geddes RD	611	Dispatched & canceled en route	0001562
3876700	10/25/2023 4:36:01 AM	4:36 AM	1652 Weeping Willow CT	554	Assist invalid	0001563
3876753	10/25/2023 8:37:33 AM	8:37 AM	5485 Huron River DR	611	Dispatched & canceled en route	0001564
3877023	10/25/2023 5:58:38 PM	5:58 PM	5341 Mcauley DR	611	Dispatched & canceled en route	0001565
3877097	10/25/2023 9:37:18 PM	9:37 PM	9037 White Tail CT	611	Dispatched & canceled en route	0001566
3877219	10/26/2023 6:55:00 AM	6:55 AM	1515 Ridge RD	611	Dispatched & canceled en route	0001567
3877251	10/26/2023 8:40:40 AM	8:40 AM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001568
3877438	10/26/2023 3:26:49 PM	3:26 PM	1690 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001569
231028-054602-SUTFD	10/26/2023 4:55:00 PM	4:55 PM	1365 Weeping Willow CT	341	Search for person on land	0001574
3877557	10/26/2023 8:02:26 PM	8:02 PM	8844 Macarthur BLVD	321	EMS call, excluding vehicle accident with injury	0001570
3877643	10/26/2023 11:29:26 PM	11:29 PM	1918 Andover DR	321	EMS call, excluding vehicle accident with injury	0001571
3878006	10/27/2023 4:47:47 PM	4:47 PM	8866 Macarthur BLVD	311	Medical assist, assist EMS crew	0001572
3878018	10/27/2023 5:19:04 PM	5:19 PM	1500 Stamford RD	321	EMS call, excluding vehicle accident with injury	0001573
3878379	10/28/2023 11:35:23 AM	11:35 AM	1515 Ridge RD	321	EMS call, excluding vehicle accident with injury	0001575
3878448	10/28/2023 2:28:23 PM	2:28 PM	1764 Savannah LN	321	EMS call, excluding vehicle accident with injury	0001576
3878602	10/28/2023 8:30:33 PM	8:30 PM	9122 Geddes RD	322	Motor vehicle accident with injuries	0001577
3878636	10/28/2023 10:04:00 PM	10:04 PM	Plymouth RD	463	Vehicle accident, general cleanup	0001579
3879246	10/30/2023 10:28:03 AM	10:28 AM	1770 Knollwood BND	311	Medical assist, assist EMS crew	0001578
3879446	10/30/2023 6:56:17 PM	6:56 PM	1515 Ridge RD	311	Medical assist, assist EMS crew	0001580

Aid Given Or Received	Incident Number	NFIRS Number	Alarm Date	Aid Given Or Received Code	Aided Agency Name	Aiding Agency Name	Report Writer Last Name
<b>Automatic aid given</b>							
	3870102	0001470	10/10/2023 8:17:54 PM	4	Ypsilanti City Fire Department		BACH
	3867867	0001452	10/5/2023 8:29:56 PM	4	Ypsilanti Township Fire Department		MONDAY
	3877097	0001566	10/25/2023 9:37:18 PM	4	Ypsilanti Township Fire Department		CLARK
	3875721	0001545	10/22/2023 11:38:29 PM	4	Ypsilanti Township Fire Department		OBERSTAEDT
	3869280	0001463	10/8/2023 10:15:43 PM	4	Ypsilanti Township Fire Department		KIMBALL
	3876386	0001556	10/24/2023 12:35:44 PM	4	Ypsilanti Township Fire Department		FRENCH
	3874914	0001535	10/21/2023 5:51:21 AM	4	Ypsilanti Township Fire Department		BURNS
<b>Automatic aid received</b>							
	3873507	0001519	10/18/2023 10:35:32 AM	2		Ypsilanti Township Fire Department	CLARK
	3873507	0001519	10/18/2023 10:35:32 AM	2		Ypsilanti City Fire Department	CLARK
	3875476	0001541	10/22/2023 12:54:00 PM	2		Ypsilanti City Fire Department	OBERSTAEDT
	3875476	0001541	10/22/2023 12:54:00 PM	2		Ypsilanti Township Fire Department	OBERSTAEDT
	3867528	0001444	10/5/2023 8:01:31 AM	2		Ypsilanti Township Fire Department	CLARK
<b>Manual aid given</b>							
	3876508	0001560	10/24/2023 4:49:14 PM	3	Washtenaw County Sheriff		OBERSTAEDT
	231028-054602-SUTFD	0001574	10/26/2023 4:55:00 PM	3	Washtenaw County Sheriff		CHEVRETTE

	3876066	0001550	10/23/2023 4:45:00 PM	3	Plymouth Township Fire Dept.		PIERCE
<b>Mutual aid received</b>							
	3879688	0001581	10/31/2023 11:18:10 AM	1		Ypsilanti City Fire Department	CHEVRETTE
	3868371	0001456	10/6/2023 8:31:11 PM	1		Ypsilanti City Fire Department	BURNS
	3868371	0001456	10/6/2023 8:31:11 PM	1		Ypsilanti Township Fire Department	BURNS

Aided Agency Name	Details
Plymouth Township Fire Dept.	1 Rows
Washtenaw County Sheriff	2 Rows
Ypsilanti City Fire Department	1 Rows
Ypsilanti Township Fire Department	6 Rows
	<b>10 Rows</b>

Alarm Date	Incident Number	NFIRS Number	Aid Given Or Received	Aiding Agency Name	Aided Agency Name
10/22/2023 12:54:00 PM	3875476	0001541	Automatic aid received	Ypsilanti City Fire Department	
10/22/2023 12:54:00 PM	3875476	0001541	Automatic aid received	Ypsilanti Township Fire Department	
10/18/2023 10:35:32 AM	3873507	0001519	Automatic aid received	Ypsilanti City Fire Department	
10/18/2023 10:35:32 AM	3873507	0001519	Automatic aid received	Ypsilanti Township Fire Department	
10/5/2023 8:01:31 AM	3867528	0001444	Automatic aid received	Ypsilanti Township Fire Department	
10/6/2023 8:31:11 PM	3868371	0001456	Mutual aid received	Ypsilanti Township Fire Department	
10/6/2023 8:31:11 PM	3868371	0001456	Mutual aid received	Ypsilanti City Fire Department	
10/31/2023 11:18:10 AM	3879688	0001581	Mutual aid received	Ypsilanti City Fire Department	

Fire - False Alarms

Date: Thursday, November 2, 2023  
Time: 9:03:23 AM

Incident Date	Incident Number	NFIRS Number	Alarm Date	Incident Type	Incident Type Code	Street Or Highway Name	Property Use	Incident Narrative
10/31/2023 12:00:00 AM	3879688	0001581	10/31/2023 11:18:10 AM	False alarm or false call, other	700	Geddes	Manufacturing, processing	CHEVRETTE, VICTOR Oct 31 2023 10:51AM:Dispatched to reported "Vehicle Crash Alert" at listed location. Chief 11 responded along with mutual aid from Ypsilanti City. Other SUTFD units committed to CPR call. Chief 11 arrived in the area and UTL. Canceled YFD. Made contact with Hyundai, who advised that one of the technician was testing a vehicle and activated the crash alert.
10/1/2023 12:00:00 AM	3865656	0001428	10/1/2023 11:04:30 AM	Smoke detector activation due to malfunction	733	Macarthur	Multifamily dwelling	CLARK, JACOB Oct 01 2023 09:48AM:STFD E11- 2 responded to a CO alarm at the location listed above. E11-2 arrived on scene and entered the home with the four gas monitor and checked the whole house for CO. There was no CO in the house, it was determined that there was no CO monitor in the house it was a faulty smoke detector. E11-2 was cleared and returned to service.
10/1/2023 12:00:00 AM	3865585	0001427	10/1/2023 8:17:19 AM	Smoke detector activation, no fire - unintentional	743	Cambridge	Multifamily dwelling	CLARK, JACOB Oct 01 2023 09:41AM:STFD responded to an alarm at the location listed above. 11c1 got on the radio and stated E11-2 would handle for a report

								station one would remain in quarters. E11-2 arrived on scene and met with the homeowner. Homeowner was cooking and the alarms went off. E11-2 gathered homeowner information and all STFD units were back in service.
10/2/2023 12:00:00 AM	3866140	0001433	10/2/2023 12:36:01 PM	Smoke detector activation, no fire - unintentional	743	Ridge	1 or 2 family dwelling	BURNS, JORDAN Oct 02 2023 11:41AM:E11-1 and T11-1 respond to a Fire Alarm at above listed address on engine 11 ones arrival was meant by homeowner and driveway alarm rang due to battery change. No Internet phone are superior Township fire department and it's clear the service.
10/11/2023 12:00:00 AM	3870207	0001469	10/11/2023 5:14:52 AM	Smoke detector activation, no fire - unintentional	743	Hamlet	1 or 2 family dwelling	BACH, SHAUN Oct 11 2023 03:59AM:STFD received a fire alarm at the reported address, upon arrival STFD had nothing showing from the exterior of the house. Dispatch made contact with a key holder with a 15 min ETA. Upon key holders arrival STFD made entry and found a bad smoke detector. STFD left it with the homeowner.
10/20/2023 12:00:00 AM	3874643	0001533	10/20/2023 3:44:14 PM	Smoke detector activation, no fire - unintentional	743	PLYMOUTH	Restaurant or cafeteria	CHEVRETTE, VICTOR Oct 20 2023 04:00PM:Dispatched to listed location for report Fire Alarm. Chief 11 arrived on scene and investigated. Incident found to be false alarm, steam activated the detector. All ults canceled



10/20/2023 12:00:00 AM	3874553	0001531	10/20/2023 12:23:36 PM	Alarm system activation, no fire - unintentional	745	GEDDES	24-hour care Nursing homes, 4 or more persons	BURNS, JORDAN Oct 20 2023 12:22PM:STFD E11-2 & L11-1 responded for a Smoke detector activation @ above-listed address. Upon E11-2 arrival, made contact with maintenance. Was a smoke sector that was activated due to an issue with the HVAC. E-2 obtained info and cleared in service. L11-1 was canceled and all units returned to service.
10/22/2023 12:00:00 AM	3875476	0001541	10/22/2023 12:54:00 PM	Alarm system activation, no fire - unintentional	745	Macarthur	Multifamily dwelling	OBERSTAEDT, COREY Oct 22 2023 04:14PM:STFD DISPATCHED FOR A REPORTED STRUCTURE FIRE-SMOKE COMING FROM AN OVEN AT THE ABOVE LISTED ADDRESS. E11-2 AND L11-1 RESPONDED WITH AN AUTOMATIC FIRST BOX ALARM FROM YPSILANTI CITY AND YPSILANTI TOWNSHIP FIRE. E11-2 ARRIVED ON SCENE TO A 2 STORY MULTIFAMILY DWELLING WITH NOTHING SHOWING. STFD UNITS MADE CONTACT WITH THE HOMEOWNER AND SHE STATED THAT SHE TURNED HER STOVE ON AND SMOKE FROM THE STOVE SET OFF THE FIRE ALARM. THERE WAS NO SMOKE INSIDE OF THE RESIDENCE AND NO HAZARDS WERE FOUND. YPSILANTI TOWNSHIP ENGINE 14-1 ARRIVED ON SCENE AND STFD ADVISED THAT THE BOX COULD BE

								<p>CANCELED AND THAT E11-2 COULD HANDLE THE SCENE. THE SMOKE DETECTOR WAS RESET INSIDE THE HOME AND THE HOMEOWNER ADVISED THAT SHE WOULD HAVE SOMEONE CLEAN HER STOVE BEFORE ATTEMPTING TO USE IT AGAIN. THE SCENE WAS LEFT WITH THE HOMEOWNER AND ALL STFD UNITS RETURNED IN SERVICE.</p>
<p>10/19/2023 12:00:00 AM</p>	<p>3873924</p>	<p>0001527</p>	<p>10/19/2023 7:08:19 AM</p>	<p>Carbon monoxide detector activation, no CO</p>	<p>746</p>	<p>Pine</p>	<p>1 or 2 family dwelling</p>	<p>CLARK, JACOB Oct 20 2023 09:23AM:STFD E11-2 responded to a CO alarm at the Location listed above. E 11-2 arrived on scene and was met by the homeowner outside. Homeowner stated their CO detector was going off in the basement. crew entered the home with the gas, monitor and check the entire house and had zero readings throughout the home. E11-2 was cleared and returned to service.</p>

False Alarms

Incident Date	Incident Number	NFIRS Number	Alarm Date	Incident Type	Number Or Milepost	Street Prefix	Street Or Highway Name	Street Type	Street Suffix	Apartment Number	City	State	County	Zip	Property Use	Incident Narrative	Owner Involved In Incident	Owner First Name	Owner Last Name	Owner Business Name	Incident Type Code	Incident Type Group
10/31/2023 12:00:00 AM	3879688	0001581	10/31/2023 11:18:10 AM	False alarm or false call, other	6800		Geddes Road				Ypsilanti	Michigan	Washtenaw	48198	Manufacturing, processing	CHEVRETTE, VICTOR Oct 31 2023 10:51AM:Dispatched to reported "Vehicle Crash Alarm" at listed location. Chief 11 responded along with mutual aid from Ypsilanti City. Other STFD units committed to CPR call. Chief 11 arrived in the area and UTL. Canceled YFD. Made contact with Hyndal, who advised that one of the technicians was testing a vehicle and activated the crash alert.	NO				700	700 - False Alarm
10/1/2023 12:00:00 AM	3865656	0001428	10/1/2023 11:04:30 AM	Smoke detector activation due to malfunction	9388		Macarthur Boulevard				Ypsilanti	Michigan		48198	Multifamily dwelling	CLARK, JACOB Oct 01 2023 09:48AM:STFD E11-2 responded to a CO alarm at the location listed above. E11-2 arrived on scene and entered the home with the four gas monitor and checked the whole house for CO. There was no CO in the house, it was determined that there was no CO monitor in the house it was a faulty smoke detector. E11-2 was cleaned and returned to service.	NO				733	700 - False Alarm
10/1/2023 12:00:00 AM	3865585	0001427	10/1/2023 8:17:19 AM	Smoke detector activation, no fire - unintentional	9824		Cambridge Place				Ypsilanti	Michigan		48198	Multifamily dwelling	CLARK, JACOB Oct 01 2023 09:41AM:STFD responded to an alarm at the location listed above. E11-2 got on the radio and stated E11-2 would handle for a report, station one would remain in quarters. E11-2 arrived on scene and met with the homeowner. Homeowner was cooking and the alarm went off. E11-2 gathered homeowner information and all STFD units were back in service.	NO				743	700 - False Alarm
10/2/2023 12:00:00 AM	3866140	0001433	10/2/2023 12:36:01 PM	Smoke detector activation, no fire - unintentional	1887		Ridge Road				Ypsilanti	Michigan		48198	1 or 2 family dwelling	BURNS, JORDAN Oct 02 2023 11:41AM:E11-1 and E11-2 respond to a Fire Alarm at above listed address on engine 11 ones arrival was meant by homeowner and driveway alarm rang due to battery change. No internet phone are superior Township fire department and it's clear the service.	NO				743	700 - False Alarm
10/11/2023 12:00:00 AM	3870207	0001469	10/11/2023 5:14:52 AM	Smoke detector activation, no fire - unintentional	1816		Hamlet Drive				Ypsilanti	Michigan		48198	1 or 2 family dwelling	BACH, SHAWN Oct 11 2023 03:59AM:STFD received a fire alarm at the registered address, upon arrival STFD had nothing showing from the exterior of the house. Dispatch made contact with a key holder with a 15 min ETA. Upon key holders arrival STFD made entry and found a bad smoke detector. STFD left it with the home owner.	NO				743	700 - False Alarm
10/20/2023 12:00:00 AM	3874643	0001533	10/20/2023 3:44:14 PM	Smoke detector activation, no fire - unintentional	5400		PLYMOUTH Road				Ann Arbor	Michigan	WASH	48105	Restaurant or cafeteria	CHEVRETTE, VICTOR Oct 20 2023 04:00PM:Dispatched to listed location for report Fire Alarm. Chief 11 arrived on scene and investigated. Incident found to be false alarm, steam activated the detector. All units canceled.	NO				743	700 - False Alarm
10/20/2023 12:00:00 AM	3874953	0001531	10/20/2023 12:23:36 PM	Alarm system activation, no fire - unintentional	8100		GEDDES Road		100		Ypsilanti	Michigan	WASH	48198	24-hour care Nursing homes, 4 or more persons	BURNS, JORDAN Oct 20 2023 12:22PM:STFD E11-2 & E11-1 responded for a Smoke detector activation @ above-listed address. Upon E11-2 arrival, made contact with maintenance. Was a smoke sector that was activated due to an issue with the HVAC. E-2 obtained info and cleared in service. E11-1 was canceled and all units returned to service.	NO				745	700 - False Alarm

10/22/2023 12:00:00 AM	3875476	0001541	10/22/2023 12:54:00 PM	Alarm system activation, no fire - unintentional	8894	MacArthur	Boulevard	Ypsilanti	Michigan	48198	Multifamily dwelling	NO	745	700 - False Alarm
10/19/2023 12:00:00 AM	3875924	0001527	10/19/2023 7:08:19 AM	Carbon monoxide detector activation, no CO	8614	Flax	Court	Ypsilanti	Michigan	48198	1 or 2 family dwelling	NO	745	700 - False Alarm
<p>OBARSTADT, COREY Oct 22 2023 04:14PM:STFD DISPATCHED FOR A REPORTED STRUCTURE FIRE-SMOKE COMING FROM AN OVER AT THE ABOVE LISTED ADDRESS, E11-2 AND E11-1 RESPONDED WITH AN AUTOMATIC FIRST BOX ALARM FROM YPSILANTI CITY AND YPSILANTI TOWNSHIP FIRE E11-2 ASSUMED ON SCENE TO A 2 STORY MULTIFAMILY DWELLING WITH NOTHING SHOWING. STFD UNITS MADE CONTACT WITH THE HOMEOWNER AND SHE STATED THAT SHE TURNED HER STOVE ON AND SMOKE FROM THE STOVE SET OFF THE FIRE ALARM. THERE WAS NO SMOKE INSIDE OF THE RESIDENCE AND NO HAZARDS WERE FOUND. YPSILANTI TOWNSHIP ENGINE 14-1 ARRIVED ON SCENE AND STFD ADVISED THAT THE BOX COULD BE CANCELED AND THAT E11-2 COULD HANDLE THE SCENE. THE SMOKE DETECTOR WAS RESET INSIDE THE HOME AND THE HOMEOWNER ADVISED THAT SHE WOULD HAVE SOMEONE CLEAN HER STOVE BEFORE ATTEMPTING TO USE IT AGAIN. THE SCENE WAS LEFT WITH THE HOMEOWNER AND ALL STFD UNITS RETURNED IN SERVICE.</p> <p>CLARK, JACOB Oct 20 2023 09:23AM:STFD E11-2 responded to a CO alarm at the location listed above. E11-2 arrived on scene and was met by the homeowner outside. Homeowner stated their CO detector was going off in the basement. crew entered the home with the gas monitor and checked the entire house and had zero readings throughout the home. E11-2 was cleared and returned to service.</p>														

Incident Type Code	Incident Date	Incident Number	Contents Loss	Incident Type	District	Zip	Apparatus Total	Total Value	Total Loss	Percent Saved	Property Value	Percent Lost	Property Loss	Contents Value	Contents Loss	NFIRS Number	
111								\$260,000.00	\$30,000.00								
	10/18/2023	3873507	\$5,000.00	Building fire	Superior Township 36	48198	4	\$260,000.00	\$30,000.00	88.46%	\$175,000.00	11.54%	\$25,000.00	\$85,000.00	\$5,000.00	0001519	
113								\$0.00	\$50.00								
	10/6/2023	3868371	\$50.00	Cooking fire, confined to container	Superior Township 34	48198	2	\$0.00	\$50.00	-Infinity		NaN			\$50.00	0001456	
	10/24/2023	3876386		Cooking fire, confined to container	Out Of District	48197	3	\$0.00	\$0.00	NaN		NaN				0001556	
132								\$60,000.00	\$400.00								
	10/24/2023	3876481		Road freight or transport vehicle fire	Superior Township 9	48198	1	\$60,000.00	\$400.00	99.33%	\$60,000.00	0.67%	\$400.00			0001558	
311								\$0.00	\$0.00								
	10/1/2023	3865698		Medical assist, assist EMS crew	Superior Township 36	48198	1	\$0.00	\$0.00	NaN		NaN				0001431	
	10/2/2023	3866006		Medical assist, assist EMS crew	Superior Township 34	48198	2	\$0.00	\$0.00	NaN		NaN				0001451	
	10/4/2023	3867048		Medical assist, assist EMS crew	Superior Township 36	48198	1	\$0.00	\$0.00	NaN		NaN				0001439	
	10/5/2023	3867689		Medical assist, assist EMS crew	Superior Township 19	48105	1	\$0.00	\$0.00	NaN		NaN				0001449	
	10/5/2023	3867555		Medical assist, assist EMS crew	Superior Township 34	48198	1	\$0.00	\$0.00	NaN		NaN				0001445	
	10/5/2023	3867664		Medical assist, assist EMS crew	Superior Township 35	48198	1	\$0.00	\$0.00	NaN		NaN				0001446	
	10/5/2023	3867572		Medical assist, assist EMS crew	Superior Township 31	48197	2	\$0.00	\$0.00	NaN		NaN				0001448	
	10/6/2023	3868005		Medical assist, assist EMS crew	Superior Township 35	48198	1	\$0.00	\$0.00	NaN		NaN				0001454	
	10/8/2023	3868933		Medical assist, assist EMS crew	Superior Township 34	48198	1	\$0.00	\$0.00	NaN		NaN				0001460	

# **Superior Township Monthly Report** **October/November 2023**

## **Resident Complaints/ Debris:**

9678 Wexford- Stove on extension- **(Tagged)**

8619 Kingston Ct.- Wood on extension- **(Tagged)**

1079 Stamford Rd.- Boxes and Misc. on extension- **(Tagged)**

## **Grass Complaint:**

1576 Wiard Blvd.- Grass needs cutting- **(Tagged)**

## **Illegal Dumpings:**

Trash dumped on Gotfredson & Geddes Rd.

## **Vehicle Complaints:**

1194 Stamford Rd.- Wrecked vehicle on street- **(Moved)**

1666 Wiard Blvd.- Vehicle with no tags in driveway- **(Letter Sent)**

9075 Ascot Dr.- 2 vehicles with no tags in driveway- **(Letter Sent)**

9060 Ascot Dr.- White van with no tags- **(Letter Sent)**

Superior Charter Township Park Commission  
Regular Meeting  
October 2, 2023

Approved Minutes

1. Call to Order  
The meeting was called to order by Chair Nahid Sanii-Yahyai at 6:34 pm.
2. Roll Call  
Park Commissioners present: Nahid Sanii-Yahyai, Martha Kern-Boprie, Greg Vessels, Guy Conti, Curtis Freeman, Riley Schofield  
  
Park Commissioners absent – none  
  
Others present: Trustee Bernice Lindke; Juan Bradford, Paark Director; Marion Morris, Peter Morris, Terry Lee Lansing, Angela Miller, Jan Piert, Jack Smiley, Sharon Bryant-Phillips
3. Flag Salute  
Chair Nahid Sanii-Yahyai led those assembled in the Pledge of Allegiance to the Flag.
4. Agenda Approval  
I was moved by Riley Schofield and supported by Greg Vessels to approve the agenda with the addition under New Business C Parks & Recreation Commissioner Interviews of Sharon Bryant-Phillips as an applicant to be interviewed. The motion carried.
5. Prior Meeting Minutes Approval
  - A. September 11, 2023  
It was moved by Greg Vessels and supported by Nahid Sanii-Yahyai to approve the minutes of 10/02/2023 with correction to New Business A. Parks & Recreation Commissioner Interviews, fourth paragraph. After the end of the third sentence, insert a sentence that reads “Nahid Sanii-Yahyai suggested that the open park commissioner position be posted on the township’s website.” The motion carried.
6. Citizen Participation  
Jan Piert spoke, and asked if a millage to support parks had ever been sought in Superior Township. Martha Kern-Boprie responded that she had some information on this topic, and would provide it later in the meeting, as Citizen Participation is a time for the public to speak to the Park Commission.
10. New Business
  - A. Resolution 2023-02: Marion Morris  
Resolution 2023-02 was moved by Martha Kern-Boprie and supported by Nahid Sanii-Yahyai. WHEREAS Parks & Recreation Vice-Chair Marion Morris has served the residents of Superior Charter Township as an elected member of the Superior Township Parks & Recreation Commission since November 20, 1992; and  
  
WHEREAS Marion Morris has contributed her time, talent and leadership to the mission of the Parks & Recreation Commission; and  
  
WHEREAS Marion Morris has served as Chair and Vice-Chair of the Parks & Recreation Commission several times. During her service she lead extraordinary advances in natural open space preservation, improvements to neighborhood parks and expansion in recreation programming; and

WHEREAS Marion Morris has chosen to resign from the Parks & Recreation Commission on September 11, 2023.

NOW THEREFORE BE IT RESOLVED that the Parks & Recreation Commission of the Charter Township of Superior thanks and honors the contributions of Parks & Recreation Commissioner Marion Morris and wishes her well in her future endeavors.

Roll Call Vote

	Yes	No	Absent
Nahid Sanii-Yahyai	X		
Greg Vessels	X		
Martha Kern-Boprie	X		
Riley Schofield	X		
Curtis Freeman	X		
Guy Conti	X		

The resolution was adopted.

B. Resolution 2023-3: Terry Lee Lansing

Resolution 2023-3 was moved by Martha Kern-Boprie and supported by Nahid Sanii-Yahyai.

WHEREAS Terry Lee Lansing has served the residents of Superior Charter Township as an elected member of the Superior Township Parks & Recreation Commission since November 20, 2008; and

WHEREAS Terry Lee Lansing has contributed her time, talent and leadership to the mission of the Parks & Recreation Commission, and was a particular advocate for preservation of open, natural spaces and brought her expertise in bee-keeping to commission work; and

WHEREAS Terry Lee Lansing has chosen to resign from the Parks & Recreation Commission on July 23, 2023.

NOW THEREFORE BE IT HEREBY RESOLVED that the Parks & Recreation Commission of the Charter Township of Superior thanks and honors the contributions of Parks & Recreation Commissioner Terry Lee Lansing and wishes her well in her future endeavors.

Roll Call Vote

	Yes	No	Absent
Nahid Sanii-Yahyai	X		
Greg Vessels	X		
Martha Kern-Boprie	X		
Riley Schofield	X		
Curtis Freeman	X		
Guy Conti	X		

The resolution was adopted.

7. Reports

A. Chairperson

Chair Nahid Sanii-Yahyai stated she still wishes to host a luncheon to thank Marion Morris and Terry Lee Lansing for their service to the Park Commission. She suggested a potluck at the township hall. Marion and Terry Lee were present in the audience. Nahid asked park commissioners if a day-time or evening-time event would be workable. All said they were flexible. Marion and Terry Lee were asked



to send a few different dates over the next few weeks, when they could attend a luncheon, and Nahid will select a date.

Nahid also informed the park commission that she attended the Harvest Moon bonfire in LeFurge Woods Nature Preserve on Saturday evening. It was a delightful event, and Nahid encouraged the Park Commission to plan more activities there.

B. Director

Juan Bradford submitted written report. He added to it the news that another bid was submitted for construction of a bathroom at Fire Station #2 for Park Department staff. This bid was for a total of \$66,000.

C. Board Liaison

Trustee Bernice Lindke reported on the September 13, 2023 Special Meeting and the September 18, 2023 Regular Meeting of the Township Board.

September 13 Special Meeting – The Township Board approved hiring of Brian Koncius to conduct an investigation under the township’s Sexual Harassment Policy. The resolution to approve the zoning and land use agreement with conservation easement (Garrett’s Space) was tabled.

September 18, 2023 –

Supervisor’s Report: Invited board members to tour Blackbird Lodge at Staebler County Farm Park. Tom Freeman will be accepting bids for the septic system to be installed on the Dixboro Village Green. Supervisor Schwartz reported he asked Coy Vaughn, Director of Washtenaw County Parks & Rec Commission, if the County would hold the easement on the Rock property. The County Parks & Rec Commission offered to draft the easement, pay \$1.00 for it, and do a Phase One study. The resolution to accept the bid for the improvements at Fireman’s Park was tabled pending requested information about funding the proposal. Reinstated the educational bonus for current employees. Approved Curtis Freeman to be a Parks & Recreation Commissioner to fill the vacancy left by Terry Lee Lansing. Approved a motion to receive preliminary 2024 budgets.

Discussion took place about the conservation easement on the Rock property that is proposed to be held by the County Parks & Rec Commission. Guy Conti explained the role and use of easements. A conservation easement held by the county, would prevent a future county parks & recreation commission from selling the property without approval of the township board. The text of the easement prohibits the county from conveying the easement without the approval of the township board. If someone approached the county about releasing the easement and/or purchasing the property, the county could not do so without consent of the township board because it would still own the property.

D. Board Meeting Attendee

Martha Kern-Boprie attended the September 18 Township Board meeting, and submitted a written report.

E. Park Steward

Juan Bradford spoke with Ellen Kurath recently. She has removed some invasive plants in Schroeter Park.

F. Safety

Juan Bradford reported there were no accidents or injuries in the past month.

It was moved by Riley Schofield and supported by Greg Vessels to receive the reports. The motion carried.

8. Communications

- A. Educational: National Recreation & Park Association Research
- B. P & R Commissioners Letter of Recommendation
- C. Park Maintenance Job Posting

It was moved by Martha Kern-Boprie and supported by Curtis Freeman to receive the communications. The motion carried.

9. Old Business

- A. Community Center Advisory Committee Update

Juan Bradford reported there is no update, as the committee has not met since the last Park Commission meeting.

- B. Fireman's Park Improvements Bid Review Summary

The township received two bids for the improvements to Fireman's Park.

<u>Bidder</u>	<u>Bid Amount</u>
KAB Enterprises, Inc	\$529,864.78
Sole` Building Company	\$622,284.00

Orchard Hiltz & McCliment (OHM) the township's engineering consultant analyzed the bids. The low bidder is competent and has good references.

The amount of ARPA funds set aside by the township board for Fireman's Park improvements is \$319,800.00. Township board members discussed where the remaining \$211,000 would come from to complete this project. Supervisor Ken Schwartz suggested splitting it between the Park Fund and the General Fund. Juan Bradford and Keith Lockie noted that the unrestricted Park Fund balance is only \$192,000. Charging over \$100,000 to it will severely impact the Park Fund's ability to handle emergency equipment repairs and acquisitions. Some township board members suggested the General Fund should cover the entire \$211,000, others suggested the General Fund cover 75% and the Park Fund cover 25%. The township board tabled this decision to a future meeting.

At the Park Commission meeting Juan Bradford noted that this park improvement will enhance the neighborhoods near it, and possibly raise property values. He believe the Township Board should fund the entire \$211,000 out of General Fund assets.

Guy Conti left the Park Commission meeting at this point.

10. New Business

- C. Parks & Recreation Commissioner interviews

There is one posted opening on the Park Commission. Two people applied for the position. The Park Commission will interview the applicants, and make a recommendation to the Township Board, which has the authority to appoint individuals to fill vacancies in elected positions. The applicants are Sharon Bryant-Phillips and Jack Smiley. Sharon was interviewed first.

Sharon Bryant-Phillips addressed the Park Commission. She holds a degree in Communications from the University of Michigan, as well as masters degrees in Educational Administration and Biblical Studies. She previously served twelve years on the Superior Township Park Commission and taught Spanish in Detroit Public Schools for 30 years. She is retired now, and has time available to help the park commission. Commissioners asked Sharon questions.

Martha Kern-Boprie noted that Sharon was not a candidate for Park Commission in either the 2016 or the 2020 elections, and asked why Sharon is seeking appointment now. Sharon responded she helped start a school in Belize, authored a book and traveled. She is now ready to focus her efforts toward the Park Commission.

Greg Vessels asked what Sharon would like to see in our parks, that is not there now. Sharon responded she would like to see a dog park and a dog cemetery.

Curtis Freeman asked what recreation ideas did Sharon have for ten years from now. Sharon responded she would like to see Spanish speaking programs, and program that focus on “Striving to Achieve (STA)” students.

Juan Bradford noted that the Park Department has a small staff, and Park Commissioners are needed to volunteer at recreation events. He asked Sharon if she would volunteer, and she responded that she would.

Jack Smiley addressed the Park Commission. He has worked successfully on open natural space acquisition and preservation for 33 years. He has been a resident of Superior Township for 13 years. Preserved properties include LeFurge Woods, Springhill Nature Preserve, Weatherbee Woods, Highland Preserve, Kosch Headwaters Preserve, Secrest Nature Preserve, Cherry Hill Nature Preserve and Jack R. Smiley Preserve. He has led multiple youth programs, including day camps. He holds business and political science degrees from Henry Ford Community College and the University of Michigan, and completed two years of graduate study in urban planning at Wayne State University. He has worked for MSU Extension, the City of Detroit, and served as Executive Director of the Detroit Audubon Society and the Southeast Michigan Land Conservancy. He has been a licensed Michigan real estate broker for over 40 years. Commissioners asked Jack questions.

Martha Kern-Boprie asked Jack what ideas he has for programs to bring people into our natural areas. He responded activities like birdwatching and hiking.

Greg Vessels asked if Jack was available to help with weekend events in our parks. Jack said yes.

Curtis Freeman asked what ideas Jack has to build relationships with other open space owners, such as farmers, county parks and recreation and conservancies. Jack responded that he already does this, and has working relationships with many non-profits and conservancies.

Juan Bradford asked Jack how he can help our conservation efforts. Jack responded he is acquainted with non-profit groups and foundations that can help access grant funds and equipment use and acquisition.

Marion Morris, former park commissioner provided a memo supporting appointment of Jack Smiley to the Park Commission.

It was moved by Martha Kern-Boprie and supported by Riley Schofield to recommend to the Township Board that it appoint Jack Smiley to the open seat on the Park Commission. During discussion on the motion Greg Vessels stated he is very impressed with Sharon Bryant-Phillips, and supports her appointment to the Park Commission. Martha Kern-Boprie noted that a “Yes” vote would be to concur with the motion to recommend appointing Jack Smiley to the Park Commission, and a “No” vote would be to not concur with that appointment recommendation. A roll call vote was taken on the motion.

	Yes	No	Absent
Curtis Freeman	X		
Riley Schofield	X		
Greg Vessels		X	
Nahid Sanii-Yahyai	X		
Martha Kern-Boprie	X		
Guy Conti			X

The motion carried by a vote of four Yes to one No with one absent. Martha Kern-Boprie stated she will prepare a memo to the Township Board informing them of the recommendation, and send the memo to the Township Clerk via email.

D. Special Event Volunteer Sign-Up

Nature Hunt Bingo 10/07/23 1:00 – 3:00 pm Cherry Hill Nature Preserve  
Nahid Sanii-Yahyai and Greg Vessels volunteered.

Pumpkin Carving Day 10/21/23 11:00 am – 2:00 pm Norfolk Park  
Nahid Sanii-Yahyai, Riley Schofield, Curtis Freeman volunteered.

Owl Prowl 10/28/23 6:30 – 8:00 pm volunteer sign-up deferred to the October 23 Park Commission meeting

E. 2024 Preliminary Budget

Juan Bradford reviewed the proposed 2024 budget with park commissioners. Funding from the township General Fund represents a 4% increase over the revised 2023 amount. Commissioners asked many questions over details in the budget.

It was moved by Martha Kern-Boprie and supported by Nahid Sanii-Yahyai that the Superior Township Park Commission recommend to the Township Board that it approve the proposed 2024 Park Fund budget. The motion carried. Nahid and Martha encouraged Park Commissioners to attend the Township Board meeting on October 16 to support the Park Fund budget.

11. Bills for Payment

It was moved by Greg Vessels and supported by Riley Schofield to approve payment of the bills totaling \$43,380.28 through 10/02/23. The motion carried.

12. Financial Statements

A. August 2023 Revenue & Expenditure Report

It was moved by Curtis Freeman and supported by Greg Vessels to receive the August Revenue and expenditure report. The motion carried.

13. Pleas and Petitions

Martha Kern-Boprie spoke in response to Jan Piert's question about attempts to approve property tax millage for township parks. Martha noted that she was township treasurer from November 1984 to November 1996, and during that period she recalls three or four unsuccessful attempts to approve a millage for township parks and recreation. After these failed attempts, there were no more proposals. A better relationship developed with the Township Board, that resulted in better funding for Parks & Recreation in annual budgets. Jan suggested that it may be time to consider another millage proposal, as there are new residents in the township, and perhaps greater commitment to enhancing our protected open spaces with trail systems.

14. Adjournment

It was moved by Greg Vessels and supported by Riley Schofield to adjourn the meeting at 8:00 pm. The motion carried.

Submitted by,  
Martha Kern-Boprie, Park Commissioner and Secretary



# WASHTENAW COUNTY OFFICE OF THE SHERIFF



JERRY L. CLAYTON  
SHERIFF

2201 Hogback Road ♦ Ann Arbor, Michigan 48105-9732 ♦ OFFICE (734) 971-8400 ♦ FAX (734) 973-4624 ♦ EMAIL [sheriffinfo@ewashtenaw.org](mailto:sheriffinfo@ewashtenaw.org)

MARK A. PTASZEK  
UNDERSHERIFF

November 15, 2023

To: Kenneth Schwartz, Superior Township Supervisor  
From: Katrina Robinson, Lieutenant  
Through: Keith Flores, Police Services Commander  
Re: October 1-31, 2023 Police Services Monthly Report

During the month of October there were 905 calls for service. Deputies conducted 300 traffic stops during this time with 31 citations issued and 33 drunk/drugged driving arrests.

Noteworthy events in Superior Township during last month include:

- 23-79700 (10/1/2023) Deputy Knop responded to the 8300 block of Geddes Road for a death investigation involving a 97-year-old male at the location. There were no signs of foul play and the death appears to be from natural causes, at this time.
- 23-80180 (10/2/2023) Deputy Pacheco was dispatched to the 5300 block of McAuley Drive for a burglary. Two masked males forced entry into one of the hospital pharmacies and stole multiple prescription bottles. This case remains under investigation.
- 23-81197 (10/5/2023) Deputy Gombos was dispatched to the 9900 block Avondale Circle for a car burglary. The victim reported that unknown suspects entered their unlocked vehicle that was parked in the driveway and stole a purse, jacket and marijuana.
- 23-82058 (10/8/2023) Deputy Hall conducted a traffic stop on a vehicle on Clark Road. One of the vehicle occupants was arrested for possession of an illegal firearm. This case is pending in court.
- 23-83831 (10/15/2023) Deputy Hall was dispatched to the 9200 block of MacArthur Blvd for a vehicle burglary. The victim reported that unknown suspects entered their unlocked vehicle and stole their wallet.
- 23-84287 (10/17/2023) Deputy Farmer was dispatched to the 9200 block of MacArthur Blvd for a vehicle burglary. The victim reported that unknown suspects entered their unlocked vehicle and stole a firearm.
- 23-84772 (10/19/2023) Deputy Neddo was dispatched to the 8300 block of Geddes Road for a death investigation involving a 78-year-old male at the location. There were no signs of foul play and the death appears to be from natural causes, at this time.
- 23-88025 (10/31/2023) Deputy Raab was dispatched to the 8300 block of Geddes Road for a death investigation involving an 82-year-old male at the location. There were no signs of foul play and the death appears to be from natural causes, at this time.

***Public Safety – Quality Service – Strong Communities  
Serving Washtenaw County since 1823***



# SUPERIOR TOWNSHIP MONTHLY POLICE SERVICES DATA

## October 2023

JERRY L. CLAYTON  
SHERIFF

Incidents	Month 2023	Month 2022	% Change	YTD 2023	YTD 2022	% Change
Traffic Stops	300	420	-29%	3565	3997	-11%
Citations	31	71	-56%	469	681	-31%
Drunk Driving (OWI)	2	0	+	23	20	15%
Drugged Driving (OUID)	1	1	0%	1	3	-67%
<b>Calls for Service Total</b>	905	1026	-12%	9858	9963	-1%
<b>Calls for Service</b> <i>(Traffic stops and non-response medicals removed)</i>	488	512	-5%	5150	5215	-1%
Robberies	0	0	-	1	3	-67%
Assaultive Crimes	21	15	40%	160	160	0%
Home Invasions	2	2	0%	18	19	-5%
Breaking and Entering's	1	0	+	4	1	300%
Larcenies	6	11	-45%	55	76	-28%
Vehicle Thefts	0	1	-	18	25	-28%
Traffic Crashes	1	33	-97%	187	268	-30%
Medical Assists	15	7	114%	104	102	2%
Animal Complaints <i>(ACO Response)</i>	5	23	-78%	100	99	1%
<b>In/Out of Area Time</b>	<b>Month</b> <i>(minutes)</i>	<b>YTD</b> <i>(minutes)</i>	+ = Positive Change - = Negative Change			
Into Area Time	530	7931				
Out of Area Time	2189	21667				
Investigative Ops (DB)	6960	83169				
Secondary Road Patrol	0	5670				
County Wide	0	2521				
<b>Banked Hours</b>	<b>Hours Accum.</b>	<b>Previous Balance</b>	<b>Hours Used</b>	<b>Balance</b>		
October - Collab	536	230.5	TBD	TBD		

### Incident Count by Incident Type For Agency WD

For 10/1/2023 12:00:00 AM Thru 10/31/2023 11:59:59 PM

For City Code(s) - SUT

City	Incident	Address / Location	Incident Call Date	Location
SUT	230080917	8624 MACARTHUR BLVD	10/04/2023 11:18:21	BOONE RESIDENCE
	230081151	2477 HIGHLAND DR	10/05/2023 07:19:04	OH RESD
	230081525	5311 BETHENY CIR	10/06/2023 13:12:54	BARAGI/VIJAYKUMAR RESID
	230081737	2428 GALE RD	10/07/2023 09:53:15	JIANNA RODRIGUEZ RESD
	230082518	3425 CHEROKEE TRL	10/10/2023 11:17:30	DAZINENI RESID
	230082608	10450 JOY RD	10/10/2023 17:48:53	SPIRITUS SANCTUS ACADEMY
	230082859	1993 ARBOR WOODS BLVD	10/11/2023 17:06:53	ARBORWOODS DEVELOPMENT
	230085263	5700 PLYMOUTH RD	10/20/2023 22:21:25	SUPERIOR MARKET
	230085403	8607 BARRINGTON DR	10/21/2023 15:19:03	WORD RESIDENCE
	230086448	5416 WALDENHILL CT	10/25/2023 11:03:31	JAMES REYNOLDS RESD
	230086458	1674 KNOLLWOOD BND	10/25/2023 11:41:58	KENNETH SMITH RESD
	230086790	8422 BERKSHIRE DR	10/26/2023 16:14:51	RES: PETERSON, MICHAEL
	230087228	3615 CREEKSIDE DR	10/28/2023 07:23:07	FRED SOUR RESD
<b>SUT</b>	<b>13</b>			
		<b>Total:</b>		<b>13</b>

### Incident Count by Incident Type For Agency WD

For 10/1/2023 12:00:00 AM Thru 10/31/2023 11:59:59 PM

For City Code(s) - SUT

For Incident Type(s) -

Incident Call Date	Alarms	Incident	Address / Location	City	Location
10/04/2023 11:18:21	<b>C3999 - ALARMS ALL OTHER</b>	230080917	8624 MACARTHUR BLVD	SUT	BOONE RESIDENCE
10/05/2023 07:19:04		230081151	2477 HIGHLAND DR	SUT	OH RESD
10/06/2023 13:12:54		230081525	5311 BETHENY CIR	SUT	BARAGI/VIJAYKUMAR RESID
10/07/2023 09:53:15		230081737	2428 GALE RD	SUT	JIANNA RODRIGUEZ RESD
10/10/2023 11:17:30		230082518	3425 CHEROKEE TRL	SUT	DAZINENI RESID
10/10/2023 17:48:53		230082608	10450 JOY RD	SUT	SPIRITUS SANCTUS ACADEMY
10/11/2023 17:06:53		230082859	1993 ARBOR WOODS BLVD	SUT	ARBORWOODS DEVELOPMENT
10/20/2023 22:21:25		230085263	5700 PLYMOUTH RD	SUT	SUPERIOR MARKET
10/21/2023 15:19:03		230085403	8607 BARRINGTON DR	SUT	WORD RESIDENCE
10/25/2023 11:03:31		230086448	5416 WALDENHILL CT	SUT	JAMES REYNOLDS RESD
10/25/2023 11:41:58		230086458	1674 KNOLLWOOD BND	SUT	KENNETH SMITH RESD
10/26/2023 16:14:51		230086790	8422 BERKSHIRE DR	SUT	RES: PETERSON, MICHAEL
10/28/2023 07:23:07		230087228	3615 CREEKSIDE DR	SUT	FRED SOUR RESD
	<b>C3999 - ALARMS ALL OTHER</b>		<b>Total:</b>	<b>13</b>	
			<b>Sum:</b>	<b>13</b>	





# Out of Area Time

For: 10/01/2023 thru 10/31/2023



Patrol Area	Reporting Area	Username	Location	Activity Category	Incident Number	Comments	Start Time	Duration in Minutes	Start Date
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	N FORD BLVD/HOLMES RD	BACKUP DISPATCHED CALLS	230079940	CITIZEN ASSIST WHILE PUMPING GAS	01:25:00	15	10/1/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	BYRON AVE	BACKUP DISPATCHED CALLS	230079951	BU YPSI DEPS ON SPANISH ONLY CALL APPROVED BY SGT. CRATS	04:00:00	40	10/1/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	SALEM TOWNSHIP	WDPARRAGHJN	NORTH TERRITORIAL RD	BACKUP DISPATCHED CALLS	230080043	ASSIST SALEM DEPUTY WITH A SUBJECT HAVING MENTAL HEALTH EPISODE. APPROVED BY SGT ARTS	14:50:00	70	10/1/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHALLR	WASHTENAW AVE	BACKUP DISPATCHED CALLS	230080064	ASSISTED DEPUTY COUKE WITH SPANISH TRANSLATION REFERENCE HIT AND RUN INVESTIGATION FROM YPSILANTI TOWNSHIP- APPROVED BY SERGEANT ARTS	17:30:00	75	10/1/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHALLR	BYNAN DR	BACKUP DISPATCHED CALLS	230080095	ASSIST YPT UNIT WITH REQUESTED SPANISH TRANSLATION BY DISPATCH-APPROVED BY SERGEANT HOGAN	19:10:00	35	10/1/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	ANN ARBOR CITY	WDURBANS	E HURON RIVER DR	BACKUP DISPATCHED CALLS	230080434	K9 TRACK-BE SGT PENNINGTON APPROVED	21:50:00	70	10/2/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHILLD	RUSSELL ST/S HARRIS RD	DISPATCHED CALLS	230080741	HEARD SHOTS IN THE AREA, UTL, SGT PENNINGTON APPROVED	19:50:00	10	10/3/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	EASTERN MICHIGAN UNIVERSITY	WDHALLR	WASHTENAW AVE/OAKWOOD ST	BACKUP DISPATCHED CALLS	230080782	BACK UP EMU PD WITH SPANISH TRANSLATION- APPROVED BY SERGEANT THOMPSON	23:05:00	5	10/3/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	N FORD BLVD/E CLARK RD	BACKUP TRAFFIC STOP	230080823	BU TRAFFIC	01:30:00	15	10/4/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDFARMERA	HOLMES RD/WENDELL AVE	TRAFFIC STOP	230081084	unavoidable stop while returning to area from station 8, while on stop gun fire was heard in the area of Forest near Harris, UTL on gun fire. Veh was stopped for no plate, short blocked Deputies, Sgt. Cratsenburg: supervisor	21:55:00	20	10/4/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDNEDDOK	HOLMES RD/WENDELL AVE	BACKUP DISPATCHED CALLS	230081090	POSSIBLE SHOOTING APPROVAL TO ASSIST PER SGT, HOUK	22:12:00	9	10/4/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDFARMERA	HOLMES RD/WENDELL AVE	DISPATCHED CALLS	230081090	UTL on location of shots heard. Heard shots while on unavoidable traffic stop. Sgt. Cratsenburg: Supervisor	22:15:00	10	10/4/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	SALEM TOWNSHIP	WDSIRIANNJ	SALEM FARMS DR	DISPATCHED CALLS	230081189	SALEM TWP UNIT NOT AVAILABLE / APPROVED BY SGT. ARTS / SUSPICIOUS CALLER HEARD LOUD EXPLOSION IN AREA	11:30:00	50	10/5/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	SALEM TOWNSHIP	WDSIRIANNJ	PONTIAC TRU/SIX MILE RD	BACKUP DISPATCHED CALLS	230081263	ASSIST 760 WITH 3 CAR CRASH / 760 COMING FROM MEETING AT STATION 1 / APPROVED BY SGT, ARTS	14:55:00	65	10/5/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDKNOPW	E MICHIGAN AVE	BACKUP DISPATCHED CALLS	230081675	warrant arrest for ypsi twp. Per Sgt Thompson	01:30:00	0	10/7/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHALLR	RUSSELL BLVD	BACKUP DISPATCHED CALLS	230081887	BACK UP YPSI TOWNSHIP UNITS VIA TX WITH SPANISH TRANSLATION- APPROVED BY SERGEANT PENNINGTON	22:50:00	25	10/7/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	US12/DORSET AVE	BACKUP TRAFFIC STOP	230081929	BU YPSI DEP SPANISH TRANSLATION OWI APPROVED BY SGT. PENNINGTON	02:35:00	25	10/8/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDURBANS	N HURON RIVER DR/WESTVIEW ST	BACKUP DISPATCHED CALLS	230082107	ASSIST WITH DISORDERLY SUBJECT/ YPD ARREST ON HVA RIG-SGT PENNINGTON APPROVED	20:00:00	35	10/8/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	OUT OF COUNTY	WDURBANS	CLINTON COU-TY-MSP DIVE ASSIST	DETAIL		23-82579 SGT GEBAUER APPROVED MSP DIVE ASSIST	16:01:00	149	10/10/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHALLR	E FOREST AVE	BACKUP DISPATCHED CALLS		PROVIDED SPANISH TRANSLATION FOR DEPUTY G. ROBERTS REFERENCE 23-78765- APPROVED BY SERGEANT CRATSENBURG	22:55:00	40	10/10/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHILLD	SHARE AVE	BACKUP DISPATCHED CALLS	230082685	ASSIST YTOWN WITH AN FA SUSPECT LOCATED K91 OUT WITH S1 BY HM SELF. SGT PENNINGTON APPROVED.	23:20:00	40	10/10/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	COUNTY WIDE	WDBLANDC	6	MEETINGS		mandatory meeting for SGT promotional process.	08:00:00	90	10/11/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDHALLR	E MICHIGAN AVE	BACKUP DISPATCHED CALLS	230082904	ASSIST YPSILANTI CITY POLICE WITH SPANISH TRANSLATION- APPROVED BY SERGEANT THOMPSON	19:20:00	95	10/11/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	COUNTY OWNED PROPERTY	WDURBANS	HOGBACK RD	DISPATCHED CALLS	230083167	CFS- CIVIL MATTER- SGT BYNUM APPROVED	17:30:00	30	10/12/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDBLANDC	RUE DEAUVILLE BLVD/HOLMES RD	BACKUP TRAFFIC STOP	230083429	foot chase, suspect fled on foot, later arrested, no twp unit available to assist, Sgt. Houk approval.	15:50:00	30	10/13/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	ANN ARBOR CITY	WDNEDDOK	PLYMOUTH RD/HURON PKWY	TRAFFIC STOP	230083669	UNAVOIDABLE STOP DRIVER TEXTING AND DRIVING AND IMPEDING TRAFFIC SGT. ARTS WAS COMMAND	16:19:00	4	10/14/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDVANDERROESTB	LAKE DR	BACKUP DISPATCHED CALLS	230083749	SGT. CRATSENBURG // ASSIST W/ SHOOTING	23:30:00	31	10/14/2023



# Out of Area Time

For: 10/01/2023 thru 10/31/2023



ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDNEDDOK	N FORD BLVD/E FOREST AVE	DISPATCHED CALLS	230083750	YPSI TWP UNITS WERE ON A SHOOTING ON LAKE DR. WHILE HEADING TOWARD THAT DIRECTION I NOTICED A CRASH AT FORD BLVD AND FOREST AVE. APPROVAL TO ASSIST PER SGT. CRATSENBURG	23:32:00	59	10/14/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDNEDDOK	N FORD BLVD/E FOREST AVE	TRAFFIC STOP	230083756	UNAVOIDABLE STOP VEHICLE DROVE AROUND PATROL VEHICLE WHILE BACKING ROAD. SGT. CRATSENBURG WAS COMMAND AT THE TIME.	23:57:00	0	10/14/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDGUYNEST	WHITTAKER RD	BACKUP DISPATCHED CALLS	230083773	ASSTYPT DEPS W/LARGE FIGHT SGT CRATS AWARE AND WAS ON SCENE	02:25:00	25	10/15/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	SCIO TOWNSHIP	WDFARMERH	HRD/PINEVIEW CT	DETAIL		HELD OVER ON -1 CAR FATAL CRASH 23-83786/SGT MONTGOMERY/SCIO TWP	08:01:00	134	10/15/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDHALLR	W CROSS ST/BALLARD ST	BACKUP DISPATCHED CALLS	230083882	ASSIST YPSI CITY POLICE WITH SPANISH TRANSLATION-APPROVED BY SERGEANT ARTS	15:55:00	5	10/15/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDHALLR	W CROSS ST/BALLARD ST	BACKUP DISPATCHED CALLS	230083882	ASSIST YPSI CITY POLICE WITH SPANISH TRANSLATION-APPROVED BY SERGEANT ARTS	16:01:00	4	10/15/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	MILAN CITY	WDURBANS	COUNTY ST	BACKUP DISPATCHED CALLS	230083891	K9 TRACKING FOR MISSING- SGT ARTS APPROVED	16:45:00	35	10/15/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDTRIPPB	HOLMES RD/N FORD BLVD	BACKUP DISPATCHED CALLS	230083987	CLOSEST UNIT TO TRAFFIC STOP AFTER DEP BURTON REQUESTED ANOTHER CAR. ASSISTED WITH DETAINING DRIVER AND SPEAKING WITH VICTIM WHO WOULD ONLY SPEAK WITH ME ON SCENE. PER SGT CRATSENBURG	02:05:00	35	10/16/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	CONCORD DR	BACKUP DISPATCHED CALLS	230083994	622 REQ ADDITIONAL UNITS IN CLEARING A RESIDENCE. SGT. CRATS APPROVED	04:45:00	15	10/16/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDHALLR	E CROSS ST/N RIVER ST	BACKUP DISPATCHED CALLS	230084143	ASSISTED YPSI CITY POLICE WITH SPANISH TRANSLATION-APPROVED BY SERGEANT BYNUM	17:00:00	35	10/16/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	N FORD BLVD/E MICHIGAN AVE	BACK-UP TRAFFIC STOP	230084238	BU TRAFFIC IN TRAVELS FROM YORK TO SUPERIOR APPROVED BY SGT. THOMPSON	00:15:00	25	10/17/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	WOBURN DR	BACK-UP TRAFFIC STOP	230084536	AOD EMU ON TRAFFIC STOP APPROVED BY SGT. PENNINGTON	03:20:00	5	10/18/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	SALEM TOWNSHIP	WDNEDDOK	EATON DR	BACKUP DISPATCHED CALLS	230084702	BACK UP 760 ON SUICIDAL PERSON. MSP AND 760 REQUESTED BACK UP. APPROVAL TO ASSIST PER SGT. ARTS	18:18:00	58	10/18/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	COUNTY OWNED PROPERTY	WDURBANS	HOGBACK RD	SPECIAL EVENT DETAIL	230084717	CITIZENS ACADEMY K9 PRESENTATION	19:00:00	130	10/18/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDPHILLIPSA	IVY LN	BACKUP DISPATCHED CALLS	230085280	SHOOTING. CHAOTIC SCENE IN YPSI CITY. CLEARED WITH SGT. CRATSENBURG	01:25:00	70	10/21/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI CITY	WDKNOPW	IVY LN	BACKUP DISPATCHED CALLS	230085280	per sgt cratsenburg, back up ypsi city on shooting	01:30:00	60	10/21/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDKNOPW	MCKEAN RD	BACKUP DISPATCHED CALLS	230085287	per Sgt Cratsenburg back up solo ypsi twp unit on family trouble	02:30:00	20	10/21/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPHILLIPSA	MCKEAN RD	BACKUP DISPATCHED CALLS	230085287	disorderly subjects under the influence of narcotics. cleared with sgt. Cratsenburg.	02:35:00	15	10/21/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDTRIPPB	LAKEWAY	DISPATCHED CALLS		NO YPT UNITS AVAILABLE DUE TO SHIFT CHANGE. TOOK REPORT OF EMOTIONALLY DISTURBED CALLER WHO HAD AUTISM AND ADHD. TRANSPORTED TO TRINITY FOR EVALUATION. PER SGT PENNINGTON	20:01:00	44	10/22/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDPACHECOGARCJAR	INTERNATIONAL DR	BACKUP DISPATCHED CALLS	230086061	BU CALL APPROVED BY SGT HOGAN SPANISH TRANSLATION	01:30:00	40	10/24/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHILLD	WASHTENAW AVE	BACKUP DISPATCHED CALLS	230087213	BACK UP UOFM PD FOR FIGHT/ CHASE HEADING INTO NORTH SIDE OF YTOWN/ SUT. SGT CRATS APPROVED.	02:40:00	30	10/28/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDKNOPW	WASHTENAW AVE	BACKUP DISPATCHED CALLS	230087213	Per Sgt Hogan U of M pd on felony stop at the at home	02:40:00	20	10/28/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	PITTSFIELD TOWNSHIP	WDHILLD	WOODLAND HILLS DR	BACKUP DISPATCHED CALLS	230087214	BACK UP PITTSFIELD ON A STABBING. SGT CRATS APPROVED	03:10:00	51	10/28/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDFARMERH	N FORD BLVD/HOLMES RD	DISPATCHED CALLS	230087771	CHECK AREA UTL/GOA - CHECK FOR EDP SUBJECT PER COMMAND	13:04:00	21	10/30/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDSIRIANNJU	HEARTHSIDE DR	BACKUP DISPATCHED CALLS	230087798	ASSIST YPT WITH AMBULANCE REQUEST / YPT UNITS TIED UP ON 23-87764 SHOTS FIRED / APPROVED BY SGT. HOUK	14:50:00	25	10/30/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDHALLR	BYNAN DR	BACKUP DISPATCHED CALLS	230087839	BACK UP DEPUTY ERBES WITH DOMESTIC INVESTIGATION- APPROVED BY SERGEANT HOUK	17:55:00	35	10/30/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDURBANS	S HURON RIVER DR	BACKUP DISPATCHED CALLS	230087871	CFS -ARMED ROBBERY K9 TRACK SGT PENNINGTON APPROVED	20:10:00	30	10/30/2023



# Out of Area Time

For: 10/01/2023 thru 10/31/2023



ANN ARBOR-SUPERIOR TWP COLLABORATION	COUNTY OWNED PROPERTY	WDTRIPPB	HOGBACK RD	DISPATCHED CALLS	230088208	ARREST	21:15:00	55	10/31/2023
ANN ARBOR-SUPERIOR TWP COLLABORATION	YPSILANTI TWP	WDCUSOJ	HAWTHORNE AVE	BACKUP DISPATCHED CALLS	230088254	DV FIGHT IN PROGRESS; CLOSEST UNITS IN THE AREA; YPT UNITS DELAYED DUE TO A CRASH, OK PER SGT. PENNINGTON,	01:20:00	25	11/1/2023
							<b>Sum:</b>	<b>2,189</b>	



## Into Area Time

For: 10/01/2023 thru 10/31/2023



Patrol Area	Reporting Area	Username	Location	Activity Category	Incident Number	Comments	Start Time	Duration in Minutes	Start Date
YPSILANTI TWP	SUPERIOR TWP	WDTROWBRIDGEM	RIDGEVIEW	BACKUP DISPATCHED CALLS	230080855	BACKUP OTHER UNIT ON FBI SW SGT PENNINGTON APPROVAL	06:30:00	50	10/4/2023
YPSILANTI TWP	SUPERIOR TWP	WDTROWBRIDGEM	GEDDES RD/SUPERIOR RD	BACKUP DISPATCHED CALLS	230081268	BACKUP SUT TWP UNIT ON CRASH SGT ARTS APPROVAL	16:00:00	45	10/5/2023
YPSILANTI TWP	SUPERIOR TWP	WDSHANKLANDC	RIDGEVIEW	BACKUP DISPATCHED CALLS	230081432	per 625 Sgt, Rush out of area // domestic incident // backed Dep, Knop	06:20:00	85	10/6/2023
YPSILANTI TWP	SUPERIOR TWP	WDBARABASF	E HURON RIVER DR	BACKUP DISPATCHED CALLS	230081958	BACK 767 ON DISORDERLY SUBJECT IN TRINITY HEALTH LOBBY	06:25:00	45	10/8/2023
YPSILANTI TWP	SUPERIOR TWP	WDHEATHV	STAMFORD CT/STAMFORD RD	BACKUP DISPATCHED CALLS	230083507	ASSIST SUT UNITS WITH HANDLING FIGHT- TIED UP ON ANOTHER CALL (DV)- PER 622 CRATSENBERG	21:05:00	5	10/13/2023
YPSILANTI TWP	SUPERIOR TWP	WDBURTOND	E HURON RIVER DR	BACKUP DISPATCHED CALLS	230083571	ASSIST SUT WITH DISORDERLY SUBJECT AT ST JOE APPROVED BY SGT CRASENBURG	05:00:00	25	10/14/2023
YPSILANTI TWP	SUPERIOR TWP	WDVANDERROESTB	RIDGE RD	BACKUP DISPATCHED CALLS	230085295	ASSIST SINGLE SUP UNIT W/ MDOF MULTIPLE SUSPECTS // SGT, CRATSENBERG	05:25:00	20	10/21/2023
YPSILANTI TWP	SUPERIOR TWP	WDNEDDOK	DOVER CT	BACKUP DISPATCHED CALLS	230085555	BACK UP 769 ON RUNAWAY // APPROVAL TO ASSIST PER SGT. THOMPSON,	01:47:00	9	10/22/2023
YPSILANTI TWP	SUPERIOR TWP	WDGERWIGB	STAMFORD RD	BACKUP DISPATCHED CALLS	230086091	assist 767 ref a disorderly/ family trouble // male was still on scene // female half wanted PD so the incident did not get physical // male half left prior to arrival // ok by sgt cratsenburg	06:45:00	15	10/24/2023
YPSILANTI TWP	SUPERIOR TWP	WDROYJ	RIDGE RD	BACKUP DISPATCHED CALLS	230086611	BACK UP UNITS ON FAMILY TROUBLE REQUESTED BY CMH, APPROVED BY SGT. PENNINGTON	22:30:00	60	10/25/2023
YPSILANTI TWP	SUPERIOR TWP	WDBARABASF	RIDGE RD	BACKUP DISPATCHED CALLS	230086895	BACK SUPERIOR UNITS WITH A SUBJECT WHO TOOK OFF ON FOOT. APPROVED PER SERGEANT PENNINGTON	22:30:00	10	10/26/2023
YPSILANTI TWP	SUPERIOR TWP	WDSHANKLANDC	SUPERIOR RD/FIRST ST	BACKUP DISPATCHED CALLS	230087432	PER 629 SGT HOGAN BACK DEPUTY LOWE WITH TWO INDIVIDUALS LEANING OVER A BRIDGE	22:15:00	25	10/28/2023
YPSILANTI TWP	SUPERIOR TWP	WDSHANKLANDC	EB M14/N DIXBORO RD	BACKUP DISPATCHED CALLS	230087485	PER 629 SGT HOGAN ASKING FOR ANOTHER CAR BECAUSE OF A MALE THAT WAS IN THE BACK OF A TRUCK BED POSSIBLE MEDICAL	06:30:00	136	10/29/2023
							<b>Sum:</b>	<b>530</b>	

## MEMO

TO: Superior Charter Township Board of Trustees

FROM: Laura Bennett, Planning & Zoning Administrator

RE: Planning & Zoning Report

DATE: November 15, 2023

### **The Meadows at Hawthorne Mill**

The Meadows at Hawthorne Mill is on the Planning Commission agenda for Wednesday, November 15, 2023 for Final Site Plan. The Preliminary Site Plan was originally approved in October 2020. The Meadows is a four-phase development consisting of 251 single family homes on 71 acres. The site has .82 acres of regulated wetlands and 17.09 acres of proposed open space which includes the preservation of 155 regulated trees.

The Washtenaw County Road Commission is requiring intersection improvements at Geddes Road and Prospect Road. This will involve adding a right-hand turn lane on Prospect Road north of Geddes Road. The property at the corner is owned by Superior Charter Township and will require the developer to receive an easement from the Township.

### **Prospect Pointe West**

Prospect Pointe West has received all approvals for Phase 1 of the development and has begun grading the site and installing utilities. We have also received the first building permit application for the model home. There will be 39 homes in the first phase.

### **Brookwood**

The Township Planning Commission held a public hearing for Brookwood on the Area Plan Amendment. The applicant is proposing multi-family residential consisting of 336 units. The Commission voted to postpone action to allow the applicant to address concerns raised by the Township Consultants, Fire Marshal, and Planning Commission.

Since then, the Consultants and Fire Marshal have met with the applicant to address those concerns. We anticipate Brookwood will bring their Area Plan back to the Planning Commission for their review in the upcoming months.



## *Utility Department Memorandum*

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To: Superior Township Board of Trustees  
From: Mary Burton  
Date: November 20, 2023  
Re: Utility Department Report

- The New booster station is officially online, and the old station has been officially taken offline. Fencing has been installed and completed as well. All SCADA equipment and wiring have been removed. We're expecting to remove the old pumps and proceed with backfilling soon.
- OHM sent a letter detailing their recommendation for sizing the proposed water main along Stamford Road. They have recommended the existing 16" main be replaced with a 12-inch water main for overall redundancy of the system.
- Met with OHM to review and consider revising the current fee schedule and customer fee list. OHM will make recommendations for updated pricing later this month.
- Hydrant winterizations have been completed for the year. There are several customers in the past that had theirs winterized but have not responded. The properties include Lakeview and Bromley Park Condos.
- Culvert pipes, large blocks and a grate that went through the creek at Bromley Park off-site were removed. Debris that was blocking the creek water flow was also removed. We received a quote from Midwest Maintenance to do restoration work at the site. Washtenaw County provided input on how they want the restoration to be completed.
- Quotes were received from Busy Butler Tree Service and United Outdoor Landscaping Services for several trees to be trimmed or removed. The Utility Admin building, Dawn St./Stamford Rd. and the Maintenance facility all will be trimmed or have tree removal.
- Westridge Mobile Home Park had a very large water main break during the last week of October. They hired a contractor to do the repair but had issues and ended up calling STUD to turn the water off to the entire park. The repair was not completed until November 3<sup>rd</sup>.

- Multiple communications have been sent to Trinity Health informing them of the need to replace ten master meters on St. Joseph Hospital campus. The engineering department has responded, and we will be working with them to have this project completed in the first quarter of 2024.
- Prospect Point West subdivision has rented several hydrant meters from STUD and is working on prepping utility connections for later this year.
- 590 W Clark has been tied into the public water system. The well water has been cut and capped off to the property.
- The main water meter (6") at Hyundai is in need of replacement. Hyundai has been informed and will work with us to make sure the process is smooth.
- Working to complete the Endpoint installations in Brookside Subdivision. We are at about 94% complete with the township.
- On November 6th a sewer back up on Kingston Court occurred. We were called and took the vacator truck to clear up the blockage in the sewer main.
- Entry way sprinkler meters at subdivisions and pools have been dropped and drained for the winter season.
- Water pressure complaint on York Ct., plumber was called after maintenance crew came. It was discovered that the pressure issue was internal at the property.
- It was reported that a manhole cover was missing behind Cheney school. The cover is being reset by the service crew.
- Expecting to hire a new Field Service Tech this month.
- Prepping service truck for additional maintenance worker.
- Finishing up mowing for the season.
- A new 1-1/2 inch meter head was installed at 15 W Clark apartment building.
- Water/sewer inspections at Woodside subdivision have continued with all passing.

## OCTOBER ASSESSING DEPARTMENT REPORT

The assessing department is preparing the 2024 database which will determine the taxable value for each of the 6,000+ parcels in Superior Township. The taxable value is calculated with the millage rates to determine the taxes that will be paid by each resident or owner.

Every 5 years the state does an assessment roll audit that has very strict guidelines. The 2024 database that we are working on will be sent to the state after the March Board of Review. As the township assessor, I am constantly checking neighborhoods and individual values to assure that the taxpayers of our township are uniformly being taxed.

I am currently setting up the land values for Superior Township. This is accomplished by finding and studying vacant land sales that will be used for each of the 48 subdivisions or areas. All 48 land tables must be proven and analyzed with spreadsheets that are sometimes 2 pages each and will be submitted to the state for the audit. This is a very long and ongoing process.

I am also working on the equalization and adjustment process for the 56 neighborhoods in Superior Township. This is done by setting up the Economic Condition Factors. This factor adjusts each neighborhood up or down according to the market sales. All 56 must be proven and analyzed with spreadsheets that will also be submitted to the state for the audit.

Some of the duties that were completed by the assessor (not a complete list):

- Answered 3 Freedom of Information requests and submitted a data export to SEMCOG.
- Completed a lot/parcel combination which includes correspondence with the county.
- Submitted an answer to the Michigan Tax Tribunal for a small claim lawsuit filed by a taxpayer.
- Assisted the county with vacant agricultural land sales for their equalization process.
- Processed 5 Principal Residence Exemption Denials that were issued by the state of Michigan. I removed the PRE from our database and advised the Treasury Department to do the same, and they also had to issue new tax bills for the current year. The information was then sent to the county for them to deal with the previous years.
- Went to the state website and printed the online class materials for 5 of their classes to gain more knowledge.
- Received and handled 187 e-mails.
- Assigned 2 new addresses to township residents.
- Signed and checked 53 Property Transfer Affidavits, Principal Residence Exemptions, Rescinds and address changes.

All assessing employees must complete 16 hours of continuing education to retain their state certification. In October the 3 assessing employees completed two 4-hour classes and one full day class. The full day class was a hands-on tour of the industrial Mill Steel building. The class taught us how to appraise and assess an industrial building. It was an excellent class for us all.



Some of the duties that were completed by the appraisers (not a complete list):

- 56 homes were re-appraised. They were measured and compared to previous appraisals. The state recommendation is for all 6,000+ parcels to be re-appraised every 5 years. They spoke to some of the residents to confirm interior information. These homes were updated in BS&A using the multi-list system, new measurements, and homeowner surveys.
- 23 final building inspections were completed, with interior inspections, exterior measurements. They were entered in BS&A using blueprints and information gathered by the appraisers.
- 175 deeds were received from the county on 10-10-2023. They were each downloaded one at a time, saved, and then uploaded to BS&A. Some of the deeds were used to enter the sale or transfer in BS&A. This used to be done by an assessing assistant that retired.
- Accepted 53 Property Transfer Affidavits, Principal Residence Exemptions, Rescinds and address changes and then entered them into BS&A. This used to be done by an assessing assistant that retired.
- 1 Poverty Exemption was reviewed with multiple phone calls to the applicant requesting more information to process.
- Accepted 2 Veterans Exemptions at the counter.
- Assisted numerous residents, realtors, and title companies with questions or requests for information via phone calls or in person.
- They were advised that they are to answer any of the general phone calls if they ring more than 3 times. This takes a lot of time away from the assessing work that per the State of Michigan must be completed.

Paula Calopisis, Assessor



## Memorandum

**To:** Township Board  
**From:** Keith Lockie/Nancy Mason  
**Date:** November 20, 2023  
**Re:** Controller's Report

Please see attached Financial Position worksheet for our September 30, 2023 financial results.

1. General Fund: Transfers to Other Funds of \$257,163 is to Parks. This does not include the additional approved amount of \$58,400.
2. Fire Fund: Overtime budget will need to be adjusted up due to one firefighter being injured for the entire year. Also, R&M will need to be adjusted due to Station 2 renovation.
3. Building Fund: Charges for Services revenue has increased 32% over the last three months versus the first six.
4. Law Enforcement Fund: Overtime budget will be adjusted down because of banked time being used.
5. Parks & Rec. Fund: General Fund owes P&R Fund \$58,400 due to low funds in General Fund.
6. Utilities: Net Income is up 93% over September, 2022, primarily due to major water main breaks in 2022.

There were two instances of fraud perpetrated on the Township this year and one on one of our customers:

1. Westridge Mobile Home Park – We did not receive their payment for the March bill. When they received our April bill, which included a past due amount, they called us to verify we had not in fact received their March payment. They then checked with their bank and discovered their check to the Township, in the amount of \$22,382, had been stolen and changed to a different payee and cashed. They made good on the stolen check with us in May.

Subsequently, they switched from paying via checks to EFTs.

2. SLC Meter contacted Mary on June 6<sup>th</sup> inquiring as to payment status on their invoice # 276072 in the amount of \$12,676.57, dated 04/05/23.

Mary checked with Town Hall to verify that the check had been cut and mailed to SLC. It had been paid on Check # 14182, dated and mailed on 04/18/23 from Town Hall. Mary then informed SLC of this payment.

On July 3<sup>rd</sup> Mary was again contacted by SLC, who stated they could not find this payment within their system and had not been misapplied.

On July 5<sup>th</sup> Mary contacted the Treasurer's Office for a copy of the cancelled check, which was given immediately. The cancelled check copy clearly showed that it had been altered and cashed fraudulently. The payee name had been changed, along with the date.

On July 6<sup>th</sup> Chase Bank was contacted by the Treasurer's Office about this check and we were informed that although we pay for Positive Pay it would not have detected this because we did not pay for Payee Name, only date and amount. At that time, the Treasurer added payee name to Positive Pay.

On July 20<sup>th</sup> Chase denied our claim.

Mary filed a police report on July 25<sup>th</sup> with Deputy Hall via Complaint # 23-53824.

On November 3<sup>rd</sup> Lisa Lewis informed us that Chase had reimbursed us for this loss on October 26<sup>th</sup>, which should have happened all along since the check date had been altered.

We believe the check could have been stolen from the Town Hall mailbox and Nancy Mason is no longer putting outgoing mail in the mailbox. She is now putting mail in the USPS mailbox at the Utility Building.

3. Wire Transfer – On September 6<sup>th</sup> Lisa Lewis received an email purportedly from Lynette Findley, stating a payment (wire transfer) needed to be made for ChapClarks Enterprise in the amount of \$8,850 for election equipment. The receiving bank information was provided. The email address was not from Lynette's email, it was from [clerksofficial.gov@gmail.com](mailto:clerksofficial.gov@gmail.com).

On the 6<sup>th</sup> Lisa wired the \$8,850 to the ChapClarks Enterprise Wells Fargo bank account from the General Fund's General Bank Account.

On the 12<sup>th</sup> Lisa emailed Lynette requesting the invoice for the wire transfer. Lynette responded that she didn't know what this was and had never requested this payment to be made.

On October 4<sup>th</sup> the Treasurer's Office asked Nancy Mason if she knew anything about this transfer and showed the transfer paperwork. This was the first-time accounting had heard about this issue. Lisa contacted Chase Bank about this transfer, filed a claim and filed police report # 23-86963.

On October 16<sup>th</sup> Lisa emailed Nancy asking for her to journal entry this transaction into the general ledger. Nancy, when looking at the original email supposedly from Lynette saw that it was election related and went to Lynette for the appropriate backup. Lynette informed Nancy that she had already informed Lisa that this was not her request and to look at the email address.

As of today, we have heard nothing back from Chase on the current status of the claim.



## Financial Position September, 2023

	FUND	REVENUE	EXPENSES	APPROPRIATIONS from RESERVES	TRANSFER to OTHER FUNDS	TRANSFER to RESERVES	NET	Beginning of Year Undesignated Fund Balance	Current Year + / (-)	Designated Fund Balance
1	General	\$1,874,174	\$1,894,598	\$0	\$257,163	\$0	(\$277,587)	\$1,841,735.82	(\$30,087.46)	\$546,373.76
2	Legal Defense	\$9,189	\$40,085	\$0	\$0	\$0	(\$30,896)	\$225,753.34	(\$30,895.83)	\$0.00
3	Fire Fund	\$2,975,591	\$2,553,238	\$0	\$0	\$0	\$422,353	\$1,559,209.73	\$422,352.90	\$1,181,551.21
4	Street Light	\$948	\$70,992	\$0	\$0	\$0	(\$70,044)	\$116,017.61	(\$70,043.53)	\$0.00
5	Side Street Maint.	\$23,827	\$18,113	\$0	\$0	\$0	\$5,713	\$15,104.49	\$5,713.23	\$0.00
6	Building	\$219,250	\$295,868	\$0	\$0	\$0	(\$76,618)	\$836,558.30	(\$76,617.90)	\$2,405.60
7	Law Enforcement	\$2,482,528	\$1,350,509	\$0	\$0	\$0	\$1,132,019	\$1,998,574.07	\$1,132,018.56	\$0.00
8	ARPA	\$3,885	\$135,711	\$0	\$0	\$0	(\$131,825)	\$1,452.32	(\$131,825.13)	\$0.00
9	Parks & Rec.	\$275,906	\$291,259	\$0	\$0	\$0	(\$15,353)	\$184,841.14	(\$15,353.02)	\$412,642.43
	<b>TOTAL GOV'T</b>	<b>\$7,865,298</b>	<b>\$6,650,373</b>	<b>\$0</b>	<b>\$257,163</b>	<b>\$0</b>	<b>\$0</b>	<b>\$6,779,246.82</b>	<b>\$1,205,261.82</b>	<b>\$2,142,973.00</b>
10	Utility O&M	\$3,731,599	\$3,239,999	\$0	\$0	\$137,753	\$353,847	N/A	N/A	N/A
	<b>TOTAL TWP.</b>	<b>\$11,596,897</b>	<b>\$9,890,373</b>	<b>\$0</b>	<b>\$257,163</b>	<b>\$137,753</b>	<b>\$353,847</b>	<b>\$6,779,246.82</b>	<b>\$1,205,261.82</b>	<b>\$2,142,973.00</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 101 GENERAL

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Assets ***			
Cash			
101-000-012.000	PETTY CASH	100.00	100.00
101-000-012.025	REGISTER DRAWER CASH	300.00	300.00
101-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	807,505.86	246,474.55
101-000-013.001	HUNT 0768 CHK - GEDDES ROAD	12,149.18	12,188.25
101-000-013.002	COMERICA 6074 J-FUND GEDDES ROAD	198,190.70	205,701.06
101-000-013.003	CHASE 5503 - NON-MOTORIZED TRAILS	30,659.02	30,659.02
101-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	601,669.18	589,806.56
101-000-015.061	COMERICA - GOVERNMENT T-BILLS	255,729.19	257,943.86
101-000-015.070	HUNT 6873 HYB - FIRE INSURANCE WITHHOLD	157.32	9,657.32
101-000-015.090	COMERICA 9108 CHKG - CREDIT CARDS	6,774.07	5,446.22
101-000-016.000	COMERICA 5286 CHKG - ACCRUED ABSENCES	19,427.33	19,427.33
101-000-017.025	CHASE BANK 90 DAY CD	0.00	192,110.47
Cash		1,932,661.85	1,569,814.64
Accounts Receivable			
101-000-024.000	A/R - STATE OF MICHIGAN EVIP	16,781.00	16,387.00
101-000-025.000	A/R - CABLE FEES AT&T AND COMCAST	87,201.70	99,930.35
101-000-026.000	A/R - OTHER	2,960.00	407,484.49
101-000-029.000	A/R - ACCRUED INCOME	0.00	873.97
Accounts Receivable		106,942.70	524,675.81
Other Assets			
101-000-123.000	PRE-PAID EXPENSES MISC.	290.08	1,008.23
101-000-123.050	PREPAID INSURANCE	3,248.32	21,252.32
101-000-126.000	UNREALIZED GAINS/LOSSES	0.00	39,003.55
Other Assets		3,538.40	61,264.10
Due From Other Funds			
101-000-062.000	DUE FROM BUILDING FUND	0.00	324.61
101-000-063.000	DUE FROM LEGAL DEFENSE FUND	46,648.00	76,648.00
101-000-065.000	DUE FROM UTIL	327.63	992.86
101-000-066.000	DUE FROM FIRE FUND	495.16	0.00
101-000-068.000	DUE FROM TAX FUND-COLLECTED TAXES	401.09	14.11
101-000-069.000	DUE FROM PARK FUND	14.99	0.00
101-000-070.000	DUE FROM PAYROLL FUND	4,972.74	4,937.77
Due From Other Funds		52,859.61	82,917.35
<b>Total Assets</b>		<b>2,096,002.56</b>	<b>2,238,671.90</b>
*** Liabilities ***			
Accounts Payable			
101-000-201.000	A/P - VENDORS	41,527.81	30,479.26
101-000-203.050	A/P - AATA CONTRACT	23,907.99	8,336.50
101-000-290.000	A/P - CREDIT CARD ACCOUNT	3,091.55	2,614.40
Accounts Payable		68,527.35	41,430.16
Liabilities-ST			
101-000-208.001	FIRE INSURANCE WITHHOLDING PROGRAM	0.00	9,500.00
Liabilities-ST		0.00	9,500.00
Liabilities-LT (under 1 year)			
Liabilities-LT (under 1 year)		0.00	0.00
Liabilities-LT (over 1 year)			
101-000-287.001	DEFERRED REVENUE PILOT	872.55	891.04
Liabilities-LT (over 1 year)		872.55	891.04

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 101 GENERAL

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Liabilities ***</b>			
Due To Other Funds			
101-000-289.000	DUE TO PAYROLL FUND	9,373.20	0.00
	Due To Other Funds	<u>9,373.20</u>	<u>0.00</u>
<b>Total Liabilities</b>		<b>78,773.10</b>	<b>51,821.20</b>
<b>*** Fund Balance ***</b>			
Unassigned			
101-000-390.000	FUND BALANCE - UNDESIGNATED	1,716,481.84	1,841,735.82
	Unassigned	<u>1,716,481.84</u>	<u>1,841,735.82</u>
Assigned			
101-000-390.015	FUND BALANCE - GEDDES ROAD	208,634.72	211,583.89
101-000-390.022	FUND BALANCE - TREE PRESERVATION FUND	0.00	247,500.00
101-000-390.026	FUND BALANCE - NM TRAILS MAINT.	30,659.02	30,659.02
101-000-390.027	FUND BALANCE - RIGHT OF WAY	16,336.12	25,665.77
101-000-390.030	FUND BALANCE - ACCRUED ABSENCES	43,927.54	30,965.08
	Assigned	<u>299,557.40</u>	<u>546,373.76</u>
<b>Total Fund Balance</b>		<b>2,016,039.24</b>	<b>2,388,109.58</b>
<b>Beginning Fund Balance</b>		<b>2,016,039.24</b>	<b>2,140,609.58</b>
<b>Net of Revenues VS Expenditures</b>		<b>1,190.22</b>	<b>(201,258.88)</b>
<b>Fund Balance Adjustments</b>		<b>0.00</b>	<b>247,500.00</b>
<b>Ending Fund Balance</b>		<b>2,017,229.46</b>	<b>2,186,850.70</b>
<b>Total Liabilities And Fund Balance</b>		<b>2,096,002.56</b>	<b>2,238,671.90</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 204 LEGAL DEFENSE FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
204-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	15,346.04	3,634.42
204-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	259,065.84	253,958.10
204-000-017.025	CHASE BANK 90 DAY CD	0.00	1,423.10
	Cash	<u>274,411.88</u>	<u>259,015.62</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Other Assets			
204-000-126.000	UNREALIZED GAINS/LOSSES	0.00	13,608.33
	Other Assets	<u>0.00</u>	<u>13,608.33</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>274,411.88</u></b>	<b><u>272,623.95</u></b>
<b>*** Liabilities ***</b>			
Accounts Payable			
204-000-201.000	A/P - VENDORS	0.00	855.00
	Accounts Payable	<u>0.00</u>	<u>855.00</u>
Liabilities-ST			
	Liabilities-ST	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
	Liabilities-LT (over 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
204-000-205.001	DUE TO GENERAL FUND	46,648.00	76,648.00
	Due To Other Funds	<u>46,648.00</u>	<u>76,648.00</u>
	<b>Total Liabilities</b>	<b><u>46,648.00</u></b>	<b><u>77,503.00</u></b>
<b>*** Fund Balance ***</b>			
Unassigned			
204-000-390.000	FUND BALANCE - UNDESIGNATED	256,861.25	225,753.34
	Unassigned	<u>256,861.25</u>	<u>225,753.34</u>
	<b>Total Fund Balance</b>	<b><u>256,861.25</u></b>	<b><u>225,753.34</u></b>
	<b>Beginning Fund Balance</b>	<b>256,861.25</b>	<b>225,753.34</b>
	<b>Net of Revenues VS Expenditures</b>	<b>(29,097.37)</b>	<b>(30,632.39)</b>
	<b>Ending Fund Balance</b>	<b>227,763.88</b>	<b>195,120.95</b>
	<b>Total Liabilities And Fund Balance</b>	<b>274,411.88</b>	<b>272,623.95</b>



COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 206 FIRE OPERATING FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
206-000-013.000	HUNT 6014 - DAILY OPERATING CHECKING	266,048.48	415,389.58
206-000-013.002	HUNT 6014 - GOVERNMENT T-BILLS	1,170,160.21	701,017.94
206-000-013.033	COMERICA 5587 J-FUND - ACCRUED ABSENCES	430,529.83	446,844.58
206-000-015.061	COMERICA - GOVERNMENT T-BILLS	707,987.15	714,118.64
206-000-016.000	COMERICA 5588 J-FUND - DAILY OPERATING	601,061.85	623,838.69
	Cash	<u>3,175,787.52</u>	<u>2,901,209.43</u>
Accounts Receivable			
206-000-026.000	A/R - OTHER	1,770.91	0.00
206-000-029.000	A/R - ACCRUED INCOME	0.00	4,549.11
	Accounts Receivable	<u>1,770.91</u>	<u>4,549.11</u>
Other Assets			
206-000-123.000	PRE-PAID EXPENSES MISC.	260.30	365.99
206-000-123.050	PREPAID INSURANCE	25,492.96	71,330.08
206-000-126.000	UNREALIZED GAINS/LOSSES	0.00	20,482.87
	Other Assets	<u>25,753.26</u>	<u>92,178.94</u>
Due From Other Funds			
206-000-065.000	DUE FROM UTIL	1,371.36	0.00
	Due From Other Funds	<u>1,371.36</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>3,204,683.05</u></b>	<b><u>2,997,937.48</u></b>
<b>*** Liabilities ***</b>			
Accounts Payable			
206-000-201.000	A/P - VENDORS	(5,017.62)	8,075.88
	Accounts Payable	<u>(5,017.62)</u>	<u>8,075.88</u>
Liabilities-ST			
	Liabilities-ST	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
206-000-287.001	DEFERRED REVENUE PILOT	3,772.55	3,852.89
	Liabilities-LT (over 1 year)	<u>3,772.55</u>	<u>3,852.89</u>
Due To Other Funds			
206-000-205.001	DUE TO GENERAL FUND	495.16	0.00
206-000-289.000	DUE TO PAYROLL FUND	23,681.78	0.00
	Due To Other Funds	<u>24,176.94</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b><u>22,931.87</u></b>	<b><u>11,928.77</u></b>
<b>*** Fund Balance ***</b>			
Unassigned			
206-000-390.000	FUND BALANCE - UNDESIGNATED	1,778,805.61	1,559,209.73
	Unassigned	<u>1,778,805.61</u>	<u>1,559,209.73</u>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 206 FIRE OPERATING FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Fund Balance ***			
Assigned			
206-000-393.010	FUND BALANCE - BUILDING RESERVE	471,875.84	471,875.84
206-000-393.015	FUND BALANCE - TRUCK RESERVE	52,308.39	52,308.39
206-000-393.050	FUND BALANCE - ACCRUED ABSENCES	495,229.98	534,206.68
206-000-393.085	FUND BALANCE - BOND PAYMENT RESERVE	123,160.30	123,160.30
Assigned		1,142,574.51	1,181,551.21
<b>Total Fund Balance</b>		<b>2,921,380.12</b>	<b>2,740,760.94</b>
<b>Beginning Fund Balance</b>		<b>2,921,380.12</b>	<b>2,740,760.94</b>
<b>Net of Revenues VS Expenditures</b>		<b>260,371.06</b>	<b>245,247.77</b>
<b>Ending Fund Balance</b>		<b>3,181,751.18</b>	<b>2,986,008.71</b>
<b>Total Liabilities And Fund Balance</b>		<b>3,204,683.05</b>	<b>2,997,937.48</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 219 STREET LIGHT FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Assets ***			
Cash			
219-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	56,303.42	24,069.02
219-000-017.025	CHASE BANK 90 DAY CD	0.00	28,668.54
	Cash	<u>56,303.42</u>	<u>52,737.56</u>
Accounts Receivable			
219-000-031.001	A/R - TAXROLL REVENUE	81,729.72	87,411.98
	Accounts Receivable	<u>81,729.72</u>	<u>87,411.98</u>
Other Assets			
	Other Assets	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>138,033.14</u></b>	<b><u>140,149.54</u></b>
*** Liabilities ***			
Accounts Payable			
219-000-201.000	A/P - VENDORS	6,930.90	8,118.22
	Accounts Payable	<u>6,930.90</u>	<u>8,118.22</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b><u>6,930.90</u></b>	<b><u>8,118.22</u></b>
*** Fund Balance ***			
Unassigned			
219-000-390.000	FUND BALANCE - UNDESIGNATED	112,564.69	116,017.61
	Unassigned	<u>112,564.69</u>	<u>116,017.61</u>
	<b>Total Fund Balance</b>	<b><u>112,564.69</u></b>	<b><u>116,017.61</u></b>
	<b>Beginning Fund Balance</b>	<b>112,564.69</b>	<b>116,017.61</b>
	<b>Net of Revenues VS Expenditures</b>	<b>18,537.55</b>	<b>16,013.71</b>
	<b>Ending Fund Balance</b>	<b>131,102.24</b>	<b>132,031.32</b>
	<b>Total Liabilities And Fund Balance</b>	<b>138,033.14</b>	<b>140,149.54</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 220 SIDE STREET MAINTENANCE

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
220-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	18,240.09	12,225.86
220-000-017.025	CHASE BANK 90 DAY CD	0.00	3,651.85
	Cash	<u>18,240.09</u>	<u>15,877.71</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>18,240.09</u></b>	<b><u>15,877.71</u></b>
<b>*** Liabilities ***</b>			
Accounts Payable			
220-000-201.000	A/P - VENDORS	1,567.80	0.00
	Accounts Payable	<u>1,567.80</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b><u>1,567.80</u></b>	<b><u>0.00</u></b>
<b>*** Fund Balance ***</b>			
Unassigned			
220-000-390.000	FUND BALANCE - UNDESIGNATED	15,104.49	15,104.49
	Unassigned	<u>15,104.49</u>	<u>15,104.49</u>
	<b>Total Fund Balance</b>	<b><u>15,104.49</u></b>	<b><u>15,104.49</u></b>
	<b>Beginning Fund Balance</b>	<b>15,104.49</b>	<b>15,104.49</b>
	<b>Net of Revenues VS Expenditures</b>	<b>1,567.80</b>	<b>773.22</b>
	<b>Ending Fund Balance</b>	<b>16,672.29</b>	<b>15,877.71</b>
	<b>Total Liabilities And Fund Balance</b>	<b>18,240.09</b>	<b>15,877.71</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 249 BUILDING

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
249-000-012.000	PETTY CASH	100.00	100.00
249-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	189,459.39	103,203.63
249-000-013.002	CHASE 5503 - ACCRUE ABSENCES	20,374.56	20,374.56
249-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	241,241.18	236,484.10
249-000-015.061	COMERICA - GOVERNMENT T-BILLS	305,765.96	308,413.95
249-000-017.025	CHASE BANK 90 DAY CD	0.00	74,325.16
	Cash	756,941.09	742,901.40
Accounts Receivable			
	Accounts Receivable	0.00	0.00
Other Assets			
249-000-123.050	PREPAID INSURANCE	287.68	1,603.82
249-000-126.000	UNREALIZED GAINS/LOSSES	0.00	21,519.89
	Other Assets	287.68	23,123.71
Due From Other Funds			
	Due From Other Funds	0.00	0.00
	<b>Total Assets</b>	<b>757,228.77</b>	<b>766,025.11</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
249-000-201.000	A/P - VENDORS	(2,303.95)	1,221.24
	Accounts Payable	(2,303.95)	1,221.24
Due To Other Funds			
249-000-289.000	DUE TO PAYROLL FUND	2,388.60	0.00
	Due To Other Funds	2,388.60	0.00
	<b>Total Liabilities</b>	<b>84.65</b>	<b>1,221.24</b>
<b>*** Fund Balance ***</b>			
Unassigned			
249-000-390.000	FUND BALANCE - UNDESIGNATED	862,927.45	836,558.30
	Unassigned	862,927.45	836,558.30
Assigned			
249-000-393.050	FUND BALANCE - ACCRUED ABSENCES	28,923.17	2,405.60
	Assigned	28,923.17	2,405.60
	<b>Total Fund Balance</b>	<b>891,850.62</b>	<b>838,963.90</b>
	<b>Beginning Fund Balance</b>	<b>891,850.62</b>	<b>838,963.90</b>
	<b>Net of Revenues VS Expenditures</b>	<b>(134,706.50)</b>	<b>(74,160.03)</b>
	<b>Ending Fund Balance</b>	<b>757,144.12</b>	<b>764,803.87</b>
	<b>Total Liabilities And Fund Balance</b>	<b>757,228.77</b>	<b>766,025.11</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 266 LAW ENFORCEMENT FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
266-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	578,792.38	665,763.68
266-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	1,169,201.43	1,145,926.60
266-000-015.061	COMERICA - GOVERNMENT T-BILLS	404,020.92	407,519.88
266-000-017.025	CHASE BANK 90 DAY CD	0.00	662,630.33
	Cash	<u>2,152,014.73</u>	<u>2,881,840.49</u>
Accounts Receivable			
266-000-036.000	A/R - SYCAMORE REG PATROLS	41,670.24	42,478.96
266-000-036.001	A/R - DANBURY REG PATROLS	36,066.80	14,426.60
266-000-037.000	A/R - ST JOE HOSPITAL REG PATROLS	10,040.00	10,654.00
	Accounts Receivable	<u>87,777.04</u>	<u>67,559.56</u>
Other Assets			
266-000-123.050	PREPAID INSURANCE	200.00	200.00
266-000-126.000	UNREALIZED GAINS/LOSSES	0.00	73,327.53
	Other Assets	<u>200.00</u>	<u>73,527.53</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>2,239,991.77</u></b>	<b><u>3,022,927.58</u></b>
<b>*** Liabilities ***</b>			
Accounts Payable			
266-000-201.000	A/P - VENDORS	4,467.27	2,512.15
	Accounts Payable	<u>4,467.27</u>	<u>2,512.15</u>
Liabilities-ST			
	Liabilities-ST	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
266-000-287.001	DEFERRED REVENUE PILOT	2,964.20	3,027.31
	Liabilities-LT (over 1 year)	<u>2,964.20</u>	<u>3,027.31</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b><u>7,431.47</u></b>	<b><u>5,539.46</u></b>
<b>*** Fund Balance ***</b>			
Unassigned			
266-000-390.000	FUND BALANCE - UNDESIGNATED	1,411,360.76	1,998,574.07
	Unassigned	<u>1,411,360.76</u>	<u>1,998,574.07</u>
	<b>Total Fund Balance</b>	<b><u>1,411,360.76</u></b>	<b><u>1,998,574.07</u></b>
	<b>Beginning Fund Balance</b>	<b>1,411,360.76</b>	<b>1,998,574.07</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
CURRENT MONTH - INCOMPLETE  
PREPARED BY: KEITH LOCKIE, CONTROLLER  
Fund 266 LAW ENFORCEMENT FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
	<b>Net of Revenues VS Expenditures</b>	<b>821,199.54</b>	<b>1,018,814.05</b>
	<b>Ending Fund Balance</b>	<b>2,232,560.30</b>	<b>3,017,388.12</b>
	<b>Total Liabilities And Fund Balance</b>	<b>2,239,991.77</b>	<b>3,022,927.58</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 464 AMERICAN RESCUE PLAN ACT (ARPA)

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Assets ***			
Cash			
464-000-001.000	HUNT 4758 CHK - OPERATING	1,502,144.50	1,363,489.41
	Cash	<u>1,502,144.50</u>	<u>1,363,489.41</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
<b>Total Assets</b>		<b>1,502,144.50</b>	<b>1,363,489.41</b>
*** Liabilities ***			
Accounts Payable			
	Accounts Payable	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
464-000-339.000	DEFERRED REVENUE	1,501,402.52	1,491,637.52
	Liabilities-LT (over 1 year)	<u>1,501,402.52</u>	<u>1,491,637.52</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
<b>Total Liabilities</b>		<b>1,501,402.52</b>	<b>1,491,637.52</b>
*** Fund Balance ***			
Unassigned			
464-000-390.000	FUND BALANCE - UNDESIGNATED	10.52	1,452.32
	Unassigned	<u>10.52</u>	<u>1,452.32</u>
Assigned			
	Assigned	<u>0.00</u>	<u>0.00</u>
<b>Total Fund Balance</b>		<b>10.52</b>	<b>1,452.32</b>
<b>Beginning Fund Balance</b>		<b>10.52</b>	<b>1,452.32</b>
<b>Net of Revenues VS Expenditures</b>		<b>731.46</b>	<b>(129,600.43)</b>
<b>Ending Fund Balance</b>		<b>741.98</b>	<b>(128,148.11)</b>
<b>Total Liabilities And Fund Balance</b>		<b>1,502,144.50</b>	<b>1,363,489.41</b>



COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 508 PARKS & RECREATION

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
508-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	130,849.72	39,463.80
508-000-013.002	CHASE 5503 - ACCRUED ABSENCES	3,577.69	3,577.69
508-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	68,401.52	67,952.55
508-000-015.061	COMERICA - GOVERNMENT T-BILLS	399,999.93	403,463.46
508-000-017.025	CHASE BANK 90 DAY CD	0.00	48,515.55
Cash		602,828.86	562,973.05
Accounts Receivable			
Accounts Receivable		0.00	0.00
Other Assets			
508-000-123.050	PREPAID INSURANCE	2,645.84	3,291.54
508-000-126.000	UNREALIZED GAINS/LOSSES	911.50	15,198.62
Other Assets		3,557.34	18,490.16
Due From Other Funds			
Due From Other Funds		0.00	0.00
<b>Total Assets</b>		<b>606,386.20</b>	<b>581,463.21</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
508-000-201.000	A/P - VENDORS	2,462.51	1,197.96
Accounts Payable		2,462.51	1,197.96
Liabilities-ST			
Liabilities-ST		0.00	0.00
Liabilities-LT (under 1 year)			
Liabilities-LT (under 1 year)		0.00	0.00
Other Liabilities			
Other Liabilities		0.00	0.00
Due To Other Funds			
508-000-205.001	DUE TO GENERAL FUND	14.99	0.00
508-000-285.000	DUE TO UTILITY FUND	49.81	0.00
508-000-289.000	DUE TO PAYROLL FUND	1,456.14	0.00
Due To Other Funds		1,520.94	0.00
<b>Total Liabilities</b>		<b>3,983.45</b>	<b>1,197.96</b>
<b>*** Fund Balance ***</b>			
Unassigned			
508-000-390.000	FUND BALANCE - UNDESIGNATED	179,133.54	184,841.14
Unassigned		179,133.54	184,841.14
Assigned			
508-000-393.010	FUND BALANCE - BUILDING RESERVE	401,730.53	401,730.53
508-000-393.050	FUND BALANCE - ACCRUED ABSENCES	11,635.49	10,911.90
Assigned		413,366.02	412,642.43

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 508 PARKS & RECREATION

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Fund Balance ***			
508-000-393.055	Restricted FUND BALANCE - SCHROETER	2,550.00	2,550.00
	Restricted	2,550.00	2,550.00
	<b>Total Fund Balance</b>	<b>595,049.56</b>	<b>600,033.57</b>
	<b>Beginning Fund Balance</b>	<b>595,049.56</b>	<b>600,033.57</b>
	<b>Net of Revenues VS Expenditures</b>	<b>7,353.19</b>	<b>(19,768.32)</b>
	<b>Fund Balance Adjustments</b>	<b>0.00</b>	<b>0.00</b>
	<b>Ending Fund Balance</b>	<b>602,402.75</b>	<b>580,265.25</b>
	<b>Total Liabilities And Fund Balance</b>	<b>606,386.20</b>	<b>581,463.21</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 701 TRUST AND AGENCY

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Assets ***			
Cash			
701-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	743,980.78	423,759.26
	Cash	743,980.78	423,759.26
Accounts Receivable			
	Accounts Receivable	0.00	0.00
Other Assets			
	Other Assets	0.00	0.00
Due From Other Funds			
701-000-068.000	DUE FROM TAX FUND	0.00	7.03
	Due From Other Funds	0.00	7.03
	<b>Total Assets</b>	<b>743,980.78</b>	<b>423,766.29</b>
*** Liabilities ***			
Accounts Payable			
701-000-201.000	A/P - VENDORS	5,518.25	0.00
	Accounts Payable	5,518.25	0.00
Liabilities-ST			
701-000-201.024	ARBOR HILLS PERFORMANCE BOND	0.00	15,000.00
701-000-202.003	DELINQUENT PERSONAL/MANUF PROP TAX	17,088.64	20,153.13
	Liabilities-ST	17,088.64	35,153.13
Other Liabilities			
701-000-201.016	5288 GEDDES RD WATER MAIN	0.00	2.50
701-000-201.018	PPW PERFORMANCE GUARANTEE	20,000.00	0.00
701-000-201.084	9220 FORD ROAD WETLAND ESCROW	675.00	675.00
701-000-201.087	PPW PH1 UTILITY REPAIR BOND	0.00	39,215.00
701-000-202.001	CONSTRUCTION BONDS	16,000.00	8,000.00
701-000-202.005	TEMPORARY BOND SIGNS	0.00	500.00
701-000-202.008	DG RES.-WOODSIDE VILLAGE SURETY BOND	40,000.00	40,000.00
701-000-202.009	WOODSIDE VILLAGE	9,366.50	5,460.00
701-000-202.011	HURON DENTAL	0.00	9,088.25
701-000-202.020	TEMPORARY OCCUPANCY	1,000.00	1,660.00
701-000-202.024	HYUNDAI SITE EXPANSION	138,375.00	41,081.00
701-000-202.028	SELECTIVE GROUP 2003 UNCLAIMED BOND	42,000.00	42,000.00
701-000-202.030	BROOKWOOD	0.00	(1,093.25)
701-000-202.031	GLEN OAKS COOPERATIVE OFFICE ADDITION	(1,243.00)	(148.00)
701-000-202.032	HAWTHORNE MILL AREA PLAN	1,100.00	1,100.00
701-000-202.033	ARBOR HILLS ANIMAL CLINIC CUP	(2,677.25)	4,187.00
701-000-202.034	YPSI DISTRICT LIBRARY SUPERIOR BRANCH	4,889.75	2,189.00
701-000-202.035	PROSPECT POINTE WEST - FINAL SITE PLAN	29,682.50	83,265.75
701-000-202.036	PROSPECT POINTE WEST ENGINEERING	5,352.50	5,352.50
701-000-202.038	SUTTON RIDGE M & G BOND	308,270.00	0.00
701-000-202.041	HSHV SHED ADDITION	1,363.75	1,363.75
701-000-202.042	SE MICHIGAN LAND HOLDINGS	6,797.50	14,602.52
701-000-202.045	DIXBORO HOUSE RESTAURANT	1,767.00	1,578.00
701-000-202.048	CR DEVCO - PROSPECT & BERKSHIRE	7.50	7.50
701-000-202.054	HYUNDAI PARKING LOT 2021	7,901.00	7,605.00
701-000-202.055	BROMLEY PARK CONDOS	1,122.50	1,122.50
701-000-202.056	THE MEADOWS	37,751.00	28,003.00
701-000-202.058	PLYMOUTH & NAPIER REZONING	0.00	2,060.00
701-000-202.059	AUTUMN WOODS ESCROW	1,788.92	1,788.92
701-000-202.061	GARRETT'S SPACE	(250.00)	(1,258.00)
701-000-202.071	HUMANE SOCIETY PARKING LOT	3,919.00	3,919.00
701-000-202.080	DG RES.(MCTAVISH) BROOKSIDE 3 TREE BOND	10,000.00	10,000.00
701-000-202.081	DG RES.(MCTAVISH) BROOKSIDE 3 UTIL. BOND	34,630.00	34,630.00

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 701 TRUST AND AGENCY

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
*** Liabilities ***			
701-000-202.083	SJMH THE FARM AT ST JOES	(1,191.00)	(1,444.50)
701-000-202.087	JACK SMILY WETLAND MITIGATION 2016	875.00	0.00
701-000-202.090	TAX COLLECTION 2020	2,020.72	2,020.72
701-000-202.091	CLOVER GROUP	80.00	80.00
	Other Liabilities	721,373.89	388,613.16
	Due To Other Funds		
	Due To Other Funds	0.00	0.00
	<b>Total Liabilities</b>	<b>743,980.78</b>	<b>423,766.29</b>
*** Fund Balance ***			
	Unassigned		
	Unassigned	0.00	0.00
	<b>Total Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Beginning Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Net of Revenues VS Expenditures</b>	<b>0.00</b>	<b>0.00</b>
	<b>Ending Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Total Liabilities And Fund Balance</b>	<b>743,980.78</b>	<b>423,766.29</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
 CURRENT MONTH - INCOMPLETE  
 PREPARED BY: KEITH LOCKIE, CONTROLLER  
 Fund 751 PAYROLL FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
<b>*** Assets ***</b>			
Cash			
751-000-014.000	HUNT 9485 CHECKING	24,613.74	232,436.78
	Cash	24,613.74	232,436.78
Accounts Receivable			
	Accounts Receivable	0.00	0.00
Other Assets			
	Other Assets	0.00	0.00
Due From Other Funds			
751-000-062.000	DUE FROM BUILDING FUND	2,388.60	0.00
751-000-065.000	DUE FROM UTIL	8,723.90	0.00
751-000-066.000	DUE FROM FIRE FUND	23,681.78	0.00
751-000-069.000	DUE FROM PARK FUND	1,456.14	0.00
751-000-071.000	DUE FROM GENERAL FUND	9,373.20	0.00
	Due From Other Funds	45,623.62	0.00
<b>Total Assets</b>		<b>70,237.36</b>	<b>232,436.78</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
751-000-201.000	A/P - VENDORS	34.95	0.00
751-000-206.000	DUE TO JOHN HANCOCK-EMPLOYEE	1,232.09	2,498.10
751-000-206.050	DUE TO JOHN HANCOCK-EMPLOYER	2,464.18	4,996.20
751-000-207.000	DUE TO MERS #1 FIRE MERS-EMPLOYEE	6,716.68	12,547.31
751-000-207.025	DUE TO MERS#1 FIRE -EMPLOYER	23,194.98	45,651.36
751-000-207.050	DUE TO MERS#2-EMPLOYEE	5,091.30	12,025.17
751-000-207.055	DUE TO MERS#2-EMPLOYER	17,452.96	39,755.05
751-000-218.000	DUE TO HCSP NON-UNION - EMPLOYEE	2,786.31	6,632.68
751-000-218.050	DUE TO HCSP FIRE UNION - EMPLOYEE	3,814.62	4,328.70
751-000-218.075	DUE TO HCSP-NON-UNION-EMPLOYER	2,511.50	12,600.00
751-000-218.076	DUE TO HCSP - UNION - EMPLOYER	0.00	7,200.00
	Accounts Payable	65,299.57	148,234.57
Liabilities-ST			
751-000-209.000	FEDERAL & FICA 941 TAXES	0.00	69,795.34
751-000-210.000	STATE WITHHOLDING	0.00	9,469.10
	Liabilities-ST	0.00	79,264.44
Due To Other Funds			
751-000-205.003	DUE TO GENERAL FUND-START LOAN	4,937.79	4,937.77
	Due To Other Funds	4,937.79	4,937.77
<b>Total Liabilities</b>		<b>70,237.36</b>	<b>232,436.78</b>
<b>*** Fund Balance ***</b>			
Unassigned			
	Unassigned	0.00	0.00
<b>Total Fund Balance</b>		<b>0.00</b>	<b>0.00</b>
<b>Beginning Fund Balance</b>		<b>0.00</b>	<b>0.00</b>

COMPARATIVE BALANCE SHEET FOR SUPERIOR TOWNSHIP  
CURRENT MONTH - INCOMPLETE  
PREPARED BY: KEITH LOCKIE, CONTROLLER  
Fund 751 PAYROLL FUND

GL Number	Description	PERIOD ENDED 10/31/2022	PERIOD ENDED 10/31/2023
	<b>Net of Revenues VS Expenditures</b>	<b>0.00</b>	<b>0.00</b>
	<b>Ending Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Total Liabilities And Fund Balance</b>	<b>70,237.36</b>	<b>232,436.78</b>

## Superior Township Utility Department

## Balance Sheet

11/14/23

## Current Month - Incomplete

Accrual Basis

	Oct 31, 23	Sep 30, 23	Oct 31, 22
<b>ASSETS</b>			
Current Assets			
Checking/Savings			
100 · CASH - O&M			
101 · Checking - Chase 205000485529	985,799.22	863,464.24	555,050.32
104 · O&M Petty Cash	100.00	100.00	100.00
Total 100 · CASH - O&M	985,899.22	863,564.24	555,150.32
120 · CASH - CAPITAL RESERVE			
125 · CR Chkg. - Chase 639918234	1,453,735.22	1,512,214.83	1,904,177.39
1251 · CR Checking-Huntington Bank4855	91,827.06	1,691,827.06	1,399.17
1252 · CD - Huntington - CR	1,600,000.00		
Total 120 · CASH - CAPITAL RESERVE	3,145,562.28	3,204,041.89	1,905,576.56
140 · CASH - DEBT SERVICE RESERVE			
147 · T Bills - Huntington Bank-5151	460,159.85	460,159.85	2,078,465.27
Total 140 · CASH - DEBT SERVICE RESE...	460,159.85	460,159.85	2,078,465.27
Total Checking/Savings	4,591,621.35	4,527,765.98	4,539,192.15
Accounts Receivable			
160 · A/R - Due From Other Funds			
160-GF · Due From General Fund		19.98	
160-PR · Due From Parks & Rec.	531.33	49.84	49.81
Total 160 · A/R - Due From Other Funds	531.33	69.82	49.81
161 · A/R - Other Customers	158,245.60	48,929.70	134,137.21
162 · A/R - Water/Sewer Bills (UB)	604,632.12	1,092,406.74	781,821.64
Total Accounts Receivable	763,409.05	1,141,406.26	916,008.66
Other Current Assets			
163 · Res. for Bad Debts	3,426.96	3,426.96	3,426.96
164 · Undeposited Funds	3,689.17	37,995.53	6,098.62
166 · Prepaid Expenses	16,091.60	16,098.00	8,368.54
170 · Inventory - Meters & Parts	60,212.91	42,878.33	32,516.56
Total Other Current Assets	83,420.64	100,398.82	50,410.68
Total Current Assets	5,438,451.04	5,769,571.06	5,505,611.49

## Superior Township Utility Department

## Balance Sheet

## Current Month - Incomplete

	Oct 31, 23	Sep 30, 23	Oct 31, 22
<b>Fixed Assets</b>			
174 · Buildings	3,434,386.74	3,434,386.74	3,385,724.74
175 · Acc. Dep. - Buildings	(1,834,735.72)	(1,825,688.05)	(1,725,643.68)
176 · Water & Sewer System	23,902,086.95	23,902,086.95	23,145,355.95
177 · Acc. Dep. - Water & Sewer Sys.	(10,519,836.15)	(10,471,854.98)	(10,035,967.11)
178 · Improvements & Equipment	294,591.76	294,591.76	948,332.01
179 · Acc. Dep - Imp. & Equipment	(135,586.07)	(134,684.49)	(789,769.69)
180 · Office Improvements	125,975.16	125,975.16	119,736.82
181 · Acc. Dep. - Office Improvements	(52,923.50)	(52,494.75)	(54,593.00)
182 · Office Furniture & Equipment	73,300.27	73,300.27	162,668.27
183 · Acc. Dep. - Off. Furn. & Equip.	(67,659.35)	(66,853.52)	(147,357.39)
184 · Vehicles	665,543.57	665,543.57	675,088.57
185 · Acc. Dep. - Vehicles	(549,574.72)	(546,421.34)	(521,036.26)
186 · Metering Program	54,927.87	54,927.87	169,481.87
187 · Acc. Dep. - Meter Program	(51,185.50)	(50,727.75)	(160,246.50)
188 · Land	210,462.50	210,462.50	210,462.50
190 · Const. in Progress	2,910,884.39	2,786,964.24	2,813,048.99
<b>Total Fixed Assets</b>	<b>18,460,658.20</b>	<b>18,399,514.18</b>	<b>18,195,286.09</b>
<b>TOTAL ASSETS</b>	<b>23,899,109.24</b>	<b>24,169,085.24</b>	<b>23,700,897.58</b>
<b>LIABILITIES &amp; EQUITY</b>			
<b>Liabilities</b>			
<b>Current Liabilities</b>			
<b>Accounts Payable</b>			
200 · A/P - Due To Other Funds			
200-FF · Due To Fire Fund		13,034.41	1,371.36
200-GF · Due To General Fund		7,977.19	252.63
200-LF · Due to Law Fund		853.38	
200-PF · Due To Payroll Fund		8,726.82	8,723.90
200-PR · Due To Parks & Rec.		470.08	
<b>Total 200 · A/P - Due To Other Funds</b>		<b>31,061.88</b>	<b>10,347.89</b>
205 · A/P - Vendors	58,396.00	281,627.19	250,630.11
<b>Total Accounts Payable</b>	<b>58,396.00</b>	<b>312,689.07</b>	<b>260,978.00</b>
<b>Other Current Liabilities</b>			
219 · Contracts Payable			
223 · 2013 Refunded Bond			137,136.24
224 · Michigan Finance Authority Bond	1,355,124.00	1,355,124.00	1,072,974.00
<b>Total 219 · Contracts Payable</b>	<b>1,355,124.00</b>	<b>1,355,124.00</b>	<b>1,210,110.24</b>
225 · Accrued Vacation & Sick Pay	44,825.47	44,825.47	41,852.48
227 · Ann Arbor Twp. Permit Fees	3,229.52	3,229.52	
<b>Total Other Current Liabilities</b>	<b>1,403,178.99</b>	<b>1,403,178.99</b>	<b>1,251,962.72</b>
<b>Total Current Liabilities</b>	<b>1,461,574.99</b>	<b>1,715,868.06</b>	<b>1,512,940.72</b>
<b>Total Liabilities</b>	<b>1,461,574.99</b>	<b>1,715,868.06</b>	<b>1,512,940.72</b>



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11/14/23

Accrual Basis

**Superior Township Utility Department**  
**Balance Sheet**  
**Current Month - Incomplete**

	<u>Oct 31, 23</u>	<u>Sep 30, 23</u>	<u>Oct 31, 22</u>
Equity			
390 · Retained Earnings	22,295,645.30	22,295,645.30	21,348,085.92
Net Income	141,888.95	157,571.88	839,870.94
Total Equity	<u>22,437,534.25</u>	<u>22,453,217.18</u>	<u>22,187,956.86</u>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<u><u>23,899,109.24</u></u>	<u><u>24,169,085.24</u></u>	<u><u>23,700,897.58</u></u>

Fund 101 GENERAL

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
101-000-012.000	PETTY CASH	100.00	100.00
101-000-012.025	REGISTER DRAWER CASH	300.00	300.00
101-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	793,386.69	241,618.70
101-000-013.001	HUNT 0768 CHK - GEDDES ROAD	12,146.09	12,188.25
101-000-013.002	COMERICA 6074 J-FUND GEDDES ROAD	197,706.25	205,701.06
101-000-013.003	CHASE 5503 - NON-MOTORIZED TRAILS	30,659.02	30,659.02
101-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	619,589.75	590,020.20
101-000-015.061	COMERICA - GOVERNMENT T-BILLS	255,437.13	257,943.86
101-000-015.070	HUNT 6873 HYB - FIRE INSURANCE WITHHOLD	157.32	9,657.32
101-000-015.090	COMERICA 9108 CHKG - CREDIT CARDS	5,937.68	4,388.53
101-000-016.000	COMERICA 5286 CHKG - ACCRUED ABSENCES	19,427.33	19,427.33
101-000-017.025	CHASE BANK 90 DAY CD	0.00	192,110.47
Cash		1,934,847.26	1,564,114.74
Accounts Receivable			
101-000-024.000	A/R - STATE OF MICHIGAN EVIP	25,100.00	24,957.00
101-000-025.000	A/R - CABLE FEES AT&T AND COMCAST	95,142.71	99,930.35
101-000-026.000	A/R - OTHER	1,975.00	382,534.49
101-000-029.000	A/R - ACCRUED INCOME	0.00	873.97
101-000-038.000	A/R - COBRA PARTICIPANTS	0.31	0.00
Accounts Receivable		122,218.02	508,295.81
Other Assets			
101-000-123.000	PRE-PAID EXPENSES MISC.	738.62	891.51
101-000-123.050	PREPAID INSURANCE	4,396.92	14,163.72
101-000-126.000	UNREALIZED GAINS/LOSSES	0.00	36,405.99
Other Assets		5,135.54	51,461.22
Due From Other Funds			
101-000-062.000	DUE FROM BUILDING FUND	125.00	0.00
101-000-063.000	DUE FROM LEGAL DEFENSE FUND	28,773.00	76,648.00
101-000-065.000	DUE FROM UTIL	1,049.93	1,563.26
101-000-066.000	DUE FROM FIRE FUND	0.00	6,883.84
101-000-068.000	DUE FROM TAX FUND-COLLECTED TAXES	401.09	14.11
101-000-069.000	DUE FROM PARK FUND	0.00	15.99
101-000-070.000	DUE FROM PAYROLL FUND	4,937.79	4,937.77
Due From Other Funds		35,286.81	90,062.97
<b>Total Assets</b>		<b>2,097,487.63</b>	<b>2,213,934.74</b>
*** Liabilities ***			
Accounts Payable			
101-000-201.000	A/P - VENDORS	20,325.59	77,404.68
101-000-203.050	A/P - AATA CONTRACT	23,907.99	0.00
101-000-290.000	A/P - CREDIT CARD ACCOUNT	3,545.71	2,036.13
Accounts Payable		47,779.29	79,440.81
Liabilities-ST			
101-000-208.001	FIRE INSURANCE WITHHOLDING PROGRAM	0.00	9,500.00
Liabilities-ST		0.00	9,500.00
Liabilities-LT (under 1 year)			
Liabilities-LT (under 1 year)		0.00	0.00
Liabilities-LT (over 1 year)			
101-000-287.001	DEFERRED REVENUE PILOT	872.55	891.04
Liabilities-LT (over 1 year)		872.55	891.04

Fund 101 GENERAL

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Liabilities ***			
Due To Other Funds			
101-000-285.000	DUE TO UTILITY FUND	0.00	19.98
101-000-286.075	DUE TO SUP TWP TAX FUND	106,401.70	0.00
101-000-289.000	DUE TO PAYROLL FUND	13,208.45	13,560.79
	Due To Other Funds	<u>119,610.15</u>	<u>13,580.77</u>
	<b>Total Liabilities</b>	<b>168,261.99</b>	<b>103,412.62</b>
*** Fund Balance ***			
Unassigned			
101-000-390.000	FUND BALANCE - UNDESIGNATED	1,716,481.84	1,841,735.82
	Unassigned	<u>1,716,481.84</u>	<u>1,841,735.82</u>
Assigned			
101-000-390.015	FUND BALANCE - GEDDES ROAD	208,634.72	211,583.89
101-000-390.022	FUND BALANCE - TREE PRESERVATION FUND	0.00	247,500.00
101-000-390.026	FUND BALANCE - NM TRAILS MAINT.	30,659.02	30,659.02
101-000-390.027	FUND BALANCE - RIGHT OF WAY	16,336.12	25,665.77
101-000-390.030	FUND BALANCE - ACCRUED ABSENCES	43,927.54	30,965.08
	Assigned	<u>299,557.40</u>	<u>546,373.76</u>
	<b>Total Fund Balance</b>	<b>2,016,039.24</b>	<b>2,388,109.58</b>
	<b>Beginning Fund Balance</b>	<b>2,016,039.24</b>	<b>2,140,609.58</b>
	<b>Net of Revenues VS Expenditures</b>	<b>(86,813.60)</b>	<b>(277,587.46)</b>
	<b>Fund Balance Adjustments</b>	<b>0.00</b>	<b>247,500.00</b>
	<b>Ending Fund Balance</b>	<b>1,929,225.64</b>	<b>2,110,522.12</b>
	<b>Total Liabilities And Fund Balance</b>	<b>2,097,487.63</b>	<b>2,213,934.74</b>

Fund 204 LEGAL DEFENSE FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>*** Assets ***</b>			
Cash			
204-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	12,724.19	3,542.43
204-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	266,781.93	254,050.09
204-000-017.025	CHASE BANK 90 DAY CD	0.00	1,423.10
	Cash	<u>279,506.12</u>	<u>259,015.62</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Other Assets			
204-000-126.000	UNREALIZED GAINS/LOSSES	0.00	12,489.89
	Other Assets	<u>0.00</u>	<u>12,489.89</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>279,506.12</u></b>	<b><u>271,505.51</u></b>
<b>*** Liabilities ***</b>			
Accounts Payable			
204-000-201.000	A/P - VENDORS	4,630.00	0.00
	Accounts Payable	<u>4,630.00</u>	<u>0.00</u>
Liabilities-ST			
	Liabilities-ST	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
	Liabilities-LT (over 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
204-000-205.001	DUE TO GENERAL FUND	28,773.00	76,648.00
	Due To Other Funds	<u>28,773.00</u>	<u>76,648.00</u>
	<b>Total Liabilities</b>	<b><u>33,403.00</u></b>	<b><u>76,648.00</u></b>
<b>*** Fund Balance ***</b>			
Unassigned			
204-000-390.000	FUND BALANCE - UNDESIGNATED	256,861.25	225,753.34
	Unassigned	<u>256,861.25</u>	<u>225,753.34</u>
	<b>Total Fund Balance</b>	<b><u>256,861.25</u></b>	<b><u>225,753.34</u></b>
	<b>Beginning Fund Balance</b>	<b>256,861.25</b>	<b>225,753.34</b>
	<b>Net of Revenues VS Expenditures</b>	<b>(10,758.13)</b>	<b>(30,895.83)</b>
	<b>Ending Fund Balance</b>	<b>246,103.12</b>	<b>194,857.51</b>
	<b>Total Liabilities And Fund Balance</b>	<b>279,506.12</b>	<b>271,505.51</b>

Fund 206 FIRE OPERATING FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
206-000-013.000	HUNT 6014 - DAILY OPERATING CHECKING	6,410.17	646,256.44
206-000-013.002	HUNT 6014 - GOVERNMENT T-BILLS	1,567,038.13	701,017.94
206-000-013.033	COMERICA 5587 J-FUND - ACCRUED ABSENCES	429,477.45	446,844.58
206-000-015.061	COMERICA - GOVERNMENT T-BILLS	707,178.58	714,118.64
206-000-016.000	COMERICA 5588 J-FUND - DAILY OPERATING	599,592.63	623,838.69
Cash		<u>3,309,696.96</u>	<u>3,132,076.29</u>
Accounts Receivable			
206-000-026.000	A/R - OTHER	4,958.54	0.00
206-000-029.000	A/R - ACCRUED INCOME	0.00	4,549.11
Accounts Receivable		<u>4,958.54</u>	<u>4,549.11</u>
Other Assets			
206-000-123.000	PRE-PAID EXPENSES MISC.	271.06	0.00
206-000-123.050	PREPAID INSURANCE	30,310.89	62,649.98
206-000-126.000	UNREALIZED GAINS/LOSSES	0.00	20,482.87
Other Assets		<u>30,581.95</u>	<u>83,132.85</u>
Due From Other Funds			
Due From Other Funds		<u>0.00</u>	<u>0.00</u>
<b>Total Assets</b>		<b><u>3,345,237.45</u></b>	<b><u>3,219,758.25</u></b>
*** Liabilities ***			
Accounts Payable			
206-000-201.000	A/P - VENDORS	1,240.62	18,120.84
Accounts Payable		<u>1,240.62</u>	<u>18,120.84</u>
Liabilities-ST			
Liabilities-ST		<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
Liabilities-LT (under 1 year)		<u>0.00</u>	<u>0.00</u>
Liabilities-LT (over 1 year)			
206-000-287.001	DEFERRED REVENUE PILOT	3,772.55	3,852.89
Liabilities-LT (over 1 year)		<u>3,772.55</u>	<u>3,852.89</u>
Due To Other Funds			
206-000-205.001	DUE TO GENERAL FUND	0.00	6,883.84
206-000-289.000	DUE TO PAYROLL FUND	29,962.89	27,786.84
Due To Other Funds		<u>29,962.89</u>	<u>34,670.68</u>
<b>Total Liabilities</b>		<b><u>34,976.06</u></b>	<b><u>56,644.41</u></b>
*** Fund Balance ***			
Unassigned			
206-000-390.000	FUND BALANCE - UNDESIGNATED	1,778,805.61	1,559,209.73
Unassigned		<u>1,778,805.61</u>	<u>1,559,209.73</u>
Assigned			
206-000-393.010	FUND BALANCE - BUILDING RESERVE	471,875.84	471,875.84

Fund 206 FIRE OPERATING FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Fund Balance ***			
206-000-393.015	FUND BALANCE - TRUCK RESERVE	52,308.39	52,308.39
206-000-393.050	FUND BALANCE - ACCRUED ABSENCES	495,229.98	534,206.68
206-000-393.085	FUND BALANCE - BOND PAYMENT RESERVE	123,160.30	123,160.30
	Assigned	1,142,574.51	1,181,551.21
<b>Total Fund Balance</b>		<b>2,921,380.12</b>	<b>2,740,760.94</b>
<b>Beginning Fund Balance</b>		<b>2,921,380.12</b>	<b>2,740,760.94</b>
<b>Net of Revenues VS Expenditures</b>		<b>388,881.27</b>	<b>422,352.90</b>
<b>Ending Fund Balance</b>		<b>3,310,261.39</b>	<b>3,163,113.84</b>
<b>Total Liabilities And Fund Balance</b>		<b>3,345,237.45</b>	<b>3,219,758.25</b>

Fund 219 STREET LIGHT FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
219-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	63,097.81	25,314.33
219-000-017.025	CHASE BANK 90 DAY CD	0.00	28,668.54
	Cash	<u>63,097.81</u>	<u>53,982.87</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Other Assets			
	Other Assets	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b><u>63,097.81</u></b>	<b><u>53,982.87</u></b>
*** Liabilities ***			
Accounts Payable			
219-000-201.000	A/P - VENDORS	6,794.39	8,008.79
	Accounts Payable	<u>6,794.39</u>	<u>8,008.79</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b><u>6,794.39</u></b>	<b><u>8,008.79</u></b>
*** Fund Balance ***			
Unassigned			
219-000-390.000	FUND BALANCE - UNDESIGNATED	112,564.69	116,017.61
	Unassigned	<u>112,564.69</u>	<u>116,017.61</u>
	<b>Total Fund Balance</b>	<b><u>112,564.69</u></b>	<b><u>116,017.61</u></b>
	<b>Beginning Fund Balance</b>	<b>112,564.69</b>	<b>116,017.61</b>
	<b>Net of Revenues VS Expenditures</b>	<b>(56,261.27)</b>	<b>(70,043.53)</b>
	<b>Ending Fund Balance</b>	<b>56,303.42</b>	<b>45,974.08</b>
	<b>Total Liabilities And Fund Balance</b>	<b>63,097.81</b>	<b>53,982.87</b>

Fund 220 SIDE STREET MAINTENANCE

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
220-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	21,375.69	17,165.87
220-000-017.025	CHASE BANK 90 DAY CD	0.00	3,651.85
	Cash	<u>21,375.69</u>	<u>20,817.72</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Assets</b>	<b>21,375.69</b>	<b>20,817.72</b>
*** Liabilities ***			
Accounts Payable			
	Accounts Payable	<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
	<b>Total Liabilities</b>	<b>0.00</b>	<b>0.00</b>
*** Fund Balance ***			
Unassigned			
220-000-390.000	FUND BALANCE - UNDESIGNATED	15,104.49	15,104.49
	Unassigned	<u>15,104.49</u>	<u>15,104.49</u>
	<b>Total Fund Balance</b>	<b>15,104.49</b>	<b>15,104.49</b>
	<b>Beginning Fund Balance</b>	<b>15,104.49</b>	<b>15,104.49</b>
	<b>Net of Revenues VS Expenditures</b>	<b>6,271.20</b>	<b>5,713.23</b>
	<b>Ending Fund Balance</b>	<b>21,375.69</b>	<b>20,817.72</b>
	<b>Total Liabilities And Fund Balance</b>	<b>21,375.69</b>	<b>20,817.72</b>



Fund 249 BUILDING

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>*** Assets ***</b>			
Cash			
249-000-012.000	PETTY CASH	100.00	100.00
249-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	196,936.77	105,735.29
249-000-013.002	CHASE 5503 - ACCRUE ABSENCES	20,374.56	20,374.56
249-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	248,427.53	236,569.77
249-000-015.061	COMERICA - GOVERNMENT T-BILLS	305,416.77	308,413.95
249-000-017.025	CHASE BANK 90 DAY CD	0.00	74,325.16
Cash		771,255.63	745,518.73
Accounts Receivable			
Accounts Receivable		0.00	0.00
Other Assets			
249-000-123.050	PREPAID INSURANCE	323.64	1,024.01
249-000-126.000	UNREALIZED GAINS/LOSSES	0.00	20,478.24
Other Assets		323.64	21,502.25
Due From Other Funds			
Due From Other Funds		0.00	0.00
<b>Total Assets</b>		<b>771,579.27</b>	<b>767,020.98</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
249-000-201.000	A/P - VENDORS	(2,305.02)	1,831.51
Accounts Payable		(2,305.02)	1,831.51
Due To Other Funds			
249-000-205.001	DUE TO GENERAL FUND	125.00	0.00
249-000-289.000	DUE TO PAYROLL FUND	3,307.91	2,843.47
Due To Other Funds		3,432.91	2,843.47
<b>Total Liabilities</b>		<b>1,127.89</b>	<b>4,674.98</b>
<b>*** Fund Balance ***</b>			
Unassigned			
249-000-390.000	FUND BALANCE - UNDESIGNATED	862,927.45	836,558.30
Unassigned		862,927.45	836,558.30
Assigned			
249-000-393.050	FUND BALANCE - ACCRUED ABSENCES	28,923.17	2,405.60
Assigned		28,923.17	2,405.60
<b>Total Fund Balance</b>		<b>891,850.62</b>	<b>838,963.90</b>
<b>Beginning Fund Balance</b>		<b>891,850.62</b>	<b>838,963.90</b>
<b>Net of Revenues VS Expenditures</b>		<b>(121,399.24)</b>	<b>(76,617.90)</b>
<b>Ending Fund Balance</b>		<b>770,451.38</b>	<b>762,346.00</b>
<b>Total Liabilities And Fund Balance</b>		<b>771,579.27</b>	<b>767,020.98</b>

Fund 266 LAW ENFORCEMENT FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>*** Assets ***</b>			
Cash			
266-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	681,855.39	792,826.38
266-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	1,204,024.91	1,146,341.75
266-000-015.061	COMERICA - GOVERNMENT T-BILLS	403,559.50	407,519.88
266-000-017.025	CHASE BANK 90 DAY CD	0.00	662,630.33
	Cash	2,289,439.80	3,009,318.34
Accounts Receivable			
266-000-036.000	A/R - SYCAMORE REG PATROLS	33,176.20	42,478.96
266-000-036.001	A/R - DANBURY REG PATROLS	28,853.50	7,213.30
266-000-037.000	A/R - ST JOE HOSPITAL REG PATROLS	0.00	10,040.00
	Accounts Receivable	62,029.70	59,732.26
Other Assets			
266-000-123.050	PREPAID INSURANCE	300.00	300.00
266-000-126.000	UNREALIZED GAINS/LOSSES	0.00	68,279.91
	Other Assets	300.00	68,579.91
Due From Other Funds			
266-000-065.000	DUE FROM UTIL	0.00	853.38
	Due From Other Funds	0.00	853.38
	<b>Total Assets</b>	<b>2,351,769.50</b>	<b>3,138,483.89</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
266-000-201.000	A/P - VENDORS	486.45	4,863.95
	Accounts Payable	486.45	4,863.95
Liabilities-ST			
	Liabilities-ST	0.00	0.00
Liabilities-LT (under 1 year)			
	Liabilities-LT (under 1 year)	0.00	0.00
Liabilities-LT (over 1 year)			
266-000-287.001	DEFERRED REVENUE PILOT	2,964.20	3,027.31
	Liabilities-LT (over 1 year)	2,964.20	3,027.31
Due To Other Funds			
	Due To Other Funds	0.00	0.00
	<b>Total Liabilities</b>	<b>3,450.65</b>	<b>7,891.26</b>
<b>*** Fund Balance ***</b>			
Unassigned			
266-000-390.000	FUND BALANCE - UNDESIGNATED	1,411,360.76	1,998,574.07
	Unassigned	1,411,360.76	1,998,574.07
	<b>Total Fund Balance</b>	<b>1,411,360.76</b>	<b>1,998,574.07</b>

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
	<b>Beginning Fund Balance</b>	<b>1,411,360.76</b>	<b>1,998,574.07</b>
	<b>Net of Revenues VS Expenditures</b>	<b>936,958.09</b>	<b>1,132,018.56</b>
	<b>Ending Fund Balance</b>	<b>2,348,318.85</b>	<b>3,130,592.63</b>
	<b>Total Liabilities And Fund Balance</b>	<b>2,351,769.50</b>	<b>3,138,483.89</b>

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
464-000-001.000	HUNT 4758 CHK - OPERATING	1,501,766.85	1,378,264.71
	Cash	<u>1,501,766.85</u>	<u>1,378,264.71</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
	Due From Other Funds	<u>0.00</u>	<u>0.00</u>
<b>Total Assets</b>		<b>1,501,766.85</b>	<b>1,378,264.71</b>
*** Liabilities ***			
Accounts Payable			
464-000-201.000	A/P - VENDORS	0.00	17,000.00
	Accounts Payable	<u>0.00</u>	<u>17,000.00</u>
Liabilities-LT (over 1 year)			
464-000-339.000	DEFERRED REVENUE	1,501,402.52	1,491,637.52
	Liabilities-LT (over 1 year)	<u>1,501,402.52</u>	<u>1,491,637.52</u>
Due To Other Funds			
	Due To Other Funds	<u>0.00</u>	<u>0.00</u>
<b>Total Liabilities</b>		<b>1,501,402.52</b>	<b>1,508,637.52</b>
*** Fund Balance ***			
Unassigned			
464-000-390.000	FUND BALANCE - UNDESIGNATED	10.52	1,452.32
	Unassigned	<u>10.52</u>	<u>1,452.32</u>
Assigned			
	Assigned	<u>0.00</u>	<u>0.00</u>
<b>Total Fund Balance</b>		<b>10.52</b>	<b>1,452.32</b>
<b>Beginning Fund Balance</b>		<b>10.52</b>	<b>1,452.32</b>
<b>Net of Revenues VS Expenditures</b>		<b>353.81</b>	<b>(131,825.13)</b>
<b>Ending Fund Balance</b>		<b>364.33</b>	<b>(130,372.81)</b>
<b>Total Liabilities And Fund Balance</b>		<b>1,501,766.85</b>	<b>1,378,264.71</b>

Fund 508 PARKS & RECREATION

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
508-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	131,144.12	46,091.87
508-000-013.002	CHASE 5503 - ACCRUED ABSENCES	3,577.69	3,577.69
508-000-013.004	CHASE 5503 - GOVERNMENT T-BILLS	70,457.76	67,977.06
508-000-015.061	COMERICA - GOVERNMENT T-BILLS	399,543.12	403,463.46
508-000-017.025	CHASE BANK 90 DAY CD	0.00	48,515.55
Cash		<u>604,722.69</u>	<u>569,625.63</u>
Accounts Receivable			
Accounts Receivable		<u>0.00</u>	<u>0.00</u>
Other Assets			
508-000-123.050	PREPAID INSURANCE	3,395.07	4,067.16
508-000-126.000	UNREALIZED GAINS/LOSSES	911.50	14,900.57
Other Assets		<u>4,306.57</u>	<u>18,967.73</u>
Due From Other Funds			
Due From Other Funds		<u>0.00</u>	<u>0.00</u>
<b>Total Assets</b>		<b><u>609,029.26</u></b>	<b><u>588,593.36</u></b>
*** Liabilities ***			
Accounts Payable			
508-000-201.000	A/P - VENDORS	1,677.84	1,404.00
Accounts Payable		<u>1,677.84</u>	<u>1,404.00</u>
Liabilities-ST			
Liabilities-ST		<u>0.00</u>	<u>0.00</u>
Liabilities-LT (under 1 year)			
Liabilities-LT (under 1 year)		<u>0.00</u>	<u>0.00</u>
Other Liabilities			
Other Liabilities		<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
508-000-205.001	DUE TO GENERAL FUND	0.00	15.99
508-000-285.000	DUE TO UTILITY FUND	0.00	49.84
508-000-289.000	DUE TO PAYROLL FUND	1,945.84	2,442.98
Due To Other Funds		<u>1,945.84</u>	<u>2,508.81</u>
<b>Total Liabilities</b>		<b><u>3,623.68</u></b>	<b><u>3,912.81</u></b>
*** Fund Balance ***			
Unassigned			
508-000-390.000	FUND BALANCE - UNDESIGNATED	179,133.54	184,841.14
Unassigned		<u>179,133.54</u>	<u>184,841.14</u>
Assigned			
508-000-393.010	FUND BALANCE - BUILDING RESERVE	401,730.53	401,730.53
508-000-393.050	FUND BALANCE - ACCRUED ABSENCES	11,635.49	10,911.90
Assigned		<u>413,366.02</u>	<u>412,642.43</u>

Fund 508 PARKS & RECREATION

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Fund Balance ***			
508-000-393.055	Restricted FUND BALANCE - SCHROETER	2,550.00	2,550.00
	Restricted	2,550.00	2,550.00
<b>Total Fund Balance</b>		<b>595,049.56</b>	<b>600,033.57</b>
<b>Beginning Fund Balance</b>		<b>595,049.56</b>	<b>600,033.57</b>
<b>Net of Revenues VS Expenditures</b>		<b>10,356.02</b>	<b>(15,353.02)</b>
<b>Fund Balance Adjustments</b>		<b>0.00</b>	<b>0.00</b>
<b>Ending Fund Balance</b>		<b>605,405.58</b>	<b>584,680.55</b>
<b>Total Liabilities And Fund Balance</b>		<b>609,029.26</b>	<b>588,593.36</b>

Fund 701 TRUST AND AGENCY

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
*** Assets ***			
Cash			
701-000-013.000	CHASE 5503 - DAILY OPERATING CHECKING	781,589.24	465,111.26
	Cash	<u>781,589.24</u>	<u>465,111.26</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Other Assets			
	Other Assets	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
701-000-068.000	DUE FROM TAX FUND	0.00	7.03
	Due From Other Funds	<u>0.00</u>	<u>7.03</u>
	<b>Total Assets</b>	<b><u>781,589.24</u></b>	<b><u>465,118.29</u></b>
*** Liabilities ***			
Accounts Payable			
701-000-201.000	A/P - VENDORS	34,486.25	0.00
	Accounts Payable	<u>34,486.25</u>	<u>0.00</u>
Liabilities-ST			
701-000-201.024	ARBOR HILLS PERFORMANCE BOND	0.00	15,000.00
701-000-202.003	DELINQUENT PERSONAL/MANUF PROP TAX	16,833.10	20,153.13
701-000-203.028	PARK PAVILLION SECURITY DEPOSIT	0.00	100.00
	Liabilities-ST	<u>16,833.10</u>	<u>35,253.13</u>
Other Liabilities			
701-000-201.016	5288 GEDDES RD WATER MAIN	0.00	712.25
701-000-201.018	PPW PERFORMANCE GUARANTEE	20,000.00	0.00
701-000-201.084	9220 FORD ROAD WETLAND ESCROW	675.00	675.00
701-000-201.087	PPW PH1 UTILITY REPAIR BOND	0.00	39,215.00
701-000-202.001	CONSTRUCTION BONDS	16,000.00	12,000.00
701-000-202.005	TEMPORARY BOND SIGNS	0.00	500.00
701-000-202.008	DG RES.-WOODSIDE VILLAGE SURETY BOND	40,000.00	40,000.00
701-000-202.009	WOODSIDE VILLAGE	9,559.00	5,460.00
701-000-202.011	HURON DENTAL	0.00	12,669.50
701-000-202.017	STONE VALLEY PRIVATE ROAD	2,200.25	0.00
701-000-202.020	TEMPORARY OCCUPANCY	1,000.00	2,660.00
701-000-202.024	HYUNDAI SITE EXPANSION	141,325.25	46,515.75
701-000-202.028	SELECTIVE GROUP 2003 UNCLAIMED BOND	42,000.00	42,000.00
701-000-202.030	BROOKWOOD	0.00	2,060.50
701-000-202.031	GLEN OAKS COOPERATIVE OFFICE ADDITION	(1,095.00)	(148.00)
701-000-202.032	HAWTHORNE MILL AREA PLAN	1,100.00	1,100.00
701-000-202.033	ARBOR HILLS ANIMAL CLINIC CUP	(2,677.25)	4,537.00
701-000-202.034	YPSI DISTRICT LIBRARY SUPERIOR BRANCH	5,739.75	2,189.00
701-000-202.035	PROSPECT POINTE WEST - FINAL SITE PLAN	31,737.50	105,365.25
701-000-202.036	PROSPECT POINTE WEST ENGINEERING	5,352.50	5,352.50
701-000-202.038	SUTTON RIDGE M & G BOND	308,270.00	0.00
701-000-202.041	HSHV SHED ADDITION	1,363.75	1,363.75
701-000-202.042	SE MICHIGAN LAND HOLDINGS	6,797.50	14,602.52
701-000-202.045	DIXBORO HOUSE RESTAURANT	1,767.00	1,578.00
701-000-202.048	CR DEVCO - PROSPECT & BERKSHIRE	7.50	7.50
701-000-202.054	HYUNDAI PARKING LOT 2021	7,901.00	7,605.00
701-000-202.055	BROMLEY PARK CONDOS	1,122.50	1,122.50
701-000-202.056	THE MEADOWS	37,751.00	28,236.00
701-000-202.058	PLYMOUTH & NAPIER REZONING	0.00	2,500.00
701-000-202.059	AUTUMN WOODS ESCROW	1,788.92	1,788.92
701-000-202.061	GARRETT'S SPACE	250.00	(1,008.00)
701-000-202.071	HUMANE SOCIETY PARKING LOT	3,919.00	3,919.00
701-000-202.080	DG RES.(MCTAVISH) BROOKSIDE 3 TREE BOND	10,000.00	10,000.00

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>*** Liabilities ***</b>			
701-000-202.081	DG RES.(MCTAVISH) BROOKSIDE 3 UTIL. BOND	34,630.00	34,630.00
701-000-202.083	SJMH THE FARM AT ST JOES	(1,191.00)	(1,444.50)
701-000-202.087	JACK SMILY WETLAND MITIGATION 2016	875.00	0.00
701-000-202.090	TAX COLLECTION 2020	2,020.72	2,020.72
701-000-202.091	CLOVER GROUP	80.00	80.00
	Other Liabilities	730,269.89	429,865.16
	Due To Other Funds		
	Due To Other Funds	0.00	0.00
	<b>Total Liabilities</b>	<b>781,589.24</b>	<b>465,118.29</b>
<b>*** Fund Balance ***</b>			
	Unassigned		
	Unassigned	0.00	0.00
	<b>Total Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Beginning Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Net of Revenues VS Expenditures</b>	<b>0.00</b>	<b>0.00</b>
	<b>Ending Fund Balance</b>	<b>0.00</b>	<b>0.00</b>
	<b>Total Liabilities And Fund Balance</b>	<b>781,589.24</b>	<b>465,118.29</b>



Fund 751 PAYROLL FUND

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>*** Assets ***</b>			
Cash			
751-000-014.000	HUNT 9485 CHECKING	31,739.94	24,104.16
	Cash	<u>31,739.94</u>	<u>24,104.16</u>
Accounts Receivable			
	Accounts Receivable	<u>0.00</u>	<u>0.00</u>
Other Assets			
	Other Assets	<u>0.00</u>	<u>0.00</u>
Due From Other Funds			
751-000-062.000	DUE FROM BUILDING FUND	3,307.91	2,843.47
751-000-065.000	DUE FROM UTIL	12,286.24	8,726.82
751-000-066.000	DUE FROM FIRE FUND	29,962.89	27,786.84
751-000-069.000	DUE FROM PARK FUND	1,945.84	2,442.98
751-000-071.000	DUE FROM GENERAL FUND	13,208.45	13,560.79
	Due From Other Funds	<u>60,711.33</u>	<u>55,360.90</u>
<b>Total Assets</b>		<b>92,451.27</b>	<b>79,465.06</b>
<b>*** Liabilities ***</b>			
Accounts Payable			
751-000-206.000	DUE TO JOHN HANCOCK-EMPLOYEE	1,668.95	1,336.91
751-000-206.050	DUE TO JOHN HANCOCK-EMPLOYER	3,337.90	2,673.82
751-000-207.000	DUE TO MERS #1 FIRE MERS-EMPLOYEE	8,465.06	6,405.73
751-000-207.025	DUE TO MERS#1 FIRE -EMPLOYER	29,232.69	23,306.16
751-000-207.050	DUE TO MERS#2-EMPLOYEE	7,734.41	5,892.62
751-000-207.055	DUE TO MERS#2-EMPLOYER	25,629.23	19,480.93
751-000-218.000	DUE TO HCSP NON-UNION - EMPLOYEE	4,242.38	3,302.53
751-000-218.050	DUE TO HCSP FIRE UNION - EMPLOYEE	4,691.36	2,228.59
751-000-218.075	DUE TO HCSP-NON-UNION-EMPLOYER	2,511.50	6,300.00
751-000-218.076	DUE TO HCSP - UNION - EMPLOYER	0.00	3,600.00
	Accounts Payable	<u>87,513.48</u>	<u>74,527.29</u>
Liabilities-ST			
	Liabilities-ST	<u>0.00</u>	<u>0.00</u>
Due To Other Funds			
751-000-205.003	DUE TO GENERAL FUND-START LOAN	4,937.79	4,937.77
	Due To Other Funds	<u>4,937.79</u>	<u>4,937.77</u>
<b>Total Liabilities</b>		<b>92,451.27</b>	<b>79,465.06</b>
<b>*** Fund Balance ***</b>			
Unassigned			
	Unassigned	<u>0.00</u>	<u>0.00</u>
<b>Total Fund Balance</b>		<b>0.00</b>	<b>0.00</b>
<b>Beginning Fund Balance</b>		<b>0.00</b>	<b>0.00</b>
<b>Net of Revenues VS Expenditures</b>		<b>0.00</b>	<b>0.00</b>
<b>Ending Fund Balance</b>		<b>0.00</b>	<b>0.00</b>

GL Number	Description	PERIOD ENDED 09/30/2022	PERIOD ENDED 09/30/2023
<b>Total Liabilities And Fund Balance</b>		<b>92,451.27</b>	<b>79,465.06</b>

10:40 AM

# Superior Township Utility Department

## Balance Sheet

11/03/23

Accrual Basis

	Sep 30, 23	Aug 31, 23	Sep 30, 22
<b>ASSETS</b>			
Current Assets			
Checking/Savings			
100 · CASH - O&M			
101 · Checking - Chase 205000485529	863,464.24	802,775.01	543,266.46
104 · O&M Petty Cash	100.00	100.00	100.00
Total 100 · CASH - O&M	863,564.24	802,875.01	543,366.46
120 · CASH - CAPITAL RESERVE			
125 · CR Chkg. - Chase 639918234	1,512,214.83	1,596,293.28	1,988,171.08
1251 · CR Checking-Huntington Bank4855	1,691,827.06	1,691,827.06	1,419.12
Total 120 · CASH - CAPITAL RESERVE	3,204,041.89	3,288,120.34	1,989,590.20
140 · CASH - DEBT SERVICE RESERVE			
147 · T Bills - Huntington Bank-5151	460,159.85	458,192.75	2,073,202.50
Total 140 · CASH - DEBT SERVICE RESE...	460,159.85	458,192.75	2,073,202.50
Total Checking/Savings	4,527,765.98	4,549,188.10	4,606,159.16
Accounts Receivable			
160 · A/R - Due From Other Funds			
160-GF · Due From General Fund	19.98	59.95	
160-PR · Due From Parks & Rec.	49.84	99.52	
Total 160 · A/R - Due From Other Funds	69.82	159.47	
161 · A/R - Other Customers	36,624.18	47,782.12	1,568.78
162 · A/R - Water/Sewer Bills (UB)	1,104,712.26	1,103,609.61	934,002.90
Total Accounts Receivable	1,141,406.26	1,151,551.20	935,571.68
Other Current Assets			
163 · Res. for Bad Debts	3,426.96	3,426.96	3,426.96
164 · Undeposited Funds	37,995.53	5,424.83	9,628.81
166 · Prepaid Expenses	16,098.00	19,947.28	5,166.27
170 · Inventory - Meters & Parts	42,878.33	35,646.44	36,923.14
Total Other Current Assets	100,398.82	64,445.51	55,145.18
Total Current Assets	5,769,571.06	5,765,184.81	5,596,876.02
Fixed Assets			
174 · Buildings	3,434,386.74	3,434,386.74	3,385,724.74
175 · Acc. Dep. - Buildings	(1,825,688.05)	(1,816,640.38)	(1,716,700.01)
176 · Water & Sewer System	23,902,086.95	23,902,086.95	23,145,355.95
177 · Acc. Dep. - Water & Sewer Sys.	(10,471,854.98)	(10,423,873.81)	(9,989,555.94)
178 · Improvements & Equipment	294,591.76	294,591.76	948,332.01
179 · Acc. Dep - Imp. & Equipment	(134,684.49)	(133,782.91)	(788,754.90)
180 · Office Improvements	125,975.16	125,975.16	120,057.65
181 · Acc. Dep. - Office Improvements	(52,494.75)	(52,066.00)	(54,593.00)
182 · Office Furniture & Equipment	73,300.27	73,300.27	162,668.27
183 · Acc. Dep. - Off. Furn. & Equip.	(66,853.52)	(66,047.69)	(146,551.56)
184 · Vehicles	665,543.57	665,543.57	675,088.57

# Superior Township Utility Department

## Balance Sheet

11/03/23

Accrual Basis

	Sep 30, 23	Aug 31, 23	Sep 30, 22
185 · Acc. Dep. - Vehicles	(546,421.34)	(543,267.96)	(517,761.43)
186 · Metering Program	54,927.87	54,927.87	169,481.87
187 · Acc. Dep. - Meter Program	(50,727.75)	(50,270.00)	(159,788.75)
188 · Land	210,462.50	210,462.50	210,462.50
190 · Const. in Progress	2,786,964.24	2,736,561.94	2,718,115.89
<b>Total Fixed Assets</b>	<b>18,399,514.18</b>	<b>18,411,888.01</b>	<b>18,161,581.86</b>
<b>TOTAL ASSETS</b>	<b>24,169,085.24</b>	<b>24,177,072.82</b>	<b>23,758,457.88</b>
<b>LIABILITIES &amp; EQUITY</b>			
Liabilities			
Current Liabilities			
Accounts Payable			
200 · A/P - Due To Other Funds			
200-FF · Due To Fire Fund	13,034.41		
200-GF · Due To General Fund	7,977.19	126.00	150.00
200-LF · Due to Law Fund	853.38		
200-PF · Due To Payroll Fund	8,726.82	14,424.28	12,286.24
200-PR · Due To Parks & Rec.	470.08		
<b>Total 200 · A/P - Due To Other Funds</b>	<b>31,061.88</b>	<b>14,550.28</b>	<b>12,436.24</b>
205 · A/P - Vendors	281,627.19	340,969.74	313,631.89
<b>Total Accounts Payable</b>	<b>312,689.07</b>	<b>355,520.02</b>	<b>326,068.13</b>
Other Current Liabilities			
219 · Contracts Payable			
223 · 2013 Refunded Bond			137,136.24
224 · Michigan Finance Authority Bond	1,355,124.00	1,355,124.00	1,072,974.00
<b>Total 219 · Contracts Payable</b>	<b>1,355,124.00</b>	<b>1,355,124.00</b>	<b>1,210,110.24</b>
225 · Accrued Vacation & Sick Pay	44,825.47	44,825.47	41,852.48
227 · Ann Arbor Twp. Permit Fees	3,229.52		
<b>Total Other Current Liabilities</b>	<b>1,403,178.99</b>	<b>1,399,949.47</b>	<b>1,251,962.72</b>
<b>Total Current Liabilities</b>	<b>1,715,868.06</b>	<b>1,755,469.49</b>	<b>1,578,030.85</b>
<b>Total Liabilities</b>	<b>1,715,868.06</b>	<b>1,755,469.49</b>	<b>1,578,030.85</b>
Equity			
390 · Retained Earnings	22,295,645.30	22,295,645.30	21,348,085.92
Net Income	157,571.88	125,958.03	832,341.11
<b>Total Equity</b>	<b>22,453,217.18</b>	<b>22,421,603.33</b>	<b>22,180,427.03</b>
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b>24,169,085.24</b>	<b>24,177,072.82</b>	<b>23,758,457.88</b>

SUPERIOR TOWNSHIP UTILITY DEPARTMENT  
 O&M PROFIT & LOSS - BUDGET TO ACTUAL

	JAN - SEP 23	BUDGET	\$ OVER BUDGET	% OF BUDGET
ORDINARY INCOME/EXPENSE				
INCOME				
400 · WATER & SEWER INCOME				
401 · WATER & SEWER SALES				
404 · WATER SALES	2,242,322.42	2,933,250.00	(690,927.58)	76.4%
405 · SEWER SALES	1,369,576.78	1,750,000.00	(380,423.22)	78.3%
TOTAL 401 · WATER & SEWER SALES	3,611,899.20	4,683,250.00	(1,071,350.80)	77.1%
407 · WATER SALES DURING CONSTRUC...	675.00	2,500.00	(1,825.00)	27.0%
408 · PENALTY INCOME	69,291.47	80,000.00	(10,708.53)	86.6%
TOTAL 400 · WATER & SEWER INCOME	3,681,865.67	4,765,750.00	(1,083,884.33)	77.3%
410 · METER SALES INCOME	11,857.25	5,000.00	6,857.25	237.1%
412 · CONNECTION FEES INCOME				
415 · TAP FEES INCOME	3,496.00			
416 · T&T INCOME	5,000.00			
TOTAL 412 · CONNECTION FEES INCOME	8,496.00			
420 · MISCELLANEOUS INCOME				
421 · NEW CUST./INSTALL FEES	11,927.83	15,000.00	(3,072.17)	79.5%
423 · CUSTOMER CALL OUT INCOME	0.00	500.00	(500.00)	0.0%
424 · OFFICE RENT INCOME	6,000.00	6,000.00	0.00	100.0%
425 · OTHER MISCELLANEOUS INCOME	(95.83)	1,000.00	(1,095.83)	(9.6)%
TOTAL 420 · MISCELLANEOUS INCOME	17,832.00	22,500.00	(4,668.00)	79.3%
440 · INTEREST INCOME				
441 · INTEREST ON BANK ACCOUNTS	11,548.16	12,000.00	(451.84)	96.2%
TOTAL 440 · INTEREST INCOME	11,548.16	12,000.00	(451.84)	96.2%
TOTAL INCOME	3,731,599.08	4,805,250.00	(1,073,650.92)	77.7%
GROSS PROFIT	3,731,599.08	4,805,250.00	(1,073,650.92)	77.7%
EXPENSE				
550 · WATER & SEWER PURCHASED				
555 · WATER PURCHASED	1,230,644.96	1,633,000.00	(402,355.04)	75.4%
560 · SEWER PURCHASED				
560-MO. · SEWER PURCHASED - MONT...	833,208.07	1,107,000.00	(273,791.93)	75.3%
560-TU · SEWER PURCHASED - TRUE UP	0.00			
TOTAL 560 · SEWER PURCHASED	833,208.07	1,107,000.00	(273,791.93)	75.3%
TOTAL 550 · WATER & SEWER PURCHASED	2,063,853.03	2,740,000.00	(676,146.97)	75.3%

SUPERIOR TOWNSHIP UTILITY DEPARTMENT  
 O&M PROFIT & LOSS - BUDGET TO ACTUAL

	JAN - SEP 23	BUDGET	\$ OVER BUDGET	% OF BUDGET
600 · PAYROLL EXPENSES				
601 · SALARIES	433,670.62	594,692.00	(161,021.38)	72.9%
602 · OVERTIME PREMIUM	22,091.91	24,235.00	(2,143.09)	91.2%
603 · TAXABLE BENEFITS	66,317.34	58,826.00	7,491.34	112.7%
605 · FICA/MEDICARE	39,207.71	51,848.00	(12,640.29)	75.6%
607 · EMPLOYEE INSURANCE				
607-A · HSA ADMINISTRATIVE FEES	114.75	170.00	(55.25)	67.5%
607-D · DENTAL INSURANCE PREMIUMS	6,276.40	9,488.00	(3,211.60)	66.2%
607-L · LIFE INSURANCE PREMIUMS	703.70	2,833.00	(2,129.30)	24.8%
607-M · MEDICAL INSURANCE PREMIU...	92,093.16	119,837.00	(27,743.84)	76.8%
607-V · VISION INSURANCE PREMIUMS	1,471.36	2,300.00	(828.64)	64.0%
TOTAL 607 · EMPLOYEE INSURANCE	100,659.37	134,628.00	(33,968.63)	74.8%
609 · PENSION EXPENSE	70,456.22	90,000.00	(19,543.78)	78.3%
610 · MERS 2% HCSP	18,628.50	24,488.00	(5,859.50)	76.1%
TOTAL 600 · PAYROLL EXPENSES	751,031.67	978,717.00	(227,685.33)	76.7%
611 · BUILDING & EQUIPMENT EXPENSES				
611-AB · ADMINISTRATION BUILDING				
620-AB · REPAIRS & MAINTENANCE	7,417.38	10,000.00	(2,582.62)	74.2%
643-AB · COMPUTER SERVICES & SU...	15,966.58	30,000.00	(14,033.42)	53.2%
645-AB · OPERATING SUPPLIES	3,707.43	4,000.00	(292.57)	92.7%
665-AB · UTILITIES	5,538.66	7,100.00	(1,561.34)	78.0%
668-AB · TELECOMMUNICATIONS	10,218.27	15,000.00	(4,781.73)	68.1%
677-AB · LEASED EQUIPMENT	8,903.61	13,000.00	(4,096.39)	68.5%
678-AB · CLEANING SERVICES	4,383.00	5,000.00	(617.00)	87.7%
681-AB · ALARM SERVICE	634.50	550.00	84.50	115.4%
TOTAL 611-AB · ADMINISTRATION BUILDI...	56,769.43	84,650.00	(27,880.57)	67.1%
611-LB · LIFT & BOOSTER STATIONS				
620-LB · REPAIRS & MAINTENANCE	15,362.07	20,000.00	(4,637.93)	76.8%
645-LB · OPERATING SUPPLIES	0.00	1,000.00	(1,000.00)	0.0%
665-LB · UTILITIES	15,251.52	23,000.00	(7,748.48)	66.3%
668-LB · TELECOMMUNICATIONS	2,478.77	3,000.00	(521.23)	82.6%
TOTAL 611-LB · LIFT & BOOSTER STATI...	33,092.36	47,000.00	(13,907.64)	70.4%

SUPERIOR TOWNSHIP UTILITY DEPARTMENT  
 O&M PROFIT & LOSS - BUDGET TO ACTUAL

	JAN - SEP 23	BUDGET	\$ OVER BUDGET	% OF BUDGET
611-MF · MAINTENANCE FACILITY				
620-MF · REPAIRS & MAINTENANCE	23,317.53	23,000.00	317.53	101.4%
643-MF · COMPUTER SERVICES & SUP...	16,467.69	30,000.00	(13,532.31)	54.9%
645-MF · OPERATING SUPPLIES	8,225.79	25,000.00	(16,774.21)	32.9%
665-MF · UTILITIES	11,864.18	20,000.00	(8,135.82)	59.3%
668-MF · TELECOMMUNICATIONS	8,420.11	10,000.00	(1,579.89)	84.2%
677-MF · LEASED EQUIPMENT	0.00	0.00	0.00	0.0%
678-MF · CLEANING SERVICES	4,383.00	5,000.00	(617.00)	87.7%
681-MF · ALARM SERVICE	1,129.50	1,300.00	(170.50)	86.9%
TOTAL 611-MF · MAINTENANCE FACILITY	<u>73,807.80</u>	<u>114,300.00</u>	<u>(40,492.20)</u>	<u>64.6%</u>
TOTAL 611 · BUILDING & EQUIPMENT EXPE...	163,669.59	245,950.00	(82,280.41)	66.5%
670 · OTHER EXPENSES				
618 · REPAIRS & MAINTENANCE - OTHER				
620 · R&M - SYSTEM	57,706.82	80,000.00	(22,293.18)	72.1%
625 · R&M - ROOT FOAMING	3,730.65	9,000.00	(5,269.35)	41.5%
TOTAL 618 · REPAIRS & MAINTENANCE - ...	<u>61,437.47</u>	<u>89,000.00</u>	<u>(27,562.53)</u>	<u>69.0%</u>
630 · PROFESSIONAL SERVICES				
631 · PS - ENGINEERS (OHM)	13,297.25	25,000.00	(11,702.75)	53.2%
632 · PS - AUDITORS (PHP)	6,700.00	6,700.00	0.00	100.0%
635 · PS - ATTORNEYS	0.00	15,000.00	(15,000.00)	0.0%
636 · PS - OTHER	0.00	250.00	(250.00)	0.0%
TOTAL 630 · PROFESSIONAL SERVICES	<u>19,997.25</u>	<u>46,950.00</u>	<u>(26,952.75)</u>	<u>42.6%</u>
650 · EMPLOYEE RELATED EXPENSES				
651 · UNIFORMS	1,236.07	3,000.00	(1,763.93)	41.2%
652 · TRANSPORTATION & MILEAGE	4,295.73	6,250.00	(1,954.27)	68.7%
653 · EMPLOYEE TRAINING	2,429.00	4,000.00	(1,571.00)	60.7%
656 · MISC. EMPLOYEE EXPENSES	0.00	1,200.00	(1,200.00)	0.0%
TOTAL 650 · EMPLOYEE RELATED EXPEN...	<u>7,960.80</u>	<u>14,450.00</u>	<u>(6,489.20)</u>	<u>55.1%</u>
TOTAL 670 · OTHER EXPENSES	89,395.52	150,400.00	(61,004.48)	59.4%

SUPERIOR TOWNSHIP UTILITY DEPARTMENT  
 O&M PROFIT & LOSS - BUDGET TO ACTUAL

	JAN - SEP 23	BUDGET	\$ OVER BUDGET	% OF BUDGET
671-1 · TOTAL OTHER EXPENSES				
671 · METERS & SUPPLIES	96,630.40	100,000.00	(3,369.60)	96.6%
672 · FUEL	10,114.06	12,000.00	(1,885.94)	84.3%
673 · INSURANCE & BONDS	31,865.48	42,000.00	(10,134.52)	75.9%
676 · POSTAGE	14,787.25	18,000.00	(3,212.75)	82.2%
700 · BANK FEES	165.09	500.00	(334.91)	33.0%
709 · PRINTING & PUBLISHING	10,822.57	20,000.00	(9,177.43)	54.1%
711 · MEMBERSHIPS, DUES & LICENSES	7,664.43	15,000.00	(7,335.57)	51.1%
712 · MISCELLANEOUS EXPENSE	0.00	250.00	(250.00)	0.0%
TOTAL 671-1 · TOTAL OTHER EXPENSES	172,049.28	207,750.00	(35,700.72)	82.8%
TOTAL EXPENSE	3,239,999.09	4,322,817.00	(1,082,817.91)	75.0%
NET ORDINARY INCOME	491,599.99	482,433.00	9,166.99	101.9%
OTHER INCOME/EXPENSE				
OTHER EXPENSE				
850 · TRANSFERS OUT				
856 · TRANS. OUT TO CAPITAL RESERVE	137,752.76	482,433.00	(344,680.24)	28.6%
TOTAL 850 · TRANSFERS OUT	137,752.76	482,433.00	(344,680.24)	28.6%
TOTAL OTHER EXPENSE	137,752.76	482,433.00	(344,680.24)	28.6%
NET OTHER INCOME	(137,752.76)	(482,433.00)	344,680.24	28.6%
NET INCOME	353,847.23	0.00	353,847.23	100.0%



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11/03/23

Accrual Basis

## Superior Township Utility Department O&M P&L by Month

January through September 2023

	Jan 23	Feb 23	Mar 23	Apr 23	May 23	Jun 23	Jul 23	Aug 23	Sep 23	TOTAL
<b>Ordinary Income/Expense</b>										
<b>Income</b>										
400 · Water & Sewer Income										
401 · Water & Sewer Sales										
404 · Water Sales	209,016	192,426	180,975	189,794	223,257	329,057	320,442	316,160	281,197	2,242,322
405 · Sewer Sales	148,836	137,195	128,695	130,551	145,301	180,439	166,843	174,228	157,487	1,369,577
<b>Total 401 · Water &amp; Sewer Sales</b>	<b>357,852</b>	<b>329,621</b>	<b>309,670</b>	<b>320,346</b>	<b>368,558</b>	<b>509,496</b>	<b>487,285</b>	<b>490,388</b>	<b>438,684</b>	<b>3,611,899</b>
407 · Water Sales during Construction			300		225	150				675
408 · Penalty Income	9,777	6,212	8,525	8,363	7,988	4,942	7,283	7,130	9,071	69,291
<b>Total 400 · Water &amp; Sewer Income</b>	<b>367,629</b>	<b>335,833</b>	<b>318,495</b>	<b>328,708</b>	<b>376,771</b>	<b>514,588</b>	<b>494,568</b>	<b>497,518</b>	<b>447,755</b>	<b>3,681,866</b>
410 · Meter Sales Income			1,400		1,050	1,750		50	7,607	11,857
412 · Connection Fees Income										
415 · Tap Fees Income									3,496	3,496
416 · T&T Income									5,000	5,000
<b>Total 412 · Connection Fees Income</b>									<b>8,496</b>	<b>8,496</b>
420 · Miscellaneous Income										
421 · New Cust./Install Fees	905	3,233	1,220	645	2,176	1,600	320	690	1,139	11,928
424 · Office Rent Income		6,000								6,000
425 · Other Miscellaneous Income									(96)	(96)
<b>Total 420 · Miscellaneous Income</b>	<b>905</b>	<b>9,233</b>	<b>1,220</b>	<b>645</b>	<b>2,176</b>	<b>1,600</b>	<b>320</b>	<b>690</b>	<b>1,043</b>	<b>17,832</b>
440 · Interest Income										
441 · Interest on Bank Accounts	23	1,749	1,071	1,183	1,364	1,383	1,354	1,784	1,635	11,548
<b>Total 440 · Interest Income</b>	<b>23</b>	<b>1,749</b>	<b>1,071</b>	<b>1,183</b>	<b>1,364</b>	<b>1,383</b>	<b>1,354</b>	<b>1,784</b>	<b>1,635</b>	<b>11,548</b>
<b>Total Income</b>	<b>368,557</b>	<b>346,815</b>	<b>322,186</b>	<b>330,536</b>	<b>381,361</b>	<b>519,322</b>	<b>496,243</b>	<b>500,042</b>	<b>466,537</b>	<b>3,731,599</b>
<b>Gross Profit</b>	<b>368,557</b>	<b>346,815</b>	<b>322,186</b>	<b>330,536</b>	<b>381,361</b>	<b>519,322</b>	<b>496,243</b>	<b>500,042</b>	<b>466,537</b>	<b>3,731,599</b>
<b>Expense</b>										
550 · Water & Sewer Purchased										
555 · Water Purchased	110,754	97,299	101,964	98,405	131,838	186,602	175,967	173,387	154,430	1,230,645
560 · Sewer Purchased										
560-Mo. · Sewer Purchased - Monthly	78,771	78,005	115,674	89,248	76,634	96,973	83,373	96,489	118,042	833,208
560-TU · Sewer Purchased - True Up										
<b>Total 560 · Sewer Purchased</b>	<b>78,771</b>	<b>78,005</b>	<b>115,674</b>	<b>89,248</b>	<b>76,634</b>	<b>96,973</b>	<b>83,373</b>	<b>96,489</b>	<b>118,042</b>	<b>833,208</b>
<b>Total 550 · Water &amp; Sewer Purchased</b>	<b>189,525</b>	<b>175,304</b>	<b>217,638</b>	<b>187,652</b>	<b>208,472</b>	<b>283,575</b>	<b>259,340</b>	<b>269,876</b>	<b>272,472</b>	<b>2,063,853</b>
600 · Payroll Expenses										
601 · Salaries	64,150	44,277	44,604	44,637	40,703	42,098	43,916	65,480	43,805	433,671
602 · Overtime Premium	4,238	2,257	1,026	1,513	2,906	2,507	2,740	3,833	1,071	22,092
603 · Taxable Benefits	34,372	8,790	1,331	1,331	718	1,139	2,235	14,783	1,618	66,317
605 · FICA/Medicare	7,752	4,155	3,518	3,556	3,324	3,432	3,669	6,320	3,483	39,208
607 · Employee Insurance										
607-A · HSA Administrative Fees	13	13	13	13	13	13	13	13	13	115
607-D · Dental Insurance Premiums	734	734	734	734	734	610	665	665	665	6,276
607-L · Life Insurance Premiums	79	79	79	79	79	68	68	91	79	704
607-M · Medical Insurance Premiums	9,980	9,980	9,980	9,980	9,980	9,980	9,980	11,496	10,738	92,093
607-V · Vision Insurance Premiums	171	171	171	171	171	143	159	159	159	1,471
<b>Total 607 · Employee Insurance</b>	<b>10,977</b>	<b>10,977</b>	<b>10,977</b>	<b>10,977</b>	<b>10,977</b>	<b>10,813</b>	<b>10,884</b>	<b>12,423</b>	<b>11,653</b>	<b>100,659</b>
609 · Pension Expense	8,037	7,787	9,772	6,520	6,060	6,425	6,978	12,288	6,590	70,456
610 · MERS 2% HCSP	2,137	2,137	2,137	2,137	1,837	1,837	2,137	2,137	2,137	18,629
<b>Total 600 · Payroll Expenses</b>	<b>131,662</b>	<b>80,381</b>	<b>73,365</b>	<b>70,671</b>	<b>66,524</b>	<b>68,250</b>	<b>72,558</b>	<b>117,264</b>	<b>70,357</b>	<b>751,032</b>

**Superior Township Utility Department  
O&M P&L by Month  
January through September 2023**

	Jan 23	Feb 23	Mar 23	Apr 23	May 23	Jun 23	Jul 23	Aug 23	Sep 23	TOTAL
<b>611 - Building &amp; Equipment Expenses</b>										
<b>611-AB - Administration Building</b>										
620-AB - Repairs & Maintenance	519	67	67	(1,280)	6,435	965	353	220	72	7,417
643-AB - Computer Services & Supplies	9,379	879	1,091	481	855	1,774	493	489	526	15,967
645-AB - Operating Supplies	416	244	163	71	70	1,132	410	972	230	3,707
665-AB - Utilities	745	759	672	681	532	538	544	588	479	5,539
668-AB - Telecommunications	2,037	1,089	1,060	850	1,007	997	1,189	908	1,081	10,218
677-AB - Leased Equipment	739	589	1,641	369	958	1,641	369	958	1,641	8,904
678-AB - Cleaning Services	487	487	487	487	487	487	487	487	487	4,383
681-AB - Alarm Service	138			138			359			635
<b>Total 611-AB - Administration Building</b>	<b>14,460</b>	<b>4,113</b>	<b>5,181</b>	<b>1,797</b>	<b>10,344</b>	<b>7,533</b>	<b>4,203</b>	<b>4,622</b>	<b>4,516</b>	<b>56,769</b>
<b>611-LB - Lift &amp; Booster Stations</b>										
620-LB - Repairs & Maintenance	1,273	1,163	533			11,544			848	15,362
665-LB - Utilities	2,231	2,381	2,470	2,380	1,753	1,441	925	821	848	15,252
668-LB - Telecommunications	243	243	283	283	283	293	284	284	284	2,479
<b>Total 611-LB - Lift &amp; Booster Stations</b>	<b>3,747</b>	<b>3,787</b>	<b>3,286</b>	<b>2,663</b>	<b>2,036</b>	<b>13,279</b>	<b>1,209</b>	<b>1,105</b>	<b>1,981</b>	<b>33,092</b>
<b>611-MF - Maintenance Facility</b>										
620-MF - Repairs & Maintenance	822	328	188	4,125	4,791	2,218	1,402	8,489	955	23,318
643-MF - Computer Services & Supplies	9,298	375	516	375	375	4,216	387	384	541	16,468
645-MF - Operating Supplies	576	67	2,067	103	4,372	353	442	600	(355)	8,226
665-MF - Utilities	2,107	2,121	1,844	1,433	922	825	913	848	851	11,864
668-MF - Telecommunications	768	761	889	994	994	1,004	1,009	1,010	990	8,420
678-MF - Cleaning Services	487	487	487	487	487	487	487	487	487	4,383
681-MF - Alarm Service	303			303			524			1,130
<b>Total 611-MF - Maintenance Facility</b>	<b>14,361</b>	<b>4,140</b>	<b>5,991</b>	<b>7,820</b>	<b>11,942</b>	<b>9,103</b>	<b>5,163</b>	<b>11,818</b>	<b>3,469</b>	<b>73,808</b>
<b>Total 611 - Building &amp; Equipment Expenses</b>	<b>32,568</b>	<b>12,041</b>	<b>14,458</b>	<b>12,280</b>	<b>24,322</b>	<b>29,915</b>	<b>10,576</b>	<b>17,544</b>	<b>9,965</b>	<b>163,670</b>
<b>670 - Other Expenses</b>										
<b>618 - Repairs &amp; Maintenance - Other</b>										
620 - R&M - System	6,599	2,859	8,645	4,225	18,223	4,084	75	2,458	10,539	57,707
625 - R&M - Root Foaming							3,731			3,731
<b>Total 618 - Repairs &amp; Maintenance - Other</b>	<b>6,599</b>	<b>2,859</b>	<b>8,645</b>	<b>4,225</b>	<b>18,223</b>	<b>4,084</b>	<b>3,806</b>	<b>2,458</b>	<b>10,539</b>	<b>61,437</b>
<b>630 - Professional Services</b>										
631 - PS - Engineers (OHM)		1,074			1,152	7,619	780	2,673		13,297
632 - PS - Auditors (PHP)						6,700				6,700
<b>Total 630 - Professional Services</b>		<b>1,074</b>			<b>1,152</b>	<b>14,319</b>	<b>780</b>	<b>2,673</b>		<b>19,997</b>
<b>650 - Employee Related Expenses</b>										
651 - Uniforms	50	65	498			86	415	122		1,236
652 - Transportation & Mileage	879	107			1,443	851		1,015		4,296
653 - Employee Training	1,325	20		804	(70)	350				2,429
<b>Total 650 - Employee Related Expenses</b>	<b>2,254</b>	<b>192</b>	<b>498</b>	<b>804</b>	<b>1,373</b>	<b>1,287</b>	<b>415</b>	<b>1,137</b>		<b>7,961</b>
<b>Total 670 - Other Expenses</b>	<b>8,853</b>	<b>4,124</b>	<b>9,143</b>	<b>5,029</b>	<b>20,748</b>	<b>19,690</b>	<b>5,001</b>	<b>6,267</b>	<b>10,539</b>	<b>89,396</b>

10:40 AM

11/03/23

Accrual Basis

**Superior Township Utility Department  
O&M P&L by Month  
January through September 2023**

	Jan 23	Feb 23	Mar 23	Apr 23	May 23	Jun 23	Jul 23	Aug 23	Sep 23	TOTAL
<b>671-1 · Total Other Expenses</b>										
671 · Meters & Supplies	2,574	9,087	7,649	(412)	2,060	62,303	2,506	2,522	8,341	96,630
672 · Fuel	1,974	1,163	597	373	1,036	1,137	817	1,327	1,690	10,114
673 · Insurance & Bonds	3,502	3,502	3,502	3,502	3,502	3,293	3,687	3,687	3,687	31,865
676 · Postage	1,043	3,001		1,618	1,500	1,500	1,999	2,126	2,000	14,787
700 · Bank Fees	20	20	20	20	20	20	40	5		165
709 · Printing & Publishing		409	1	1,702	5,927	1,583	891		310	10,823
711 · Memberships, Dues & Licenses	7,386	42					237			7,664
712 · Miscellaneous Expense				12,677		(12,677)				
<b>Total 671-1 · Total Other Expenses</b>	<b>16,500</b>	<b>17,224</b>	<b>11,770</b>	<b>19,480</b>	<b>14,045</b>	<b>57,159</b>	<b>10,177</b>	<b>9,667</b>	<b>16,027</b>	<b>172,049</b>
<b>Total Expense</b>	<b>379,108</b>	<b>289,073</b>	<b>326,374</b>	<b>295,113</b>	<b>334,112</b>	<b>458,589</b>	<b>357,650</b>	<b>420,618</b>	<b>379,361</b>	<b>3,239,999</b>
<b>Net Ordinary Income</b>	<b>(10,552)</b>	<b>57,742</b>	<b>(4,188)</b>	<b>35,423</b>	<b>47,249</b>	<b>60,733</b>	<b>138,593</b>	<b>79,424</b>	<b>87,176</b>	<b>491,600</b>
<b>Other Income/Expense</b>										
Other Expense										
850 · Transfers OUT										
856 · Trans. Out to Capital Reserve						137,753				137,753
<b>Total 850 · Transfers OUT</b>						<b>137,753</b>				<b>137,753</b>
<b>Total Other Expense</b>						<b>137,753</b>				<b>137,753</b>
<b>Net Other Income</b>						<b>(137,753)</b>				<b>(137,753)</b>
<b>Net Income</b>	<b>(10,552)</b>	<b>57,742</b>	<b>(4,188)</b>	<b>35,423</b>	<b>47,249</b>	<b>(77,020)</b>	<b>138,593</b>	<b>79,424</b>	<b>87,176</b>	<b>353,847</b>

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 101 - GENERAL								
Revenues								
Dept 000 - REVENUE								
101-000-402.000	CURRENT- REAL/PROPERTY/IFT TAX	631,047.00	631,047.00	631,049.52	0.00	(2.52)	100.00	589,618.28
101-000-403.050	PRIOR YEARS DELQ PERS PROP	200.00	200.00	0.00	0.00	200.00	0.00	76.21
101-000-404.000	TRAILER FEES	4,500.00	4,500.00	2,054.50	228.00	2,445.50	45.66	2,981.50
101-000-406.000	PILOT PROGRAM TAXES	875.00	875.00	872.55	0.00	2.45	99.72	651.92
101-000-407.000	PPT REIMBURSEMENT	1,100.00	1,100.00	494.69	0.00	605.31	44.97	862.49
101-000-451.000	ELECTION REIMBURSEMENTS	5,000.00	5,000.00	54.00	0.00	4,946.00	1.08	12,928.71
101-000-452.000	CABLE TV FRANCHISE FEES - COMC	145,000.00	145,000.00	145,000.00	0.00	0.00	100.00	145,000.00
101-000-453.000	CABLE TV FRANCHISE FEES - AT&T	50,000.00	50,000.00	50,000.00	0.00	0.00	100.00	50,000.00
101-000-574.000	STATE CONSTITUTIONAL REVENUE S	1,530,021.00	1,530,021.00	748,025.00	0.00	781,996.00	48.89	1,013,974.00
101-000-575.000	ROW REVENUE STATE & OTHER RESC	11,000.00	11,000.00	9,567.39	0.00	1,432.61	86.98	10,500.65
101-000-576.000	STATE REVENUE SHARING	49,918.00	49,918.00	49,918.00	0.00	0.00	100.00	48,648.00
101-000-590.000	GRANTS	100,000.00	100,000.00	75,000.00	75,000.00	25,000.00	75.00	88,166.17
101-000-605.000	ORDINANCE VIOLATION REIMBURSEM	500.00	500.00	510.00	230.00	(10.00)	102.00	240.00
101-000-607.000	PLANNING ADMINISTRATION FEES	7,000.00	7,000.00	7,925.00	900.00	(925.00)	113.21	3,832.50
101-000-611.000	MEETINGS, COURT REIMBURSEMENT	100.00	100.00	0.00	0.00	100.00	0.00	0.00
101-000-626.000	SUMMER TAX COLLECTION FEES	32,000.00	32,000.00	30,720.00	23,305.00	1,280.00	96.00	29,355.00
101-000-630.000	BAG & TAG PROGRAM FEES	2,000.00	2,000.00	975.00	75.00	1,025.00	48.75	938.25
101-000-631.000	RECYCLING EDUCATION REVENUE	100.00	100.00	200.00	0.00	(100.00)	200.00	0.00
101-000-632.000	SYCAMORE MEADOWS LITTER CONTRC	4,800.00	4,800.00	2,800.00	0.00	2,000.00	58.33	4,400.00
101-000-633.000	DANBURY LITTER CONTROL	4,800.00	4,800.00	2,800.00	0.00	2,000.00	58.33	2,400.00
101-000-634.000	SUPERIOR DAY DONATIONS	0.00	5,500.00	5,500.00	0.00	0.00	100.00	0.00
101-000-664.000	INTEREST/DIVIDENDS	2,500.00	22,000.00	21,051.33	1,745.31	948.67	95.69	5,265.45
101-000-666.000	DELINQUENT INTEREST & PENALTY I	100.00	100.00	244.90	0.00	(144.90)	244.90	4.70
101-000-672.000	MEDICAL INSURANCE/COBRA INCOME	0.00	0.00	0.62	0.00	(0.62)	100.00	0.31
101-000-673.000	INSURANCE REIMBURSEMENTS INCOM	2,000.00	22,391.00	22,390.56	0.00	0.44	100.00	401.38
101-000-674.000	CELL TOWER REVENUE	35,000.00	35,000.00	26,904.05	3,041.17	8,095.95	76.87	26,120.45
101-000-674.050	INFORMATION REQUESTS	50.00	50.00	0.00	0.00	50.00	0.00	0.00
101-000-675.000	DELINQUENT W/S BILLS ADMIN FEE	4,500.00	4,500.00	4,590.00	0.00	(90.00)	102.00	3,500.00
101-000-680.000	INVESTMENT EARNINGS	(3,600.00)	25,000.00	28,456.72	4,625.73	(3,456.72)	113.83	(2,248.96)
101-000-698.000	MISCELLANEOUS INCOME	1,000.00	6,000.00	7,070.18	1,739.10	(1,070.18)	117.84	5,622.90
101-000-699.000	APPROPRIATION FROM FUND BALANC	0.00	77,051.00	0.00	0.00	77,051.00	0.00	0.00
Total Dept 000 - REVENUE		2,621,511.00	2,777,553.00	1,874,174.01	110,889.31	903,378.99	67.48	2,043,239.91
TOTAL REVENUES		2,621,511.00	2,777,553.00	1,874,174.01	110,889.31	903,378.99	67.48	2,043,239.91
Expenditures								
Dept 101 - TOWNSHIP BOARD								
101-101-700.000	BOARD OF TRUSTEES STIPENDS	18,000.00	27,000.00	23,250.00	2,625.00	3,750.00	86.11	17,400.00
101-101-701.005	WETLANDS BOARD STIPENDS	250.00	250.00	0.00	0.00	250.00	0.00	0.00
101-101-701.010	DIXBORO REVIEW BOARD STIPENDS	500.00	500.00	0.00	0.00	500.00	0.00	0.00
101-101-701.015	ZONING BOARD OF APPEAL STIPEND	500.00	1,000.00	1,100.00	340.00	(100.00)	110.00	1,180.00
101-101-710.000	TRAINING	250.00	250.00	25.00	0.00	225.00	10.00	0.00
101-101-801.000	PROFESSIONAL SERVICES - OTHER	100.00	100.00	0.00	0.00	100.00	0.00	233.00
Total Dept 101 - TOWNSHIP BOARD		19,600.00	29,100.00	24,375.00	2,965.00	4,725.00	83.76	18,813.00
Dept 102 - ADMINISTRATION								
101-102-710.000	TRAINING	0.00	0.00	123.00	0.00	(123.00)	100.00	98.00
101-102-719.000	MESC UNEMPLOYMENT BENEFITS	0.00	4,500.00	4,000.60	0.00	499.40	88.90	1,446.47
101-102-728.000	POSTAGE	15,000.00	15,000.00	11,397.76	1,433.20	3,602.24	75.99	12,092.65
101-102-740.000	OPERATING SUPPLIES	4,000.00	4,000.00	3,907.43	203.48	92.57	97.69	2,875.82
101-102-777.000	CEMETERY UPKEEP EXPENSE	1,500.00	1,500.00	1,500.00	0.00	0.00	100.00	1,500.00

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 101 - GENERAL								
Expenditures								
101-102-800.000	PROFESSIONAL SERVICES - ATTORN	10,000.00	10,000.00	15,849.50	1,190.00	(5,849.50)	158.50	2,890.00
101-102-800.010	PROFESSIONAL SERVICES - AUDIT	11,000.00	11,000.00	10,550.00	0.00	450.00	95.91	10,300.00
101-102-800.015	PROFESSIONAL SERVICES - ENGINE	10,000.00	15,000.00	14,643.41	1,521.91	356.59	97.62	15,514.75
101-102-801.000	PROFESSIONAL SERVICES - OTHER	12,500.00	12,500.00	15,070.66	3,772.75	(2,570.66)	120.57	8,648.50
101-102-802.000	PROFESSIONAL SERVICES - IT	50,000.00	50,000.00	31,967.99	4,131.76	18,032.01	63.94	42,694.85
101-102-850.000	TELECOMMUNICATIONS	12,000.00	12,000.00	8,496.54	1,035.25	3,503.46	70.80	8,442.99
101-102-851.000	INSURANCE & BONDS	15,000.00	15,000.00	11,939.57	1,387.64	3,060.43	79.60	11,121.12
101-102-860.000	TRANSPORTATION	6,000.00	6,000.00	5,306.96	402.60	693.04	88.45	3,902.68
101-102-861.000	MEALS & LODGING	1,000.00	1,000.00	1,428.38	0.00	(428.38)	142.84	547.10
101-102-900.000	PRINTING & PUBLISHING	15,000.00	15,000.00	9,215.19	473.80	5,784.81	61.43	8,378.35
101-102-940.000	OTHER FUND CONTRIBUTIONS	(15,000.00)	(15,000.00)	(11,250.00)	(3,750.00)	(3,750.00)	75.00	(11,250.00)
101-102-952.000	YPSILANTI MEALS ON WHEELS	0.00	0.00	2,150.00	0.00	(2,150.00)	100.00	2,150.00
101-102-954.000	EQUIPMENT RENTAL	8,000.00	8,000.00	5,488.38	1,313.46	2,511.62	68.60	5,488.38
101-102-958.000	MEMBERSHIPS & DUES	13,000.00	21,000.00	22,833.41	200.00	(1,833.41)	108.73	18,314.34
101-102-963.000	BANK FEES & CHARGES	7,000.00	7,000.00	97.57	0.00	6,902.43	1.39	233.13
101-102-980.000	EQUIPMENT OVER \$5,000	5,000.00	5,000.00	0.00	0.00	5,000.00	0.00	4,318.13
101-102-981.000	EQUIPMENT UNDER \$5,000	3,000.00	3,000.00	5,388.82	1,552.25	(2,388.82)	179.63	5,466.08
101-102-982.000	DEBT PRINCIPLE	110,000.00	110,000.00	110,000.00	0.00	0.00	100.00	0.00
101-102-983.000	DEBT INTEREST	0.00	43,200.00	84,200.00	41,000.00	(41,000.00)	194.91	0.00
101-102-985.000	TAX CHARGEBACKS	600.00	600.00	67.56	0.00	532.44	11.26	390.52
101-102-999.000	MISCELLANEOUS EXPENSE	4,500.00	4,500.00	84.83	0.00	4,415.17	1.89	58.71
Total Dept 102 - ADMINISTRATION		299,100.00	359,800.00	364,457.56	55,868.10	(4,657.56)	101.29	155,622.57
Dept 171 - TOWNSHIP SUPERVISOR								
101-171-700.000	SUPERVISOR SALARY	96,505.00	96,505.00	74,235.00	7,423.50	22,270.00	76.92	71,379.80
101-171-702.000	SUPERVISOR ASSISTANT SALARY	53,884.00	53,884.00	19,954.00	3,077.00	33,930.00	37.03	2,410.69
101-171-717.000	TOWNSHIP SUPERVISOR TAXB BENEF	3,300.00	5,900.00	6,087.36	379.52	(187.36)	103.18	3,000.00
101-171-740.000	OPERATING SUPPLIES	0.00	0.00	148.00	91.00	(148.00)	100.00	0.00
Total Dept 171 - TOWNSHIP SUPERVISOR		153,689.00	156,289.00	100,424.36	10,971.02	55,864.64	64.26	76,790.49
Dept 191 - ELECTIONS								
101-191-702.000	SALARIES	25,000.00	25,000.00	360.00	0.00	24,640.00	1.44	12,954.62
101-191-702.037	FICA EXEMPT SALARY	1,900.00	1,900.00	0.00	0.00	1,900.00	0.00	15,536.88
101-191-710.000	TRAINING	1,500.00	1,500.00	0.00	0.00	1,500.00	0.00	0.00
101-191-728.000	POSTAGE	1,500.00	1,500.00	0.00	0.00	1,500.00	0.00	5,612.53
101-191-740.000	OPERATING SUPPLIES	3,000.00	3,000.00	145.52	0.00	2,854.48	4.85	12,142.21
101-191-801.000	PROFESSIONAL SERVICES - OTHER	0.00	0.00	0.00	0.00	0.00	0.00	350.00
101-191-862.000	PRECINCT RENT	3,000.00	3,000.00	0.00	0.00	3,000.00	0.00	1,750.00
101-191-900.000	PRINTING & PUBLISHING	9,000.00	9,000.00	0.00	0.00	9,000.00	0.00	562.88
101-191-980.000	EQUIPMENT OVER \$5,000	6,500.00	6,500.00	0.00	0.00	6,500.00	0.00	8,215.53
101-191-981.000	EQUIPMENT UNDER \$5,000	2,500.00	2,500.00	0.00	0.00	2,500.00	0.00	2,975.00
Total Dept 191 - ELECTIONS		53,900.00	53,900.00	505.52	0.00	53,394.48	0.94	60,099.65
Dept 201 - ACCOUNTING								
101-201-702.000	SALARIES	100,842.00	100,842.00	97,207.29	9,569.10	3,634.71	96.40	75,730.66
101-201-717.000	TAXABLE BENEFITS	6,787.00	8,048.00	8,047.23	0.00	0.77	99.99	6,112.98
101-201-740.000	OPERATING SUPPLIES	2,000.00	2,000.00	1,094.18	0.00	905.82	54.71	1,027.06
101-201-800.965	OTHER FUND EXPENSE CONTRIBUTIC	(46,000.00)	0.00	0.00	0.00	0.00	0.00	0.00
101-201-940.000	OTHER FUND CONTRIBUTIONS	0.00	(46,000.00)	(34,500.00)	(10,500.00)	(11,500.00)	75.00	(34,500.00)

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 101 - GENERAL Expenditures								
Total Dept 201 - ACCOUNTING		63,629.00	64,890.00	71,848.70	(930.90)	(6,958.70)	110.72	48,370.70
Dept 209 - ASSESSOR								
101-209-702.000	SALARIES	198,333.00	198,333.00	153,534.90	15,215.42	44,798.10	77.41	137,005.10
101-209-702.050	BOARD OF REVIEW SALARIES	2,500.00	2,500.00	1,215.00	0.00	1,285.00	48.60	1,290.00
101-209-703.000	CONTRACT SERVICES	2,000.00	2,000.00	1,316.40	0.00	683.60	65.82	1,202.62
101-209-710.000	TRAINING	2,000.00	2,000.00	201.00	0.00	1,799.00	10.05	1,510.00
101-209-717.000	TAXABLE BENEFITS	29,254.00	29,254.00	27,725.00	1,274.00	1,529.00	94.77	23,188.51
101-209-740.000	OPERATING SUPPLIES	1,000.00	1,000.00	212.97	(28.32)	787.03	21.30	406.73
101-209-850.000	TELECOMMUNICATIONS	600.00	600.00	455.13	50.57	144.87	75.86	455.13
101-209-860.000	TRANSPORTATION	200.00	200.00	8.78	0.00	191.22	4.39	77.35
101-209-861.000	MEALS & LODGING	500.00	500.00	322.07	0.00	177.93	64.41	242.78
101-209-958.000	MEMBERSHIPS & DUES	1,500.00	1,500.00	1,103.00	0.00	397.00	73.53	872.00
Total Dept 209 - ASSESSOR		237,887.00	237,887.00	186,094.25	16,511.67	51,792.75	78.23	166,250.22
Dept 215 - CLERK								
101-215-700.000	CLERK SALARY	87,193.00	87,193.00	67,071.20	6,707.12	20,121.80	76.92	64,491.60
101-215-702.000	SALARIES	92,884.00	92,884.00	69,475.89	8,930.25	23,408.11	74.80	70,902.46
101-215-710.000	TRAINING	1,500.00	1,500.00	1,090.00	0.00	410.00	72.67	0.00
101-215-717.000	TAXABLE BENEFITS	13,447.00	13,447.00	6,000.00	0.00	7,447.00	44.62	9,404.50
101-215-740.000	OPERATING SUPPLIES	1,500.00	1,500.00	474.92	0.00	1,025.08	31.66	569.16
Total Dept 215 - CLERK		196,524.00	196,524.00	144,112.01	15,637.37	52,411.99	73.33	145,367.72
Dept 253 - TOWNSHIP TREASURER								
101-253-700.000	TREASURER SALARY	87,193.00	87,193.00	67,071.20	6,707.12	20,121.80	76.92	64,491.61
101-253-702.000	SALARIES	84,710.00	84,710.00	63,972.55	7,827.00	20,737.45	75.52	66,501.49
101-253-703.000	CONTRACT SERVICES	0.00	0.00	100.00	100.00	(100.00)	100.00	0.00
101-253-710.000	TRAINING	1,000.00	4,000.00	3,230.00	0.00	770.00	80.75	550.00
101-253-717.000	TAXABLE BENEFITS	12,493.00	12,493.00	12,959.20	897.02	(466.20)	103.73	22,502.40
101-253-740.000	OPERATING SUPPLIES	1,500.00	1,500.00	2,486.50	0.00	(986.50)	165.77	3,228.65
101-253-801.000	PROFESSIONAL SERVICES - OTHER	0.00	200.00	200.00	0.00	0.00	100.00	0.00
101-253-900.000	PRINTING & PUBLISHING	1,000.00	1,000.00	964.00	0.00	36.00	96.40	794.00
101-253-958.000	MEMBERSHIPS & DUES	150.00	150.00	99.00	0.00	51.00	66.00	195.00
Total Dept 253 - TOWNSHIP TREASURER		188,046.00	191,246.00	151,082.45	15,531.14	40,163.55	79.00	158,263.15
Dept 265 - BUILDINGS & GROUNDS								
101-265-703.000	CONTRACT SERVICES	24,250.00	24,250.00	20,549.00	1,675.00	3,701.00	84.74	17,765.05
101-265-740.000	OPERATING SUPPLIES	7,000.00	7,000.00	2,922.14	487.48	4,077.86	41.74	4,043.33
101-265-920.000	UTILITIES	12,000.00	12,000.00	9,572.55	756.55	2,427.45	79.77	9,584.53
101-265-930.000	REPAIR & MAINTENANCE	20,000.00	20,000.00	15,005.96	1,254.16	4,994.04	75.03	9,725.07
101-265-940.000	OTHER FUND CONTRIBUTIONS	(15,000.00)	(15,000.00)	(11,250.00)	(3,750.00)	(3,750.00)	75.00	(11,250.00)
101-265-976.000	BUILDING IMPROVEMENTS	20,000.00	20,000.00	0.00	0.00	20,000.00	0.00	11,675.00
Total Dept 265 - BUILDINGS & GROUNDS		68,250.00	68,250.00	36,799.65	423.19	31,450.35	53.92	41,542.98
Dept 266 - SPECIAL PROJECTS								
101-266-947.000	MASTER PLAN REVISIONS	15,000.00	16,000.00	17,005.00	895.00	(1,005.00)	106.28	17,285.00
101-266-947.012	GEDDES RIDGE DRAIN	29,650.00	29,650.00	0.00	0.00	29,650.00	0.00	0.00

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 101 - GENERAL								
Expenditures								
101-266-962.000	SPECIAL PROJECTS - MISCELLANEC	5,000.00	39,000.00	27,857.08	1,859.17	11,142.92	71.43	11,100.00
101-266-962.002	YPSILANTI DISTRICT LIBRARY	0.00	50,000.00	115,816.41	0.00	(65,816.41)	231.63	15,419.20
101-266-962.003	PROSPECT ROAD PATHWAY	0.00	0.00	0.00	0.00	0.00	0.00	34,390.54
101-266-962.004	PLYMOUTH RD PATHWAY	50,000.00	50,000.00	34,065.12	0.00	15,934.88	68.13	10,963.50
101-266-962.006	DIXBORO GREEN SCHOOLHOUSE SITE	17,000.00	17,000.00	14,558.02	0.00	2,441.98	85.64	14,256.00
101-266-962.008	ROCK PROPERTY	0.00	0.00	0.00	0.00	0.00	0.00	310,492.03
101-266-962.009	FIREMAN'S PARK	50,000.00	50,000.00	500.00	0.00	49,500.00	1.00	0.00
101-266-962.010	MACARTHUR - SEMCOG	0.00	0.00	140.73	0.00	(140.73)	100.00	41,968.49
101-266-962.011	GEDDES ROAD PATHWAY	0.00	62,000.00	59,466.50	0.00	2,533.50	95.91	19,980.50
101-266-962.017	MACARTHUR PATHWAY	0.00	0.00	3,788.50	999.50	(3,788.50)	100.00	0.00
Total Dept 266 - SPECIAL PROJECTS		166,650.00	313,650.00	273,197.36	3,753.67	40,452.64	87.10	475,855.26
Dept 278 - ORDINANCE ENFORCEMENT								
101-278-702.000	SALARIES	0.00	0.00	0.00	0.00	0.00	0.00	13,887.00
101-278-717.000	TAXABLE BENEFITS	0.00	0.00	0.00	0.00	0.00	0.00	3,066.37
101-278-850.000	TELECOMMUNICATIONS	0.00	0.00	0.00	0.00	0.00	0.00	60.68
Total Dept 278 - ORDINANCE ENFORCEMENT		0.00	0.00	0.00	0.00	0.00	0.00	17,014.05
Dept 410 - PLANNING DEPARTMENT								
101-410-701.000	COMMISSION STIPENDS	3,000.00	3,000.00	2,560.00	0.00	440.00	85.33	1,820.00
101-410-702.000	SALARIES	56,784.00	56,784.00	46,098.00	4,368.00	10,686.00	81.18	54,361.71
101-410-703.000	CONTRACT SERVICES	0.00	0.00	0.00	0.00	0.00	0.00	4,565.00
101-410-710.000	TRAINING	500.00	500.00	100.00	0.00	400.00	20.00	0.00
101-410-715.000	FICA	9,734.00	0.00	0.00	0.00	0.00	0.00	0.00
101-410-717.000	TAXABLE BENEFITS	0.00	9,734.00	6,534.40	373.44	3,199.60	67.13	9,003.90
101-410-740.000	OPERATING SUPPLIES	500.00	500.00	87.64	0.00	412.36	17.53	373.16
101-410-801.000	PROFESSIONAL SERVICES - OTHER	15,000.00	15,000.00	11,802.50	1,270.00	3,197.50	78.68	3,040.00
101-410-900.000	PRINTING & PUBLISHING	750.00	750.00	431.20	0.00	318.80	57.49	0.00
Total Dept 410 - PLANNING DEPARTMENT		86,268.00	86,268.00	67,613.74	6,011.44	18,654.26	78.38	73,163.77
Dept 446 - INFRASTRUCTURE								
101-446-702.000	SALARIES	6,803.00	6,803.00	4,329.34	1,076.33	2,473.66	63.64	5,146.39
101-446-703.000	CONTRACT SERVICES	0.00	750.00	750.00	0.00	0.00	100.00	2,200.00
101-446-740.000	OPERATING SUPPLIES	500.00	500.00	63.63	0.00	436.37	12.73	113.62
101-446-866.000	ROAD MAINTENANCE	150,000.00	150,000.00	117,428.46	0.00	32,571.54	78.29	116,237.00
101-446-867.000	NON-MOTOR TRAILS MAINT.	5,000.00	5,000.00	0.00	0.00	5,000.00	0.00	0.00
101-446-902.000	ROW MAINTENANCE	20,000.00	20,000.00	14,293.67	308.00	5,706.33	71.47	887.00
101-446-920.000	UTILITIES - STREETLIGHTS	0.00	0.00	0.00	0.00	0.00	0.00	5,304.79
101-446-921.000	DRAINS	15,000.00	15,000.00	0.00	0.00	15,000.00	0.00	0.00
Total Dept 446 - INFRASTRUCTURE		197,303.00	198,053.00	136,865.10	1,384.33	61,187.90	69.11	129,888.80
Dept 528 - SOLID WASTE MANAGEMENT								
101-528-703.000	ROADSIDE TRASH REMOVAL	6,000.00	6,000.00	6,643.00	816.00	(643.00)	110.72	5,287.00
101-528-824.000	RECYCLE BIN EXCHANGE	0.00	10,000.00	7,200.00	900.00	2,800.00	72.00	0.00
101-528-826.000	GARBAGE & YARD WASTE TAGS	3,000.00	3,000.00	750.00	0.00	2,250.00	25.00	0.00
101-528-828.000	REIMBURSEMENT FOR DUMP USE	2,000.00	2,000.00	1,625.00	344.50	375.00	81.25	1,569.75

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 101 - GENERAL								
Expenditures								
Total Dept 528 - SOLID WASTE MANAGEMENT		11,000.00	21,000.00	16,218.00	2,060.50	4,782.00	77.23	6,856.75
Dept 550 - TRANSPORTATION SYSTEM								
101-550-864.000	A.A.T.A. FIXED ROUTE	63,347.00	63,347.00	47,510.28	5,278.92	15,836.72	75.00	45,162.00
101-550-865.000	AATA DEMAND RESPONSE	22,819.00	22,819.00	17,114.22	1,901.58	5,704.78	75.00	16,616.25
101-550-868.000	CAP COST OF NEW BUSES	13,872.00	13,872.00	10,404.00	1,156.00	3,468.00	75.00	9,945.72
Total Dept 550 - TRANSPORTATION SYSTEM		100,038.00	100,038.00	75,028.50	8,336.50	25,009.50	75.00	71,723.97
Dept 965 - TRANSFER OF FUNDS								
101-965-965.000	TRANSFER TO RESERVE	53,557.00	0.00	0.00	0.00	0.00	0.00	0.00
101-965-966.000	TRANSFER TO PARK FUND	323,909.00	323,909.00	242,931.78	26,992.42	80,977.22	75.00	233,588.25
101-965-966.002	RESOLUTION #2021-20 ADD'L \$ TC	18,975.00	18,975.00	14,231.25	4,743.75	4,743.75	75.00	10,500.00
Total Dept 965 - TRANSFER OF FUNDS		396,441.00	342,884.00	257,163.03	31,736.17	85,720.97	75.00	244,088.25
Dept 966 - UNALLOCATED EXPENSES								
101-966-715.000	FICA	73,360.00	73,360.00	56,769.81	5,740.95	16,590.19	77.39	55,133.58
101-966-852.000	MEDICAL INSURANCE	110,460.00	110,460.00	63,024.62	7,284.14	47,435.38	57.06	58,770.87
101-966-853.000	DENTAL INSURANCE	12,902.00	12,902.00	6,930.42	835.23	5,971.58	53.72	7,603.66
101-966-854.000	VISION INSURANCE	3,274.00	3,274.00	1,768.77	182.83	1,505.23	54.02	1,975.33
101-966-855.000	LIFE INSURANCE	1,730.00	1,730.00	1,295.21	149.84	434.79	74.87	1,399.72
101-966-856.000	HSA ADMINISTRATION FEES	258.00	258.00	178.50	21.25	79.50	69.19	89.25
101-966-857.000	HCSP	45,282.00	19,870.00	15,891.50	3,173.50	3,978.50	79.98	12,473.11
101-966-858.000	PENSION	135,920.00	135,920.00	100,117.41	10,387.30	35,802.59	73.66	102,896.66
Total Dept 966 - UNALLOCATED EXPENSES		383,186.00	357,774.00	245,976.24	27,775.04	111,797.76	68.75	240,342.18
TOTAL EXPENDITURES		2,621,511.00	2,777,553.00	2,151,761.47	198,034.24	625,791.53	77.47	2,130,053.51
Fund 101 - GENERAL:								
TOTAL REVENUES		2,621,511.00	2,777,553.00	1,874,174.01	110,889.31	903,378.99	67.48	2,043,239.91
TOTAL EXPENDITURES		2,621,511.00	2,777,553.00	2,151,761.47	198,034.24	625,791.53	77.47	2,130,053.51
NET OF REVENUES & EXPENDITURES		0.00	0.00	(277,587.46)	(87,144.93)	277,587.46	100.00	(86,813.60)



REVENUE AND EXPENDITURE REPORT FOR SUPERIOR TOWNSHIP

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 204 - LEGAL DEFENSE FUND								
Revenues								
Dept 000 - REVENUE								
204-000-664.000	INTEREST/DIVIDENDS	800.00	800.00	122.19	9.05	677.81	15.27	1,537.81
204-000-680.000	INVESTMENT EARNINGS	(500.00)	7,500.00	9,066.98	1,216.79	(1,566.98)	120.89	(228.44)
204-000-699.000	APPROPRIATION FROM FUND BALANC	10,700.00	33,300.00	0.00	0.00	33,300.00	0.00	0.00
Total Dept 000 - REVENUE		11,000.00	41,600.00	9,189.17	1,225.84	32,410.83	22.09	1,309.37
TOTAL REVENUES		11,000.00	41,600.00	9,189.17	1,225.84	32,410.83	22.09	1,309.37
Expenditures								
Dept 244 - DEVELOPMENT RIGHTS/LAND PURCHASES								
204-244-802.051	LAND PURCHASES	0.00	30,000.00	30,000.00	0.00	0.00	100.00	0.00
Total Dept 244 - DEVELOPMENT RIGHTS/LAND PURCHASES		0.00	30,000.00	30,000.00	0.00	0.00	100.00	0.00
Dept 245 - LEGAL DEFENSE								
204-245-800.000	PROFESSIONAL SERVICES - ATTORN	10,000.00	10,000.00	8,490.00	700.00	1,510.00	84.90	11,190.00
204-245-801.000	PROFESSIONAL SERVICES - OTHER	1,000.00	1,600.00	1,595.00	0.00	5.00	99.69	877.50
Total Dept 245 - LEGAL DEFENSE		11,000.00	11,600.00	10,085.00	700.00	1,515.00	86.94	12,067.50
TOTAL EXPENDITURES		11,000.00	41,600.00	40,085.00	700.00	1,515.00	96.36	12,067.50
Fund 204 - LEGAL DEFENSE FUND:								
TOTAL REVENUES		11,000.00	41,600.00	9,189.17	1,225.84	32,410.83	22.09	1,309.37
TOTAL EXPENDITURES		11,000.00	41,600.00	40,085.00	700.00	1,515.00	96.36	12,067.50
NET OF REVENUES & EXPENDITURES		0.00	0.00	(30,895.83)	525.84	30,895.83	100.00	(10,758.13)

User: NANCY

DB: Superior Twp

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 206 - FIRE OPERATING FUND								
Revenues								
Dept 000 - REVENUE								
206-000-402.000	CURRENT- REAL/PROPERTY/IFT TAX	2,728,669.00	2,724,444.00	2,724,443.80	0.00	0.20	100.00	2,549,299.69
206-000-403.050	PRIOR YEARS DELQ PERS PROP	1,061.00	1,061.00	0.00	0.00	1,061.00	0.00	63.61
206-000-406.000	PILOT PROGRAM TAXES	3,773.00	3,773.00	3,772.55	0.00	0.45	99.99	2,818.44
206-000-407.000	PPT REIMBURSEMENT	2,652.00	2,652.00	2,138.80	0.00	513.20	80.65	2,751.32
206-000-590.000	GRANTS	205,746.00	141,746.00	145,260.05	0.00	(3,514.05)	102.48	8,293.25
206-000-663.000	INTEREST ON RESERVES INCOME	4,000.00	7,100.00	7,094.56	0.00	5.44	99.92	6,762.54
206-000-664.000	INTEREST/DIVIDENDS	6,000.00	36,000.00	57,642.10	7,952.60	(21,642.10)	160.12	11,585.48
206-000-673.000	INSURANCE REIMBURSEMENTS INCOM	1,000.00	11,000.00	13,754.93	2,190.00	(2,754.93)	125.04	4,994.76
206-000-680.000	INVESTMENT EARNINGS	(7,000.00)	18,000.00	20,483.88	4,982.71	(2,483.88)	113.80	(4,757.38)
206-000-695.000	FALSE ALARM REVENUE	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00	0.00
206-000-698.000	MISCELLANEOUS INCOME	1,000.00	1,000.00	1,000.00	525.00	0.00	100.00	890.09
206-000-699.000	APPROPRIATION FROM FUND BALANC	0.00	20,172.00	0.00	0.00	20,172.00	0.00	0.00
Total Dept 000 - REVENUE		2,947,901.00	2,967,948.00	2,975,590.67	15,650.31	(7,642.67)	100.26	2,582,701.80
TOTAL REVENUES		2,947,901.00	2,967,948.00	2,975,590.67	15,650.31	(7,642.67)	100.26	2,582,701.80
Expenditures								
Dept 264 - VEHICLES								
206-264-740.000	OPERATING SUPPLIES	10,300.00	10,300.00	2,881.73	274.11	7,418.27	27.98	4,411.64
206-264-742.000	FUEL-DIESEL	20,000.00	20,000.00	20,014.06	2,792.41	(14.06)	100.07	19,856.26
206-264-860.000	TRANSPORTATION	2,000.00	2,000.00	904.02	0.00	1,095.98	45.20	365.05
206-264-861.000	MEALS & LODGING	3,600.00	3,600.00	2,526.98	633.84	1,073.02	70.19	1,883.50
206-264-930.000	REPAIR & MAINTENANCE	50,000.00	55,000.00	77,105.97	1,733.47	(22,105.97)	140.19	40,177.73
Total Dept 264 - VEHICLES		85,900.00	90,900.00	103,432.76	5,433.83	(12,532.76)	113.79	66,694.18
Dept 265 - BUILDINGS & GROUNDS								
206-265-740.000	OPERATING SUPPLIES	15,000.00	15,000.00	7,669.21	551.39	7,330.79	51.13	11,271.43
206-265-920.000	UTILITIES	24,000.00	24,000.00	18,995.06	1,518.93	5,004.94	79.15	17,239.34
206-265-930.000	REPAIR & MAINTENANCE	20,000.00	35,000.00	47,318.92	10,753.60	(12,318.92)	135.20	44,092.56
Total Dept 265 - BUILDINGS & GROUNDS		59,000.00	74,000.00	73,983.19	12,823.92	16.81	99.98	72,603.33
Dept 336 - FIRE OPERATIONS								
206-336-702.000	SALARIES FULL-TIME FIREFIGHTER	956,761.00	956,761.00	748,538.96	75,571.94	208,222.04	78.24	681,387.52
206-336-702.001	STATE AUTHORIZED OVERTIME	71,514.00	71,514.00	56,077.80	5,668.80	15,436.20	78.42	59,978.22
206-336-702.012	OVERTIME	300,000.00	300,000.00	284,924.72	34,047.31	15,075.28	94.97	296,953.89
206-336-704.000	FIRE CHIEF/MARSHALL EXPENSES	2,000.00	2,000.00	2,247.96	0.00	1,752.04	12.40	1,469.00
206-336-710.000	TRAINING	12,000.00	12,000.00	9,925.47	20.00	2,074.53	82.71	5,254.33
206-336-717.000	TAXABLE BENEFITS	180,663.00	205,663.00	199,587.13	1,732.68	6,075.87	97.05	212,078.34
206-336-740.000	OPERATING SUPPLIES	22,000.00	40,000.00	28,767.26	316.04	11,232.74	71.92	17,593.08
206-336-800.000	PROFESSIONAL SERVICES - ATTORN	1,000.00	1,000.00	1,400.00	0.00	(400.00)	140.00	400.00
206-336-800.010	PROFESSIONAL SERVICES - AUDIT	2,600.00	2,600.00	2,550.00	0.00	50.00	98.08	2,550.00
206-336-800.015	PROFESSIONAL SERVICES - ENGINE	0.00	62,000.00	39,937.00	0.00	22,063.00	64.41	0.00
206-336-801.000	PROFESSIONAL SERVICES - OTHER	22,000.00	22,000.00	21,514.10	35.00	485.90	97.79	20,576.18
206-336-802.000	PROFESSIONAL SERVICES - IT	20,000.00	20,000.00	12,960.50	993.30	7,039.50	64.80	15,622.15
206-336-803.000	ACCOUNTING CHARGEBACK FEE	25,000.00	25,000.00	18,750.00	6,250.00	6,250.00	75.00	18,750.00
206-336-849.000	DISPATCH SERVICES	30,000.00	30,000.00	23,072.21	2,495.39	6,927.79	76.91	25,679.32
206-336-850.000	TELECOMMUNICATIONS	18,000.00	18,000.00	16,963.65	2,253.18	1,036.35	94.24	13,292.09
206-336-851.000	INSURANCE & BONDS	53,000.00	53,000.00	50,979.96	6,853.29	2,020.04	96.19	47,651.81

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 206 - FIRE OPERATING FUND								
Expenditures								
206-336-880.000	FIRE PREVENTION EXPENSE	2,500.00	2,500.00	0.00	0.00	2,500.00	0.00	0.00
206-336-890.000	CONTINGENCIES	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00	0.00
206-336-947.000	GRANT EXPENDITURES	2,100.00	144,100.00	144,356.36	0.00	(256.36)	100.18	61,716.19
206-336-954.000	EQUIPMENT RENTAL	3,000.00	3,000.00	2,056.54	225.79	943.46	68.55	1,909.36
206-336-958.000	MEMBERSHIPS & DUES	6,000.00	6,000.00	3,185.27	125.00	2,814.73	53.09	5,060.50
206-336-963.000	BANK FEES & CHARGES	2,000.00	2,000.00	522.80	94.43	1,477.20	26.14	1,545.07
206-336-980.000	EQUIPMENT OVER \$5,000	45,000.00	88,000.00	87,078.26	0.00	921.74	98.95	4,318.13
206-336-981.000	EQUIPMENT UNDER \$5,000	10,000.00	10,000.00	11,577.55	0.00	(1,577.55)	115.78	10,910.34
206-336-982.000	DEBT PRINCIPLE	103,000.00	103,000.00	102,864.00	0.00	136.00	99.87	100,721.00
206-336-983.000	DEBT INTEREST	1,100.00	1,100.00	1,028.64	0.00	71.36	93.51	2,035.85
206-336-985.000	TAX CHARGEBACKS	2,000.00	2,000.00	197.83	0.00	1,802.17	9.89	1,688.45
206-336-999.000	MISCELLANEOUS EXPENSE	1,000.00	1,000.00	0.81	0.00	999.19	0.08	0.00
Total Dept 336 - FIRE OPERATIONS		1,904,238.00	2,194,238.00	1,869,064.78	136,682.15	325,173.22	85.18	1,609,140.82
Dept 965 - TRANSFER OF FUNDS								
206-965-965.000	TRANSFER TO BLDG. CONST. RESEF	161,776.00	0.00	0.00	0.00	0.00	0.00	0.00
206-965-966.000	TRANSFER TO TRUCK REPLACE. RES	161,777.00	0.00	0.00	0.00	0.00	0.00	0.00
Total Dept 965 - TRANSFER OF FUNDS		323,553.00	0.00	0.00	0.00	0.00	0.00	0.00
Dept 966 - UNALLOCATED EXPENSES								
206-966-715.000	FICA	82,331.00	82,331.00	96,945.10	8,781.58	(14,614.10)	117.75	92,977.45
206-966-852.000	MEDICAL INSURANCE	192,306.00	167,306.00	126,822.46	15,462.37	40,483.54	75.80	119,639.21
206-966-853.000	DENTAL INSURANCE	14,785.00	14,785.00	9,628.12	1,108.48	5,156.88	65.12	9,534.28
206-966-854.000	VISION INSURANCE	3,380.00	3,380.00	2,286.90	254.10	1,093.10	67.66	2,262.70
206-966-855.000	LIFE INSURANCE	1,634.00	1,634.00	1,225.80	136.20	408.20	75.02	1,154.29
206-966-856.000	HSA ADMINISTRATION FEES	600.00	600.00	459.00	51.00	141.00	76.50	437.75
206-966-857.000	HCSP	57,600.00	43,200.00	32,400.00	3,600.00	10,800.00	75.00	3,000.00
206-966-858.000	PENSION	222,574.00	295,574.00	236,989.66	24,186.84	58,584.34	80.18	216,376.52
Total Dept 966 - UNALLOCATED EXPENSES		575,210.00	608,810.00	506,757.04	53,580.57	102,052.96	83.24	445,382.20
TOTAL EXPENDITURES		2,947,901.00	2,967,948.00	2,553,237.77	208,520.47	414,710.23	86.03	2,193,820.53
Fund 206 - FIRE OPERATING FUND:								
TOTAL REVENUES		2,947,901.00	2,967,948.00	2,975,590.67	15,650.31	(7,642.67)	100.26	2,582,701.80
TOTAL EXPENDITURES		2,947,901.00	2,967,948.00	2,553,237.77	208,520.47	414,710.23	86.03	2,193,820.53
NET OF REVENUES & EXPENDITURES		0.00	0.00	422,352.90	(192,870.16)	(422,352.90)	100.00	388,881.27

REVENUE AND EXPENDITURE REPORT FOR SUPERIOR TOWNSHIP

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 219 - STREET LIGHT FUND								
Revenues								
Dept 000 - REVENUE								
219-000-403.000	SPECIAL ASSESSMENT	81,730.00	81,730.00	0.00	0.00	81,730.00	0.00	(0.10)
219-000-664.000	INTEREST/DIVIDENDS	0.00	1,000.00	948.43	64.66	51.57	94.84	0.00
Total Dept 000 - REVENUE		81,730.00	82,730.00	948.43	64.66	81,781.57	1.15	(0.10)
TOTAL REVENUES		81,730.00	82,730.00	948.43	64.66	81,781.57	1.15	(0.10)
Expenditures								
Dept 223 - STREETLIGHTS								
219-223-800.010	PROFESSIONAL SERVICES - AUDIT	600.00	600.00	600.00	0.00	0.00	100.00	600.00
219-223-920.000	UTILITIES	81,130.00	82,130.00	70,391.96	8,008.79	11,738.04	85.71	55,661.17
Total Dept 223 - STREETLIGHTS		81,730.00	82,730.00	70,991.96	8,008.79	11,738.04	85.81	56,261.17
TOTAL EXPENDITURES		81,730.00	82,730.00	70,991.96	8,008.79	11,738.04	85.81	56,261.17
Fund 219 - STREET LIGHT FUND:								
TOTAL REVENUES		81,730.00	82,730.00	948.43	64.66	81,781.57	1.15	(0.10)
TOTAL EXPENDITURES		81,730.00	82,730.00	70,991.96	8,008.79	11,738.04	85.81	56,261.17
NET OF REVENUES & EXPENDITURES		0.00	0.00	(70,043.53)	(7,944.13)	70,043.53	100.00	(56,261.27)

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 220 - SIDE STREET MAINTENANCE								
Revenues								
Dept 000 - REVENUE								
220-000-403.000	SPECIAL ASSESSMENT	24,700.00	24,700.00	23,517.00	0.00	1,183.00	95.21	23,517.00
220-000-664.000	INTEREST/DIVIDENDS	0.00	0.00	309.55	43.84	(309.55)	100.00	0.00
Total Dept 000 - REVENUE		24,700.00	24,700.00	23,826.55	43.84	873.45	96.46	23,517.00
TOTAL REVENUES		24,700.00	24,700.00	23,826.55	43.84	873.45	96.46	23,517.00
Expenditures								
Dept 222 - MAINTENANCE								
220-222-703.000	CONTRACT SERVICES	24,700.00	24,700.00	18,113.32	3,293.34	6,586.68	73.33	17,245.80
Total Dept 222 - MAINTENANCE		24,700.00	24,700.00	18,113.32	3,293.34	6,586.68	73.33	17,245.80
TOTAL EXPENDITURES		24,700.00	24,700.00	18,113.32	3,293.34	6,586.68	73.33	17,245.80
Fund 220 - SIDE STREET MAINTENANCE:								
TOTAL REVENUES		24,700.00	24,700.00	23,826.55	43.84	873.45	96.46	23,517.00
TOTAL EXPENDITURES		24,700.00	24,700.00	18,113.32	3,293.34	6,586.68	73.33	17,245.80
NET OF REVENUES & EXPENDITURES		0.00	0.00	5,713.23	(3,249.50)	(5,713.23)	100.00	6,271.20

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 249 - BUILDING								
Revenues								
Dept 000 - REVENUE								
249-000-610.000	CHARGES FOR SERVICES INCOME	400,000.00	200,000.00	196,157.00	31,270.00	3,843.00	98.08	256,487.76
249-000-610.025	TEMP OCCUP ADMIN FEES	1,500.00	1,500.00	480.00	0.00	1,020.00	32.00	1,600.00
249-000-663.000	INTEREST ON RESERVES INCOME	100.00	100.00	0.00	0.00	100.00	0.00	51.89
249-000-664.000	INTEREST/DIVIDENDS	1,200.00	6,900.00	5,281.19	497.76	1,618.81	76.54	1,949.70
249-000-673.000	INSURANCE REIMBURSEMENTS INCOM	0.00	0.00	16.11	0.00	(16.11)	100.00	0.00
249-000-680.000	INVESTMENT EARNINGS	(2,500.00)	17,500.00	17,290.76	3,285.10	209.24	98.80	(2,267.29)
249-000-698.000	MISCELLANEOUS INCOME	500.00	500.00	25.00	0.00	475.00	5.00	400.00
249-000-699.000	APPROPRIATION FROM FUND BALANC	18,024.00	178,624.00	0.00	0.00	178,624.00	0.00	0.00
Total Dept 000 - REVENUE		418,824.00	405,124.00	219,250.06	35,052.86	185,873.94	54.12	258,222.06
TOTAL REVENUES		418,824.00	405,124.00	219,250.06	35,052.86	185,873.94	54.12	258,222.06
Expenditures								
Dept 371 - SAFETY INSPECTION								
249-371-702.000	SALARIES	169,365.00	169,365.00	130,276.40	13,027.64	39,088.60	76.92	135,173.77
249-371-703.000	CONTRACT SERVICES	65,000.00	65,000.00	42,650.00	5,050.00	22,350.00	65.62	70,845.00
249-371-710.000	TRAINING	500.00	500.00	765.72	0.00	(265.72)	153.14	315.00
249-371-717.000	TAXABLE BENEFITS	16,229.00	16,229.00	12,727.61	970.38	3,501.39	78.43	52,352.01
249-371-740.000	OPERATING SUPPLIES	3,000.00	3,000.00	2,195.20	340.39	804.80	73.17	1,974.50
249-371-800.000	PROFESSIONAL SERVICES - ATTORN	0.00	8,000.00	7,720.00	440.00	280.00	96.50	0.00
249-371-800.010	PROFESSIONAL SERVICES - AUDIT	1,400.00	1,400.00	1,300.00	0.00	100.00	92.86	1,300.00
249-371-801.000	PROFESSIONAL SERVICES - OTHER	18,000.00	18,000.00	350.53	0.00	17,649.47	1.95	11,842.05
249-371-802.000	PROFESSIONAL SERVICES - IT	10,000.00	10,000.00	8,789.83	4,910.32	1,210.17	87.90	12,737.43
249-371-803.000	BUILDING CHARGEBACK	45,000.00	45,000.00	33,750.00	11,250.00	11,250.00	75.00	33,750.00
249-371-850.000	TELECOMMUNICATIONS	500.00	500.00	455.13	50.57	44.87	91.03	546.16
249-371-851.000	INSURANCE & BONDS	400.00	400.00	348.97	44.42	51.03	87.24	346.71
249-371-860.000	TRANSPORTATION	1,500.00	1,500.00	1,438.92	53.20	61.08	95.93	1,372.86
249-371-861.000	MEALS & LODGING	500.00	500.00	754.58	0.00	(254.58)	150.92	268.62
249-371-900.000	PRINTING & PUBLISHING	100.00	100.00	0.00	0.00	100.00	0.00	119.84
249-371-930.000	REPAIR & MAINTENANCE	100.00	100.00	0.00	0.00	100.00	0.00	0.00
249-371-958.000	MEMBERSHIPS & DUES	1,300.00	1,300.00	575.00	0.00	725.00	44.23	804.00
249-371-963.000	BANK FEES & CHARGES	0.00	100.00	12.00	0.00	88.00	12.00	3.79
249-371-981.000	EQUIPMENT UNDER \$5,000	0.00	500.00	1,048.00	0.00	(548.00)	209.60	598.79
Total Dept 371 - SAFETY INSPECTION		332,894.00	341,494.00	245,157.89	36,136.92	96,336.11	71.79	324,350.53
Dept 966 - UNALLOCATED EXPENSES								
249-966-715.000	FICA	13,879.00	13,879.00	10,637.31	1,040.94	3,241.69	76.64	11,913.49
249-966-852.000	MEDICAL INSURANCE	34,298.00	11,998.00	10,580.58	444.06	1,417.42	88.19	20,201.39
249-966-853.000	DENTAL INSURANCE	1,654.00	1,654.00	1,045.34	120.31	608.66	63.20	699.74
249-966-854.000	VISION INSURANCE	446.00	446.00	295.49	33.76	150.51	66.25	205.09
249-966-855.000	LIFE INSURANCE	313.00	313.00	231.50	26.10	81.50	73.96	181.42
249-966-856.000	HSA ADMINISTRATION FEES	94.00	94.00	55.25	4.25	38.75	58.78	59.50
249-966-857.000	HCSP	8,280.00	8,280.00	6,210.00	690.00	2,070.00	75.00	4,537.50
249-966-858.000	PENSION	26,966.00	26,966.00	21,654.60	2,153.47	5,311.40	80.30	17,472.64
Total Dept 966 - UNALLOCATED EXPENSES		85,930.00	63,630.00	50,710.07	4,512.89	12,919.93	79.70	55,270.77
TOTAL EXPENDITURES		418,824.00	405,124.00	295,867.96	40,649.81	109,256.04	73.03	379,621.30

REVENUE AND EXPENDITURE REPORT FOR SUPERIOR TOWNSHIP

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 249 - BUILDING								
Fund 249 - BUILDING:								
	TOTAL REVENUES	418,824.00	405,124.00	219,250.06	35,052.86	185,873.94	54.12	258,222.06
	TOTAL EXPENDITURES	418,824.00	405,124.00	295,867.96	40,649.81	109,256.04	73.03	379,621.30
	NET OF REVENUES & EXPENDITURES	0.00	0.00	(76,617.90)	(5,596.95)	76,617.90	100.00	(121,399.24)

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 266 - LAW ENFORCEMENT FUND								
Revenues								
Dept 000 - REVENUE								
266-000-402.000	CURRENT- REAL/PROPERTY/IFT TAX	2,143,982.00	2,140,838.00	2,140,837.74	0.00	0.26	100.00	2,003,051.18
266-000-403.050	PRIOR YEARS DELQ PERS PROP	500.00	500.00	0.00	0.00	500.00	0.00	70.62
266-000-406.000	PILOT PROGRAM TAXES	2,214.00	2,964.00	2,964.20	0.00	(0.20)	100.01	2,214.49
266-000-407.000	PPT REIMBURSEMENT	2,250.00	2,250.00	1,680.52	0.00	569.48	74.69	2,161.75
266-000-660.000	FINES & FORFEITS	10,000.00	10,000.00	10,719.22	853.38	(719.22)	107.19	12,351.75
266-000-661.000	SYCAMORE REG LAW ENFORCEMENT	104,000.00	104,000.00	77,672.52	8,630.28	26,327.48	74.69	76,446.36
266-000-662.000	DANBURY REG LAW ENFORCEMENT	89,000.00	89,000.00	64,919.70	7,213.30	24,080.30	72.94	64,919.70
266-000-663.000	INTEREST ON RESERVES INCOME	26.00	26.00	0.00	0.00	26.00	0.00	12.79
266-000-664.000	INTEREST/DIVIDENDS	3,200.00	28,200.00	34,868.26	2,257.09	(6,668.26)	123.65	7,309.15
266-000-668.000	ST. JOSEPH HOSPITAL LAW ENFORC	123,000.00	123,000.00	95,886.00	10,654.00	27,114.00	77.96	90,360.00
266-000-673.000	INSURANCE REIMBURSEMENTS INCOM	100.00	100.00	0.00	0.00	100.00	0.00	50.17
266-000-680.000	INVESTMENT EARNINGS	(5,000.00)	40,000.00	52,609.42	8,334.90	(12,609.42)	131.52	(3,399.95)
266-000-695.000	FALSE ALARM REVENUE	2,000.00	2,000.00	370.00	0.00	1,630.00	18.50	940.00
Total Dept 000 - REVENUE		2,475,272.00	2,542,878.00	2,482,527.58	37,942.95	60,350.42	97.63	2,256,488.01
TOTAL REVENUES		2,475,272.00	2,542,878.00	2,482,527.58	37,942.95	60,350.42	97.63	2,256,488.01
Expenditures								
Dept 278 - ORDINANCE ENFORCEMENT								
266-278-702.000	SALARIES - ORDINANCE OFFICER	11,979.00	11,979.00	6,462.72	933.12	5,516.28	53.95	7,730.38
266-278-740.000	OPERATING SUPPLIES	0.00	10.00	4.76	0.00	5.24	47.60	0.00
266-278-860.000	MILEAGE	5,000.00	5,000.00	3,512.15	535.14	1,487.85	70.24	4,019.72
Total Dept 278 - ORDINANCE ENFORCEMENT		16,979.00	16,989.00	9,979.63	1,468.26	7,009.37	58.74	11,750.10
Dept 310 - CRIME CONTROL								
266-310-703.000	REG SHERIFF'S CONTRACT	1,785,000.00	1,785,000.00	1,278,532.80	142,059.20	506,467.20	71.63	1,241,295.30
266-310-703.001	AUTHORIZED SHERIFF'S OVERTIME	100,000.00	100,000.00	28,532.29	2,201.50	71,467.71	28.53	23,565.14
266-310-703.002	SPECIAL OPERATIONS	10,000.00	10,000.00	0.00	0.00	10,000.00	0.00	0.00
266-310-740.000	OPERATING SUPPLIES	0.00	800.00	799.85	0.00	0.15	99.98	0.00
266-310-800.000	PROFESSIONAL SERVICES - ATTORN	35,000.00	35,000.00	20,619.50	2,150.50	14,380.50	58.91	25,635.75
266-310-800.010	PROFESSIONAL SERVICES - AUDIT	1,000.00	1,000.00	1,000.00	0.00	0.00	100.00	1,000.00
266-310-801.000	PROFESSIONAL SERVICES - OTHER	500.00	500.00	145.00	0.00	355.00	29.00	0.00
266-310-803.000	ACCOUNTING CHARGEBACK FEE	6,000.00	6,000.00	4,500.00	500.00	1,500.00	75.00	4,500.00
266-310-851.000	INSURANCE & BONDS	1,200.00	1,200.00	900.00	100.00	300.00	75.00	900.00
266-310-920.000	UTILITIES	6,000.00	6,000.00	4,666.93	511.95	1,333.07	77.78	4,495.94
266-310-930.000	REPAIR & MAINTENANCE	1,000.00	1,000.00	159.41	0.00	840.59	15.94	151.55
266-310-980.000	EQUIPMENT OVER \$5,000	0.00	0.00	0.00	0.00	0.00	0.00	4,318.11
266-310-985.000	TAX CHARGEBACKS	1,500.00	1,500.00	155.44	0.00	1,344.56	10.36	1,326.66
Total Dept 310 - CRIME CONTROL		1,947,200.00	1,948,000.00	1,340,011.22	147,523.15	607,988.78	68.79	1,307,188.45
Dept 346 - NEIGHBORHOOD WATCH								
266-346-740.000	OPERATING SUPPLIES	0.00	100.00	23.77	0.00	76.23	23.77	0.00
Total Dept 346 - NEIGHBORHOOD WATCH		0.00	100.00	23.77	0.00	76.23	23.77	0.00
Dept 965 - TRANSFER OF FUNDS								
266-965-965.000	TRANSFER TO RESERVES	510,177.00	576,873.00	0.00	0.00	576,873.00	0.00	0.00



PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 266 - LAW ENFORCEMENT FUND								
Expenditures								
Total Dept 965 - TRANSFER OF FUNDS		510,177.00	576,873.00	0.00	0.00	576,873.00	0.00	0.00
Dept 966 - UNALLOCATED EXPENSES								
266-966-715.000	FICA	916.00	916.00	494.40	71.38	421.60	53.97	591.37
Total Dept 966 - UNALLOCATED EXPENSES		916.00	916.00	494.40	71.38	421.60	53.97	591.37
TOTAL EXPENDITURES		2,475,272.00	2,542,878.00	1,350,509.02	149,062.79	1,192,368.98	53.11	1,319,529.92
Fund 266 - LAW ENFORCEMENT FUND:								
TOTAL REVENUES		2,475,272.00	2,542,878.00	2,482,527.58	37,942.95	60,350.42	97.63	2,256,488.01
TOTAL EXPENDITURES		2,475,272.00	2,542,878.00	1,350,509.02	149,062.79	1,192,368.98	53.11	1,319,529.92
NET OF REVENUES & EXPENDITURES		0.00	0.00	1,132,018.56	(111,119.84)	(1,132,018.56)	100.00	936,958.09

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 464 - AMERICAN RESCUE PLAN ACT (ARPA)								
Revenues								
Dept 000 - REVENUE								
464-000-528.000	OTHER FEDERAL GRANTS	50,000.00	50,000.00	0.00	0.00	50,000.00	0.00	0.00
464-000-664.000	INTEREST/DIVIDENDS	60.00	60.00	3,885.37	984.16	(3,825.37)	6,475.62	376.81
Total Dept 000 - REVENUE		50,060.00	50,060.00	3,885.37	984.16	46,174.63	7.76	376.81
TOTAL REVENUES		50,060.00	50,060.00	3,885.37	984.16	46,174.63	7.76	376.81
Expenditures								
Dept 102 - ADMINISTRATION								
464-102-962.009	FIREMAN'S PARK	50,000.00	50,000.00	30,465.50	0.00	19,534.50	60.93	0.00
464-102-962.014	YOUTH ARTS ALLIANCE	0.00	0.00	62,700.00	17,000.00	(62,700.00)	100.00	0.00
464-102-962.016	MIGHTY OAKS - CLR ACADEMY	0.00	0.00	42,500.00	0.00	(42,500.00)	100.00	0.00
464-102-963.000	BANK FEES & CHARGES	60.00	60.00	45.00	5.00	15.00	75.00	23.00
Total Dept 102 - ADMINISTRATION		50,060.00	50,060.00	135,710.50	17,005.00	(85,650.50)	271.10	23.00
TOTAL EXPENDITURES		50,060.00	50,060.00	135,710.50	17,005.00	(85,650.50)	271.10	23.00
Fund 464 - AMERICAN RESCUE PLAN ACT (ARPA):								
TOTAL REVENUES		50,060.00	50,060.00	3,885.37	984.16	46,174.63	7.76	376.81
TOTAL EXPENDITURES		50,060.00	50,060.00	135,710.50	17,005.00	(85,650.50)	271.10	23.00
NET OF REVENUES & EXPENDITURES		0.00	0.00	(131,825.13)	(16,020.84)	131,825.13	100.00	353.81

User: NANCY

DB: Superior Twp

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 508 - PARKS & RECREATION								
Revenues								
Dept 000 - REVENUE								
508-000-588.000	GENERAL FUND CONTRIBUTION	323,909.00	323,909.00	242,931.78	26,992.42	80,977.22	75.00	233,588.25
508-000-588.025	RES #2021-20 ADD'L \$ FROM GEN	18,975.00	18,975.00	14,231.25	4,743.75	4,743.75	75.00	10,500.00
508-000-604.000	REIMBURSEMENT FOR LABOR COSTS	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00	653.44
508-000-663.000	INTEREST ON RESERVES INCOME	0.00	0.00	0.00	0.00	0.00	0.00	12.66
508-000-664.000	INTEREST/DIVIDENDS	0.00	6,000.00	3,484.92	356.66	2,515.08	58.08	(2,213.81)
508-000-673.000	INSURANCE REIMBURSEMENTS INCOM	0.00	0.00	64.45	0.00	(64.45)	100.00	225.77
508-000-680.000	INVESTMENT EARNINGS	0.00	15,000.00	13,989.07	3,139.35	1,010.93	93.26	607.17
508-000-695.000	TENNIS LESSON FEES	2,000.00	0.00	0.00	0.00	0.00	0.00	0.00
508-000-696.000	DONATIONS	600.00	600.00	1,205.00	0.00	(605.00)	200.83	1,350.00
508-000-698.000	MISCELLANEOUS INCOME	0.00	0.00	0.00	0.00	0.00	0.00	1,600.00
508-000-699.000	APPROPRIATION FROM FUND BALANC	917.00	5,704.00	0.00	0.00	5,704.00	0.00	0.00
Total Dept 000 - REVENUE		347,401.00	371,188.00	275,906.47	35,232.18	95,281.53	74.33	246,323.48
TOTAL REVENUES		347,401.00	371,188.00	275,906.47	35,232.18	95,281.53	74.33	246,323.48
Expenditures								
Dept 751 - PARK & REC. ADMINISTRATION								
508-751-701.000	COMMISSION STIPENDS	19,469.00	19,469.00	12,823.20	1,237.60	6,645.80	65.86	11,024.25
508-751-702.000	SALARIES	45,049.00	45,049.00	38,074.80	6,497.40	6,974.20	84.52	33,306.36
508-751-702.002	CONTROLLER SALARY	6,464.00	6,464.00	9,539.70	935.65	(3,075.70)	147.58	4,677.38
508-751-710.000	TRAINING	1,200.00	1,200.00	1,685.50	625.00	(485.50)	140.46	0.00
508-751-717.000	TAXABLE BENEFITS	0.00	10,200.00	10,174.80	617.48	25.20	99.75	0.00
508-751-728.000	POSTAGE	100.00	100.00	0.00	0.00	100.00	0.00	0.00
508-751-740.000	OPERATING SUPPLIES	1,000.00	1,000.00	418.78	0.00	581.22	41.88	221.33
508-751-800.010	PROFESSIONAL SERVICES - AUDIT	1,200.00	1,200.00	1,050.00	0.00	150.00	87.50	1,050.00
508-751-801.000	PROFESSIONAL SERVICES - OTHER	3,500.00	3,500.00	1,894.53	58.99	1,605.47	54.13	11,903.06
508-751-850.000	TELECOMMUNICATIONS	1,500.00	1,500.00	448.01	49.84	1,051.99	29.87	448.89
508-751-851.000	INSURANCE & BONDS	10,500.00	10,500.00	7,457.05	857.88	3,042.95	71.02	6,500.02
508-751-860.000	TRANSPORTATION	1,400.00	1,400.00	984.48	0.00	415.52	70.32	482.98
508-751-900.000	PRINTING & PUBLISHING	500.00	500.00	410.00	0.00	90.00	82.00	0.00
508-751-930.000	REPAIR & MAINTENANCE	500.00	500.00	0.00	0.00	500.00	0.00	0.00
508-751-945.000	OFFICE RENT	6,000.00	6,000.00	6,000.00	0.00	0.00	100.00	6,000.00
508-751-958.000	MEMBERSHIPS & DUES	650.00	650.00	500.00	0.00	150.00	76.92	500.00
508-751-963.000	BANK FEES & CHARGES	300.00	300.00	61.21	24.34	238.79	20.40	2.05
508-751-981.000	EQUIPMENT UNDER \$5,000	1,000.00	1,000.00	0.00	0.00	1,000.00	0.00	134.79
508-751-999.000	MISCELLANEOUS EXPENSE	200.00	200.00	0.00	0.00	200.00	0.00	0.00
Total Dept 751 - PARK & REC. ADMINISTRATION		100,532.00	110,732.00	91,522.06	10,904.18	19,209.94	82.65	76,251.11
Dept 754 - RECREATION								
508-754-702.000	SALARIES	12,241.00	12,241.00	13,606.05	428.96	(1,365.05)	111.15	3,377.72
508-754-717.000	TAXABLE BENEFITS	200.00	200.00	0.00	0.00	200.00	0.00	0.00
508-754-740.000	OPERATING SUPPLIES	3,500.00	3,500.00	2,255.33	782.44	1,244.67	64.44	1,478.44
508-754-801.000	PROFESSIONAL SERVICES - OTHER	7,000.00	7,000.00	1,813.57	0.00	5,186.43	25.91	3,228.84
508-754-801.050	PROFESSIONAL SERVICES-TENNIS I	2,000.00	2,000.00	0.00	0.00	2,000.00	0.00	0.00
508-754-850.000	TELECOMMUNICATIONS	660.00	660.00	0.00	0.00	660.00	0.00	450.00
508-754-860.000	TRANSPORTATION	100.00	100.00	0.00	0.00	100.00	0.00	0.00
508-754-930.000	REPAIR & MAINTENANCE	500.00	500.00	0.00	0.00	500.00	0.00	0.00
508-754-975.000	SIGNAGE	2,000.00	2,000.00	546.75	0.00	1,453.25	27.34	771.00
Total Dept 754 - RECREATION		28,201.00	28,201.00	18,221.70	1,211.40	9,979.30	64.61	9,306.00

PERIOD ENDING 09/30/2023

GL NUMBER	DESCRIPTION	2023		YTD BALANCE 09/30/2023	ACTIVITY FOR MONTH 09/30/23	AVAILABLE BALANCE	% BDGT USED	YTD BALANCE 09/30/2022
		ORIGINAL BUDGET	2023 AMENDED BUDGET					
Fund 508 - PARKS & RECREATION								
Expenditures								
Dept 755 - PARK MAINTENANCE								
508-755-702.000	SALARIES	111,908.00	111,908.00	112,194.46	12,871.92	(286.46)	100.26	83,363.58
508-755-710.000	TRAINING	700.00	700.00	625.00	0.00	75.00	89.29	40.00
508-755-717.000	TAXABLE BENEFITS	3,986.00	3,986.00	984.73	0.00	3,001.27	24.70	3,263.13
508-755-740.000	OPERATING SUPPLIES	5,500.00	5,500.00	2,689.49	135.89	2,810.51	48.90	2,018.19
508-755-740.003	HERBICIDE (NON-SELECTIVE)	500.00	500.00	0.00	0.00	500.00	0.00	0.00
508-755-740.004	SAND-GRAVEL-BARK-SOIL	3,000.00	3,000.00	30.00	0.00	2,970.00	1.00	7,800.00
508-755-741.000	UNIFORMS	1,000.00	1,000.00	(127.12)	0.00	1,127.12	(12.71)	0.00
508-755-742.000	FUEL-LUBRICANTS	6,500.00	6,500.00	4,517.70	515.79	1,982.30	69.50	5,138.27
508-755-801.000	PROFESSIONAL SERVICES - OTHER	2,500.00	2,500.00	1,336.27	162.99	1,163.73	53.45	1,530.25
508-755-850.000	TELECOMMUNICATIONS	660.00	660.00	76.62	41.78	583.38	11.61	0.00
508-755-860.000	TRANSPORTATION	100.00	100.00	0.00	0.00	100.00	0.00	0.00
508-755-920.000	UTILITIES	950.00	950.00	186.89	(9.15)	763.11	19.67	415.30
508-755-930.000	REPAIR & MAINTENANCE	12,500.00	12,500.00	16,286.74	456.10	(3,786.74)	130.29	3,473.51
508-755-930.001	CONTROLLED BURNS	6,000.00	6,000.00	4,500.00	0.00	1,500.00	75.00	3,440.00
508-755-975.000	SIGNAGE	800.00	800.00	0.00	0.00	800.00	0.00	0.00
508-755-980.000	EQUIPMENT OVER \$5,000	30,000.00	30,000.00	0.00	0.00	30,000.00	0.00	0.00
508-755-981.000	EQUIPMENT UNDER \$5,000	2,157.00	2,157.00	1,202.97	0.00	954.03	55.77	621.99
Total Dept 755 - PARK MAINTENANCE		188,761.00	188,761.00	144,503.75	14,175.32	44,257.25	76.55	111,104.22
Dept 756 - PARK DEVELOPMENT/IMPROVEMENT								
508-756-951.000	PROJECTS	0.00	0.00	0.00	0.00	0.00	0.00	16,826.00
Total Dept 756 - PARK DEVELOPMENT/IMPROVEMENT		0.00	0.00	0.00	0.00	0.00	0.00	16,826.00
Dept 966 - UNALLOCATED EXPENSES								
508-966-715.000	FICA	15,370.00	15,370.00	14,951.78	1,713.14	418.22	97.28	10,634.49
508-966-853.000	DENTAL INSURANCE	0.00	662.00	496.62	55.18	165.38	75.02	0.00
508-966-854.000	VISION INSURANCE	0.00	189.00	141.57	15.73	47.43	74.90	0.00
508-966-855.000	LIFE INSURANCE	0.00	136.00	102.15	11.35	33.85	75.11	0.00
508-966-857.000	HCSP	0.00	3,600.00	2,700.00	300.00	900.00	75.00	0.00
508-966-858.000	PENSION	14,537.00	23,537.00	18,619.86	2,142.98	4,917.14	79.11	11,845.64
Total Dept 966 - UNALLOCATED EXPENSES		29,907.00	43,494.00	37,011.98	4,238.38	6,482.02	85.10	22,480.13
TOTAL EXPENDITURES		347,401.00	371,188.00	291,259.49	30,529.28	79,928.51	78.47	235,967.46
Fund 508 - PARKS & RECREATION:								
TOTAL REVENUES		347,401.00	371,188.00	275,906.47	35,232.18	95,281.53	74.33	246,323.48
TOTAL EXPENDITURES		347,401.00	371,188.00	291,259.49	30,529.28	79,928.51	78.47	235,967.46
NET OF REVENUES & EXPENDITURES		0.00	0.00	(15,353.02)	4,702.90	15,353.02	100.00	10,356.02
TOTAL REVENUES - ALL FUNDS								
TOTAL REVENUES - ALL FUNDS		8,978,399.00	9,263,781.00	7,865,298.31	237,086.11	1,398,482.69	84.90	7,412,178.34
TOTAL EXPENDITURES - ALL FUNDS		8,978,399.00	9,263,781.00	6,907,536.49	655,803.72	2,356,244.51	74.56	6,344,590.19
NET OF REVENUES & EXPENDITURES		0.00	0.00	957,761.82	(418,717.61)	(957,761.82)	100.00	1,067,588.15

## Superior Township Utility Department Profit & Loss YTD Comparison

	O&M		Cap. Res.		Debt Serv.		TOTAL	
	Jan - Sep 23	Jan - Sep 22	Jan - Sep 23	Jan - Sep 22	Jan - Sep 23	Jan - Sep 22	Jan - Sep 23	Jan - Sep 22
<b>Ordinary Income/Expense</b>								
<b>Income</b>								
400 · Water & Sewer Income	3,681,866	3,462,983	375				3,682,241	3,462,983
410 · Meter Sales Income	11,857	8,140	1,750				13,607	8,140
412 · Connection Fees Income	8,496		170,004	725,487			178,500	725,487
420 · Miscellaneous Income	17,832	17,202	650	417,150	0		18,482	434,352
440 · Interest Income	11,548	17	22,670	17		14,185	34,218	14,219
460 · Investment Earnings					58,568		58,568	
<b>Total Income</b>	<u>3,731,599</u>	<u>3,488,342</u>	<u>195,449</u>	<u>1,142,654</u>	<u>58,568</u>	<u>14,185</u>	<u>3,985,617</u>	<u>4,645,181</u>
<b>Gross Profit</b>	3,731,599	3,488,342	195,449	1,142,654	58,568	14,185	3,985,617	4,645,181
<b>Expense</b>								
550 · Water & Sewer Purchased	2,063,853	2,203,155					2,063,853	2,203,155
600 · Payroll Expenses	751,032	684,451					751,032	684,451
611 · Building & Equipment Expenses	163,670	161,988					163,670	161,988
670 · Other Expenses	89,396	66,457	564,985	551,060			654,381	617,516
671-1 · Total Other Expenses	172,049	117,014	99				172,149	117,014
686 · Bond Expenses					22,961	28,715	22,961	28,715
<b>Total Expense</b>	<u>3,239,999</u>	<u>3,233,065</u>	<u>565,084</u>	<u>551,060</u>	<u>22,961</u>	<u>28,715</u>	<u>3,828,045</u>	<u>3,812,840</u>
<b>Net Ordinary Income</b>	491,600	255,277	(369,635)	591,594	35,607	(14,530)	157,572	832,341
<b>Other Income/Expense</b>								
<b>Other Income</b>								
800 · Transfers IN			137,753	621,931			137,753	621,931
<b>Total Other Income</b>			137,753	621,931			137,753	621,931
<b>Other Expense</b>								
850 · Transfers OUT	137,753	621,931					137,753	621,931
<b>Total Other Expense</b>	137,753	621,931					137,753	621,931
<b>Net Other Income</b>	(137,753)	(621,931)	137,753	621,931				
<b>Net Income</b>	<u><u>353,847</u></u>	<u><u>(366,654)</u></u>	<u><u>(231,883)</u></u>	<u><u>1,213,525</u></u>	<u><u>35,607</u></u>	<u><u>(14,530)</u></u>	<u><u>157,572</u></u>	<u><u>832,341</u></u>

# Treasurer's Investment Report

Period Ending

September 30, 2023

Superior Township Treasurer

Lisa A. Lewis

Trustees' Board Meeting

November 20, 2023

**Superior Township  
Cash and Investment Summary  
09/30/2023**

Fund #	Fund Description	Daily Operating		T-Bills	T-Bill Interest/Dividend 1/23 - 9/23	J-Funds	J-Fund Interest 1/23 - 9/23	90 Days Certificate of Deposit	90 Days Certificate of Deposit	Total Cash & Investments
		Cash	Other							
101	General Fund	\$ 272,277.72	\$ 46,061.43	\$ 847,087.67	\$ 876.39	\$ 199,428.61	\$ 6,272.45	\$ 189,959.18	\$ 2,151.29	\$ 1,564,114.74
204	Legal Defense	3,542.43		254,050.09				1,407.16	15.94	259,015.62
219	Street Light Fund	25,314.33						28,347.50	321.04	53,982.87
220	Side Street Maintenance	17,165.87						3,610.96	40.89	20,817.72
249	Building Fund	126,109.85	100.00	543,935.87	1,047.85			73,492.86	832.31	745,518.74
266	Law Fund	792,826.38		1,552,477.03	1,384.60			655,210.08	7,420.25	3,009,318.34
508	Parks Fund	49,669.56		470,069.71	1,370.81			47,972.26	543.28	569,625.62
701	Trust and Agency Fund	465,111.26								465,111.26
	Subtotals	\$ 1,752,017.40	\$ 46,161.43	\$ 3,667,620.37	\$ 4,679.65	\$ 199,428.61	\$ 6,272.45	\$ 1,000,000.00	\$ 11,325.00	\$ 6,687,504.91
206	Fire Fund	646,256.44								3,132,076.29
464	American Rescue Plan Act (ARPA)	1,378,264.71		1,387,924.48	27,212.10	1,038,035.05	32,648.22			1,378,264.71
751	Payroll Fund	24,104.16								24,104.16
	Subtotals	\$ 2,048,625.31	\$ -	\$ 1,387,924.48	\$ 27,212.10	\$ 1,038,035.05	\$ 32,648.22	\$ -	\$ -	\$ 4,534,445.16
	Subtotals	3,800,642.71	46,161.43	5,055,544.85	31,891.75	1,237,463.66	38,920.67	1,000,000.00	11,325.00	11,221,950.07
No Fund	Tax Checking	5,438,323.61								5,438,323.61
No Fund	Utility Department	2,585,028.39		\$ 1,512,214.83		401,591.72		58,568.13		4,557,403.07
	<b>Total Cash &amp; Investments</b>	<b>\$ 11,823,994.71</b>	<b>\$ 1,558,376.26</b>	<b>\$ 5,457,136.57</b>	<b>\$ 90,459.88</b>	<b>\$ 1,237,463.66</b>	<b>\$ 38,920.67</b>	<b>\$ 1,000,000.00</b>	<b>\$ 11,325.00</b>	<b>\$ 21,217,676.75</b>
	Petty Cash		\$ 100.00							\$ 90,459.88
	Register/Drawer Cash		300.00		\$ 5,457,136.57					38,920.67
	Geddes Road		12,188.25		90,459.88					11,325.00
	Fire Withholding Insurance		9,657.32		1,237,463.66					
	Credit Card		4,388.53		38,920.67					
	Accrued Absences		19,427.33		1,000,000.00					\$ 140,705.55
			\$ 46,061.43		\$ 7,823,980.78					<b>Interest Earned YTD</b>
	Petty Cash		\$ 100.00							
	Capital Reserves		\$ 1,512,214.83							

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety**  
**Second - Liquidity**  
**Third - Yield**

**General Fund #101**

<i>Financial Institutions</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
<b><i>JP Morgan Chase Bank</i></b>					
5503 General Bank Acct Gen Fund	Comm Checking		\$ 1,716,569.85		Liquid
5503 Non Motor Trail Maintenance			30,659.02		Liquid
208 Government T-Bills	T-Bill	5.39%	590,020.20	02/15/24	Investment
5503 6 Months Certificate of Deposit	CD	4.90%	192,110.47	02/15/24	Investment
			<u>\$ 2,529,359.54</u>		
<b><i>Comerica Bank</i></b>					
5286 Reserve Accrued Absences	Comm Checking		19,427.33		Liquid
9108 Credit Card Account	Comm Checking		4,388.53		Liquid
6199 Geddes Road Fund	* J-Fund	5.158%	205,701.06		Investment
330 Government T-Bills	T-Bills		257,943.86	12/31/23	Investment
<b><i>Huntington</i></b>					
768 Geddes Road Fund	Business		12,188.25		Liquid
6873 Fire Insurance Withholding	Public Funds		9,657.32		Liquid
Petty Cash			100.00		Liquid
Register Drawer Cash			300.00		Liquid
			<u>\$ 3,039,065.89</u>		

\* Interest rates on J-Funds change daily. The interest rate used for the purpose of this report is based on the average of the daily interest rates.



**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**Legal Defense Fund #204**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>JP Morgan Chase Bank</b>					
5503	General Bank Account	Comm Checking		\$ 3,542.43		Liquid
208	Government T-Bills	T-Bills	5.39%	254,050.09	02/15/24	Investment
5503	6 Months Certificate of Deposit	CD	4.90%	1,423.10	02/15/24	Investment
				<b><u>\$ 259,015.62</u></b>		

**Treasurer's Investment Report  
Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety  
Second - Liquidity  
Third - Yield**

**Fire Fund #206**

<i>Financial Institutions</i>	<i>Type of Account</i>	<i>Interest Rate</i>	<i>Maturity Date</i>	<i>Comments</i>	
<b>Huntington</b>					
6014	Daily Operating	Hybrid Checking	\$ 646,256.44	Liquid	
4740	Government T-Bills	T-Bill	701,017.94		
<b>Comerica Bank</b>					
1229	Fire Fund Daily Operating	* J-Fund	5.158%	623,838.69	Liquid
1210	Fire Accrued Absences (RES)	* J-Fund	5.158%	446,844.58	Liquid
330	Government T-Bills	T-Bill	714,118.64	Investment	
			<b><u>\$ 3,132,076.29</u></b>		

\* Interest rates on J-Funds change daily. The interest rate used for the purpose of this report is based on the average of the daily interest rates.

**Treasurer's Investment Report  
 Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety  
 Second - Liquidity  
 Third - Yield**

**Street Light Fund #219**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>J P Morgan Chase Bank</b>					
5503	General Bank Account	Comm Checking		\$ 25,314.33		Liquid
5503	6 Months Certificate of Deposit	CD	4.90%	\$ 28,668.54	2/15/2024	Investment
	Street Light Fund			<b>\$ 53,982.87</b>		

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety**  
**Second - Liquidity**  
**Third - Yield**

**Side Street Maintenance #220**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>J P Morgan Chase Bank</b>					
5503	General Bank Account	Comm Checking		\$ 17,165.87		Liquid
	Side Street Maintenance Oakbrook & Washington Square					
5503	6 Months Certificate of Deposit	CD	4.90%	3,651.85	02/15/24	Investment
				<b><u>\$ 20,817.72</u></b>		

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety**  
**Second - Liquidity**  
**Third - Yield**

**Building Fund #249**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>Comerica</b>					
330	Government T-Bills	Government T-Bill		\$ 308,413.95	12/31/23	Investment
	<b>J P Morgan Chase Bank</b>					
5503	General Bank - Daily Operating	Comm Checking		105,735.29		Liquid
5503	General Reserve			-		
5503	Accrued Absences			20,374.56		
208	Government T-Bills	Government T-Bills	5.39%	236,569.77	02/15/24	Investment
5503	6 Months Certificate of Deposit	CD	4.90%	74,325.16	02/15/24	Investment
	Petty Cash			100.00		
				<u>\$ 745,518.73</u>		

**Treasurer's Investment Report  
 Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety  
 Second - Liquidity  
 Third - Yield**

**Law Fund #266**

	<i>Financial Institutions</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>J P Morgan Chase Bank</b>					
5503	General Bank Account Law Fund	Comm Checking		\$ 792,826.38		Liquid
208	Government T-Bills	T-Bill	5.39%	1,146,341.75	02/15/24	Investment
5503	6 Months Certificate of Deposit	CD	4.90%	662,630.33	02/15/24	Investment
	<b>Comerica Bank</b>					
330	Government T-Bills	T-Bill		407,519.88	12/31/23	Investment
				<b><u>\$ 3,009,318.34</u></b>		

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**American Rescue Plan Act (ARPA) Fund #464**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>Interest Rate</i>	<i>Asset/Term</i>	<i>Comments</i>
	<i>Huntington</i>				
4758	Operating Checking	Checking	0.864%	\$ 1,378,264.71	Liquid
				<b><u>\$ 1,378,264.71</u></b>	

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

**First - Safety**  
**Second - Liquidity**  
**Third - Yield**

**Parks Fund #508**

	<i>Financial Institutions</i>	<i>Type of Account</i>	<i>Interest Rate</i>		<i>Maturity Date</i>	<i>Comments</i>
	<b>J P Morgan Chase Bank</b>					
5503	General Bank - Daily Operating	Comm Checking		\$ 46,091.87		Liquid
5503	Accrued Absences			3,577.69		
208	Government T-Bills	T-Bill	5.39%	67,977.06	02/15/24	Investment
5503	6 Months Certificate of Deposit	CD	4.90%	48,515.55	02/15/24	Investment
	<b>Comerica Bank</b>					
330	Government T-Bills	T-Bill		403,463.46	12/31/23	Investment
				<b>\$ 569,625.63</b>		



**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**Trust and Agency Fund #701**

<i>Financial Institution</i>	<i>Type of Account</i>	<i>Asset /Term</i>	<i>Comment</i>
<b>J P Morgan Chase Bank</b>			
5503 General Bank Account	Comm Checking	\$ 465,111.26	Liquid
Trust and Agency Account			
		<b>\$ 465,111.26</b>	

**Treasurer's Investment Report  
 Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**Payroll Account**

<i>Financial Institution</i>	<i>Type of Account</i>	<i>Asset/Term</i>	<i>Comments</i>
<b>Huntington</b> Payroll	Comm Checking	\$ 24,104.16	Liquid
		<b><u>\$ 24,104.16</u></b>	

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**Tax Checking**

	<i>Financial Institution</i>	<i>Type of Account</i>	<i>* Interest Rate</i>	<i>Asset/Term</i>	<i>Comments</i>
	<b>JPMorgan Chase Bank</b>				
5560	2023 Tax Collection Fund	Comm Checking		\$ 5,438,323.61	Liquid
				<b>\$ 5,438,323.61</b>	

**Treasurer's Investment Report**  
**Superior Township Treasurer, Lisa A. Lewis**

**September 30, 2023**

- First - Safety**
- Second - Liquidity**
- Third - Yield**

**Utility Department**

	<i>Financial Institutions</i>	<i>Type of Account</i>	<i>Interest Rate</i>	<i>Asset/Term</i>	<i>Comments</i>
	<b>Huntington Bank</b>				
4855	Utilities	Business Checking	0.870%	\$ 1,691,827.06	Liquid
5151	Government T-Bills	T-Bill		460,159.85	
	<b>JP Morgan Chase Bank</b>				
8234	Capital Reserve	Comm Checking	2.07%	1,512,214.83	Liquid
5529	Operating & Maintenance Petty Cash	Comm Checking	2.07%	893,101.33	Liquid
				\$ 100.00	
				<u>\$ 4,557,403.07</u>	



# **Blanket Express Returns to Superior Township!**

## **Along with Food and Toiletry Donations**

**To Help:**

**Blankets – Must Be New**

**Food – Must be Non-Perishable, Not Expired and Unopened**

**Drop-off Dates: November 13 - December 21, 2023**

**Location: Superior Township Hall**

The blankets and food will be donated to community organizations that serve as a helping agent to those in need. If you need more information, contact:

**Treasurer, Lisa A. Lewis at (734) 482-6099.**



**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION AUTHORIZING THE SUPERIOR CHARTER TOWNSHIP BOARD OF  
TRUSTEES TO DISTRIBUTE THE SUPERIOR CHARTER TOWNSHIP 2023  
COMPREHENSIVE MASTER PLAN FOR PUBLIC REVIEW AND COMMENT**

**RESOLUTION NUMBER: 2023-73**

**DATE: NOVEMBER 20, 2023**

**WHEREAS**, Superior Charter Township has the power to adopt, amend, and implement a Master Plan under the Planning Enabling Act MCL 125.3807; and

**WHEREAS**, the Superior Charter Township Planning Commission reviewed the current Master Plan and determined that amendments should be made; and

**WHEREAS**, the Superior Charter Township Planning Commission has prepared a proposed Charter Township of Superior 2023 Comprehensive Master Plan, which complies with the Planning Enabling Act; and

**WHEREAS**, the Superior Charter Township Planning Commission voted to submit the proposed Master Plan to the Township Board, asking the Township Board to approve the distribution of the proposed Master Plan for review as required by the Planning Enabling Act.

**NOW, THEREFORE BE IT RESOLVED** that the Superior Charter Township Board of Trustees approves the distribution of the proposed Master Plan to the entities required by the Planning Enabling Act to receive copies of the plan for review and comment; and

**BE IT FURTHER RESOLVED** that the Township Board, hereby notifies the Secretary of the Planning Commission, to distribute a copy of the proposed Master Plan for review and comment to the entities required by the Planning Enabling Act.



# Superior Charter Township 2023 Comprehensive Master Plan



Adopted by Superior Charter Township Board of Trustees - XXXX  
Adopted by Superior Charter Township Planning Commission - XXXX, 2023

Assisted by:



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# Resolution of Adoption

<to be inserted>

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# Acknowledgments

## Township Board of Trustees

- Kenneth Schwartz - Supervisor
- Lynette Findley - Clerk / Liaison to Planning Commission
- Lisa Lewis - Treasurer / Liaison to Zoning Board of Appeals
- Nancy Caviston - Trustee / Liaison to Wetlands Board
- Bernice Lindke - Trustee / Liaison to Parks & Recreation Commission
- Bill Secrest - Trustee
- Rhonda McGill - Trustee

## Staff

- Laura Bennett
- Rick Mayernik

## Planning Commission

- Jay Gardner - Chair
- Dr. Robert Steele - Vice Chair
- Thomas Brennan, III - Secretary
- Lynette Findley - Board Representative
- Nahid Sanii-Yahyai - Commissioner
- Patrick McGill - Commissioner
- Emily Dabish-Yahkind - Commissioner

## Master Plan Steering Committee

- Brenda Baker
- Lenetta Bentley
- Thomas Brennan, III
- Emily Dabish-Yahkind
- Lynette Findley
- Tom Freeman
- Jay Gardner
- Ross Gladwin
- Jack Goodnoe
- Bernice Lindke
- Bill Mathewson
- Michelle McIntyre
- Dave Raymond
- Nahid Sanii-Yahyai
- Bill Schikora
- Ken Schmidt
- Jack Smiley
- Jean Winborn

With assistance from



# Table of Contents

Resolution of Adoption .....	i	Chapter 4: Growth Management & Future Land Use .....	41
Acknowledgments .....	iii	Existing Land Use .....	44
Chapter 1: Introduction .....	1	Infrastructure .....	46
Executive Summary .....	2	Future Land Use Plan .....	48
Policy Theme .....	3	Future Land Use Map .....	49
What is a Master Plan? .....	4	Geddes Road Urban Sub-Area .....	51
Connection Between Master Plan and Zoning Ordinance .....	5	Hospital Sub-Area .....	56
The Creation and Care of the Master Plan .....	6	Gale Road Sub-Area .....	60
Master Plan Implementation .....	6	Central Sub-Area .....	64
How Will the Plan Be Used? .....	6	Rural Plymouth Road/M14 Sub-Area .....	68
Process .....	7	Dixboro Sub-Area .....	72
Chapter 2: Community Profile .....	9	Zoning Plan Table .....	74
Introduction .....	10	Chapter 5: Strategies & Implementation .....	75
Regional Setting .....	11	Strong Partnerships .....	77
Community History .....	12	Funding Sources .....	78
Demographics .....	14	Implementation Matrix .....	79
Housing .....	20	Chapter 6: Dixboro Special Area Plan .....	83
Commuter Patterns .....	23	Community Engagement .....	85
Transportation .....	24	Vision .....	85
Natural Features .....	27	Land Use .....	90
Chapter 3: Vision & Policy Statements .....	35		
Vision .....	36		
Policies .....	36		
Growth Management Policies .....	37		
Open Space, Land Preservation, and Agricultural Preservation Policies .....	38		
Environmental Protection Policies .....	38		
Housing Policies .....	39		
Transportation Policies .....	40		

## List of Figures

Figure 1.	Master Plan Process .....	7
Figure 2.	Regional Setting .....	11
Figure 3.	2010, 2022, 2050 Population, Superior Charter Township & Surrounding Communities .....	14
Figure 4.	2020 & 2045 Population Forecast: Superior Charter Township .....	15
Figure 5.	2021 Median Household Income: Superior Charter Township and Nearby Communities .....	16
Figure 6.	2021 Median Household Income: Census Tracts & Block Groups .....	17
Figure 7.	2020 Racial Percentages by Census Tract and Block .....	18
Figure 8.	2021 Educational Attainment .....	19
Figure 9.	2021 Housing Types .....	20
Figure 10.	2007 - 2022 Net New Total Housing Units per Year .....	21
Figure 11.	2021 Median Monthly Housing Costs: Superior Charter Township & Surrounding Communities .....	21
Figure 12.	2019 Percent of Households Paying 30% or Greater of Income in Monthly Housing Costs .....	22
Figure 13.	2021 Households by Year Householder Moved into Housing Unit, Superior Charter Township .....	22
Figure 14.	2019 Work Destinations for People Who Live in the Township, 15-Mile Radius .....	23
Figure 15.	2019 Home Destinations for People Who Work in the Township, 15-Mile Radius .....	23
Figure 16.	Preferred Configuration, Plymouth-Ann Arbor Rd .....	87
Figure 17.	Cross-Section of Multi-use Roadway .....	88
Figure 18.	Non-Motorized Transportation Development Phasing .....	88
Figure 19.	Desired Streetscape and Traffic Calming Elements .....	89

## List of Maps

Map 1.	Census Block Map .....	17
Map 2.	Transportation Map .....	25
Map 3.	Topographic Map.....	28
Map 4.	Soils Map .....	29
Map 5.	Wetlands and Water Bodies .....	30
Map 6.	Woodland Areas .....	31
Map 7.	Natural Features Map .....	32
Map 8.	Recreation and Conservation Properties..	34
Map 9.	Superior Charter Township Aerial Map...	43
Map 10.	Existing Land Use .....	45
Map 11.	Urban Service Area .....	47
Map 12.	Future Land Use Map .....	50
Map 13.	Geddes Road Urban Sub-Area .....	52
Map 14.	Hospital Sub-Area .....	57
Map 15.	Gale Road Sub-Area .....	61
Map 16.	Central Sub-Area .....	65
Map 17.	Rural Plymouth Road/ M-14 Sub-Area ....	69
Map 18.	Dixboro Sub-Area .....	73
Map 19.	Dixboro Planning Area .....	84
Map 20.	Dixboro - Existing Land Use .....	90
Map 21.	Dixboro - Future Land Use Map .....	91

## List of Tables

Table 1.	2010, 2022, & 2045 Population, Superior Charter Township.....	14
Table 2.	2020 & 2045 Percent of Population by Age Bracket, Superior Charter Township.....	15
Table 3.	2022 & 2050 Average Persons per Household .....	16
Table 4.	2020 & 2045 Forecasted Jobs by Industry Sector .....	19
Table 5.	2021 Distance Traveled to Work, Superior Charter Township Residents .....	23
Table 6.	2019 Distance Traveled to Work, Superior Charter Township Workers.....	23
Table 7.	Road Type Inventory, Superior Charter Township.....	24
Table 8.	Existing Land Use.....	44
Table 9.	Zoning Plan Table .....	74
Table 10.	Implementation Matrix .....	79
Table 11.	Policies and Strategies .....	93

# Chapter 1: Introduction





## Executive Summary

Superior Charter Township is a hidden gem in Washtenaw County. The Township is home to both new and historic neighborhoods, agricultural lands, hundreds of acres of protected natural resources, the historic Village of Dixboro, and high quality recreational and open space areas. Much has changed in the region and Township since the last master plan was adopted. Loss of agricultural land and activities as well as regional issues of declining housing condition are several of the issues that the Township faces. As a result, a review of community desires, recognition of demographic shifts, and a renewed awareness of land use challenges was required to assess and refine policies for preservation, investment, and controlled growth.

Recognizing the challenges, changes, and opportunities that face the community, the Township initiated a comprehensive process to update the Township Master Plan. To begin this Master Plan update, Superior Charter Township launched a community-based process to engage residents. This document is the resulting policy roadmap for land use, development, preservation, transportation, and housing, based on a shared community vision and in recognition of the current demographics and market conditions.

The Master Plan is organized as follows:

### I. Introduction

The Introduction describes the purpose of a Master Plan, the process used to develop the plan, and a brief history of Superior Charter Township.

### II. Community Profile and Planning Context

The Community Profile describes Superior Charter Township's role in the region, its people, housing stock, commuter patterns, transportation information, and natural features with the most up-to-date data available. The chapter shows the diversity of the Township in terms of people and land use, the impact of the Great Recession on housing, and transportation challenges.

### III. Vision and Policies

This chapter provides the context of the Master Plan. By articulating a vision for the Township's future and presenting the policies which reflect this community's vision, this chapter is critical when evaluating proposals for future development within the Township.

## IV. Growth Management and Future Land Use Plan

The Growth Management and Future Land Use Plan chapter provides the framework for future growth, redevelopment, preservation, and sustainability. Using an approach that identifies the different policies articulated in this Master Plan, this chapter applies strategies to the various sub-areas of the township based on their unique characteristics. The section also deals with broader topics that relate to the township but also may involve different approaches in individual sub areas. Ultimately, the Future Land Use Plan provides a land use designation that guides future development or preservation for each parcel of land in the township.

## V. Strategies and Implementation

This chapter compiles the strategies for reaching the township's future vision and breaks down actions by sub-area and policy alignment. The chapter includes potential partners and funding sources. The chapter ends with a comprehensive implementation table.

## VI. Dixboro Special Area Plan

Due to its unique historical significance, special attention was paid to the Dixboro area during the Master Planning development process. This chapter included information about the area and details of the focused planning efforts that were undertaken for study of this area. The plan for the Dixboro area includes a unique set of policies and strategies to achieve the community's vision for this area.



# Policy Themes

Policies discussed in the Master Plan are organized around the five major themes:

## 1. Growth Management

A Growth Management strategy ensures that growth occurs in a planned and sustainable manner while preserving the township’s character, natural resources, and quality of life for its residents. Key elements of a growth management strategy include comprehensive land use planning, zoning and development regulations, urban growth boundaries, infrastructure planning, environmental protection, smart growth principles, community engagement, and long-term monitoring and evaluation.

## 2. Open Space and Land Preservation

Open Space and Land Preservation policies establish a set of guiding principles that aim to protect and conserve natural areas, open spaces, and valuable land resources for the benefit of present and future generations. These principles provide a framework for decision-making and help to ensure sustainable land use practices.

## 3. Housing

Housing policies that enhance the existing housing stock and promote housing variety are important in order to meet diverse needs, address affordability challenges, support urban planning, promote environmental sustainability, and foster cultural diversity and vibrancy within communities.

## 4. Environmental Protection

Environmental Protection policies are crucial for long-term sustainability, the preservation of biodiversity, the mitigation of climate change, maintenance of rural and natural character, the protection of human health, the promotion of sustainable development, and the preservation of ecosystem services. By implementing and adhering to these policies, we can strive for a healthier, more resilient, and sustainable future.

## 5. Transportation

Transportation policies focus on enhancing efficiency, promoting environmental sustainability, improving accessibility and equity, enhancing resilience and reliability, providing economic benefits, and prioritizing safety. By considering the diverse needs of individuals and neighborhoods and integrating various transportation modes, the transportation system can be well-rounded and sustainable.

## What is a Master Plan?

The Master Plan is the Township's official statement of the goals and policies and a single, comprehensive view for the community's future. The Master Plan fills several roles:

- **Vision:** The Master Plan lays out the future vision of Superior Charter Township, as well as a roadmap - with goals, policies, strategies, and actions - to achieve that vision.
- **Aid in daily decision-making:** The Master Plan guides the Planning Commission, Township Board, and other Township bodies in their deliberations on zoning, land division, capital improvements, and matters related to land use and development. It provides a stable, long-term basis for decision-making.
- **Statutory Basis:** The Master Plan provides the statutory basis upon which zoning decisions are made. The Michigan Planning Enabling Act (P.A. 33 of 2008, as amended) requires that the Zoning Ordinance be based upon a plan designed to promote the public health, safety, and general welfare. The Master Plan and accompanying maps do not replace other Township Ordinances, specifically the Zoning Ordinance and Map.
- **Public/Private Coordination:** The Master Plan attempts to coordinate public improvements and private developments supported by a Capital Improvements Plan. The Master Plan helps to inform the elements to be included in the Capital Improvements Plan. For example, public investments such as road or sewer and water improvements should be located in areas identified in the Plan as resulting in the greatest benefit to the Township and its residents.
- **Educational Tool:** The Master Plan serves as an educational tool and gives citizens, property owners, developers, and adjacent communities a clear indication of the Township's direction for the future.



# Connection Between Master Plan and Zoning Ordinance

## MASTER PLAN

- Is a long-term guiding policy document
- Applies 5-20 years into the future
- Has goals and objectives based on community input
- Includes analysis and recommendations on economic development, housing, transportation, infrastructure, land use, etc.
- Must be reviewed once every 5 years by State Law
- Is not intended or expected to serve as law

## ZONING ORDINANCE

- Is the law
- Applies now
- Is subject to Federal and State law, and Federal and State case law
- Regulates land use, building size, form, placement, parcel area, width, depth, parking, landscaping, etc.
- Must be based on a Master Plan, per State Law
- Is used to implement the Master Plan

## FUTURE LAND USE PLAN

- Is a visual guide for future planning
- Applies now and up to 20 years in the future
- Has future land use categories, which describe what may be considered if zoning changes
- Provides descriptions on types of uses that are appropriate in particular areas and details on desired density, height, design, landscaping, etc.
- Shows possibilities, not guaranteed changes
- Changed as a Master Plan Update, which has extensive community input

## ZONING MAP

- Is the law
- Applies now
- Has zoning districts, which state what land uses, building types can be built now
- Mandates land use, building size, form, placement, parcel area, width, depth, etc. for each zoning district
- Must be followed for all new development
- Can only be changed by a Rezoning or Zoning Map Amendment process, a multi-step approval process that includes a public hearing and recommendation by the Planning Commission, and two readings before the Township Board

## Creation and Care of the Master Plan

The Superior Charter Township Planning Commission is the primary agency responsible for the preparation of the Master Plan. Supported by staff, consultants, and public involvement, it is the role of the Planning Commission to develop this Plan and encourage its implementation.

In a diverse community such as Superior Charter Township, however, the Planning Commission must broaden its planning process to go beyond conventional land use planning and explore a variety of topic areas which play a role in the preservation, development, and well-being of the community. This Plan was designed from the ground up to relate to a broad range of topics and build momentum for the future of Superior Charter Township.

## Master Plan Implementation

The Master Plan is a document that should and must be embraced by the leadership of Superior Charter Township as much as possible. While ultimately the responsibility of the Planning Commission, the Master Plan must inspire consistent decision making throughout the community to live up to its potential. The Plan serves as a basis for the fundamental responsibilities of the Planning Commission, such as review of development proposals and maintenance of the Zoning Ordinance, but also serves a larger purpose to inspire informed, innovative community development. In that spirit, it is also the responsibility of the Planning Commission to advocate for the Master Plan outside of its own reach, to ensure that it is implemented community-wide.

## How Will the Plan Be Used?

### Day-To-Day

On a regular basis, the Township Staff will refer to the Master Plan when conducting the regular business of the Township. Whether discussing development options with a potential developer, working on drafting new Zoning Ordinance amendments, or making recommendations to the Planning Commission or Township Board, the Master Plan will inform and guide the policies of the Township's professionals. In addition, the Plan will serve as a reference for neighborhood groups, the local investment community, and for non-profit community organizations.

### Month-To-Month

On a weekly or monthly basis, the elected and appointed officials of the Township will refer to the Master Plan when making decisions about land use development proposals, and in the setting of Township policies relating to community development and preservation. The improvement of infrastructure, development of regulations and ordinances, and budgeting of the Township will all be influenced by the goals and policies established by this Master Plan.

### Year-To-Year

It is critical that the Master Plan be annually evaluated to ensure that it still represents the policy direction of the Township. The Township should audit its effort on a regular basis to reflect on the Plan and recognize the accomplishments it has made towards the execution of the goals and policies of the Plan. Revisions and updates to the Plan should be considered annually to make sure the Plan continues to enjoy widespread support.



## Process

The Master Plan process was based on community engagement and current data. The process diagram in Figure 1 outlines the Superior Charter Township Master Planning process. The Master Plan update was a multi-step process that reached hundreds of Superior Charter Township residents, employees, employers, business

owners, property owners, and other stakeholders through a steering committee, social media, a survey, open houses, community meetings, and presentations to appointed and elected officials. Every part of the Master Plan's vision, mission, goals, and strategies was influenced or can be directly attributed to community participants.

Figure 1. Master Plan Process



The development of a community's Master Plan must involve not only elected and appointed officials within the community, but also leaders within the community at large. The community participation measures taken throughout the process are essential in establishing public support for the policies within the document, and to ensure that the plan is indicative of the preferences of as broad a representation of the population as possible.

In the spring of 2022, Superior Charter Township began an update of the Master Plan. The last major update was done in 2015, although the Planning Commission has reviewed the Plan multiple times since then. Despite a global pandemic, the process reached the Superior Charter Township community as broadly as possible to create a community-based vision and plan. This document is the result of over a year of intensive community engagement, data analysis, and collaborative decision-making to create a vision for the Township with an actionable, realistic policy roadmap for implementation.

The community engagement component of the Master Plan process was started in 2021. Township staff, community stakeholders, and consultants adapted to the circumstances of the pandemic for the Superior community to contribute to the planning process in a safe and meaningful manner.



## **Steering Committee**

A group representative of the Superior Charter Township community was appointed by the Township Board to become the Master Plan Steering Committee. The 16-person committee consisted of residents and community stakeholders representing the racial, economic, and geographic diversity of Superior Charter Township. The committee's role was to guide the community engagement process and build consensus around the Master Plan. The Steering Committee directed the Master Plan's vision, mission, goals, special area plans, and strategies. Overall, the Steering Committee met a total of five times.

## **2021 Community Survey**

Over 275 residents responded to the survey conducted in the fall of 2021. Survey results are in the appendix and referred to throughout the Master Plan.

## **Dixboro Special Area Plan**

Input for the Dixboro Special Area Plan was collected in three separate events spread out over 10 days, which included an open house, a stakeholder meeting, and a public workshop. Throughout the course of the three events, over 100 different stakeholders participated.

## **Township-wide Open House**

The Township held a public open house to garner input on housing, open space preservation, motorized and non-motorized transportation improvements, recreational improvements, and conservation/environmental protection.

## **Planning Commission and Public Hearing**

<to be inserted>

## **Public Review Period**

<to be inserted>

## **Township Board Review**

<to be inserted>

## Chapter 2: Community Profile



*Image Source: Ann Arbor District Library*



## Introduction

The Community Profile provides an inventory of existing conditions including the regional setting, population data, socio-economic characteristics, housing, development trends, commuter patterns, transportation information, and natural features. The Profile is intended to document current conditions as well as projected future trends for Superior Charter Township and the surrounding region. Decision-makers should use the information presented here as they apply the Township's policies during decision-making to achieve the community's vision and goals for the future.

The Community Profile is organized around categories of existing land use, demographics, housing, transportation, diversity, and geography.

Sources used include:

- The U.S. Census
- American Community Survey
- The Southeastern Michigan Council of Governments (SEMCOG)
- Superior Charter Township records
- Visual survey
- Additional information from these sources as well as neighborhood-specific demographic profiles can be found in the appendix.

***The data has several implications for the Master Plan:***

- Due to its diversity in population and land use, one-size-fits-all solutions for the Township are not feasible.
- The Township has a long-established policy of land protection and conservation. These policies are evident in land use patterns.
- When data are examined at a census tract block group level, they reveal that areas of the Township are very diverse, exhibiting differences in demographic and economic conditions.
- Investigation of different demographic and economic conditions indicates that housing, transportation, land use, service, and other needs vary in different parts of the Township.
- There is a lack of housing diversity compared to Washtenaw County as a whole.
- The Township, like all municipalities, has finite resources. As such, proper planning ensures the most efficient and impactful use of these resources.





## Regional Setting

Superior Charter Township was first settled in the early 19th century by farmers looking to capitalize on the fertile soils which gave the Township its name. Until World War II, the Village of Dixboro was the only concentrated development in the Township, due to the water provided by Fleming Creek and a primary access route between Ann Arbor and suburban Detroit communities along Plymouth-Ann Arbor Road. An economic shift precipitated by World War II and the construction of the Willow Run Bomber Plant in Ypsilanti Township brought thousands of residents to the southern portion of Superior Charter Township and with it, limited public water and sewer facilities. The swift shift from agrarian to urban economies lead to a unique mix of land uses in the Township. Highly developed urban/suburban style housing in the southern part of the Township and open, agrarian development in the north create entirely different living experiences.

Superior Charter Township is located along the eastern edge of Washtenaw County, approximately 15 miles west of Detroit, less than 1 mile east of the City of Ann Arbor, and immediately north of the City of Ypsilanti. M-14 cuts through the northwest corner of the Township, providing important connections to US-23, I-94, and I-96. Ford Road (M-153) is a busy east-west connector, providing access to shopping and other amenities in Canton Charter Township just across the Township border. Geddes Road, which forms the northern boundary of the dense housing on the south side, provides a secondary connection between Canton to the east and Ann Arbor to the west. Prospect Road forms the backbone of the community, running from Plymouth -Ann Arbor Road south to Ypsilanti Township, and providing important connections to Township Hall and the Superior Greenway.

Figure 2. Regional Setting

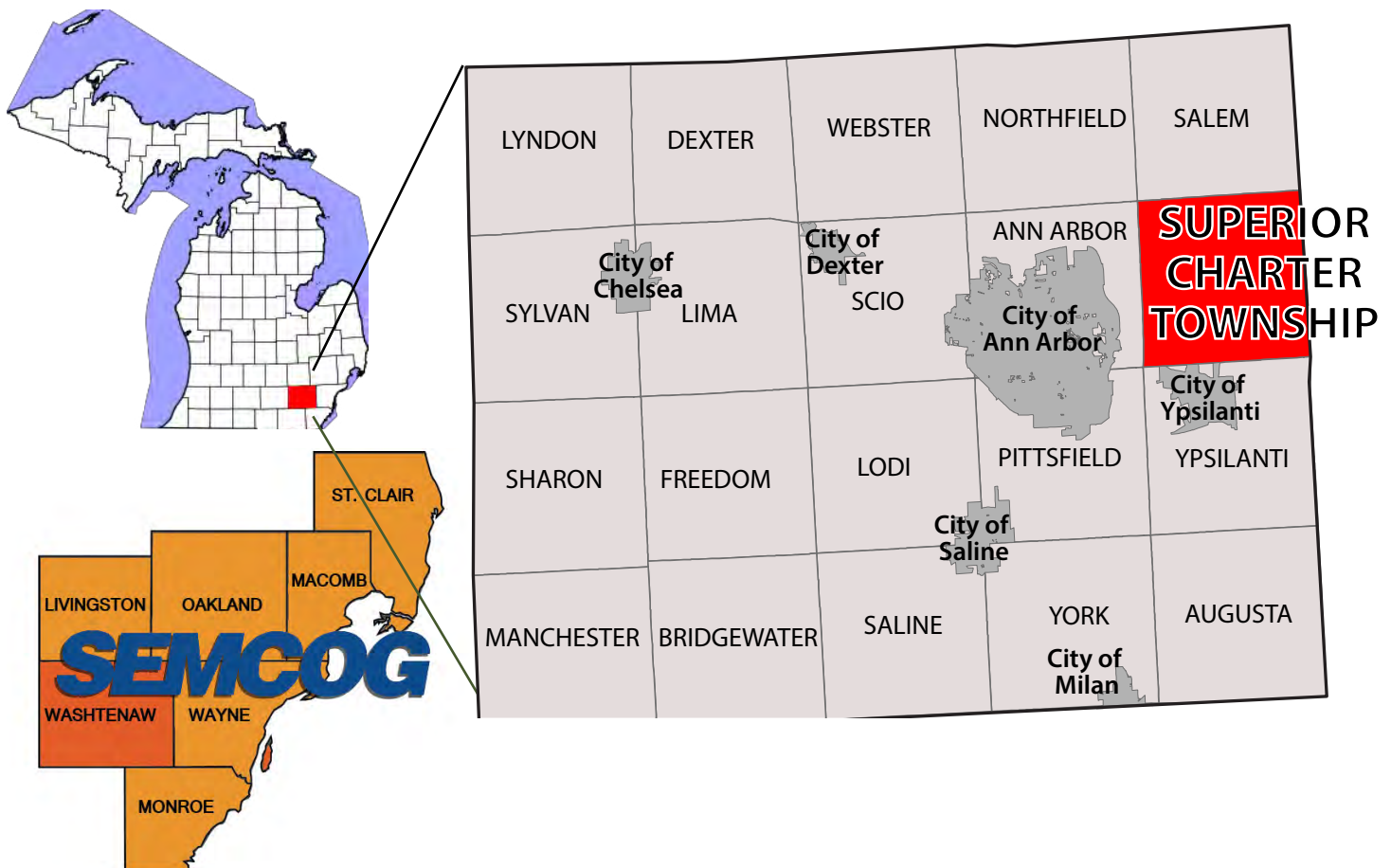
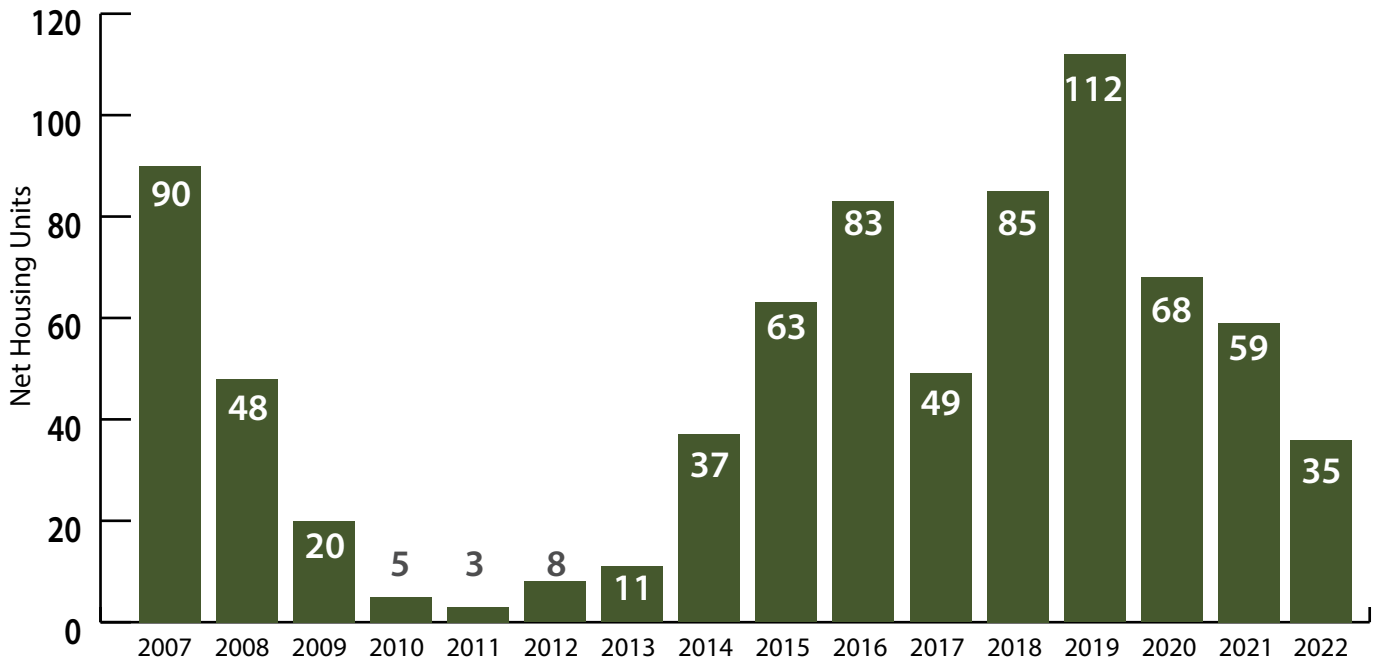
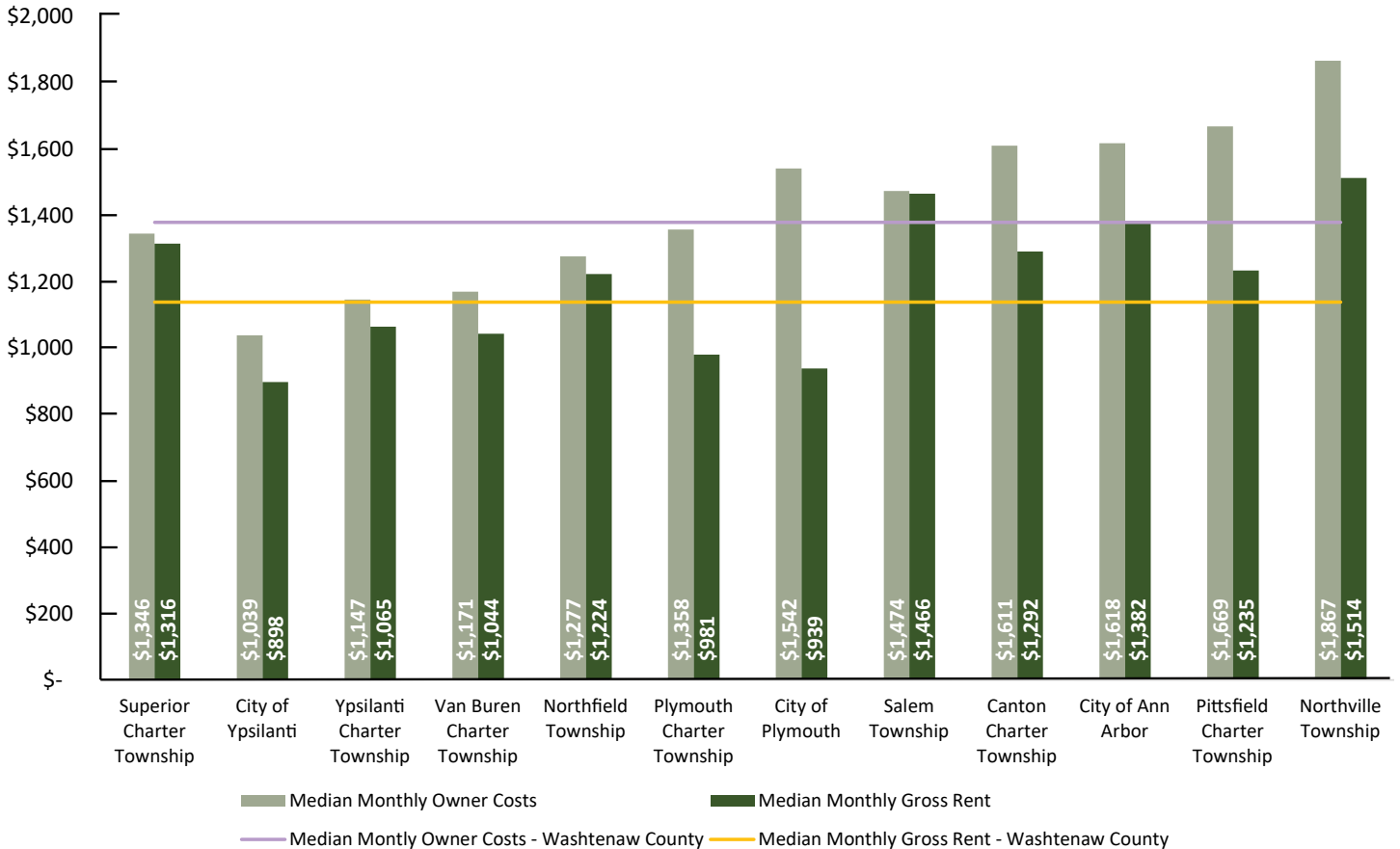


Figure 10. 2007 - 2022 Net New Total Housing Units per Year, Superior Charter Township



Source: SEMCOG 2022 Estimate

Figure 11. 2021 Median Monthly Housing Costs: Superior Charter Township & Surrounding Communities



Source: U.S. Census Bureau, 2017-2021 American Community Survey 5-Year Estimates

# Community History

## Hunting and Fishing Grounds

For centuries, Indigenous Peoples' trails crossed the landscape of Superior Charter Township and Washtenaw County. These paths connected Indigenous Peoples' villages to fertile hunting and fishing grounds in the Township and throughout Michigan. When settlers arrived during the early 19th century, these same trails were used to link growing communities. Eventually, some of these trails became part of the current road system.

As early as 1000 BC, the property where the Staebler Farm now stands was once a gathering place for Indigenous Peoples. Access to water and high, dry ground made this an ideal stopping point along a trail leading to the Detroit River. Today, Plymouth-Ann Arbor Road follows this former trail.

Another trail went south from this location along what is now Prospect Road to Indigenous villages along the Huron River in present-day Ypsilanti. This trail also intersected with the famed Sauk Trail, which is now followed by Michigan Avenue from Detroit to Chicago. These trails serve as a legacy of Indigenous Peoples in Superior Charter Township.

## First Property Sold

According to tax records reviewed by local historian, Karl Williams, the first purchase in what is now Superior Charter

Township was made by Robert Fleming in September of 1823. By 1835 most of the land in Superior Charter Township had been sold, except for Section 16, which was to be retained by the State of Michigan for educational purposes. Most of the first land purchasers were land speculators. Section 16 was later sold during the 1840s.

## Dixboro Founded

Captain John Dix, a retired sea captain, founded Dixboro in 1824 by purchasing 450 acres of land. The Dixboro post office was established by John Dix in 1825. It remained open with intermittent closures until 1905, when Rural Free Delivery started. In 1827, Dix filed a plat for 60 lots around the village square. Dix also founded a general store, barn, and grist mill. He sold his holdings and left for Texas in 1833. Although the community flourished and had its own post office for many years, it never incorporated to form a municipal government.

## Community Named

On June 30, 1828, the Legislative Council of Washtenaw County created Panama Township, which consisted of the present-day townships of Salem and Superior. In 1833, Panama Township split to become what are now known as Salem Township and Superior Charter Township. Henry Kimmel, a prominent local landowner, gave Superior Charter Township its present name due to its superior soils for farming.



1823 - First property sold



1828 - Panama Township established, split into Superior & Salem Townships in 1833



Primarily agricultural from 1800s through mid-1900s

## Agricultural Haven

From its founding, Superior Township was prime agricultural land. Until the early to mid-1900's, the Township was agro-based with large farm homesteads.

## World War II

In 1941, construction of the Willow Run Bomber Plant and the Willow Run Airport began in Ypsilanti Township. Superior Township and surrounding communities experienced dramatic growth with the influx of war-time workers and their families. To accommodate additional housing, the Federal government constructed a sewer and water system in the area south of Geddes Road. When the wartime working housing stock was later demolished, new subdivisions and apartments were built in the area served by the sewer and water system.

## Steady Growth

After a population decline in the 1950s following World War II, the Township population has slowly increased from the 1960s until today. This population increase led to the construction of single-family homes in planned subdivisions. Most of the new single-family home construction occurred south of Geddes Road.

## Trinity Health - formerly St. Joseph Mercy Hospital

Moving from its location on Ingalls Street in Ann Arbor, Trinity Health Hospital, formerly St. Joseph Mercy Hospital, relocated to its present location on East Huron River Drive in Superior Charter Township in 1977.



# Demographics

## Population Trends

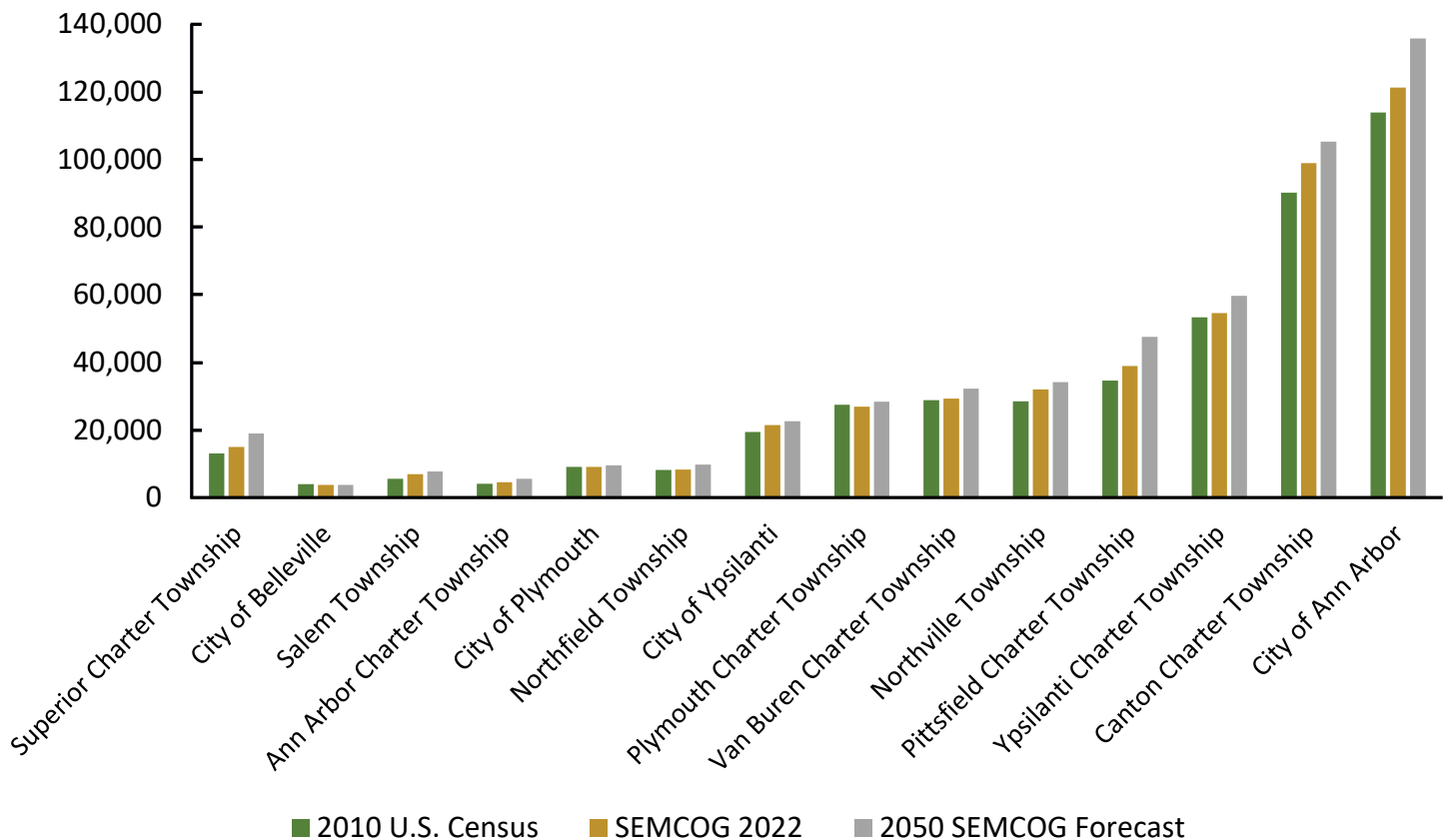
Superior Charter Township’s population has been steadily growing. From 2010 to 2022, the Township’s population increased by nearly 15%. The population is projected to grow a further 27% between 2022 and 2050. This growth reflects similar growth in other Washtenaw County communities. The growth in population of both Superior Charter Township and the adjacent communities will put demand on employment opportunities, businesses, housing, transportation, and services. Opportunities for commercial and residential expansion should be thoughtfully aligned with the Township’s goals for growth management and open space preservation.

Table 1. 2010, 2022, & 2050 Population, Superior Charter Township

2010	2022	% change 2010 - 2022	SEMCOG 2050 estimate	% change 2022- 2050
13,058	14,976	14.7%	19,030	27.1%

Figure 3. 2010, 2022, & 2050 Population, Superior Charter Township & Surrounding Communities

### 2010, 2022 & 2050 Population: Superior Charter Township and Surrounding Communities



Source: U.S. Census Bureau, 2010 Decennial Census, SEMCOG 2022 Estimates and 2050 Forecast



Superior Charter Township’s population base primarily consists of families. Children under the age of 17 years and adults between 25 and 54 years old comprise the largest population cohorts. These cohorts are projected to continue growing through 2045 as the general population grows.

Furthermore, the older adult population is projected to grow, similarly to county-wide trends. The resident cohort over the age of 65 years is projected to increase by 91%, and the cohort over the age of 85 years is projected to increase by 400% between 2020 and 2045.

For the first time in the Township’s history, between 2020 and 2045, the number of residents aged 55 years and over will be greater than the number of residents aged 17 years of age and younger. This change is also reflected in the projected number of people per household.

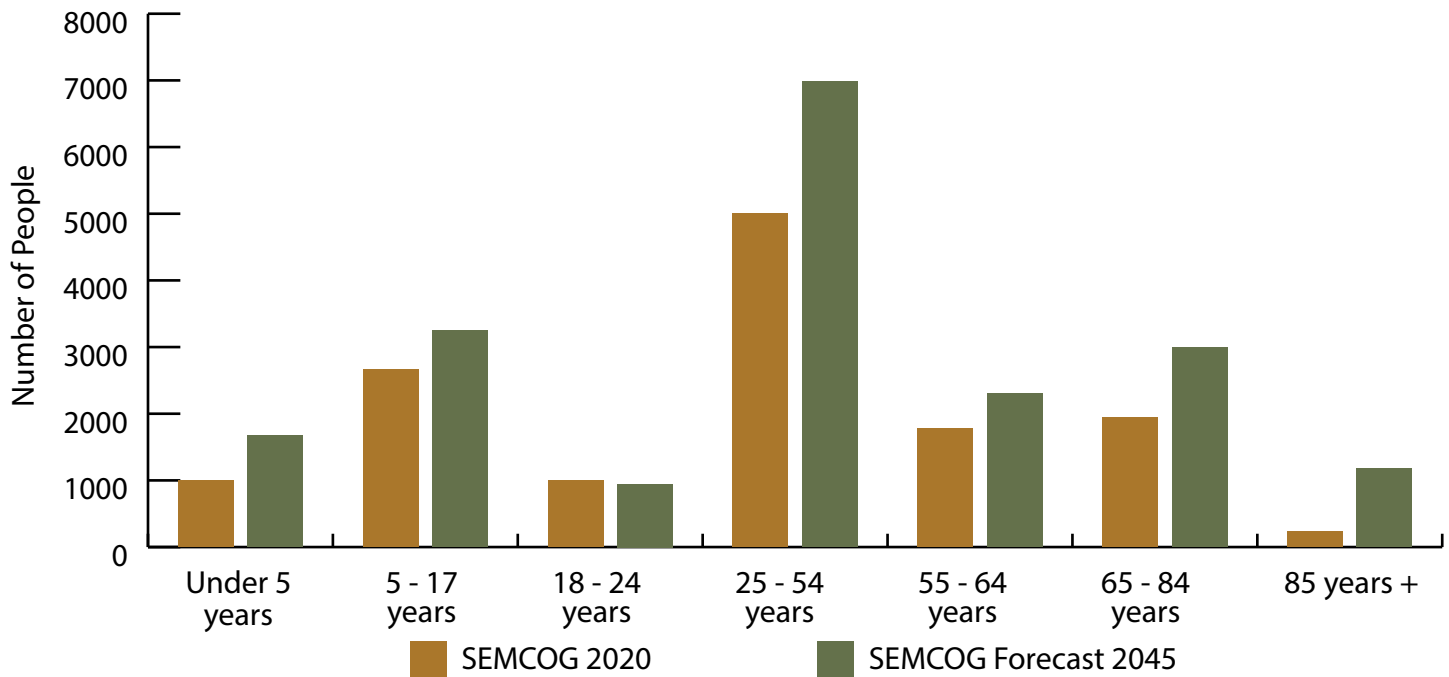
The aging of the Township population will place greater demand on services, housing, accessibility features, and transportation to support older adults. Additionally, the decline in household size coupled with a growing population will increase the demand for housing units that support smaller households, particularly senior households. Development of housing near services, especially medical and commercial services, will prove important.

**Table 2. 2020 & 2045 Percent of Population by Age Bracket, Superior Charter Township**

Age Bracket	2020		2045	
	Washtenaw	Superior	Washtenaw	Superior
17 years & younger	19%	27%	17%	25%
65 years & older	15%	13%	21%	22%

Source: SEMCOG 2020 Estimates, SEMCOG 2045 Forecast

**Figure 4. 2020 & 2045 Population Forecast: Superior Charter Township**



Source: SEMCOG 2015 and 2020 Estimates, SEMCOG 2045 Forecast

## Household Income

Superior Charter Township’s median household income is slightly ahead of the County-wide median household income. However, across specific neighborhoods in the Township, income varies significantly. Median household income in the neighborhoods south of Geddes Road and east of Harris Road are much lower than the median incomes of households in other Township neighborhoods.

Census tract 4074 within the southeast portion of the Township hosts a median income of around \$35,000 – well below the Township’s median income. This area also hosts the highest population density within the Township. Income disparity has Master Plan implications, as areas in lower income neighborhoods will benefit more from actions that increase the accessibility of public transit, both subsidized and unsubsidized affordable housing, employment opportunities, and access to public services. The income discrepancy also poses implications for how and where to target outreach efforts to promote Township policies.

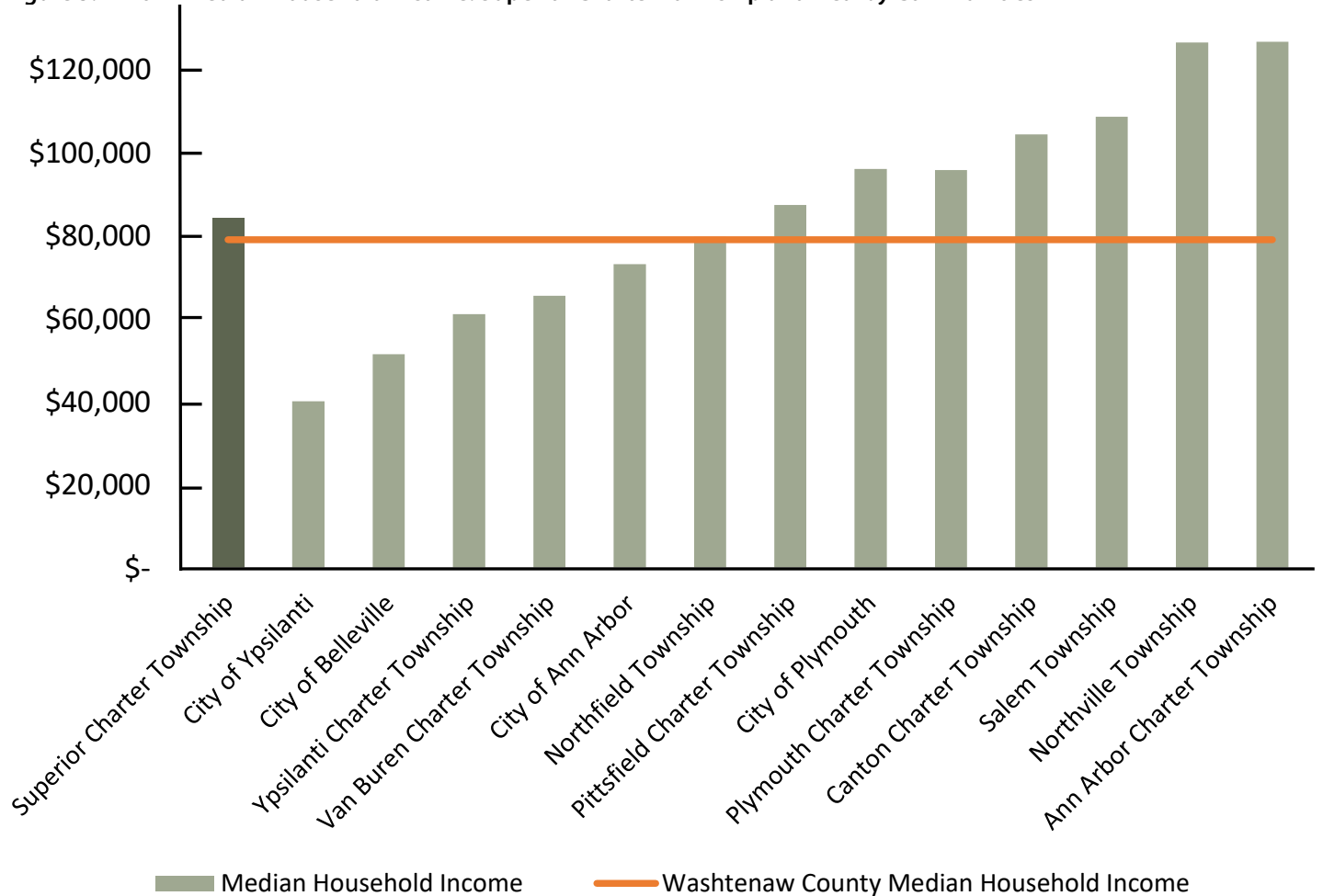
**Table 3. 2022 & 2050 Average Persons per Household**

	2022	2050
Superior Charter Township	2.67	2.55
Washtenaw County	2.35	2.32

Source: SEMCOG 2050 Regional Development Forecast

## Race

**Figure 5. 2021 Median Household Income: Superior Charter Township and Nearby Communities**



Source: 2021 American Community Survey

Map 1. Census Block Map, Superior Charter Township

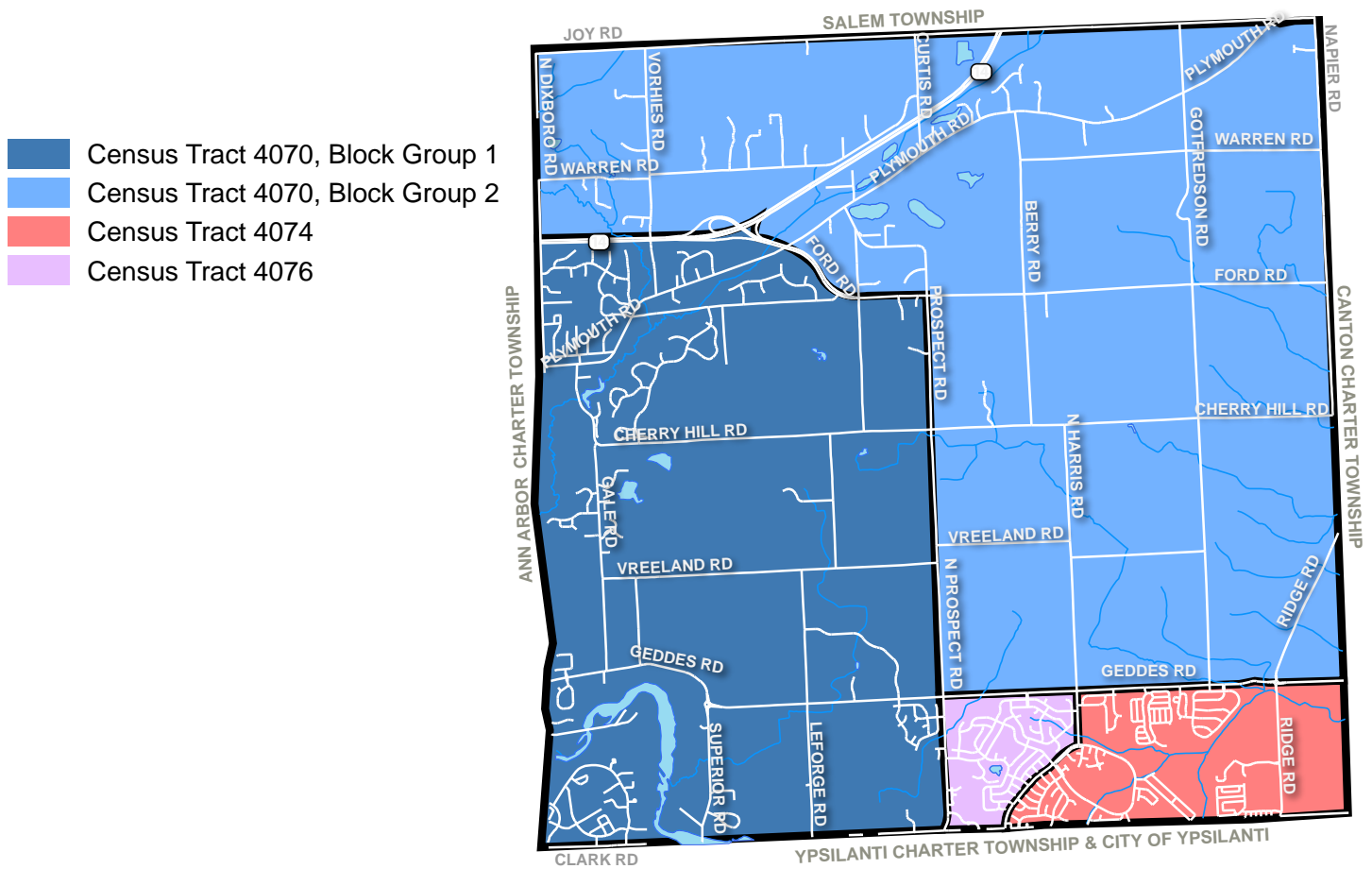
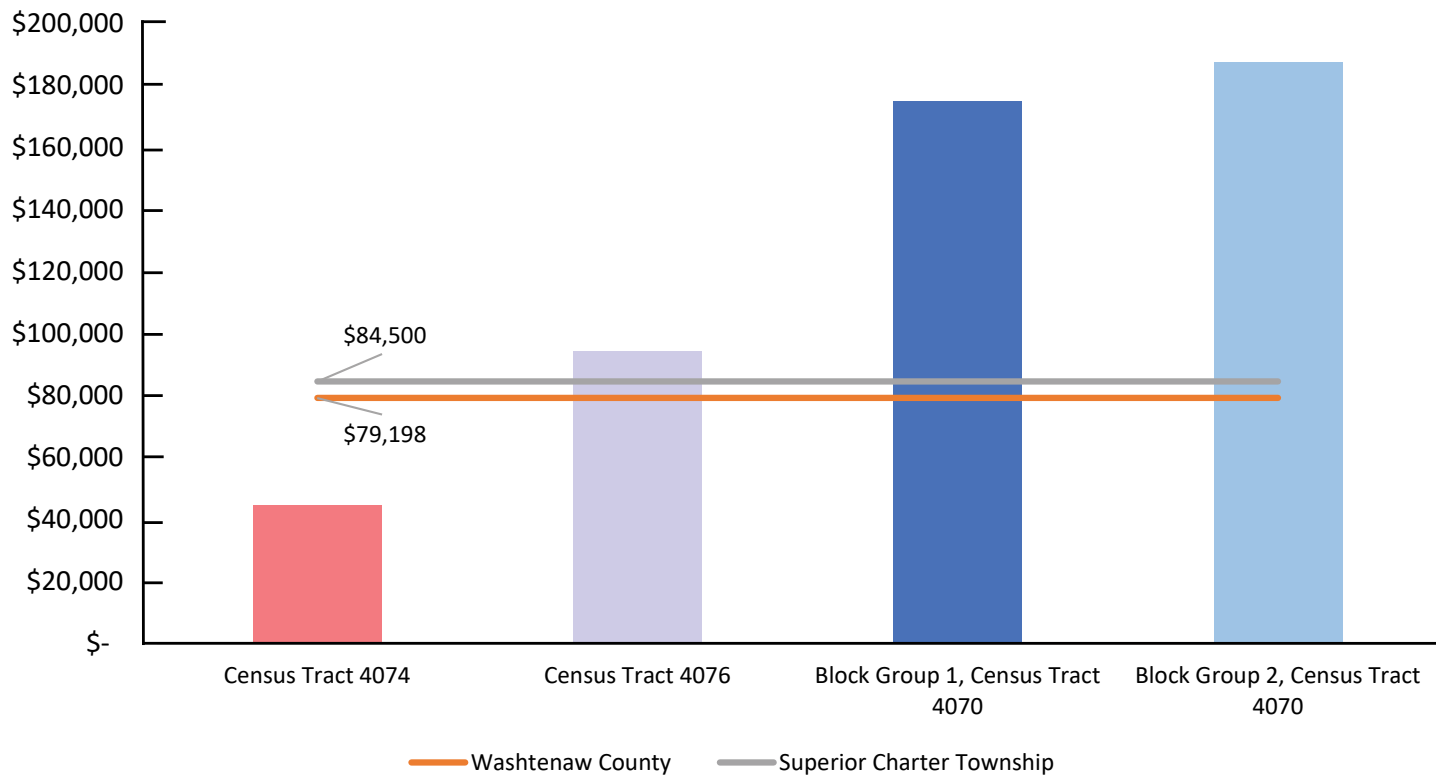


Figure 6. 2021 Median Household Income: Superior Charter Township Census Tracts & Block Groups



Source: U.S. Census Bureau, 2017-2021 American Community Survey 5-Year Estimates

6 - Dixboro Special Area Plan

5 - Strategies & Implementation

4 - Growth Management & Future Land Use

3 - Vision & Policies

2 - Community Profile

1 - Introduction

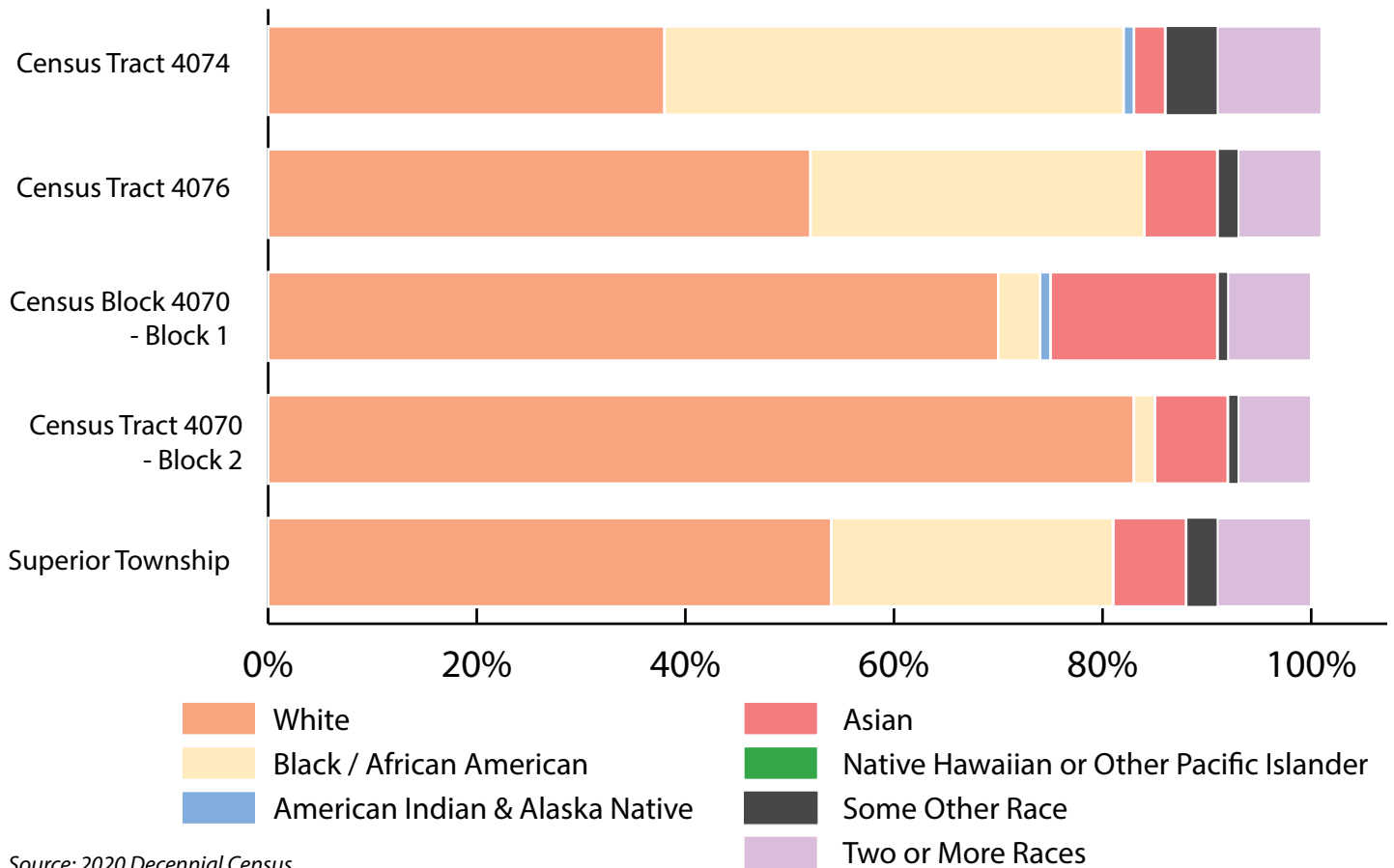
Table of Contents



As with household income, the race of Township residents varies between Township neighborhoods. Aforementioned census tract 4074 hosts a majority-minority racial makeup, with the largest racial group being Black or African American alone. The population of neighboring census tract 4076 hosts a nearly 50% minority population. To support the Township’s population, Master Plan actions should increase visibility of the Township’s diversity, enable equal opportunities and access to services, and promote community inclusion.

**Jobs & Industries**

**Figure 7. Racial Percentages by Census Tract and Block - 2020**



Source: 2020 Decennial Census

Hospitals and associated medical facilities are the Township's largest employers, making up 72% of jobs within the Township. Master Planning efforts can work to develop housing and transportation opportunities for residents who both live and work within the Township.

### Educational Status

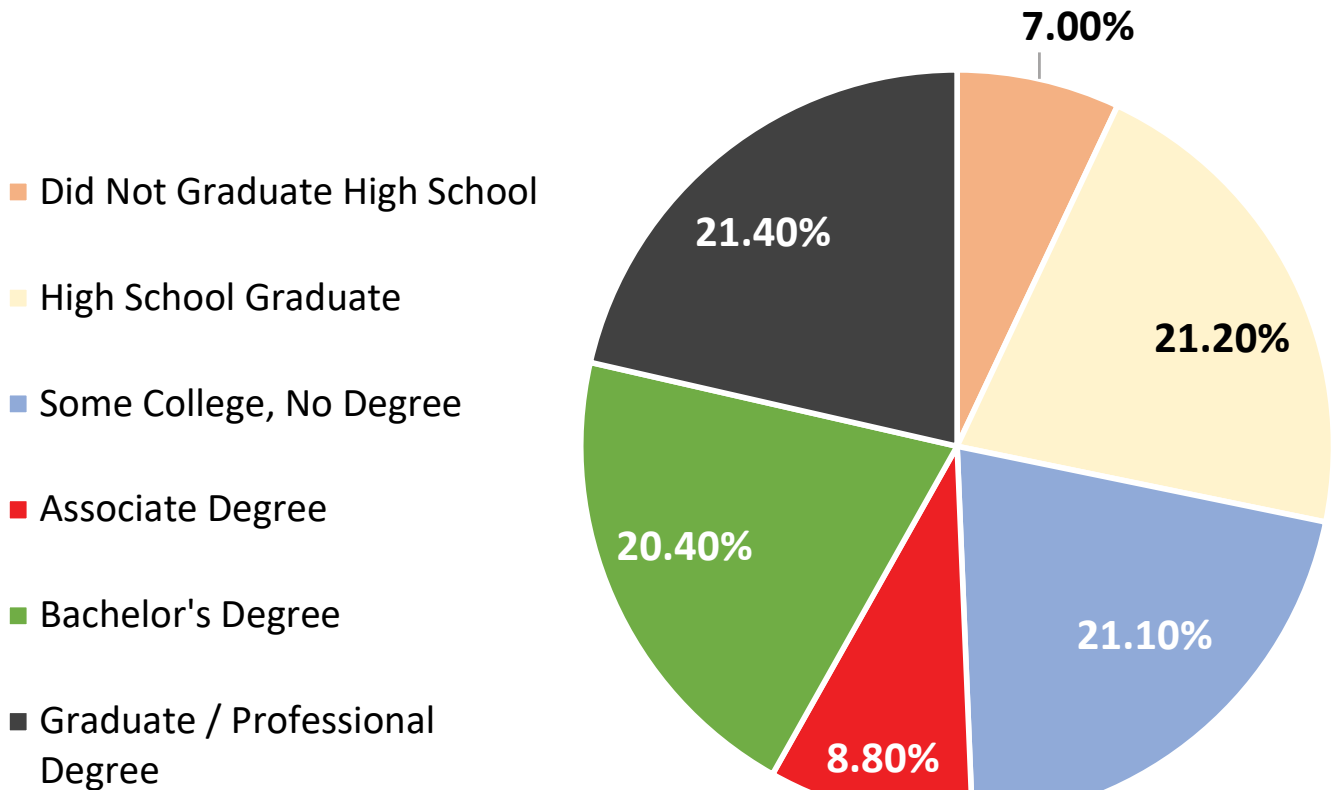
Approximately 25% of working age Township residents, those between 24 and 65 years, do not have an educational attainment beyond a high school degree. Planning efforts can incentivize the expansion of businesses with employment opportunities that support this workforce.

### Housing

**Table 4. 2020 & 2045 Forecasted Jobs by Industry Sector**

Forecasted Jobs by Industry Sector	Percent of Total Jobs in 2020	Percent of Total Jobs in 2045
Healthcare Services	71.25%	70.94%
Professional and Technical Services & Corporate HQ	6.26%	5.86%
Administrative, Support, & Waste Services	5.86%	6.69%
Information & Financial Activities	3.31%	3.06%
Leisure & Hospitality	2.74%	3.31%
Natural Resources, Mining, & Construction	2.50%	2.36%
Other Services	1.75%	1.53%
Education Services	1.68%	1.63%
Retail Trade	1.44%	1.07%
Manufacturing	1.01%	1.45%
Wholesale Trade	0.77%	0.74%
Public Administration	0.76%	0.75%
Transportation, Warehousing, & Utilities	0.68%	0.61%

**Figure 8. 2021 Educational Attainment, Ages 24-65 Years**



Source: SEMCOG 2020 Estimates, SEMCOG 2045 Forecast, U.S. Census Bureau, 2017-2021 American Community Survey 5-Year Estimates

The predominant housing type within the Township is detached single-family housing units, which comprise almost 70% of all housing units in the Township. This value is higher than the County-wide housing stock. The second most common housing type is mobile home. Multi-family housing makes up less than 15% of total Township housing stock. This housing inventory reflects the Township's history and values but also poses challenges to residents in need of a more diverse housing stock.

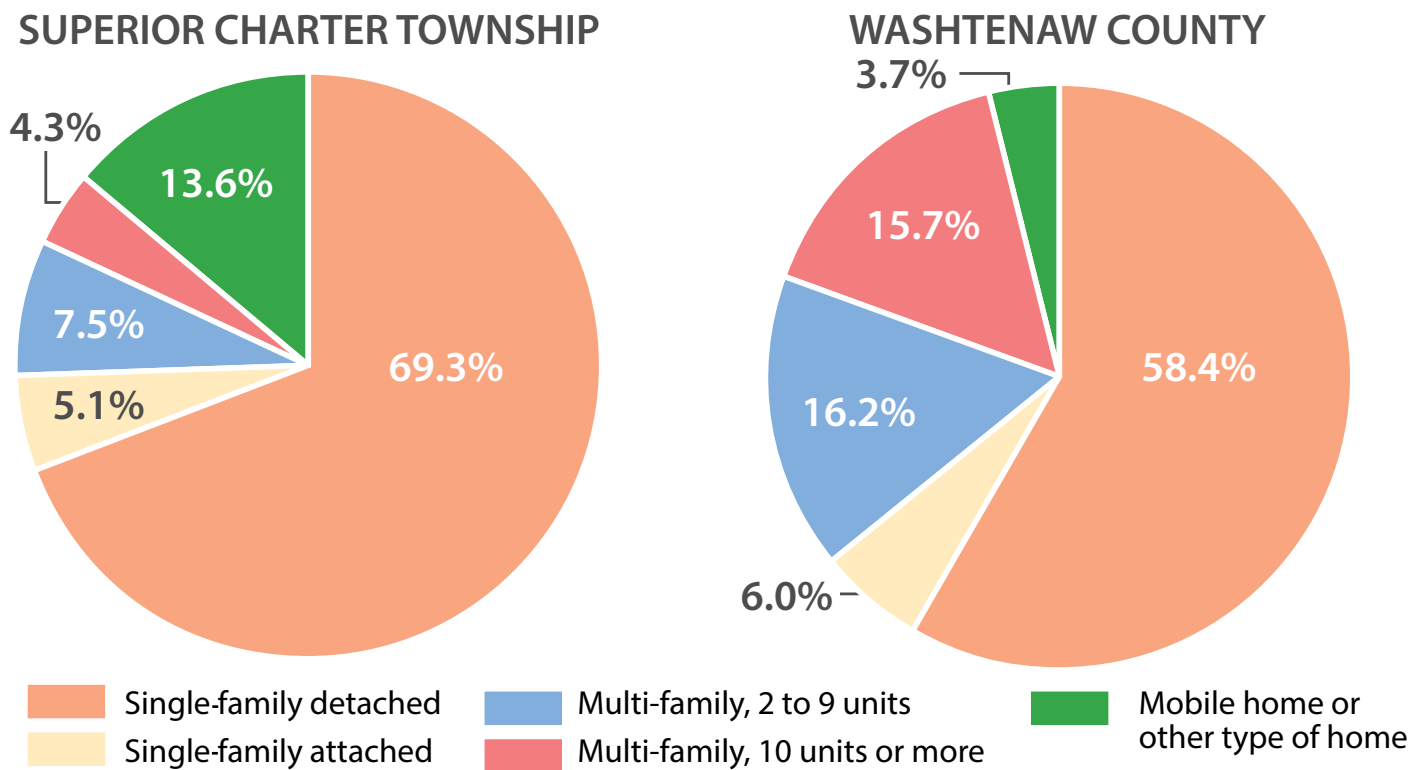
The Township's housing inventory has increased by an average of nearly 50 new housing units every year between 2007 and 2021. Most of these units were detached single-family. SEMCOG estimates that this pattern of new housing construction will increase, with approximately 2,471 new units being built by 2045: approximately 99 units per year. However, Master Plan actions can influence the location and density of these project constructions.

The vacancy rate in the Township is exceptionally low, which reflects the demand for housing, at 3.9%. By

comparison, the vacancy rate in Washtenaw County was approximately 5.7% in 2021, according to SEMCOG.

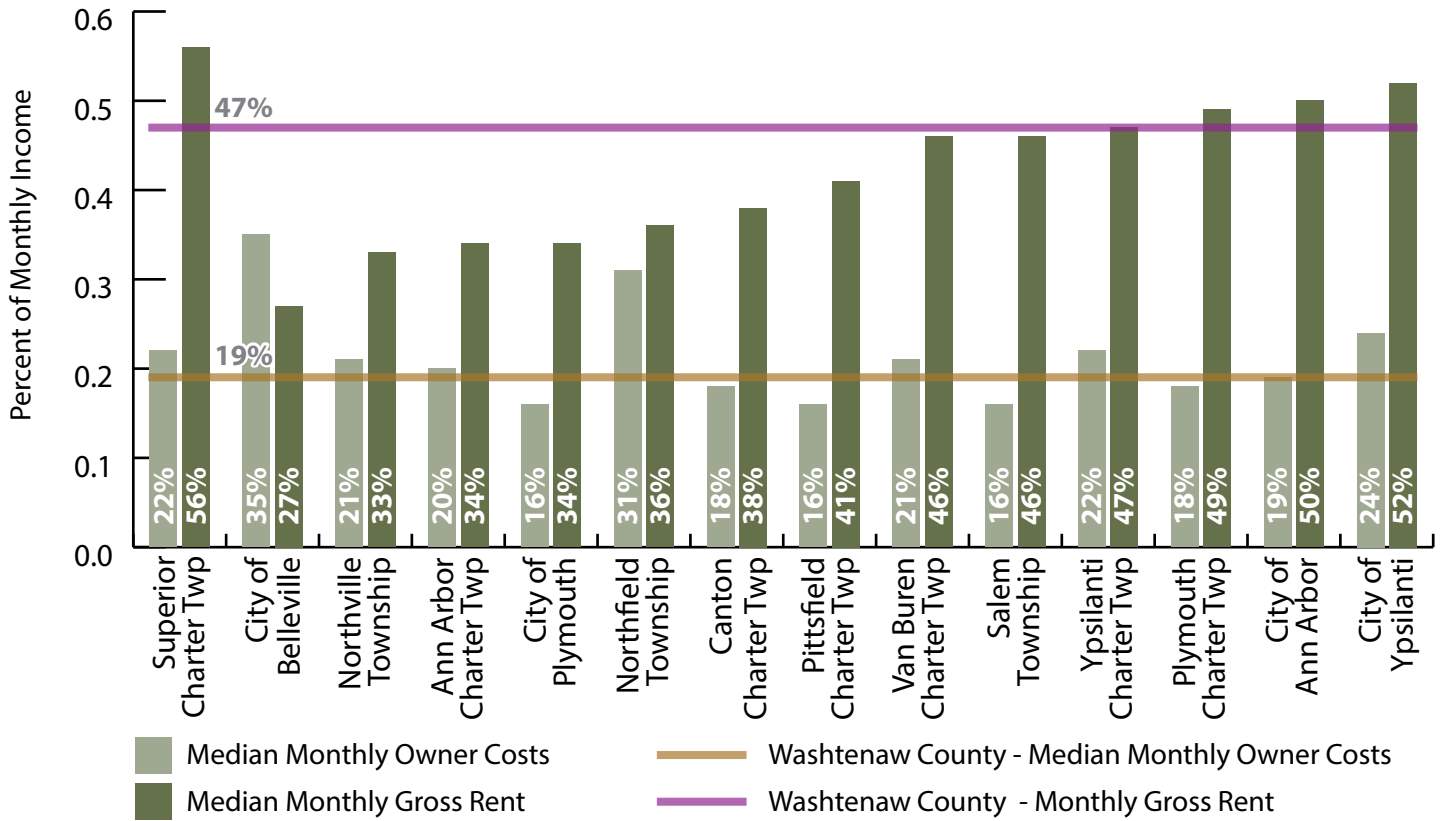
Housing costs in the Township are lower than the County median for homeowners and renters. Although housing costs are lower than neighboring Washtenaw County communities, Superior Charter Township residents are more cost-burdened than surrounding communities. Approximately 40% of all households in the Township pay 30% or more of their income towards monthly housing costs. Approximately 56% of renter households in the Township pay 30% or more of their income towards monthly housing costs. Several Master Plan strategies outlined in Chapter 5 aim to limit the burden of housing cost on Superior Charter Township residents.

Figure 9. 2021 Housing Types, Superior Charter Township



Source: U.S. Census Bureau, 2021 American Community Survey 5-Year Estimates

Figure 12. 2019 Percent of Households Paying 30% or Greater of Income in Monthly Housing Costs

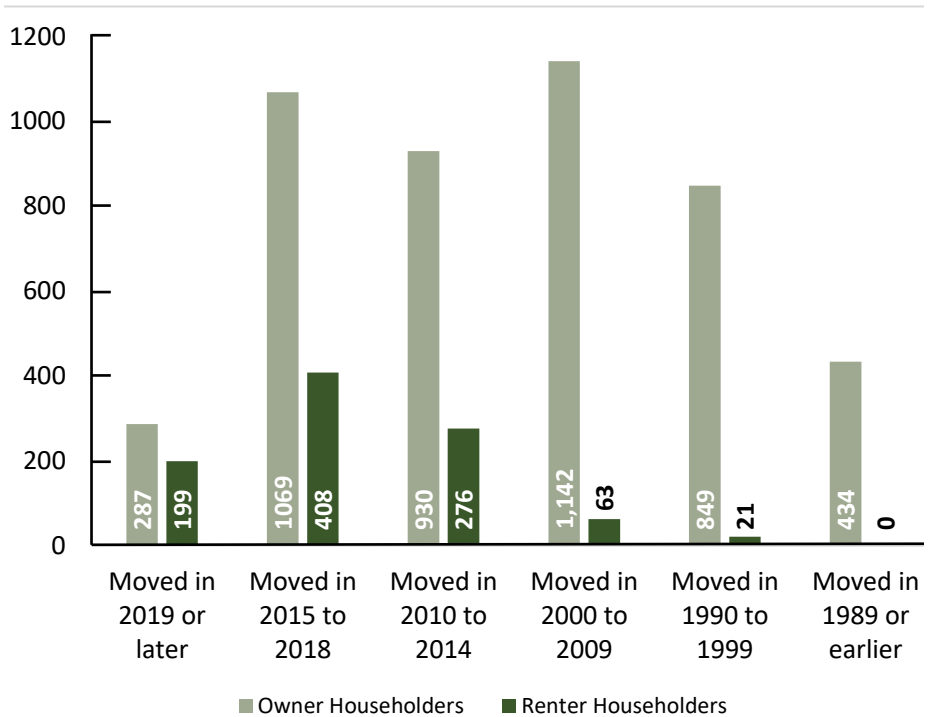


Source: U.S. Census Bureau, 2015-2019 American Community Survey 5-Year Estimates

The total influx of people into the Township has slowed in the last decade. However, while historic estimates of household tenure (people who rent or own) are less reliable, Census estimates suggest that the proportion of renter households in the Township has grown over the last decade. In the last five years, the proportion of renters moving into the Township has outpaced the proportion of homeowners.

Master Plan strategies can promote quality housing for all income levels and housing types, for both renters and homeowners, while supporting the Township's long-standing general development patterns.

Figure 13. Households by Year Householder Moved into Housing Unit, Superior Charter Township, 2021



Source: U.S. Census Bureau, 2017-2021 American Community Survey 5-Year Estimates

## Commuter Patterns

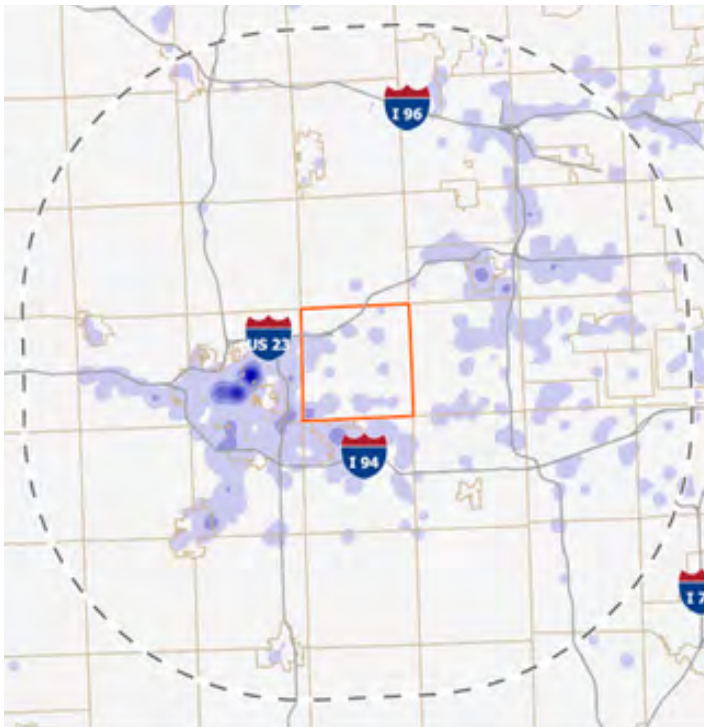
Approximately 6,175 Township residents are part of the workforce and do not work from home, as measured from ACS 5-year estimates from 2017 to 2021.

Over half of workers who live in the Township travel less than 30 minutes to get to work. Roughly 35% of working residents commute for more than 30 minutes with roughly 7% of the working residents traveling for over an hour. Most of these commuters work in Ann Arbor, Scio Township, Pittsfield Township, and Ypsilanti Township. The remaining residents work along the I-275, I-96, and I-696 corridors north of the Township.

The 2015-2019 ACS 5-year estimates showed approximately 2,600 people who work within Superior Charter Township. About 5% of commuters drive over 50 miles to work in Superior Charter Township. The majority, roughly 80%, travel less than 25 miles, half of whom drive only 10 miles or less. Most workers commute from Ann Arbor and Ypsilanti Township. The COVID-19 pandemic may have impacted these values, but newer data is unavailable at the time of this writing.

Identifying commuter patterns within and beyond the Township can inform planning actions that serve to alleviate traffic, improve safety, and expand public transportation opportunities for Township residents and employees.

**Figure 14. Work Destinations for People Who Live in the Township, 15-Mile Radius, 2019**



**Table 5. Time Traveled to Work, Superior Charter Township Residents, 2021**

	Count	Share
Total All Jobs	6,175	100.0%
Less than 15 minutes	863	13.9%
15 to 30 minutes	3,157	51.1%
30 to 60 minutes	1,739	28.2%
More than 60 minutes	416	6.7%

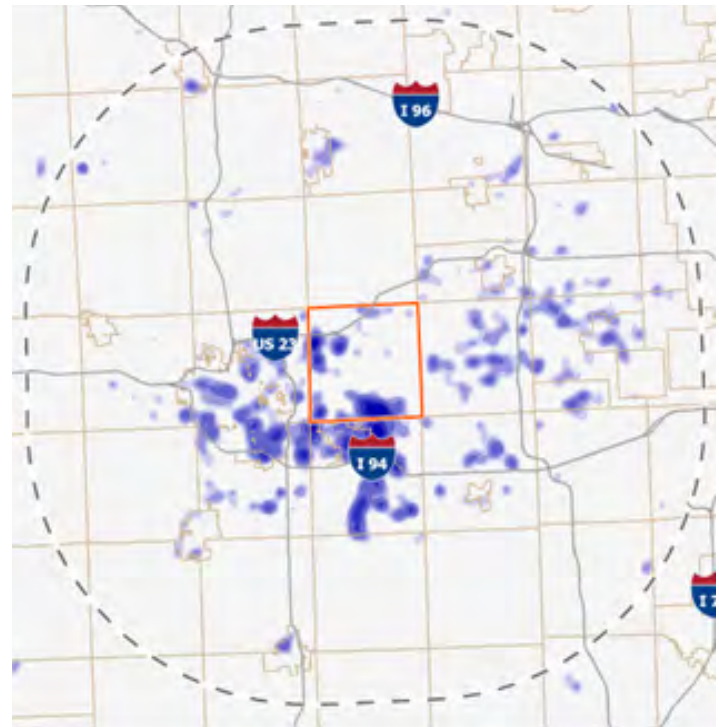
Source: U.S. Census Bureau, 2017-2021 American Community Survey 5-Year Estimates

**Table 6. Distance Traveled to Work, Superior Charter Township Workers, 2019**

	Count	Share
Total All Jobs	2,582	100.0%
Less than 10 miles	1,062	41.1%
10 to 24 miles	1,027	39.8%
25 to 50 miles	362	14.0%
Greater than 50 miles	131	5.1%

Source: U.S. Census Bureau, 2015-2019 American Community Survey 5-Year Estimates

**Figure 15. Home Destinations for People Who Work in the Township, 15-Mile Radius, 2019**



## Transportation

The principal arterial roads in the Township are Ford, Prospect, Plymouth-Ann Arbor, Geddes, and Clark Roads. Geddes and Prospect Roads are likely to increase in importance because of their roles in the area-wide road network.

Excluding the arterial roads north of Geddes, most roads in the Township are gravel roads. Due to the low volume of traffic produced by the existing and planned development in this area, these roads are sufficient to provide for the transportation needs in those areas. In addition to passenger vehicles that use these roads to access the very low-density housing in this area, these roads are used to move farm equipment, transport farm products and are frequently used for recreation by walkers, bikers, and even equestrians. However, increased vehicle speeds on these roads make them less safe for farm use and recreation.

Traffic volume from development in adjoining jurisdictions will continue to put pressure on these arterials. Planning actions that work to retain the rural character of these areas, limit traffic, and reduce speeds align with the Township growth management and development goals.

**Table 7. Road Type Inventory, Superior Charter Township**

Road Type	Miles
County Local	68.96
County Primary	32.18
Non Act 51 Certified	32.42
State Trunkline	15.83
Total	149.39

### Geddes Road Corridor

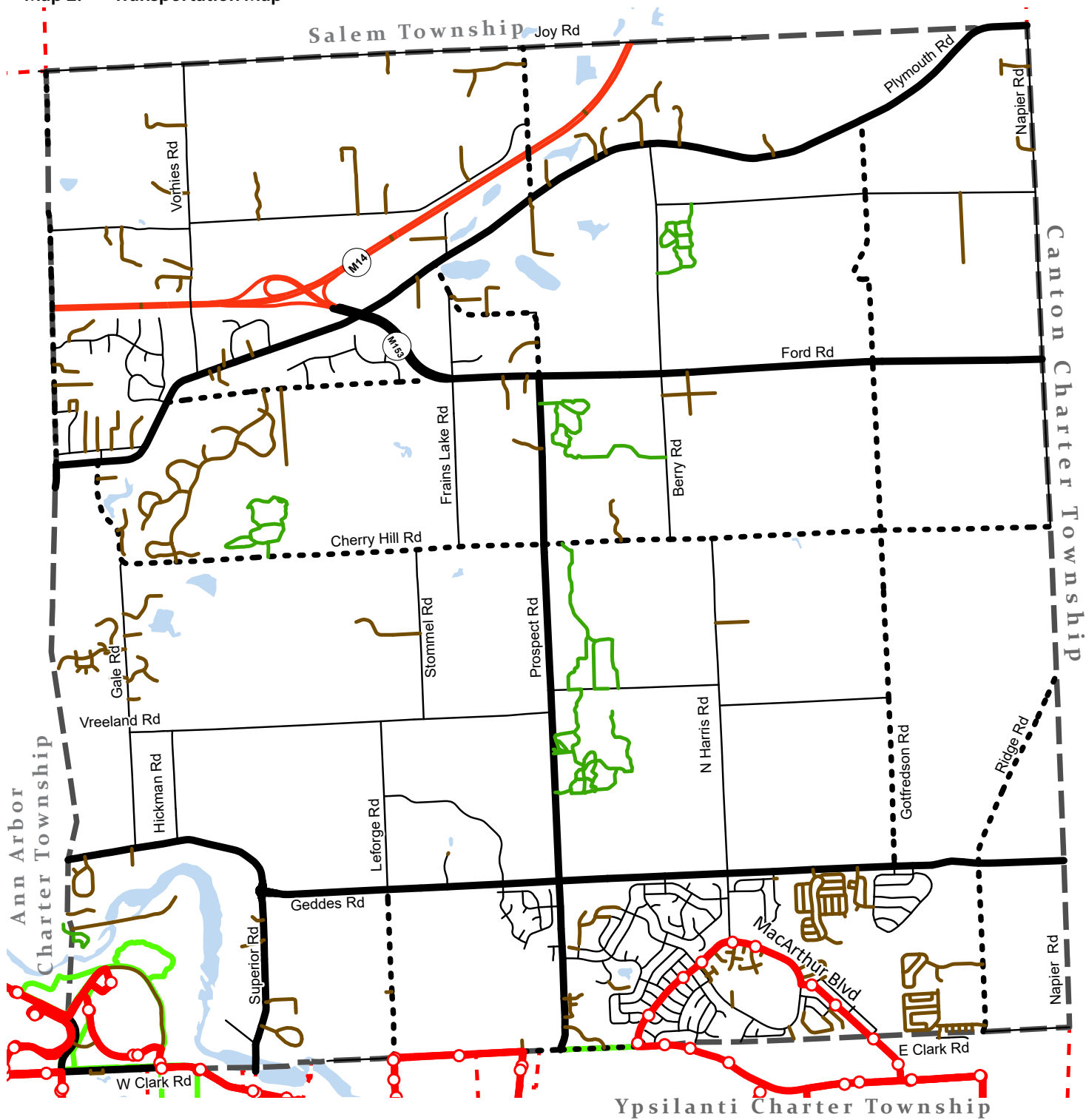
One of the most significant east/west transportation routes in Superior Charter Township, north of the Ann Arbor-Ypsilanti urban area, is Geddes Road. Geddes Road has historically served as a regional arterial connector from rural areas to urban centers and other transportation networks. Within Superior Charter Township, Geddes Road passes through significant land holdings of the Ford Motor Company, highly productive farmlands, the Township's Technology/Research Village area anchored by the Hyundai-Kia Motors Technical Center, and notable residential areas. Farther to the west, within Ann Arbor Township, Geddes Road intersects with the Dixboro Road corridor, an area becoming increasingly urbanized, and with an interchange with US-23. The two-lane rural character of Geddes Road is enhanced as it passes through long stretches of flat agricultural lands in the eastern and central portions of the Township and then turns into a winding roadway over gentle hills in the western portion of the Township.

Geddes Road will continue to increase in importance because east/west transportation is restricted within the southern portion of the Township. The Huron River is located south of Geddes Road. University of Michigan properties, including Radrick Farms and Matthaei Botanical Gardens, are located west of Gale Road and north of Geddes Road. Other north/south roadways intersect with Geddes Road, thus directing additional traffic onto Geddes Road. Previous planning policies have recognized that Geddes Road is a logical physical barrier to buffer rural lands to the north from encroaching urban development from the south.

In recognition of the dynamic pressures that will be placed on Geddes Road in the future, policies in the Master Plan will be directed toward maintaining the unique rural character of Geddes Road and retaining it as a physical barrier to buffer land uses. This will include an initiative to plant trees along each side of the road, and to construct a separate non-motorized trail along the road.

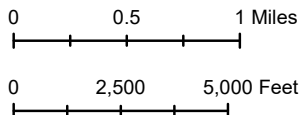


Map 2. Transportation Map



Road National Functional Classification (NFC)

- Other Freeways
- Arterial Roads
- Collector Roads
- Local roads
- Private roads
- Border to Border Trail
- Superior Township Boundary
- Adjacent Community Boundaries
- Paths and Trails
- Waterways
- TheRide Stops
- TheRide Routes



## Transportation

Superior Charter Township  
Washtenaw County

Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS

October 16, 2023  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan



## The M-14 Corridor

The M-14 freeway, opened to traffic in 1979, will continue to increase pressure for development in the area along the freeway and Plymouth-Ann Arbor Road, especially for rural housing. Fortunately for the preservation of agricultural land, the freeway corridor does not pass through the Township's best farmland. The freeway will also increase the importance of Ford Road east of the freeway. To a lesser extent it will also increase the importance of Plymouth and Prospect Roads. M-14 has become a preferred route for commuters traveling from north and west of Ann Arbor to work in the Metro Detroit region. As a result, it is becoming more frequently congested during peak hours, which results in vehicles diverting to Plymouth-Ann Arbor or Ford Roads.

## Transit and Non-Motorized Transportation

An expanded public transportation system will also be an important issue in the next 20 years. The pattern and density of future development in the urban part of the Township should take this issue into account. In addition, the non-motorized circulation system must be increased. At a minimum, non-motorized trails or sidewalks are essential along existing arterials and collectors south of Geddes Road and on Prospect Road, as well as along all new streets in subdivisions and condominium developments.

Conservation efforts in the Township have resulted in a growing trail network. This Master Plan includes initiatives which seek to expand the growing trail network and improve non-motorized connections throughout the Township. A Non-Motorized Plan may facilitate greater progress toward a more robust non-motorized trail network in Superior Charter Township.

Transit accessibility and sidewalk coverage is limited and is concentrated in the southern part of the Township. Three AAATA TheRide bus routes travel through the Township. However, all three routes are concentrated in the southernmost portion of the Township and do not fully cover the residential communities south of Geddes Road. Increasing Township residents' accessibility to bus routes will require coordinated efforts with neighboring jurisdictions.





# Natural Features

## Geology & Topography

The existing terrain in and around Superior Charter Township was shaped by the Wisconsin ice sheet, which retreated from the region about 13,000 years ago. The substrate consists mainly of sandstone, limestone, shale, salt, and gypsum. Superior is characterized as flat to moderately hilly with bands of gently rolling topography from the southwest to the northeast corner of the Township. Elevation changes from a high of 938 feet in the far northwestern corner of the Township to 708 feet near the intersection of Ridge Road and Geddes Road. Fleming Creek, which roughly parallels Plymouth-Ann Arbor Road, forms a gentle valley running from the northeast to the southwest, before ultimately meeting with the Huron River south of Stark Strasse Street. Smaller tributaries including Fowler Creek flow southeast into Wayne County as part of the greater Rouge River watershed. Map 3 on page 28 provides a visual representation of topography in the Township.

## Soils

Two major soil associations are identified in the Washtenaw County Soil Survey for Superior Charter Township: Morley-Blount and St. Clair-Nappanee-Hoytville. These soils are fine to medium texture loams and clay. They have a moderate water capacity and slow permeability. Around 75% of the soils are suitable for agriculture with the remaining composed of wetlands or steep slopes.

## Water Resources

Superior Charter Township is within the Huron River and Rouge River basins. The Huron River basin captures flow from the western portion of the Township and the Rouge River basin captures flow from the eastern portion. The Huron River, specifically its tributary Fleming Creek, is the Township's largest waterway. Precipitation is the major source of groundwater recharge for the Huron River basin. The northeastern portion of the Township generally has adequate groundwater access, but the southeastern area is sometimes in low supply. Sensitive groundwater recharge areas exist near Fleming Creek, the Huron River, and the eastern edges of the Township. The exact location of underground aquifers is difficult to establish, and new development or uses may or may not adversely affect local water supplies.

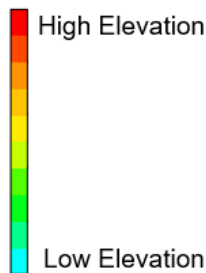
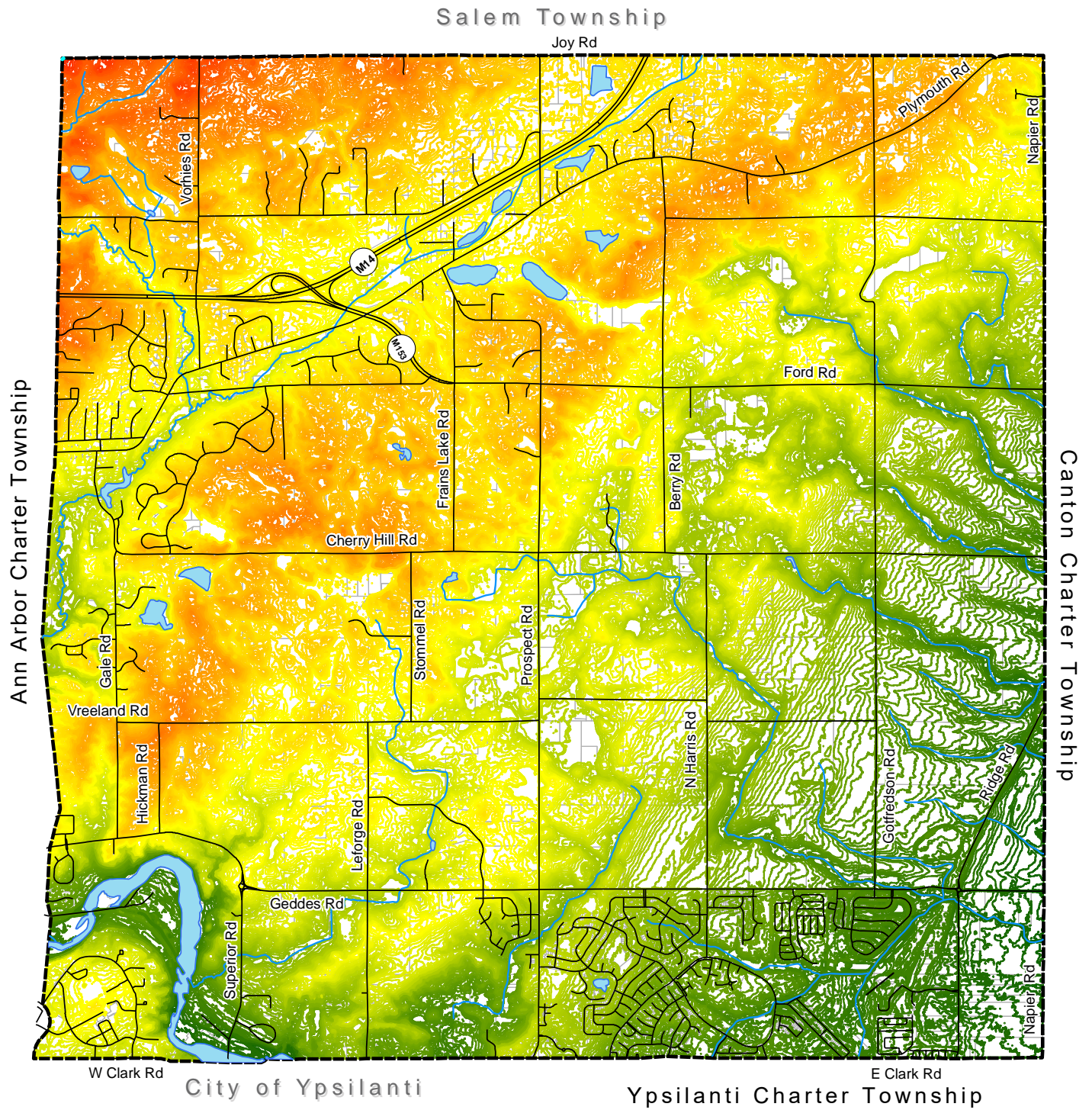
## Wetlands

Wetlands are prevalent throughout the community, particularly in the central and northern sections. The Michigan Department of Environment, Great Lakes, and Energy (EGLE) wetland maps show a widespread network of hydric soils and wetlands; Map 5 on page 30 highlights the location of confirmed wetlands only. Some of the largest examples can be found in the Matthaei Botanical Gardens, the northern portion of LeFurge Woods Nature Preserve, and in Harvest Moon Park. The composition of the wetlands varies from location to location, but scrub-shrub wetlands, wet prairies, and hardwood swamps are common. Superior Charter Township enacted a wetlands ordinance in 1998 to protect these delicate features of the Township.





Map 3. Topographic Map

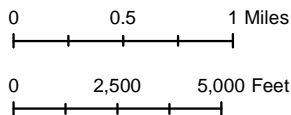


**Elevation Map**

Superior Charter Township  
Washtenaw County

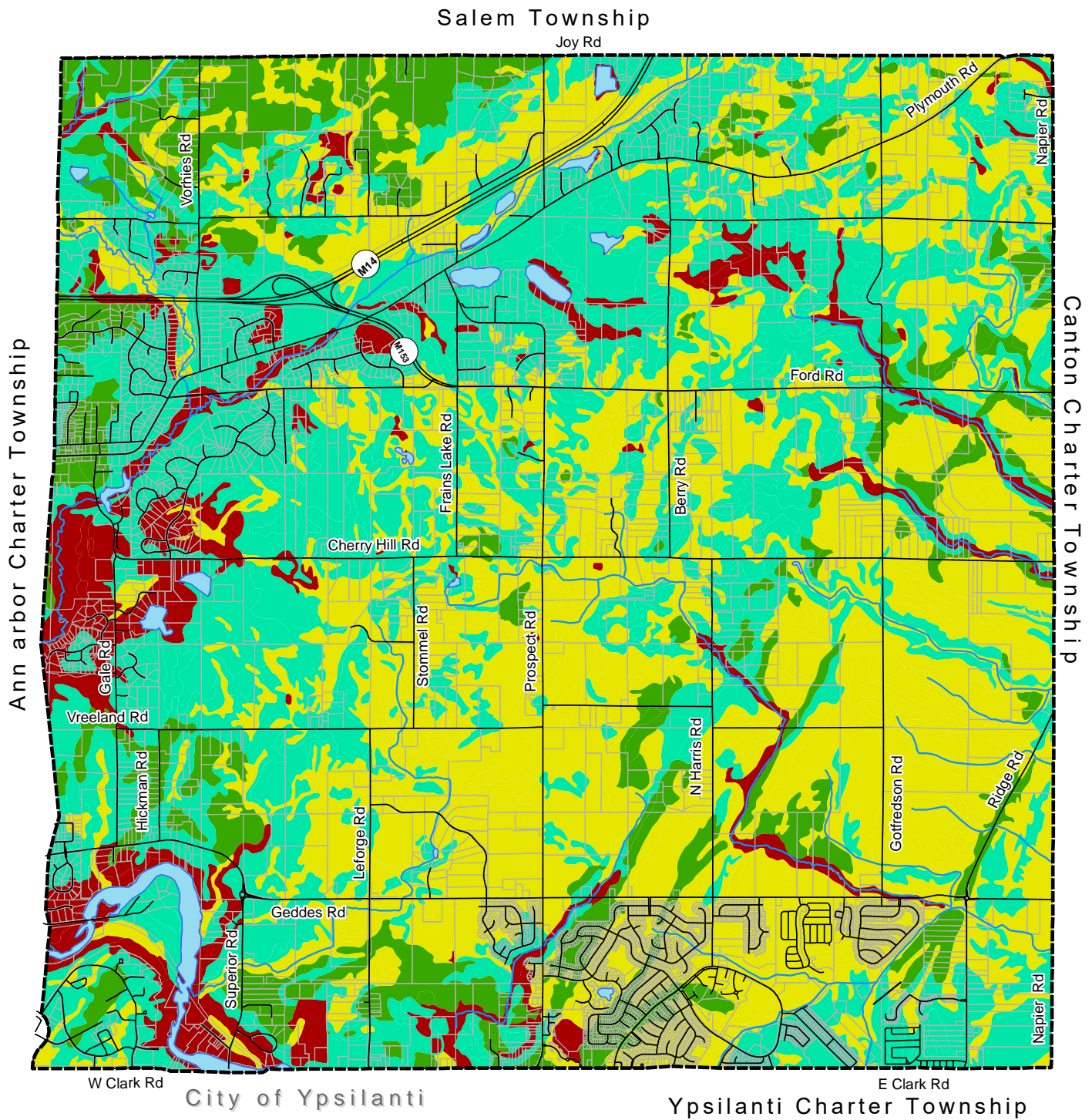
Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS





January 5, 2022  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan





Map 4. Soils Map



- |   |  |   |                                    |
|---|--|---|------------------------------------|
|  | <b>Prime Farmland</b><br>Land that has the best combination of physical and chemical characteristics for producing |  | <b>Not Prime Farmland</b>          |
|  | <b>Farmland of Local Importance</b><br>May be designated for agriculture by local ordinance                        |  | <b>Prime Farmland (If Drained)</b> |



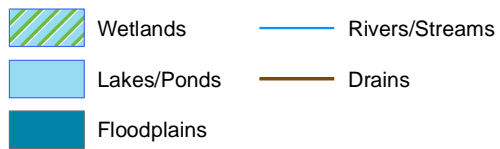
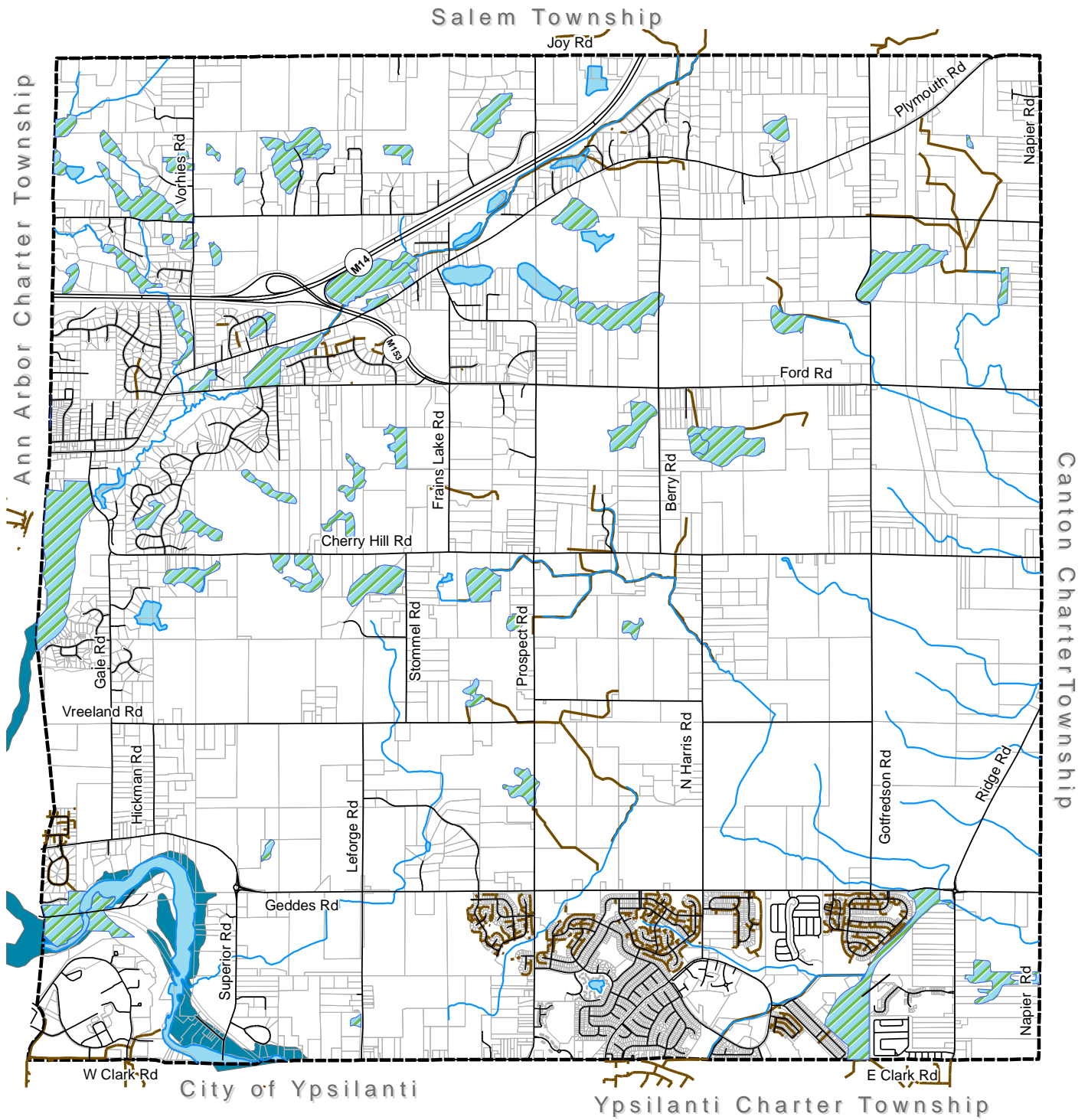
0 0.5 1 Miles

0 2,500 5,000 Feet

**Agricultural Soils**  
 Superior Charter Township  
 Washtenaw County  
 Roads, Tax Parcel, and Rivers Data  
 from Washtenaw County GIS  
 Soils Data from USDA  
 February 9, 2022  
 Carlisle/Wortman Associates, Inc.  
 Ann Arbor, Michigan



Map 5. Wetlands and Water Bodies

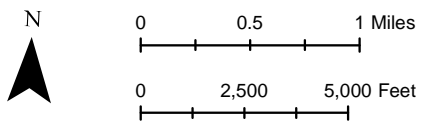


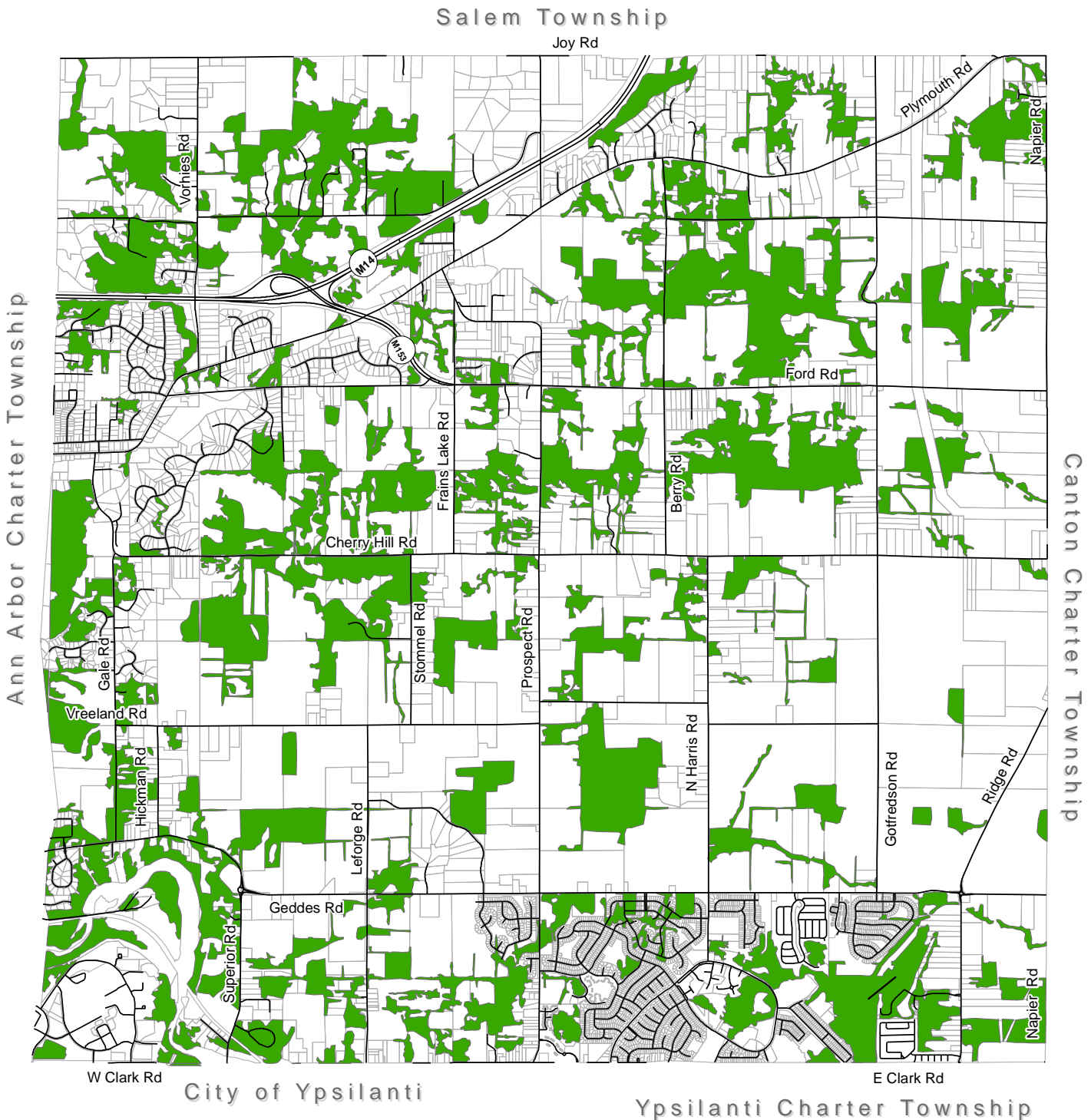
**Natural Features - Water Bodies**

Superior Charter Township  
Washtenaw County

Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS

June 30, 2023  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan






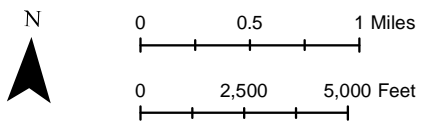
 Woodlands

**Natural Features - Woodlands**

Superior Charter Township  
Washtenaw County

*Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS*

January 5, 2022  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan 



6 - Dixboro Special Area Plan

5 - Strategies & Implementation

4 - Growth Management & Future Land Use

3 - Vision & Policies

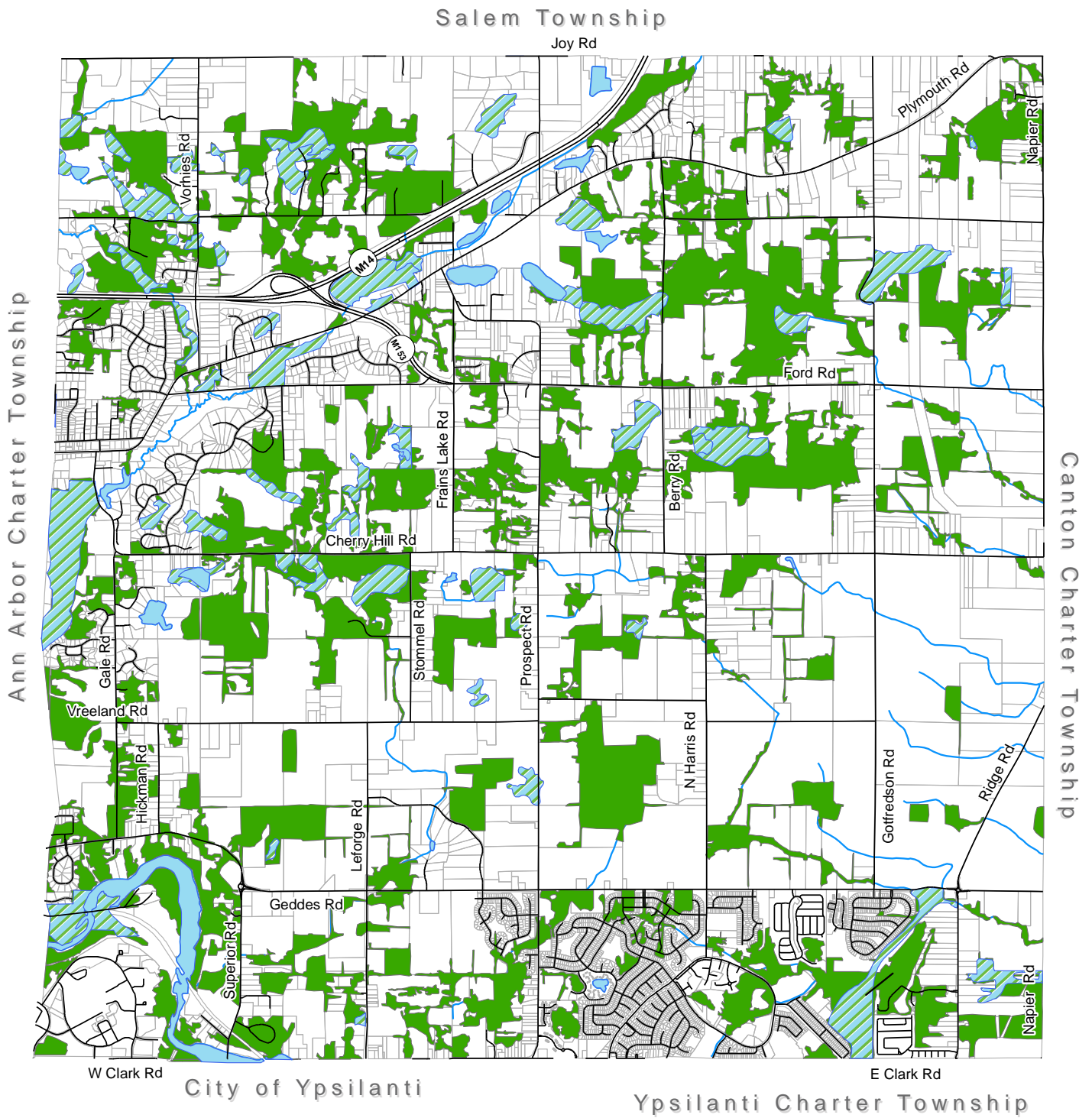
2 - Community Profile





1 - Introduction

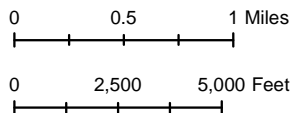
Table of Contents



Map 7. Natural Features Map



-  Lakes/Ponds
-  Wetlands
-  Woodlands
-  Rivers/Streams



### Natural Features

Superior Charter Township  
Washtenaw County

Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS

January 5, 2022  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan



## Environmentally Sensitive Areas

Environmentally sensitive areas (ESAs) are areas of natural features which are vital to the long-term maintenance of biological diversity, soil, water, or other natural resources both on the site and in a regional context. They include wildlife habitat areas, steep slopes, wetlands, watercourses, woodlands, and prime agricultural lands.

ESAs have special environmental attributes worthy of retention or special care in order to:

- a. Maintain habitat, open space, and wildlife corridors;
- b. Provide stormwater management, filtration, and flood and erosion control benefits; and
- c. Protect surface and groundwater quality.

ESAs range in size from small patches to extensive landscape features. They can include rare or common habitats, plants, and animals.

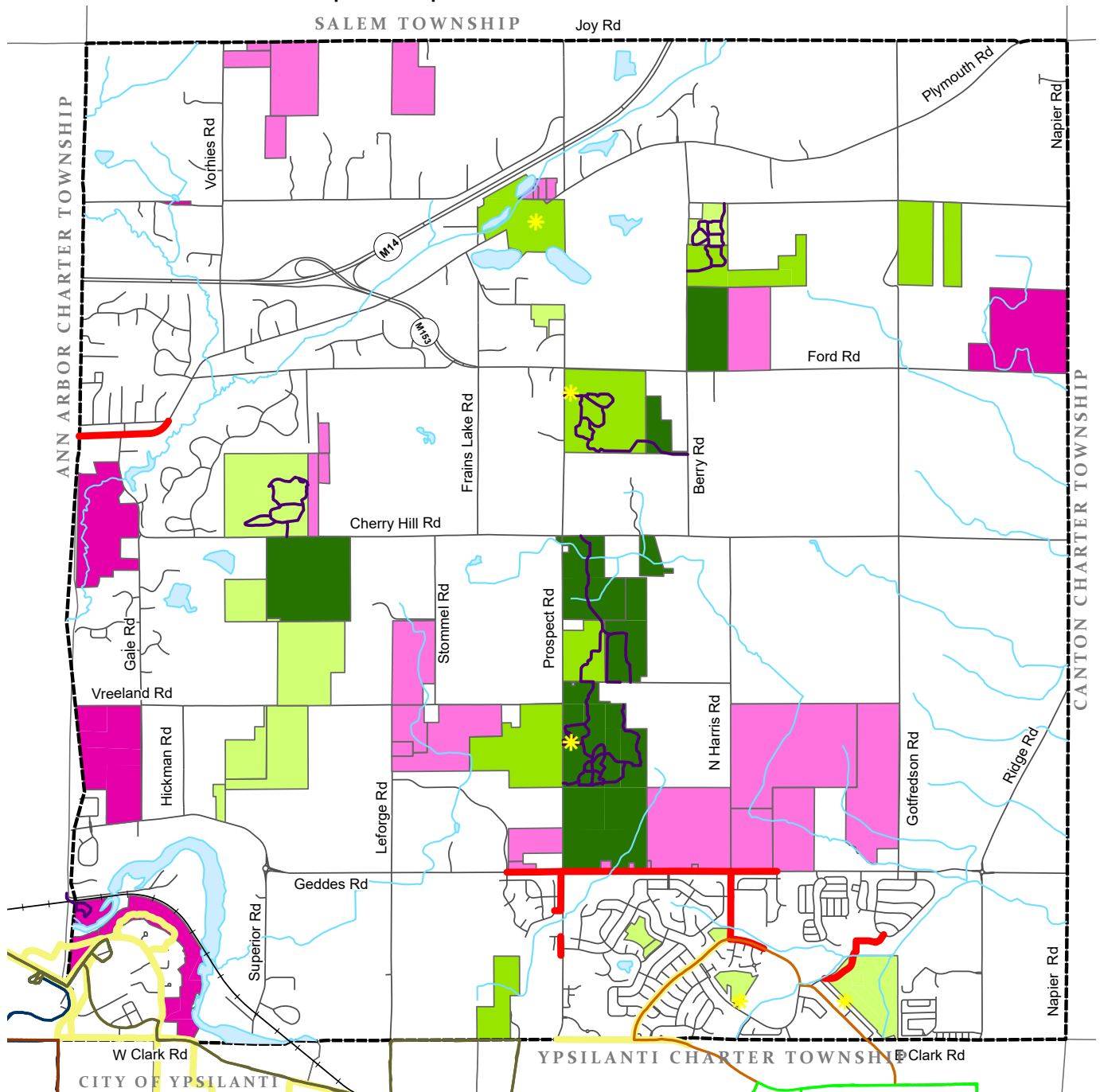
When ESAs are interconnected, they can form greenway corridors consisting of networks of linked natural area elements that provide ecological, recreational, and cultural benefits to a community. By implication, the planning process which communities use in protecting ESAs can serve as a template for developing greenway corridors.

Strategies for protecting identified, environmentally sensitive areas are reflected in the Township policies, specifically in the future land use plan. The maps beginning on page 28 and running through page 32 provide a high level view of the natural features that help to define ESAs. Map 8 on page 34 shows all of the local, county, and other recreational and preserved properties in the area which form the Superior Greenway and the overall network of protected properties in the Township.





Map 8. Recreation & Conservation Properties Map



- Superior Charter Township
- Washtenaw County Parks & Rec
- SE Michigan Land Conservancy
- Purchase of Development Rights
- Other Recreation / Conservation
- B2B Trail
- Superior Twp Trails
- Trails 2023
- Public Access Parking Lots
- Roads
- Lakes/Ponds
- Rivers/Streams
- AAATA Routes

**SUPERIOR CHARTER TOWNSHIP**

1. Cherry Hill Nature Preserve
2. Community Park
3. Fireman's Park
4. Harvest Moon Park
5. Norfolk Park
6. North Prospect Park
7. Oakbrook Park
8. Rock Superior Properties
9. Schroeter Park

**SE MICHIGAN LAND CONSERVANCY**

18. Conservancy Farm
19. Jack R. Smiley Nature Preserve
20. LeFurge Woods Nature Preserve
21. Secrest Preserve
22. Springhill Nature Preserve
23. Unnamed Preserve

**WASHTENAW COUNTY**

10. Highland Preserve
11. Kosch Headwaters Preserve
12. Myer Preserve East
13. Meyer Preserve West
14. Staebler Farm County Park
15. Superior Center County Park
16. Lost Wagon Lake Preserve
17. Weatherbee Woods Preserve

**OTHER RECREATION / CONSERVATION**

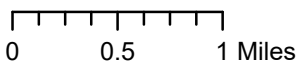
24. Forest Nature Area
25. Wing Nature Preserve
26. St. Joe's Nature Area
27. Matthaei Botanical Gardens
28. Radrick Farms Golf Course
29. Hickory Creek Golf Course

## Recreation & Conservation Properties

Superior Charter Township

Washtenaw County,  
Michigan

Data: Superior Charter Township, Washtenaw County, State of Michigan  
Carlisle/Wortman Associates  
10/10/2023





# Chapter 3: Vision & Policy Statements



*Image Source: Detroit Free Press*

A necessary element to the Superior Charter Township Master Plan is the articulation of a vision for the Township's future and the formulation of policies. The vision for the future is influenced by the challenges of the present, including loss of agricultural services and land, pressure from urban growth in surrounding communities, and the need for development that supports the current and future residents' needs and preferences. The vision, mission, goals, and strategies were crafted as part of the community-based process. The vision statement in this Master Plan represents the long-term aspirational vision of what the community desires to be. The vision is based on the existing community character, its assets, and how the residents and stakeholders would like the Township to look and function in the future. The vision is based on shared community ideals and represents a starting point for the policy direction in this plan. All policies, strategies and actions should be aligned to achieve this vision.

## Vision

Superior Charter Township's community vision is rooted in strong neighborhoods, land preservation, sensible economic development, and environmental preservation to ensure a livable, sustainable community for all residents. In the context of the Master Plan, the Township defines sustainability as development that meets the needs of the present without compromising the ability of future generations to meet their own needs. The community envisions a future where housing needs of the community are met; various high quality efficient means of transportation are available that provide community members access to jobs and resources; open space, agricultural land, and natural features are preserved; and there is an appropriate level of commercial and industrial development that provides employment opportunities and financial benefits to the community.

Superior Charter Township strives to find the right balance between preservation and development and considers social, environmental, and economic impacts in guiding development while achieving carbon neutrality; preserving open space; protecting natural resources, including air, water, natural habitats, and public lands; and maintaining viable agricultural land and rural character.

## Policies

Policies are a set of statements which are based on the community vision that can be used as tools to guide decision-makers such as Township staff, the Planning Commission, and the Township Board in their deliberations on zoning, land preservation, economic development, capital investment, and other matters relating to land use and development. This will provide a stable, long-term basis for decision-making. The policy statements attempt to balance the various interests and ensure that each decision is consistent with the overall vision for the Township. They articulate preferred development patterns and influence development strategies and means of preservation that are appropriate for the Township.

The policies presented in this chapter were developed with input from residents, property and business owners, the Planning Commission, the Township Board of Trustees, and other Township officials.

Policies are organized around five major themes including Growth Management, Open Space and Land Preservation, Housing, Environmental Protection, and Transportation.

## Growth Management Policies

Growth management has been an effective strategy implemented by the Township since its inception. Growth management is an effective land use planning approach to implement where unrestrained development would impede natural and conserved areas, alter community character, and threaten to outpace the provision of adequate infrastructure. The Township recognizes that different growth management strategies are necessary in different portions of the Township. Historically, the Township has found that growth management tools are necessary because there has been pressure to convert agricultural lands and natural areas to other uses, which is contrary to community goals and desires. However, growth management doesn't mean no growth, rather it attempts a balanced approach to provide for appropriate and desired growth in areas that have the necessary infrastructure, are consistent with existing land uses, contribute to community character, and do not conflict with the Township vision.

- Policy 1:** Superior Charter Township supports the long-standing Township policies that have established the existing general development pattern in the Township.
- Policy 2:** The type and density of new development should remain consistent with existing types and densities of nearby land uses.
- Policy 3:** Maintaining the existing agricultural preservation and rural character of the community is essential to Superior Charter Township.
- Policy 4:** Superior Charter Township supports its robust and historical agricultural base.
- Policy 5:** Superior Charter Township supports existing and planned development that provides jobs in the community.
- Policy 6:** Superior Charter Township supports diverse land uses that provide residents convenient access to housing, goods, and services.
- Policy 7:** Superior Charter Township believes that any new development (Residential/Commercial/Industrial) should be focused within designated and planned areas.
- Policy 8:** Superior Charter Township believes that any new development (Residential/Commercial/Industrial) should be done in a sustainable manner.
- Policy 9:** Superior Charter Township strives to recognize and protect historic assets.
- Policy 10:** Superior Charter Township's land use goals support regional land use goals.

## Open Space, Land Preservation, and Agricultural Preservation Policies

Superior Charter Township has a rich agricultural heritage that has yielded the rural landscape which we see today and that largely defines the Township. Protecting agricultural heritage is important to the community, and it is also important from a state and national perspective. Agriculture is Michigan's second-largest industry, and Michigan agriculture is the second most diverse in the nation, trailing only California. Protecting farmland enables farmers to continue their operations and maintain a viable local food system which reduces reliance on distant sources. Superior Charter Township's farmland is among the best in Michigan, and it is our responsibility to protect it for present and future generations.

Conserving farmland along with woods, meadows, and wetlands also provides habitat for wildlife, promotes biodiversity, and contributes to the overall health of ecosystems. Woodlands and fields permit greater groundwater recharge and maintain water quality. Streams, wetlands, and small lakes host buffer vegetation that protects and enhances water quality. Protecting farmland, fields, and woods can also mitigate the impacts of climate change by sequestering carbon dioxide and reducing greenhouse gas emissions. The coordinated retention of these natural and open space areas supports ecological corridors which enhance recreation opportunities and provide scenic views throughout the township.

Due to long-standing adopted Township policies, the most common landscape in Superior Charter Township north of Geddes Road continues to be a mix of woods, meadows, wetlands, and farmland. The central area of the Township remains largely undeveloped, and neighborhoods still retain a rural and natural character within all but the southern edge of the Township.

**Policy 1:** Natural features, land preservation, and open space are key components of Superior Charter Township's community character and quality of life.

**Policy 2:** Superior Charter Township actively strives to protect, preserve, and acquire additional open space and natural features.

**Policy 3:** Superior Charter Township actively strives to protect, preserve, and grow agricultural lands.

**Policy 4:** Superior Charter Township strives to strengthen zoning for agricultural land to protect the land base required for local food production.

## Environmental Protection Policies

The Township is endowed with an abundance of significant natural features, which have been preserved due to long-standing Township policies. These natural features include wooded areas, streams, wetlands, and a varied topography. It is important that preservation of these features be integrated into the development pattern to ensure clean water, clean air, and maintenance of the rural and natural character within the Township. Actions which enhance the Township's long-term environmental resiliency are also of great importance.

**Policy 1:** Superior Charter Township actively strives to protect clean water.

**Policy 2:** Superior Charter Township actively strives to provide and incentivize renewable energy and energy efficiency.

**Policy 3:** Protection of natural features including rivers, streams/tributaries, wetlands, woodlands, groundwater recharge areas, areas of noted threatened and endangered species, steep slopes, natural areas, and wildlife habitat are of utmost importance in land use decisions and Township policies.

**Policy 4:** Superior Charter Township advances the improvement of natural features including rivers, streams/tributaries, wetlands, woodlands, groundwater recharge areas, areas of noted threatened and endangered species, steep slopes, natural areas, and wildlife habitat.



# Housing Policies

The presence of a wide variety of housing options in Superior Charter Township encourages a vibrant community. Housing needs and desires are changing, and this change should be reflected by the housing options within the community. Since Superior Charter Township hosts a lower median household income and a lower housing vacancy rate than greater Washtenaw County, an affordable and attainable housing stock is in high demand and should be made available to community residents. Rather than concentrating more affordable and higher density housing in areas removed from the rest of the Township community, green spaces and neighborhood commercial land uses should be intermixed with these residential neighborhoods to increase connectivity and provide a greater sense of place for Superior Charter Township’s most vulnerable residents.

- Policy 1:** Superior Charter Township recognizes that the existing neighborhoods and the existing housing stock are an essential part of the community’s character.
- Policy 2:** Superior Charter Township recognizes the need for a diversity in housing stock to support the housing needs of all its residents, including young people, families, and seniors aging in place.
- Policy 3:** Superior Charter Township supports the development of senior housing options.
- Policy 4:** Superior Charter Township supports housing densities where additional population will not overburden the existing or planned infrastructure.
- Policy 5:** Superior Charter Township promotes residential development in a manner which will create, preserve, and enhance a quality living environment for existing and future Township residents and workers.
- Policy 6:** Superior Charter Township recognizes that the voices of all existing and even potential future residents are not always at the table and extra effort may be needed to consider all housing needs, not just existing property owners.
- Policy 7:** Superior Charter Township supports increased housing density in planned areas, where feasible, to promote maximum retention of open space and natural features in other portions of the Township and region.
- Policy 8:** Superior Charter Township supports neighborhood commercial development that provides higher density residential neighborhoods with convenient access to day-to-day businesses and employment.

## Transportation Policies

Transportation policies for Superior Charter Township include motorized and non-motorized transportation networks. All improvements to the transportation system should be considered opportunities to improve safety, access, and mobility for all travelers within the Township and throughout the region. Future road improvements should include non-motorized transportation facilities to accommodate the needs of walkers, bicyclists, and public transportation riders of all ages and abilities. These facilities should be included during planning, programming, policy development, design, construction, reconstruction, retrofit, operations, and maintenance activities and during product selection. Future road improvements should be compatible with and supportive of the Township's land use policies. Too often land use policies must be adjusted to fit road improvement plans. Planning for traffic flows and necessary road improvements should be consistent with transportation policies of the County. Road improvements should respect natural features, especially trees and brush, and the natural character of road corridors. Existing residential areas should be protected from road widening and realignment.

- Policy 1:** Superior Charter Township supports safe and convenient transportation options for all uses and modes including pedestrians, bicyclists, motorists, and transit riders.
- Policy 2:** Superior Charter Township recognizes that transportation facilities must be contextually appropriate to the unique areas of the Township that they serve.
- Policy 3:** Superior Charter Township promotes the continued maintenance of roads.
- Policy 4:** Superior Charter Township supports traffic calming and the mitigation of traffic congestion.
- Policy 5:** Superior Charter Township believes both motorized and non-motorized transportation facilities must be enhanced within planned growth areas.
- Policy 6:** Superior Charter Township supports the enhancement and protection of opportunities for bicycling throughout the community.
- Policy 7:** Superior Charter Township promotes the enhancement of pedestrian facilities, including trails, sidewalks, and crosswalks.
- Policy 8:** Superior Charter Township promotes increased transit options, particularly to serve underserved populations, significant shopping areas, employment destinations, and regional coordination.
- Policy 9:** Superior Charter Township promotes increased safety of non-motorized transportation.



# Chapter 4: Growth Management & Future Land Use





Growth management includes multiple strategies used to guide the type, intensity, location, and timing of new development. The Growth Management Plan described herein lists the necessary strategies to manage development and future growth within the Township. Growth management goes beyond traditional land use planning and zoning. Other factors such as the protection of natural spaces, sufficient and affordable housing, delivery of utilities, preservation of buildings and places of historical value, and areas for employment and commerce are considered.

A major premise of this approach is to recognize that there are various areas within the Township that should be contextually planned based on their location, existing features, existing land use, and existing and intended character. These areas are identified as Planning sub-areas within the Township.

This chapter starts with an inventory of existing land use. Building off the existing land use, sub-areas are identified and described. The sub-area section draws connections between various policies and strategies identified in this plan that are appropriate to apply to each specific area. This chapter also includes a section on community infrastructure that directly affects the development potential of each area in the community. Finally, this chapter provides a future land use plan that depicts the future intended use for every parcel of land in the Township as is appropriate based on the policies and strategies in this Master Plan.



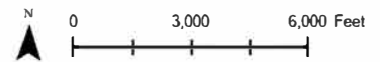




 Superior Charter Township Boundary

## 2020 Aerial Map

### Superior Charter Township Washtenaw County, Michigan



This map is for reference only. Data layers that appear on this map may not be accurate. The information is provided with the understanding that the conclusions drawn from such information are solely the responsibility of the user. Any assumption of legal status of this data is hereby disclaimed.

Data: Superior Charter Township, Washtenaw County,  
Michigan Department of Transportation (MDOT)  
Prepared by: Carlisle/Wortman Associates, Inc. Date:  
March 22, 2023





## Existing Land Use

When planning for the future it is critical to understand what currently exists. The future land use plan should be based on the existing land use patterns. Because of Superior Charter Township’s history of planning and commitment to their plans, a clear development pattern based on sound planning principles is evident in the community.

The predominant land uses in Superior Charter Township are agriculture and single-family dwellings, covering approximately 33% and 35% of land within the Township, respectively. Generally, more diversity and density in land use development has occurred south of Geddes Road and around the Dixboro area. Conservation efforts have resulted in the permanent protection of a significant amount of agricultural land and recreation/open space areas, particularly in the central portions of the Township.

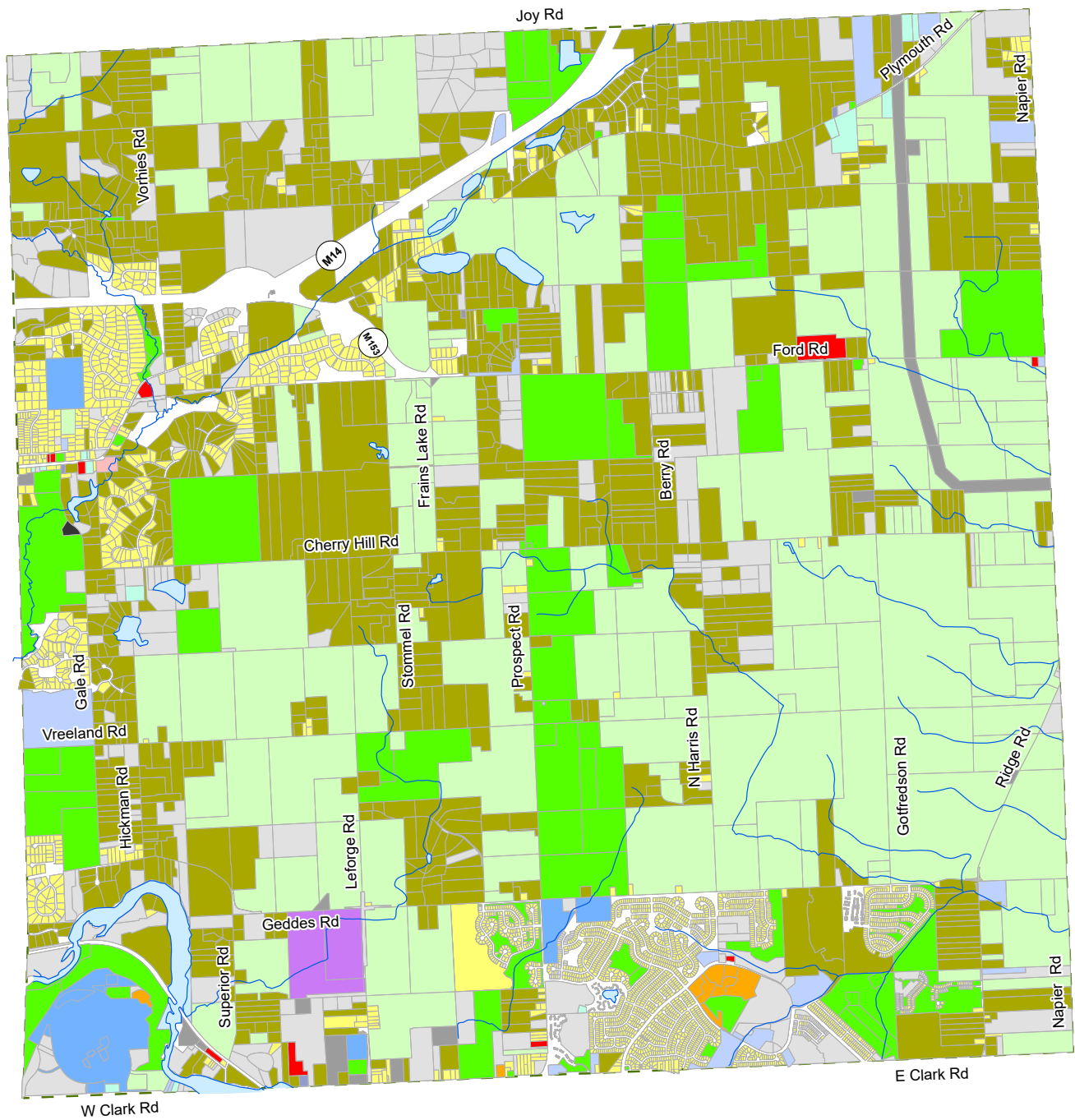
**Table 8. Existing Land Use, Superior Charter Township**

Land Use	Acres	Percent
Agriculture	7,867	35.5%
Single-Family Housing	7,446	33.6%
Vacant	3,058	13.8%
Recreation/Open Space/ Cemetery	2,235	10.1%
Institutional	435	2.0%
Water	352	1.6%
Medical	298	1.3%
Industrial	68	0.3%
Multi-Family Housing	57	0.3%
Retail/Hospitality	53	0.2%
Office/Commercial	47	0.2%
Mixed use	4	0.0%
Total (approximate)	22,162	100.0%



Image Source: realtor.com

Map 10. Existing Land Use

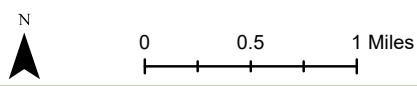


- |   |   |  |
|---|---|--|
| <span style="display:inline-block; width:15px; height:15px; background-color:#d9ead3;"></span> Agricultural                           | <span style="display:inline-block; width:15px; height:15px; background-color:#5bc0de;"></span> Medical              | <span style="display:inline-block; width:15px; height:15px; background-color:#fff2cc;"></span> Single Family Housing (Small Lot) |
| <span style="display:inline-block; width:15px; height:15px; background-color:#c8e6c9;"></span> Recreation / Conservation / Open Space | <span style="display:inline-block; width:15px; height:15px; background-color:#d9d2e9;"></span> Mixed Use            | <span style="display:inline-block; width:15px; height:15px; background-color:#c65911;"></span> Single Family Housing (Large Lot) |
| <span style="display:inline-block; width:15px; height:15px; background-color:#f4cccc;"></span> Hospitality                            | <span style="display:inline-block; width:15px; height:15px; background-color:#ffc000;"></span> Multi-Family Housing | <span style="display:inline-block; width:15px; height:15px; background-color:#808080;"></span> Telecommunications / Utilities    |
| <span style="display:inline-block; width:15px; height:15px; background-color:#e1bfe7;"></span> Industrial                             | <span style="display:inline-block; width:15px; height:15px; background-color:#c8e6c9;"></span> Office / Commercial  | <span style="display:inline-block; width:15px; height:15px; background-color:#cccccc;"></span> Vacant                            |
| <span style="display:inline-block; width:15px; height:15px; background-color:#b3d9ff;"></span> Institutional                          | <span style="display:inline-block; width:15px; height:15px; background-color:#333333;"></span> Parking              | <span style="display:inline-block; width:15px; height:15px; background-color:#add8e6;"></span> Water                             |
|   | <span style="display:inline-block; width:15px; height:15px; background-color:#ff0000;"></span> Retail               |  |

## Existing Land Use

Superior Charter Township  
Washtenaw County

Roads, Tax Parcel, and Rivers Data  
from Washtenaw County GIS



July 24, 2023  
Carlisle/Wortman Associates, Inc.  
Ann Arbor, Michigan



## Infrastructure

Infrastructure plays a critical role in the growth management and future land use designation of the Township. The community's infrastructure includes all transportation facilities (roads, sidewalks, pathways, transit routes, and transit stops), public utilities (sewer, water and storm water), public safety, parks and recreation facilities, schools, community institutions and facilities (post office, library, public and government buildings). The type, the quality, and the presence or lack of infrastructure has a tremendous effect on the community from quality of life to the type and intensity of development that can be supported in certain areas. Higher density and higher intensity uses need more sustainable infrastructure, such as public utilities to provide for the needs of residents and businesses on smaller lots, fiber optic and robust transit facilities to support industry, or parks, schools, and libraries to support neighborhoods. Conversely, areas that are not intended for higher density developments or more intense uses do not need public utilities or high-capacity roads. In fact, maintaining gravel roads and ensuring that municipal utilities are not provided in certain areas of the Township will help to maintain the intended rural character and desired intensity level in those areas of the Township. Historically, Superior Charter Township has done a good job of planning infrastructure to support the needs of the areas where growth is planned and avoiding the extension of infrastructure to areas where it is not needed.

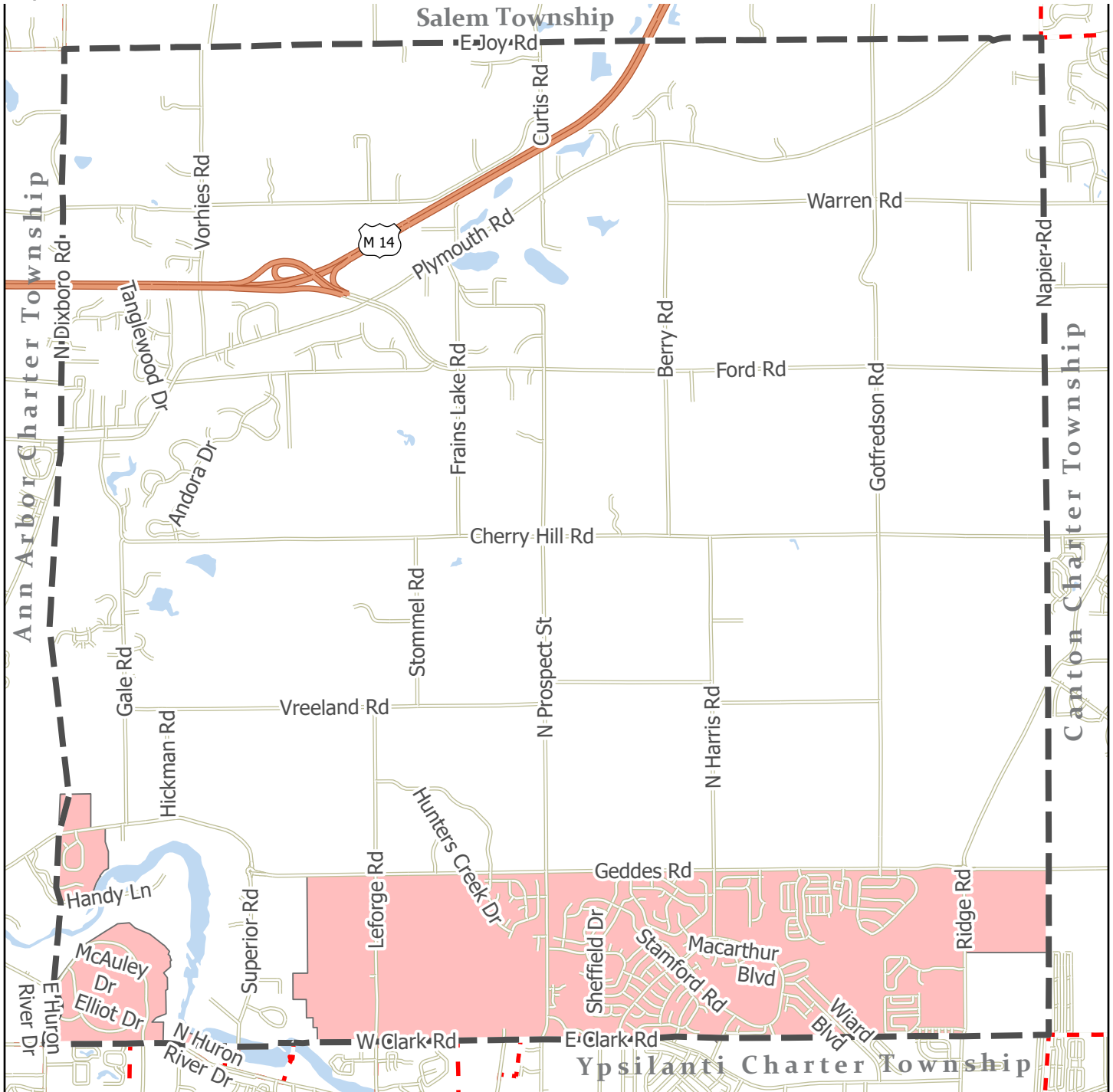
### **Publicly Owned and Operated Sewer and Water:**

The Urban Service Area has been planned to provide areas that have or are intended to have more intense development. The Township presently provides public sanitary sewer and public water services within designated service areas under contracts with the Ypsilanti Community Utilities Authority and Ann Arbor Township. These service areas cover several square miles in the area south of Geddes Road. There is a very limited capacity to extend such services to any other areas of the Township. The policies of this Master Plan and Township utility plans are based upon maintaining the designated Urban Service Area boundaries, as defined in Map 11 on page 47.

The majority of the land within the Township is served by private on-site well and septic for their water and sanitary needs. This is suitable for uses on larger lots. Due to the amount of natural open spaces and natural features such as woodlands and wetlands, groundwater in these areas should be safe and clean. The Washtenaw County Health Department is responsible for issuing well and septic permits and monitoring their activity.



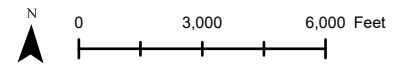
Map 11. Urban Service Area



- Superior Charter Township
- Boundary Adjacent Community
- Boundaries Highways
- Roads
- Waterways
- Urban Service Area

## Urban Service Area

### Superior Charter Township Washtenaw County, Michigan



This map is for reference only. Data layers that appear on this map may not be accurate. The information is provided with the understanding that the conclusions drawn from such information are solely the responsibility of the user. Any assumption of legal status of this data is hereby disclaimed.

Data: Superior Charter Township, Washtenaw County, Michigan Department of Transportation (MDOT) Prepared by: Carlisle/Wortman Associates, Inc. Date: October 9, 2023



## Future Land Use Plan

The Future Land Use Plan is a basic element of the Master Plan, it designates the future use or reuse of the land within the community, and the policies and reasoning used in arriving at the decisions in the plan. The future land use plan is sometimes considered the most important part of a Master Plan because it serves as a guide to official decisions in regard to the proposed location and intensity of future land development for varying types of residential, commercial, industrial, agricultural, recreational, educational and other public and private purposes. The land use plan is intrinsically related to all other aspects of the plan including but not limited to transportation and other infrastructure, recreation and entertainment, economic development, and community character.

The land use strategy in this plan presents a development and land use pattern which is based on existing development patterns, existing infrastructure including especially utilities and roadways, environmental concerns, and the preservation of farmland and open space. Most importantly, however, the land use strategy aims to preserve the Township's community character and quality of life. These strategies rely on implementation via existing regulatory tools, specifically, the Superior Charter Township Zoning Ordinance. The Ordinance defines the regulations for development related to density, form, location, and type of use allowed.

The Future Land Use Strategy recognizes and encourages the continued use of the agricultural zoning designation in most of the Township while focusing higher density residential, commercial, and industrial development south of Geddes Road.

The Future Land Use Map in this plan has been updated using the latest technology in order to make the map a more accurate and useful tool. By including the Township base map and parcel lines it allows a more exact recognition of where proposed use categories are in relation to actual parcel delineations. While this map is a general policy guide for land use decision, accuracy is important when comparing various other mapped features such as utilities, farmland, or natural features.

The land use strategy identifies different future land use categories than those used in previous plans. These categories have been refined to be more consistent with existing zoning districts. However, there will be a need to update the Zoning Ordinance to reflect the direction of various components of this Master Plan specifically to make the zoning categories and zoning map more consistent with the planned future land use categories.

The Future Land Use Plan reflects future land patterns at an area-wide scale. The map (Map 12 on page 50) uses color-coded sub-area land uses to express public policy on future land patterns - it is not a zoning map. It is built around the concept of sub-areas, that have established characteristic development patterns that recognize the context of each area but also provide guidance on desired improvements. Sub-areas identify desired uses, design concepts and considerations to guide the relationships and physical improvements needed to create the types of places that are part of Superior Charter Township's long-range vision. Historically, the Township has recognized six major sub-areas for planning purposes. Each has distinct characteristics that make planning for each area appropriate.

Sub-areas have been assigned to areas based upon the context of existing build form, physical conditions, environmental conditions, land uses, development patterns, and community input, goals, and strategies. The intent of the Future Land Use Map is not to predetermine land uses or zoning on a specific parcel or at specific locations. Rather, individual properties or projects can be considered within the context of the location and surrounding properties, and not by a strict set of land use categories.

What is the purpose of the future land use map?

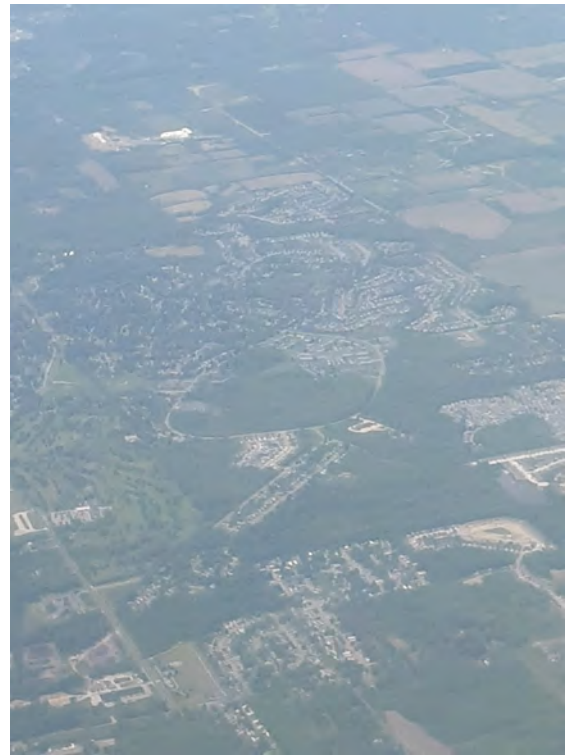
- A place-based development strategy tailored to Superior Charter Township's unique strengths, challenges, and opportunities.
- Clearly articulates the Township's vision of environmental preservation, open space protection, and maintaining neighborhood and community character.
- Serves as a guide for future decisions about zoning, development, and infrastructure investments.
- Describes intended use and character attributes for future development throughout the Township.
- Is related to zoning, but serves a different purpose.



## Future Land Use Map

Each sub-area has been identified based on the common geographic and land use characteristics. The character of each of the sub-areas has been long established and maintained through careful planning and growth management. The Growth Management Strategy uses these sub-areas to outline future land use strategies and planned public improvements. Each sub-area is described in detail with associated growth management strategies. While many general polices and strategies apply throughout the Township, those that are more specific to each sub-area are identified here.

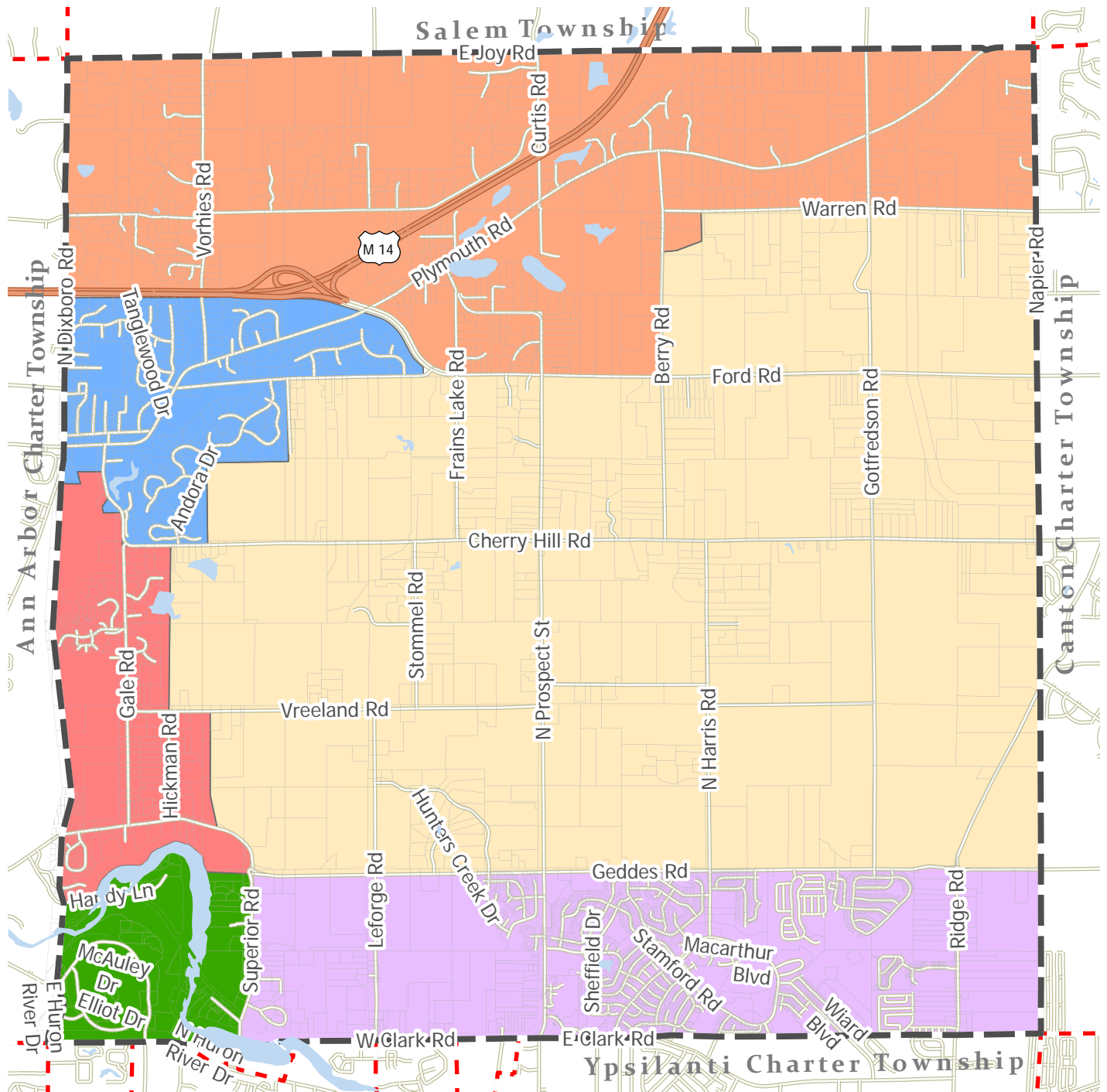
- Geddes Road Urban Sub-area
- Hospital Sub-area
- Gale Road Sub-area
- Dixboro Sub-area
- Rural Plymouth Road/M-14 Sub-area
- Central Sub-area



Aerial view of Superior Township.  
Photo Credit: Thomas Brennan, III



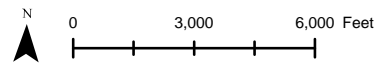
Map 12. Future Land Use Map



- Sub-Areas**
- Central Sub-Area
  - Dixboro Sub-Area
  - Geddes Rd. Urban Sub-Area
  - Hospital Sub-Area
  - Gale Road Sub-Area
  - Rural Plymouth Road/M-14 Sub-Area

- Superior Charter Township Boundary
- Adjacent Community Boundaries
- Highways
- Roads
- Waterways

**Future Land Use Map**  
**Superior Charter Township**  
**Washtenaw County, Michigan**



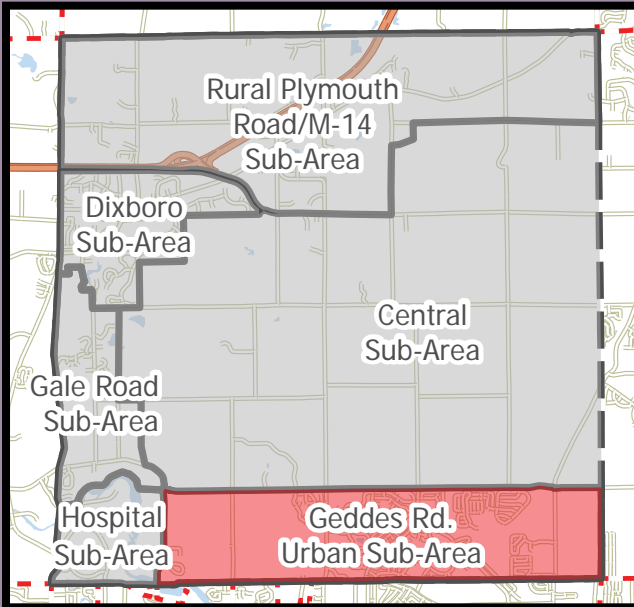
This map is for reference only. Data layers that appear on this map may not be accurate. The information is provided with the understanding that the conclusions drawn from such information are solely the responsibility of the user. Any assumption of legal status of this data is hereby disclaimed.

Data: Superior Charter Township, Washtenaw County, Michigan Department of Transportation (MDOT)  
 Prepared by: Carlisle/Wortman Associates, Inc. Date: February 21, 2023





# GEDDES ROAD URBAN SUB-AREA



**Area:** 4.8 square miles

**Estimated Population\*:** 10,452 residents

**Density:** 2,178/sq mile

**Key Amenities:**

- Ypsilanti District Library - Superior
- Superior Charter Township Fire Department
- Community, Fireman’s, Harvest Moon, Norfolk, and Oakbrook Parks
- Approximately 5.2 miles of trails
- Highland Preserve
- Former Cheney School Property (possible community center location)
- South Point Scholars Charter School
- Dense single-family and multi-family housing

*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*

## Geddes Road Urban Sub-Area

This area of about one mile by four and one-half miles is located on the southern boundary of the Township. The southern border of this sub-area abuts both the City of Ypsilanti and Ypsilanti Township. The north side of the sub-area is bound by Geddes Road. This is the most densely and intensely developed area within the Township, containing about 65% of the Township population. The development and land use patterns in this area is reflected by the fact that this area is served with public utilities. The established public utility boundary south of Geddes Road is long standing policy and planned to continue into the future.

This area also has the beginning of a planned employment center with the development of the Hyundai-Kia America Technical Center at the southwest corner of Geddes and LeForge Roads. Scattered throughout this area there are also several community/institutional uses including churches, parks, the library, and municipal facilities. This sub area currently contains a range of zoning designations including several that are unique to this area: Planned Manufactured, Neighborhood Commercial, and Multi-Family Residential.

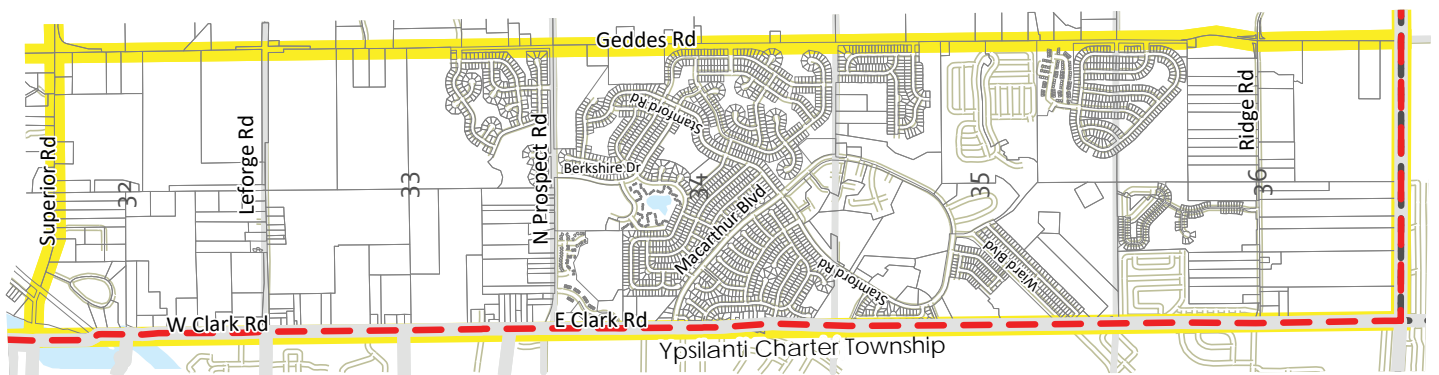
This sub-area provides a wide range of housing types and affordability. There is a mix of well-established and new single-family neighborhoods, multi-family developments, and manufactured neighborhoods. Existing housing ranges in age from many decades old to new construction and varies in size from small apartment units to large homes. This sub-area includes designated affordable, assisted living, and co-op housing all of which help to support the community’s more vulnerable residents.






In recent years, stalled or partially completed housing developments in this sub-area, which had previously received preliminary or final approval from the Township, have received updated approvals and construction has once again begun. Additionally, undeveloped land in this sub-area has received interest in new residential development. This sub-area is very important to the Township as it provides a variety of housing types at densities that would not be possible without the availability of a municipal sewer and water system.

This sub-area includes the majority of land designated as the Urban Service Area of the Township (see Map 13 on page 52). There is still undeveloped land within this sub-area which represents much of the major development opportunity within the Township because utilities are not available or planned for other areas of the Township. In addition to areas planned for housing, there are also some existing and planned employment centers in the sub-area. In order to implement other development policies and strategies such as natural feature preservation, rural housing provision, and open space preservation in other portions of the Township, this sub-area is designed for the most density in the Township.

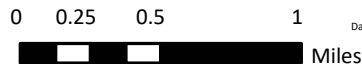


Map 13. Geddes Road Urban Sub-Area



-  Sub-Area Boundary
-  Parcels
-  Superior Township Boundary
-  Roads
-  Water Bodies

**Geddes Road Urban Sub-Area**  
 Superior Charter Township  
 Washtenaw County, Michigan



Data: Superior Charter Township, Washtenaw County,  
 State of Michigan  
 Prepared by: Carlisle/Wortman Associates  
 July 2023





## Technology Center Development Potential

The portion of the Urban Service Area south of Geddes Road and centered around the LeForge Road intersection is the Township’s “Technology Center,” and is intended to serve as an “employment center” for the Township (See Map 12. Future Land Use Map on page 50). The Hyundai-Kia Motors North American Technical Center occupies 55 acres on the west side of LeForge Road, with additional land reserved for future expansion of this facility. Future development of this Technology Center is intended to establish an integrated, campus-like development pattern consistent with the desired character of the Urban Service Area. Development of this area will take place in a coordinated manner, with preservation of significant natural features in accordance with Township Zoning Ordinance requirements, provision of an integrated road network, pedestrian and vehicular connections between sites, and extension of public utilities only in accordance with Township utility plans and the “Urban Service Area” section of this Master Plan. Planned future land uses include research and development (R&D) operations, high technology operations, light manufacturing associated with R & D, and accessory support businesses intended to serve the needs of employees in the area. Such support businesses are intended to be subordinate to the principal “Technology Center” operations and should be clustered and arranged to support such operations. This portion of the Urban Service Area is not intended to become a principal commercial center.

## Residential Development Potential

A large amount of land remains to be developed in this designated Urban Service Area (See Map 11 on page 47). East of Prospect Road and south of Geddes Road, the undeveloped land could be used for multiple-family residential developments. Some approved residential projects have multi-year buildout plans. The diverse population in this area will benefit from diverse housing options. This is the most developed area within the Township, but there are still wooded lots, wetlands, and other natural resources which warrant protection. A special effort will be made to ensure preservation of open space and significant natural features in this area as it is developed. In addition to housing, commercial projects which offer area residents convenient access to goods and services and increase the neighborhood vibrancy will be prioritized. Concentrating new development on vacant lots with minimal or no wooded areas and preserving heavily wooded areas will ensure that residents enjoy the natural character that is a key component of Superior Charter Township’s identity. The average density of new development in this area will vary between developments to ensure a diverse availability of housing types.



Image Source: Hyundai

## Uses

- Single-family residential developed in a traditional neighborhood pattern.
- Public and institutional facilities such as schools, places of worship, police stations, and community centers, that support the surrounding residential properties.
- Attached residential and multiple-family residential along neighborhood edges and adjacent to arterial corridors.
- General and medical office.
- Day-to-day neighborhood scale retail and services such as grocery and convenience stores, dry cleaners, pharmacies, banks, and beauty services.
- Restaurants and cafes that offer various food options.
- Mixed-use that includes uses noted above.
- Public parks and open space.

## Design Characteristics

- New development shall be reviewed on a case-by-case basis to respect the existing scale and character of the surrounding area.
- Maintain traditional neighborhood development pattern.
- Each individual neighborhood has a unique character that must be respected and preserved.
- Walkability and non-motorized connections are essential to maintain neighborhood character and access to daily needs and services.
- Ensure appropriate transition of intensity of uses and scale to adjacent single-family neighborhoods.
- Peripheral attached residential and multiple-family residential along neighborhood edges and arterial corridors should be at a scale and density consistent with the surrounding area.
- Non-residential buildings in neighborhoods can be adaptively re-used when the use and design are assets to the surrounding neighborhood.
- Ensure appropriate transition of intensity of uses and scale to adjacent single-family neighborhoods.
- Varied mix of uses is encouraged.
- Single and lower multi-story structures oriented toward the street.
- Parking should be located at the side and rear of buildings.
- Architectural design must create an interesting visual experience for both sidewalk users and automobiles.
- Infill development should be encouraged to support existing infrastructure.
- Public transit amenities should be considered including shelters, signage, benches, and route information.



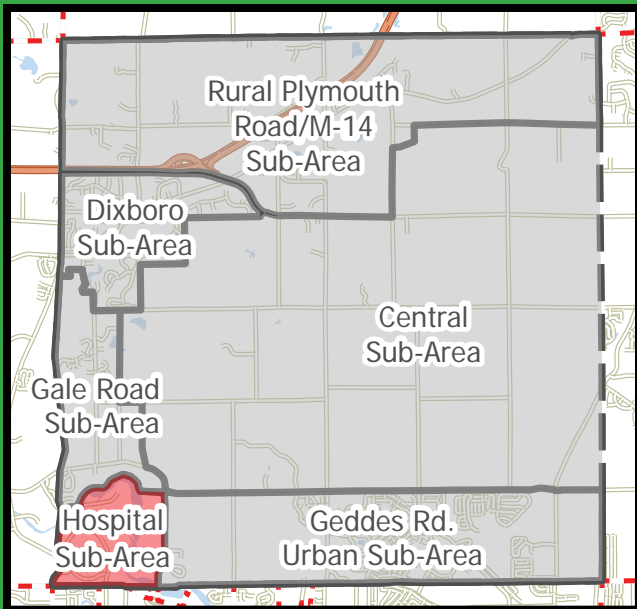


Attached residences that place parking in the rear instead of the front allow homes to be more directly connected to the sidewalk and community. Design features inspired by agricultural buildings can pay homage to Superior Charter Township’s rural character.



Infill development concentrates new buildings within existing neighborhoods rather than on the exterior perimeters.  
*Image Source: City Koh*

# HOSPITAL SUB-AREA



**Area:** 1.2 square miles

**Estimated Population\*:** 106 residents

**Density:** 88/sq mile

**Key Amenities:**

- Trinity Health Hospital
- Huron River
- Forest Nature Area
- Trinity Health Nature Area
- Portions of Border-to-Border Trail

*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*

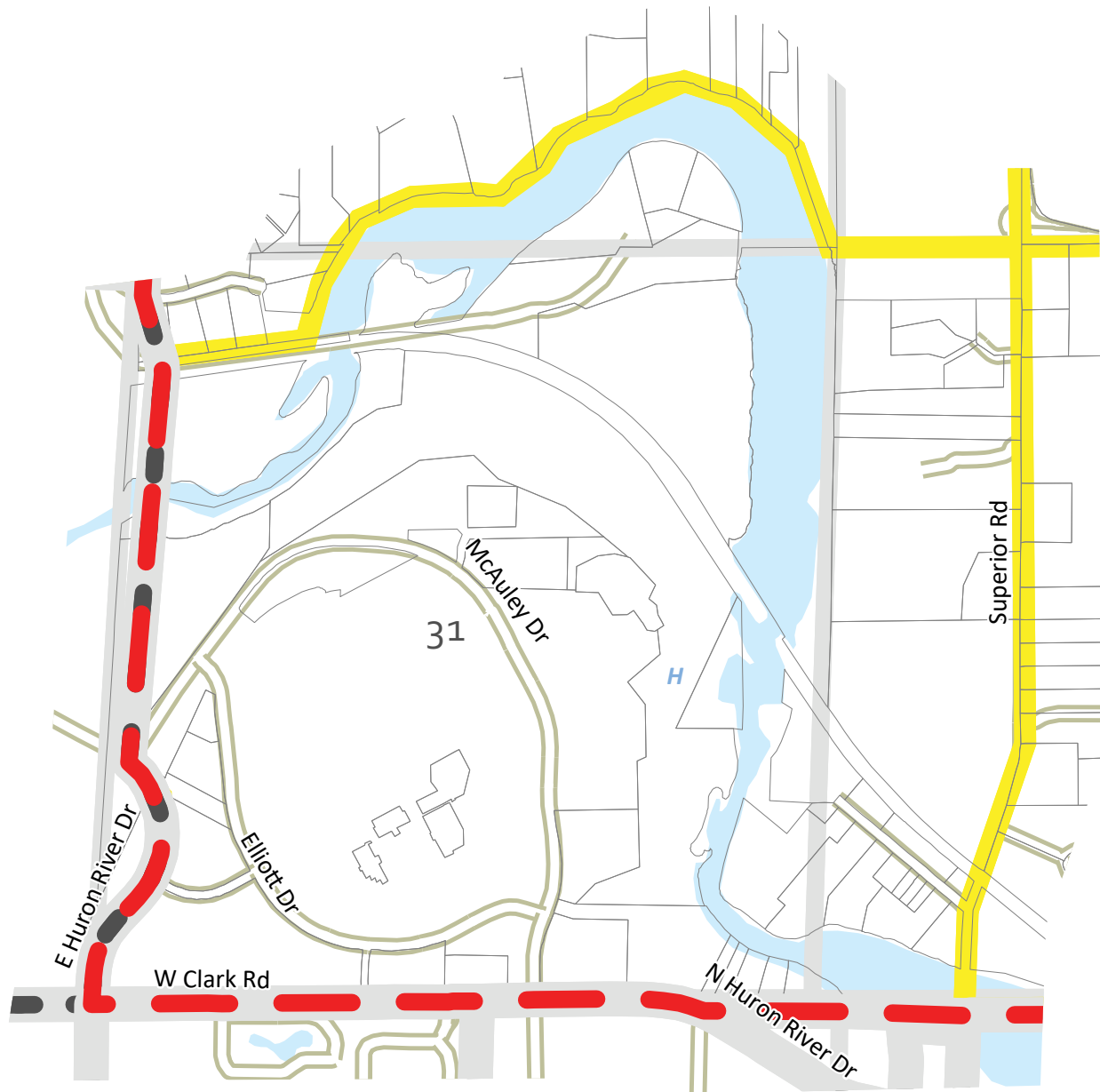
## Hospital Sub-Area

This is the southwestern corner of Superior Charter Township, which is generally shaped by the Huron River. Amtrak railroad tracks bisect the area, crossing the Huron River twice. North of the railroad and east of the river are rural residential lots that are not within the Urban Service Area. The majority of this area, however, is characterized by the Trinity Health hospital campus. This area is adjacent to Washtenaw Community College located just to the west in Ann Arbor Township. The hospital area has full urban services and is intensively developed with most development in a campus-like setting with lots of green landscaping. There is a substantial nature area that surrounds the hospital between the developed area and the river and railroad, and portions of the Border-to-Border Trail travel through this area.

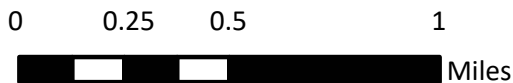
This sub-area around the hospital includes a number of undeveloped parcels that present future development opportunity. Additionally, some of the existing facilities surrounding the hospital may be prime for new uses or redevelopment. Careful consideration will be necessary to ensure that future uses within this area are compatible with surrounding land uses, with landscape and sign design to minimize visual impact, and access managed to reduce congestion and automobile and pedestrian conflicts. Additionally, this area is serviced by bus lines.

The existing uses in this sub-area and adjacent uses in neighboring communities, the presence of urban services, and access to transportation make this area suitable for development for a variety of complementary land uses that could be compatible with the existing development. This could include senior living facilities, multiple family dwellings or small-scale commercial uses intended to serve the needs of the medical center, associated office uses, and Washtenaw Community College employees and students. Commercial uses would be of a scale and intensity appropriate to serve the day-to-day convenience needs of a localized market, generally consisting of employees and visitors from the hospital and adjacent medical offices, along with students and faculty at Washtenaw Community College, and commuters who travel from Ypsilanti to Ann Arbor along AAATA TheRide bus route 3. Future development in this area should not have adverse impacts on other areas in the Township because it is buffered from the balance of the community by the river.

Map 14. Hospital Sub-Area



- Sub-Area Boundary
- Parcels
- Superior Charter Township Boundary
- Roads
- Water Bodies



## Hospital Sub-Area

Superior Charter Township  
Washtenaw County, Michigan

Data: Superior Charter Township, Washtenaw County,  
State of Michigan  
Prepared by: Carlisle/Wortman Associates  
July 2023





## Uses

- Hospital and associated uses
- General and medical office.
- Senior living facilities
- Day-to-day neighborhood scale retail and services such as grocery and convenience stores, dry cleaners, pharmacies, banks, and beauty services.
- Restaurants and cafes that offer various food options.
- Attached residential and multiple-family residential adjacent to Clark Road / Huron River Drive.

## Design Characteristics

- Large single and multi-story structures that may be freestanding or integrated as part of a connected retail or campus pattern.
- Buildings may be set back to allow room for on-site parking and automobile access from the street.
- Large parking lots shall be screened, landscaped, and provided with pedestrian connections and other design amenities to break up excessive pavement and reduce visual impact of parking areas.
- Architectural design must create an interesting visual experience for both sidewalk users and automobiles.
- Ensure appropriate transition to adjacent neighborhoods.
- Infill development should be encouraged to support existing infrastructure.
- Design creativity with regards to materials is encouraged, although low quality materials or building designs that inhibit activity on Clark Road and Huron River Drive will not be permitted.
- Public transit amenities should be considered including shelters, signage, benches, and route information.
- Walkability and non-motorized connections within and to Clark Road and Huron River Drive is essential to create character and access for all residents and visitors.







Rendering which shows how busy streets can accommodate multiple modes of traffic.

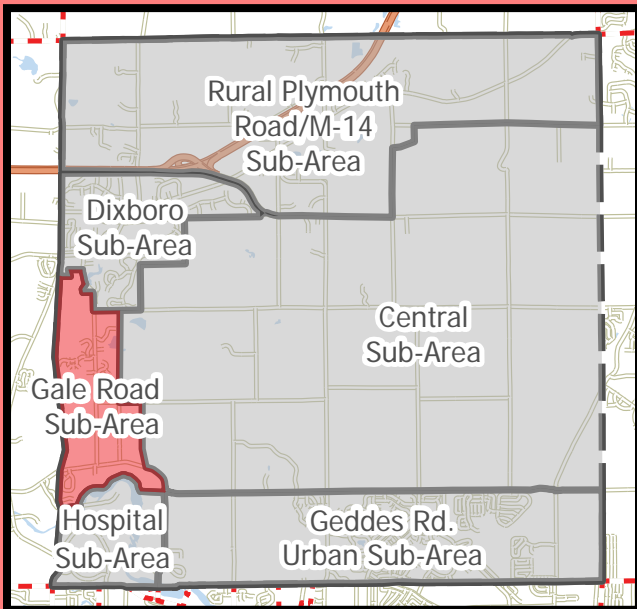
*Image Source: Randy Garbin*



Transitional areas can encourage a mixture of compatible uses including residential, retail, and office in appropriate areas as determined by the rezoning decision-making criteria from the Future Land Use map.

*Image Source: William P. Wright*

# GALE ROAD SUB-AREA



**Area:** 1.7 square miles

**Estimated Population\*:** 720 residents

**Density:** 424/sq mile

**Key Amenities:**

- Matthaei Botanical Gardens
- Radrick Farms Golf Course

*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*

## Gale Road Sub-Area

This sub-area is located along the western side of the Township adjacent to Ann Arbor Township between the Hospital sub-area and Dixboro sub-area. This sub-area is unique in that it is nearly fully developed. Large land uses in this area include the Radrick Farms Golf Course, and Matthaei Botanical Gardens owned by the University of Michigan, which are not expected to change. The balance of the area is already fragmented by single-family homes, and therefore there is limited development opportunity.

Generally, homes are single-family on large lots but there are a few newer suburban neighborhood developments within the area with lots that are generally 1/2 acre in size or larger. This sub-area provides a transition between the denser residential development and the business park style development along North Dixboro Road in Ann Arbor Township and the central sub-area within Superior Charter Township.

The Gale Road corridor, an unpaved road, lined with mature trees and underbrush, has a very rural feel, completing the transition between golf course and subdivisions to the west and large lot residential and farmland to the east. In order for the Gale Road sub-area to retain its natural beauty, traffic volumes must remain low as higher volumes would require road improvements that would spoil the character of the area. It is also important to ensure that the road and roadside vegetation are maintained in their present state. Along the eastern edge of this sub-area is an extensive groundwater recharge area within the Central sub-area. These factors strongly support retention of a very low-density rural character to this area. This area is not intended to change.

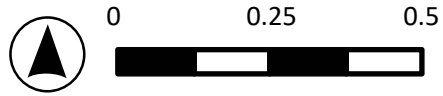




Image Source: Matthaei Botanical Gardens

### Gale Road Sub-Area Superior Charter Township Washtenaw County, Michigan

- Sub-Area Boundary
- Parcels
- Superior Charter Township Boundary
- Roads
- Water Bodies



Data: Superior Charter Township, Washtenaw County, State of Michigan  
 Prepared by: Carlisle/Wortman Associates  
 June 30, 2023



## Uses

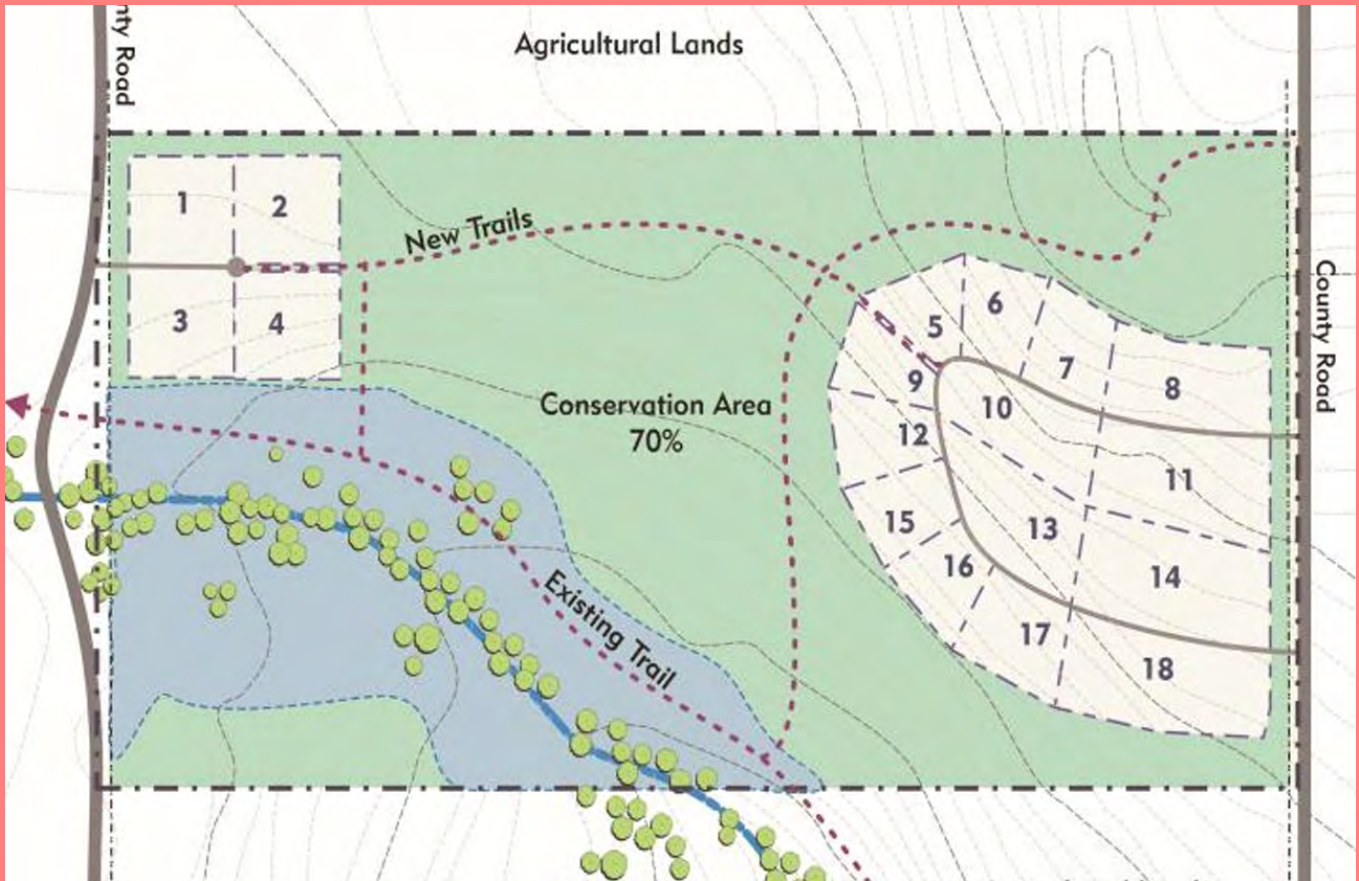
- Single-family residential developed in a traditional neighborhood pattern.
- Single-family cluster residential that preserves open space and natural features.
- Rural residential
- Open space and natural areas that preserve the natural landscape and help mitigate the effects of agricultural uses and development including soil erosion and stormwater runoff.
- Public and institutional facilities such as schools, places of worship, police stations, community centers, that support the surrounding residential properties.

## Design Characteristics

- Large single and multi-story structures that may be freestanding or integrated as part of a connected retail or campus pattern.
- Buildings may be set back to allow room for on-site parking and automobile access from the street.
- Large parking lots shall be screened, landscaped, and provided with pedestrian connections and other design amenities to break up excessive pavement and reduce visual impact of parking areas.
- Architectural design must create an interesting visual experience for both sidewalk users and automobiles.
- Ensure appropriate transition to adjacent neighborhoods.
- Infill development should be encouraged to support existing infrastructure.
- Design creativity with regards to materials is encouraged, although low quality materials or building designs that inhibit activity on the corridor will not be permitted.
- Public transit amenities should be considered including shelters, signage, benches, and route information.
- Walkability and non-motorized connections within and to corridors is essential to create character and access for all residents and visitors.





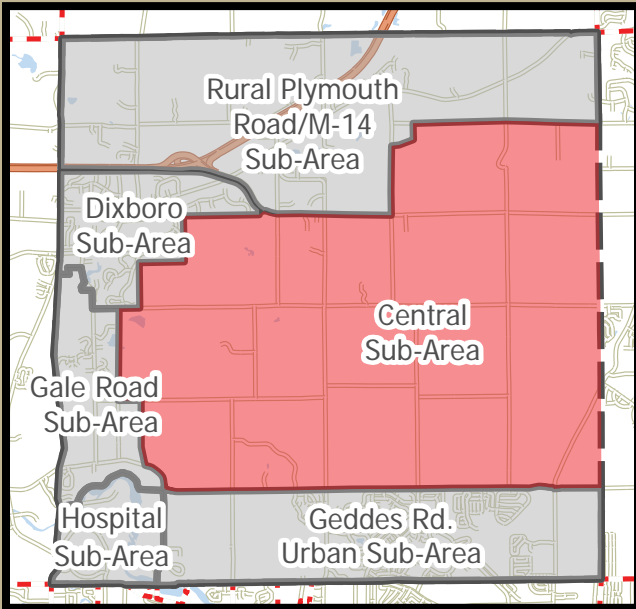


Clustering single-family residences in new developments and having dedicated open spaces for conservation aligns with the Township's housing, preservation, and environmental goals. *Source: Clarion Associates*



Parking lot screening can provide opportunities to create visually-appealing features and landscape design that benefits both vehicle and adjacent-sidewalk users. *Source: Clarion Associates*

# CENTRAL SUB-AREA



**Area:** 17.3 square miles

**Estimated Population\*:** 620 residents

**Density:** 36/sq mile

**Key Amenities:**

- Township Hall
- Cherry Hill Nature Preserve, Rock Superior Properties (future park)
- Kosch Headwaters and Meyer Preserves, Superior Center County Park
- Secrest Nature Preserve, Conservancy Farm, Jack R. Smiley, LeFurge Woods, and Springhill Nature Preserves, and a still unnamed nature preserve south of Cherry Hill Road

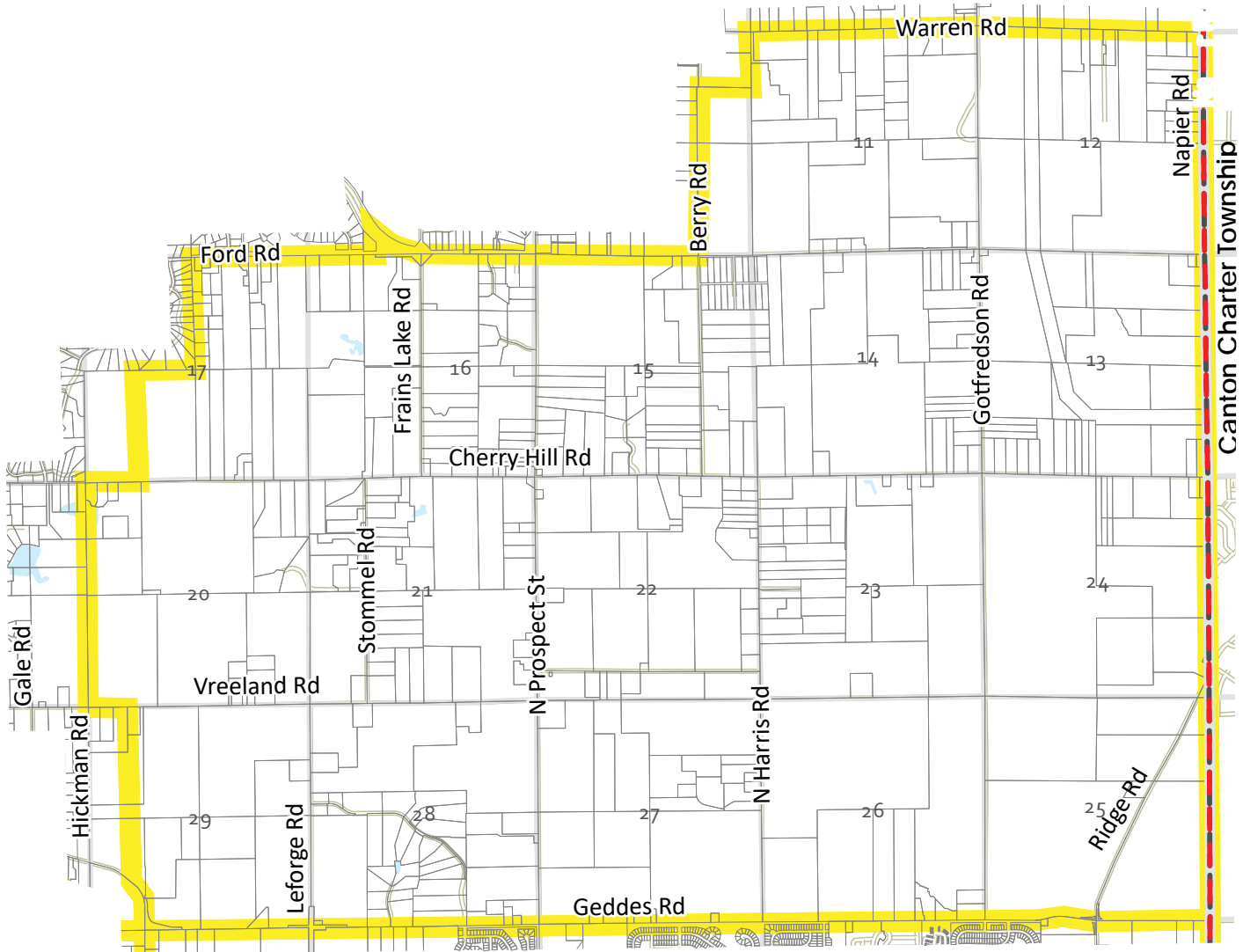
*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*






## Central Sub-Area

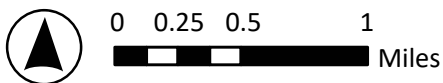
This area makes up the majority of Superior Charter Township. This area is identified by its rural/agricultural character. The area is characterized by its open space which includes active farmland and preserved natural features. Many of the primary roads in the Township cut through or border this sub area; however, most roads in this area remain unpaved. The Central area has the lowest population density of the Township, and it is proposed to remain that way, permanently.

The sub-area is primarily a farming area, although rural homes on large lots are scattered throughout. Landscape nurseries, private stables and riding arenas, wetlands, woodlands, and permanently preserved open space are also found within this sub area. The southern and eastern part of this area is generally flat, with many farm fields, pastures, and woodlots. Small creeks flow from north to south in this area, dividing between the Rouge River and Huron River watersheds. The northern and western parts of this area are more rolling and there are more woods and rural homes on five- to twenty-acre lots. This area also contains about a half dozen historic homes.

There is roughly 3,000 acres of farms and natural areas that have been permanently protected in the Township, the majority of which are located in this sub-area. The majority of this preserved land is identified on the Township’s Official Zoning Map as part of the Open Space Preservation Overlay District (OSP). The Township will continue to protect farming and open spaces in the center of the Township, leaving this area with a natural character, viable wildlife habitat, and relatively undeveloped.



-  Sub-Area Boundary
-  Parcels
-  Superior Charter Township Boundary
-  Roads
-  Water Bodies



## Central Sub-Area

Superior Charter Township  
Washtenaw County, Michigan

Data: Superior Charter Township, Washtenaw County,  
State of Michigan  
Prepared by: Carlisle/Wortman Associates  
June 30, 2023





## Uses

- Rural residential
- Single-family cluster residential that preserves open space and natural features.
- Production farms and nurseries.
- Accessory retail uses in conjunction with an agricultural operation. Examples of accessory retail uses may include farmers' markets, roadside stands, nurseries and greenhouses, wineries with sales and tasting rooms, and other similar uses.
- Open space and natural areas that preserve the natural landscape and help mitigate the effects of agricultural uses and development including soil erosion and stormwater runoff.
- Public and institutional facilities such as schools, places of worship, police stations, community centers, that support the surrounding residential properties.

## Design Characteristics

- Farming operations between 10 and 30 acres are desired.
- New development shall reduce conflicts between farm and non-farm uses.
- Buildings should be agricultural or residential in character.
- Non-motorized connections should be provided as necessary to connect the township's agricultural land, and open and green spaces to other residential and recreational areas in the township.
- Future development of single-family cluster density should be no more than 0.5 units per acre.
- Ensure new development can be served by infrastructure including roads, well, and septic.
- New development shall respect existing open space and natural areas.



Image Source: AllTrails, Cherry Hill Nature Preserve





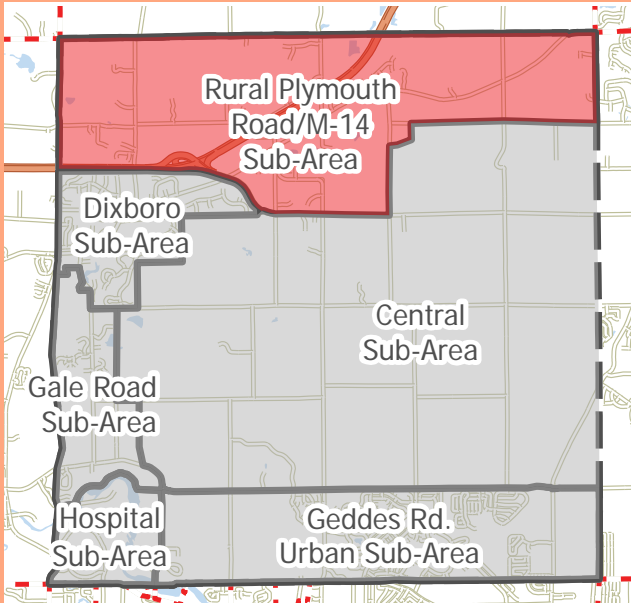
Small agricultural operations with accessory retail uses preserve the agricultural landscape while providing greater economic and amusement opportunities for Township residents.



Maintaining trails in the open space and natural areas preserves the surrounding ecosystem while encouraging trail use and enjoyment.



# RURAL PLYMOUTH ROAD / M-14 SUB-AREA



**Area:** 8.3 square miles

**Estimated  
Population\*:** 1,404 residents

**Density:** 169/sq mile

## Key Amenities:

- M-14 and Ford Road
- Plymouth Orchards and Cider Mill
- English Gardens
- North Prospect and Schroeter Parks (Township-owned)
- Staebler Farm
- Wing Nature Preserve (Washtenaw Audubon)

*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*

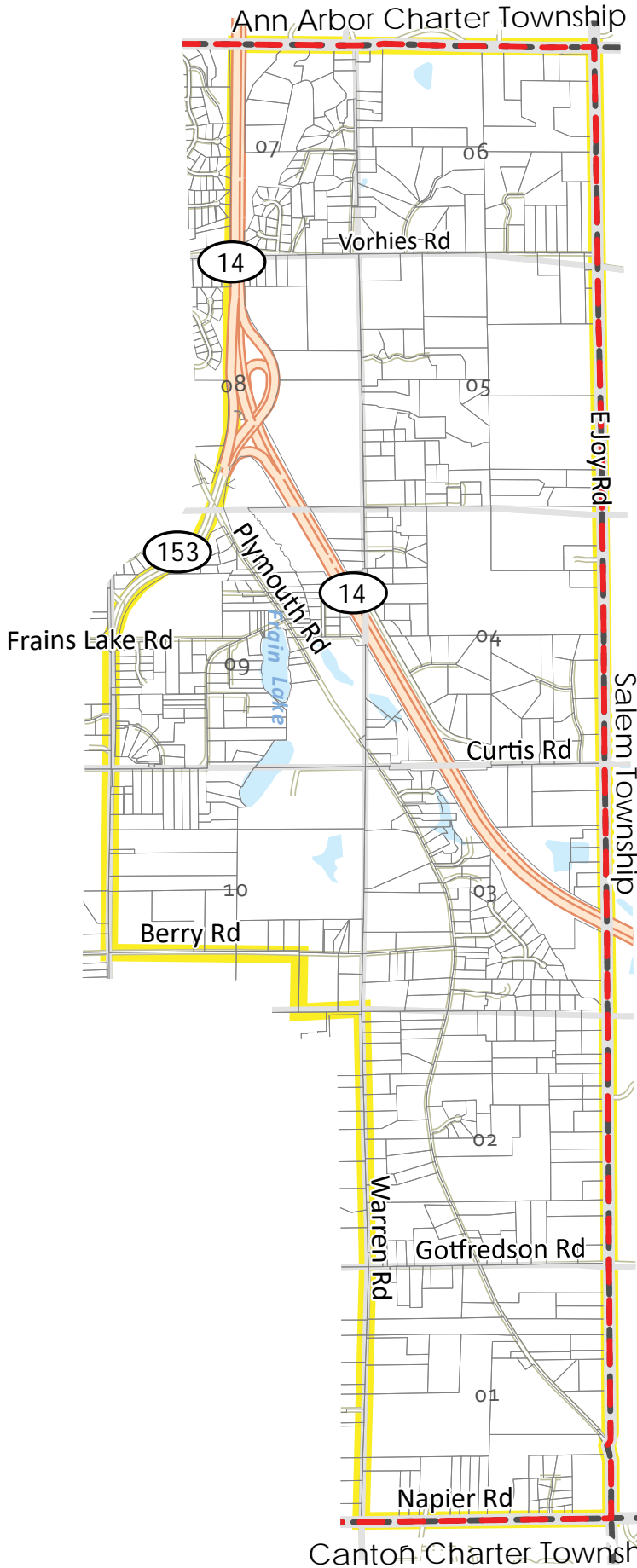
## Rural Plymouth Road/M14 Sub-Area

This sub-area has scattered homes on parcels carved from former farms. Among these homes are several historic houses on Plymouth-Ann Arbor Road. Many of the lots are five to ten acres in size although there are larger parcels and a few small platted, subdivisions and site condominium developments. There is a small residential hamlet at Frains Lake.

While portions of this area have open, active farm fields or grassy pastures that are no longer actively farmed, there are also many wooded areas. A few ponds, small lakes, and wetlands dot the area. Additionally, this area has a considerable amount of publicly owned recreation land and preserved land. The northeast part of this sub-area predominantly consists of large lot residential dwellings along Plymouth-Ann Arbor, Ford, and Gotfredson Roads north of Plymouth-Ann Arbor Road that may be impacted by additional traffic from potential future development of Salem Township's Urban Services District on Gotfredson Road at the M-14 interchange. Some parcels around the Plymouth-Ann Arbor Road and Gotfredson Road intersection are planned and zoned for commercial and office land uses.



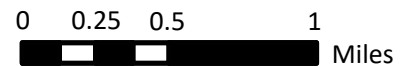
*Image Source: MichiganHauntedHouses.com*



## Rural Plymouth Road / M-14 Road Sub-Area

Superior Charter Township  
Washtenaw County, Michigan

- Sub-Area Boundary
- Parcels
- Superior Charter Township Boundary
- Roads
- Water Bodies



Data: Superior Charter Township, Washtenaw County,  
State of Michigan  
Prepared by: Carlisle/Wortman Associates  
September 21, 2022



Canton Charter Township

## Uses

- Rural residential
- Single-family cluster residential that preserves open space and natural features.
- Production farms and nurseries.
- Accessory retail uses in conjunction with an agricultural operation. Examples of accessory retail uses may include farmers' markets, roadside stands, nurseries and greenhouses, wineries with sales and tasting rooms, and other similar uses.
- Open space and natural areas that preserve the natural landscape and help mitigate the effects of agricultural uses and development including soil erosion and stormwater runoff.
- Public and institutional facilities such as schools, places of worship, police stations, community centers, that support the surrounding residential properties.

## Design Characteristics

- Farming operations between 10 to 30 acres are desired.
- New development shall reduce conflicts between farm and non-farm uses.
- Buildings should be agricultural or residential in character.
- Non-motorized connections should be provided as necessary to connect the township's agricultural land, and open and green spaces to other residential and recreational areas in the township.
- Future development of single-family cluster density should be no more than 0.5 units per acre.
- Ensure new development can be served by infrastructure including roads, well, and septic.
- New development shall respect existing open space and natural areas.



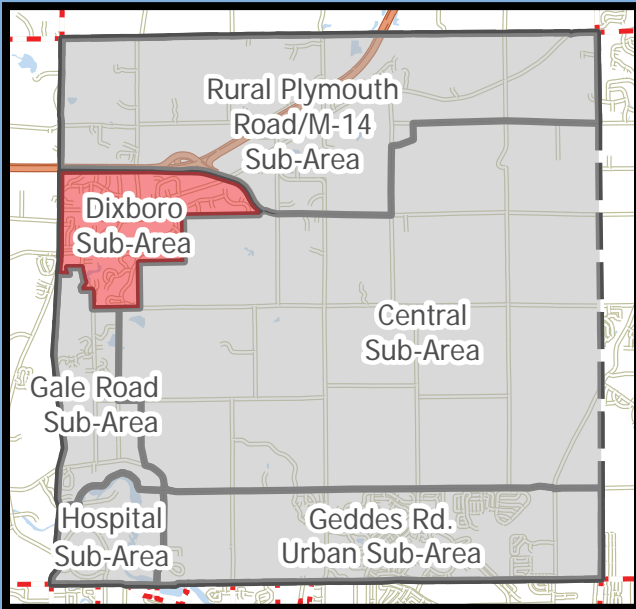




Non-motorized pathways through rural residential areas can connect the Township’s agricultural landscape to the more-developed areas.  
*Image Source: Pat & Chuck Blackley*



# DIXBORO SUB-AREA



**Area:** 2.0 square miles

**Estimated Population\*:** 1,515 residents

**Density:** 758/sq mile

## Key Amenities:

- Village of Dixboro
- Historic Dixboro United Methodist Church and schoolhouse
- Dixboro Village Green
- Dixboro Farmers' Market
- Huron Valley Tennis Club
- Fleming Creek
- Humane Society of Huron Valley

*\*Estimate developed from Census 2020 block data and Washtenaw County parcel information*

## Dixboro Sub-Area

The centerpiece of this sub-area is the historic settlement of Dixboro along Plymouth-Ann Arbor Road between Dixboro Road and Ford Road. It has houses dating to the 1830's.

There are a few commercial establishments and offices on Plymouth and at the Plymouth-Ann Arbor and Ford Roads intersection. The settlement is on a grid pattern with a "village green" and an adjacent church as the focus. Surrounding Dixboro are two large subdivisions of late 20th century and very early 21st century vintage. The adjacent subdivisions are more spread out on curvilinear streets with large lots. Fleming Creek parallels Plymouth-Ann Arbor Road in this area, flowing northeast to southwest, just to the south of Dixboro. Bordering the southeast part of this sub-area is the Cherry Hill Nature Preserve: a 160-acre Township-owned parcel. The Township has a separate sub-area plan detailing future development parameters in the Dixboro sub-area. The general thrust of that sub-area plan is:

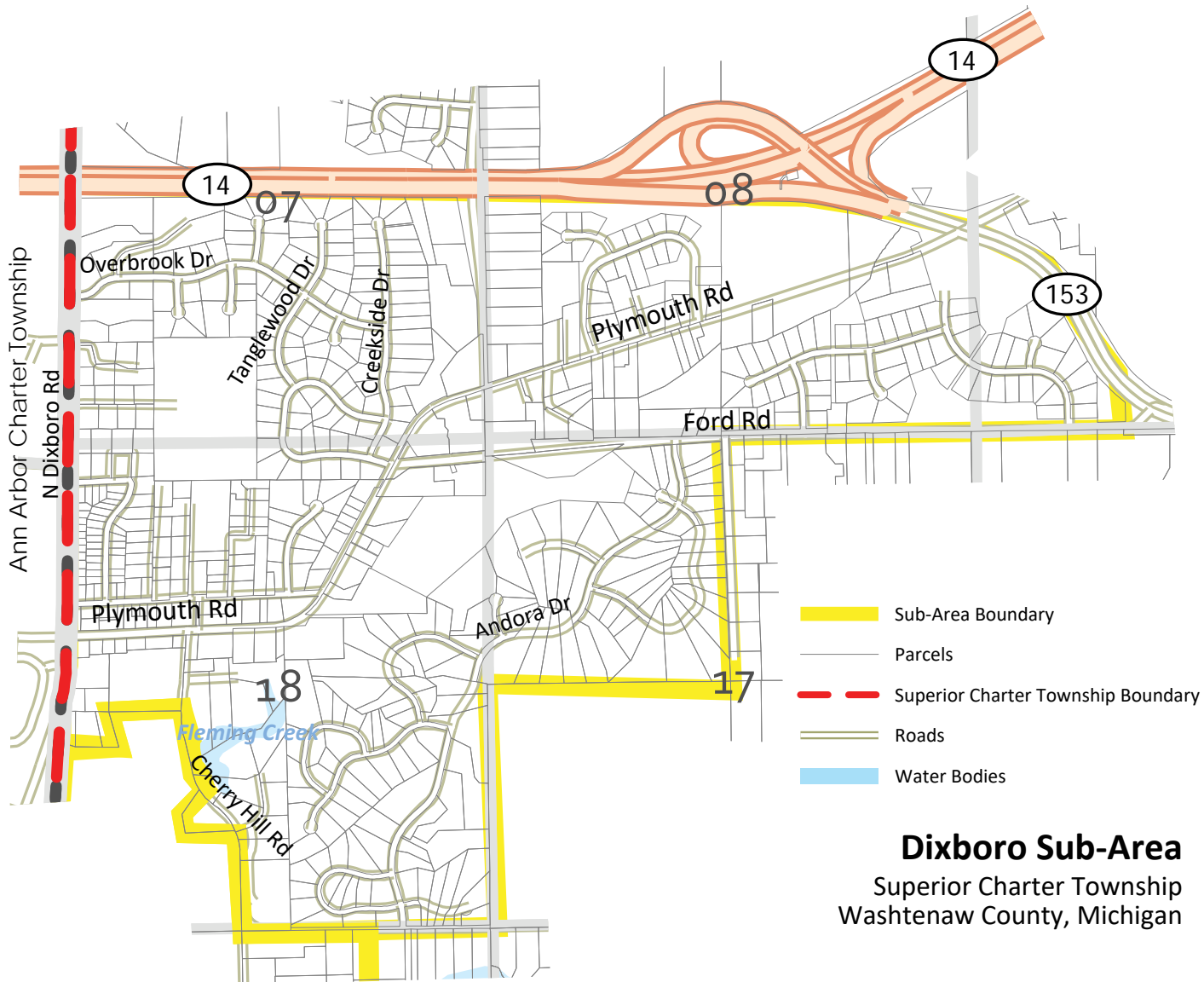
- Preservation of the water quality of the Fleming Creek and the natural character of abutting lands;
- Preservation of the historic character of Dixboro; and
- Traffic calming on Plymouth Road as it goes through Dixboro.

For more details see Dixboro Special Area Plan on page 83.



Image Source: Sue Pais





**Dixboro Sub-Area**  
 Superior Charter Township  
 Washtenaw County, Michigan

Data: Superior Charter Township, Washtenaw County,  
 State of Michigan  
 Prepared by: Carlisle/Wortman Associates  
 June 30, 2023



## Zoning Plan Table

The Zoning Plan Table shows what zoning districts in the Superior Charter Township Zoning Ordinance, in effect at the time of this plan’s adoption, relate to the future land categories described in this chapter. A Comprehensive Rewrite to the Zoning Ordinance is a catalyst project, expected to be completed within one year of the adoption of this plan. The revised zoning ordinance is expected to revise, replace and streamline the zoning districts in Superior Charter Township.

**Table 9. Zoning Plan Table**

Future Land Use Area	Zoning Equivalent
Geddes Road Urban Sub-area	R1 - Single-Family Residential District, R2 - Single-Family Residential District, R3 - Single-Family Residential District, R4 - Single-Family Residential District, R6 - Manufactured Housing Park District, R7 - Multiple-Family Residential District, C1 - Neighborhood Commercial District, C2 - General Commercial District, A2 - Agricultural District
Hospital Sub-area	R7 - Multiple-Family Residential District, C1 - Neighborhood Commercial District, C2 - General Commercial District, O1 - Office District
Gale Road Sub-area	R-C Recreation-Conservation District, R-1 Single-Family Residential District, PSP - Public/ Semi Public Services District
Dixboro Sub-area	See Dixboro Plan
Rural Plymouth Road/M-14 Sub-area	R-C Recreation-Conservation District, A-1 Agricultural District, A-2 Agricultural District, R-1 Single-Family Residential District
Central Sub-area	R-C Recreation-Conservation District, A-1 Agricultural District, A-2 Agricultural District, R-1 Single-Family Residential District

# Chapter 5: Strategies & Implementation



## Grow Zone

To Improve  
Wildlife Habitat &  
Water Quality



This area is  
maintained as part  
of a natural areas  
maintenance plan



Sign Created at cost by URSVA Group INC. (920) 611-0000



Achieving the vision of Superior Charter Township's Master Plan will take significant time, effort, and in many cases, funding to achieve. Township government will not be able to do it alone. An engaged community – that works together, combines resources and shares success – and committed partners are essential for Superior Charter Township to be a thriving community of healthy and sustaining neighborhoods, lasting livelihoods, and great places. This chapter outlines actions for Township officials and staff as well as partners and the community.

The purpose of this chapter is to identify strategies that the Township can initiate or continue to use that will achieve the community's vision for the future of the Township articulated in this Master Plan. Each strategy has been developed to support the policies established in the Plan. Each strategy supports one or more of the policy statements and is intended to achieve ends that are consistent with the Township's vision. The strategies are a set of tools and initiatives that include existing efforts, best practices, and unique approaches that have been conceived specifically for Superior Charter Township.

The success of the Township's plan will depend heavily on citizens' understanding of the planning process and the plan's specific vision and policies. An engaged population that endorses the future vision for the Township and has ownership of the community policies will be more likely to support zoning decisions, development proposals, preservation initiatives and even advocate for bond proposals or special assessments that are consistent with the identified strategies. The Township must effectively communicate the importance of long-range planning and encourage citizen participation in ongoing planning efforts.



## Strong Partnerships

Partnerships, formal and informal, are critical to successful implementation of this plan. The Township will continue to strengthen existing partnerships, pursue new partnerships, and maintain open lines of communication. Existing and potential partners are listed on this page. As new opportunities arise, the Township should not hesitate to engage organizations, groups or businesses not included here to achieve the vision of Superior Charter Township 2040.

## POTENTIAL PARTNERS

- **Local Government:** Washtenaw County Road Commission, Washtenaw County Water Resources Commissioner, Washtenaw County Office of Economic and Community Development, Washtenaw County Parks and Recreation Commission, Washtenaw County Sheriff, Ypsilanti Community Utilities Authority, Ann Arbor Area Transportation Authority.
- **State Government:** Michigan Department of Transportation; Michigan Department of Environment, Great Lakes, and Energy; Michigan Economic Development Corporation; Michigan State Housing Development Authority.
- **School Districts:** Ypsilanti Community Schools, Ann Arbor Public Schools, Plymouth-Canton Community Schools, Washtenaw Intermediate School District.
- **Neighborhood Organizations:** Neighborhood Watch Groups, Homeowners' Associations.
- **Community Partners:** Ypsilanti District Library, Places of Worship, SPARK, Washtenaw Community College Entrepreneurship Center, Small Business Development Center at Washtenaw Community College; local nonprofits.
- **Major Employers:** Trinity Health System and Hyundai-Kia.
- **Local Institutions:** Eastern Michigan University, University of Michigan, Washtenaw Community College, Concordia University, Matthaei Botanical Gardens & Nichols Arboretum, Radrick Farms Golf Course.
- **Development Community:** local builders, developers, architects, planners, landscape architects, engineers and financing institutions.

## Funding Sources

The Township will need to pursue multiple and creative sources of funding to implement this plan. These funding sources may change over time. The Township must continually investigate and pursue new sources of funding.

Funding sources fall into four categories:

### 1. Township Funded

- a. General Fund
- b. Special Assessment

### 2. Economic Programs

- a. Brownfield Tax Increment Financing
- b. Community Development Block Grant (CDBG)
- c. Michigan Community Revitalization Program (MCRP)
- d. Public Spaces Community Places (PSCP)
- e. Redevelopment Ready Communities (RRC)
- f. SmartZones
- g. Transformational Brownfield Plans (TBP)
- h. Opportunity Zone
- i. Corridor Improvement Authority

### 3. Transportation and Non-Motorized Infrastructure

- a. Transportation Alternative Programs (TAP) Grants
- b. Stormwater, Asset Management, and Wastewater (SAW) Grants
- c. Washtenaw County Connecting Communities Grants
- d. Transportation Economic Development Fund (TEDF) Grants
- e. Michigan Department of Natural Resources Grants - Land & Water Conservation Fund, Michigan Natural Resources Trust Fund, and Recreation Passport
- f. Southeast Michigan Council of Governments (SEMCOG)

### 4. Parks, Trails, and Open Spaces

- a. Land and Water Conservation Fund
- b. Michigan Natural Resources Trust Fund
- c. Recreation Passport Grants
- d. Forestry Grants
- e. Recreation Improvement Grants
- f. Recreational Trails Program Grants
- g. Washtenaw County Natural Areas Preservation Program
- h. Ann Arbor Greenbelt Program
- i. Legacy Land Conservancy
- j. Southeast Michigan Land Conservancy



## Implementation Matrix

The following implementation matrix includes actions for implementation. The table is grouped around overarching topics of Growth Management (GM); Open Space and Land Preservation (OP); Environmental Protection (EP); Housing (H); and Transportation (T). For additional information, each action relates directly to the associated policy outlined Chapter 3, Vision and Policies.

The code in the Related Policy column indicates the policy topic and policy number from chapter 3.

Time Frame Guide:

- Immediate: 0-2 Years
- Mid: 2-5 years
- Long: 5 years +

**Table 10. Implementation Matrix**

Growth Management / Environmental Protection / Open Space and Land Preservation		
Action	Related Policy	Time Frame
Update Zoning Ordinance to ensure implementation of the Master Plan.	All	Immediate
Review all new development to ensure that it is consistent with adopted Growth Management Plan and Future Land Use Plan.	GM-1, GM-2	Immediate
Utilize the policies in the Master Plan to review zoning petitions and zoning policies to implement the growth management plan and future land use plan	GM-1, GM-2	Immediate
Maintain the long-identified Urban Service Area boundary to support the distinction between urban and rural areas, and to protect the designated rural area from intrusion by urban development.	GM-3, GM-9, H-4, OP-1	Immediate
Update township codes and ordinances to preserve and enhance the existing streams, water bodies, watersheds and wetlands to be used as part of the drainage system of the Township.	OP-1, OP-2, EP-3	Immediate
Update township codes and ordinances to require development reviews to determine detailed information about environmental impact including steep slopes, woodlands, stream corridors, wetlands, groundwater recharge areas, and any other identified natural feature.	OP-2, EP-1, EP-3, GM-8	Immediate
Update township codes and ordinances to require protective buffer strips within new developments along stream corridors and wetlands.	EP-1, EP-3	Immediate
Update township codes and ordinances to enact surface run-off rate restrictions to prevent overloading of streams and prevent erosion.	EP-1, EP-3	Immediate
Update and enforce Tree Preservation Ordinance to minimize lot clearing, focus farmland on existing farm lots, minimize development impacts, and enhance the natural character of the township.	OP-1, EP-3	Immediate
Update township codes and ordinances to require that natural features will be utilized as boundaries between different use areas or to separate development areas from agricultural areas.	OP-3, GM-4, GM-7	Immediate
Update township codes and ordinances to limit development in areas that are unsuitable for development: <ol style="list-style-type: none"> <li>Lands that cannot be developed in their natural state, such as flood plains and wetlands.</li> <li>Lands that are essential to the continuity and preservation of natural systems.</li> <li>Lands on which development would result in environmental destruction of a larger natural system or create hazards to the environment or the public.</li> </ol>	EP-1, EP-3, GM-4, GM-9, GM-10	Immediate

Identify important wildlife corridors to minimize impact on animal habitats and adopt necessary policies and ordinances to protect them.	EP-3, EP-4, OP-1	Mid
Inventory and identify sensitive environmental areas for potential purchase or enhanced protection .	EP-3, EP-4, OP-1	Mid
Explore the establishment of a zoning district that permits renewable energy development while preserving the rural character of the Township.	EP-2, GM-10	Mid
Amend existing codes and ordinances to allow for installation of energy generation systems as a permitted or conditional use in all zoning districts.	EP-2	Mid
Participate in and support the Washtenaw Metro Alliance document “Green Places: Open Spaces - A Plan for Coordinated Parkland and Open Space.”	GM-10, OP-2	Mid
Work with Washtenaw County Water Resources Commissioner and update township codes and ordinances to require greater use of green infrastructure and limit impervious surfaces.	EP-1, GM-8, GM-9	Long
Work with large property owners to educate and regulate the use of phosphorus fertilizers, increased use of native landscaping, and awareness about watersheds, wetlands, and other natural features.	EP-1, EP-3	Long
Continue to work with township policy makers and legal representation to protect the long-established growth management plan and Urban Service Area boundary.	EP-1, GM-8, GM-9	Long



Housing		
Action	Related Policy	Time Frame
Update Zoning Ordinance to allow for a variety of housing types consistent with adopted growth management plan and future land use plan.	GM-7, GM-8, H-2, H-6	Immediate
Update Zoning Ordinance to buffer existing neighborhoods from inconsistent uses and to thoughtfully integrate neighborhood commercial development into residential communities through design and development standards.	H-1, H-2, GM-6, H-8	Immediate
Create standards that allow for and regulate creative “missing middle” housing types.	H-1	Immediate
Create design standards that require duplexes and multiple family buildings to match the existing architectural style and scale of the surrounding housing stock.	H-1, H-5	Immediate
Monitor changing demographics and ensure policies and zoning which permit housing to meet those needs.	GM-2, H-4, H-6	Mid
Provide information to residents and builders on Universal Design and aging in place concepts.	H-1	Mid
Establish program to market the community assets to potential investors, new businesses, residents, and visitors to establish more commercial opportunities within the higher-density portions of the Township.	H-6, H-7, H-8	Mid
Establish program to provide incentives to encourage redevelopment and higher intensity of development in vacant areas within higher-density portions of the Township.	H-7, H-8	Mid
Identify areas and draft regulations to support senior housing.	H-2, H-3	Mid
Establish program to encourage and assist in home ownership and home improvements especially for specific neighborhoods.	H-1, H-2	Mid
Establish neighborhood improvement program that works directly with neighborhoods to identify needed improvements such as programming needs, community gardens, blight reduction, and infrastructure updates.	H-1, H-2	Mid
Establish a rental inspection program.	H-1, H-5	Mid
Encourage or incentivize housing types for seniors, lower-income families, and young people in areas with convenient access to services, businesses, and transit.	H-2, H-3, H-6, H-8, T-2, T-8, GM-2	Mid
Develop building regulations that permit expansion and modernization of structures while at the same time preserving the established character of neighborhoods.	H-1, H-5	Mid
Establish benchmarks that permit regular review of the quality of service and infrastructure provided. Services and infrastructure that should be reviewed include: <ul style="list-style-type: none"> <li>a. Utilities (sewer, water, and rubbish)</li> <li>b. Public safety (police, fire, E-911 dispatch)</li> <li>c. Transportation (roads, pathways, sidewalks)</li> <li>d. Parks and Recreation</li> <li>e. Wireless and fiber optic communications and internet</li> </ul>	H-4, GM-2	Long
Maintain and upgrade existing utilities in areas that are currently developed as or planned for higher intensity land uses.	H-4, GM-2, H-7	Long
Review neighborhoods to determine infrastructure improvements such as sidewalks, paths, and parks.	H-5, T-5	Long

Transportation		
Action	Related Policy	Time Frame
Adopt recreation and non-motorized plans that require new developments along major roadways to install a non-motorized pathway.	T-1, T-7, T-9	Immediate
Adopt recreation and non-motorized plans that identifies gaps between existing trails and sidewalks.	T-1, T-7, T-9	Immediate
Enhance Geddes Road as a buffer between agricultural/open space to the north and new development to the south by planting or preserving trees along the roadway and expanding the non-motorized trailway alongside it.	GM-1, T-6, T-7, T-9	Immediate
Work with Washtenaw County Road Commission to improve safety for bicyclists along roadways in areas of high need, where a designated non-motorized pathway is not readily available.	T-6, T-9	Mid
Encourage expanded AAATA bus service from Ypsilanti Township and Ann Arbor Township into high-density areas in Superior Charter Township.	T-1, T-2, T-8	Mid
Work with AAATA to review bus routes to ensure they most efficiently link neighborhoods to shopping areas and employment areas.	T-8, H-8	Mid
Work with DTE to improve and maintain streetlights in residential neighborhoods.	T-9	Mid
Establish program to fill gaps between existing trails and sidewalks.		Mid
Support the “Ten Minute Walk” initiative by expanding sidewalks and non-motorized pathways in more developed areas of the Township.	T-5, T-7, GM-6	Mid
Update township codes and ordinances to require shared access among adjoining property.	EP-1, OP-1, GM-8, H-7	Mid
Work with Washtenaw County Road Commission to establish local road improvement plan.	T-3	Long
Implement traffic-calming and traffic alleviation measures in the Dixboro Special Area.	T-4, T-6, T-7, T-9	Long

# Chapter 6: Dixboro Special Area Plan

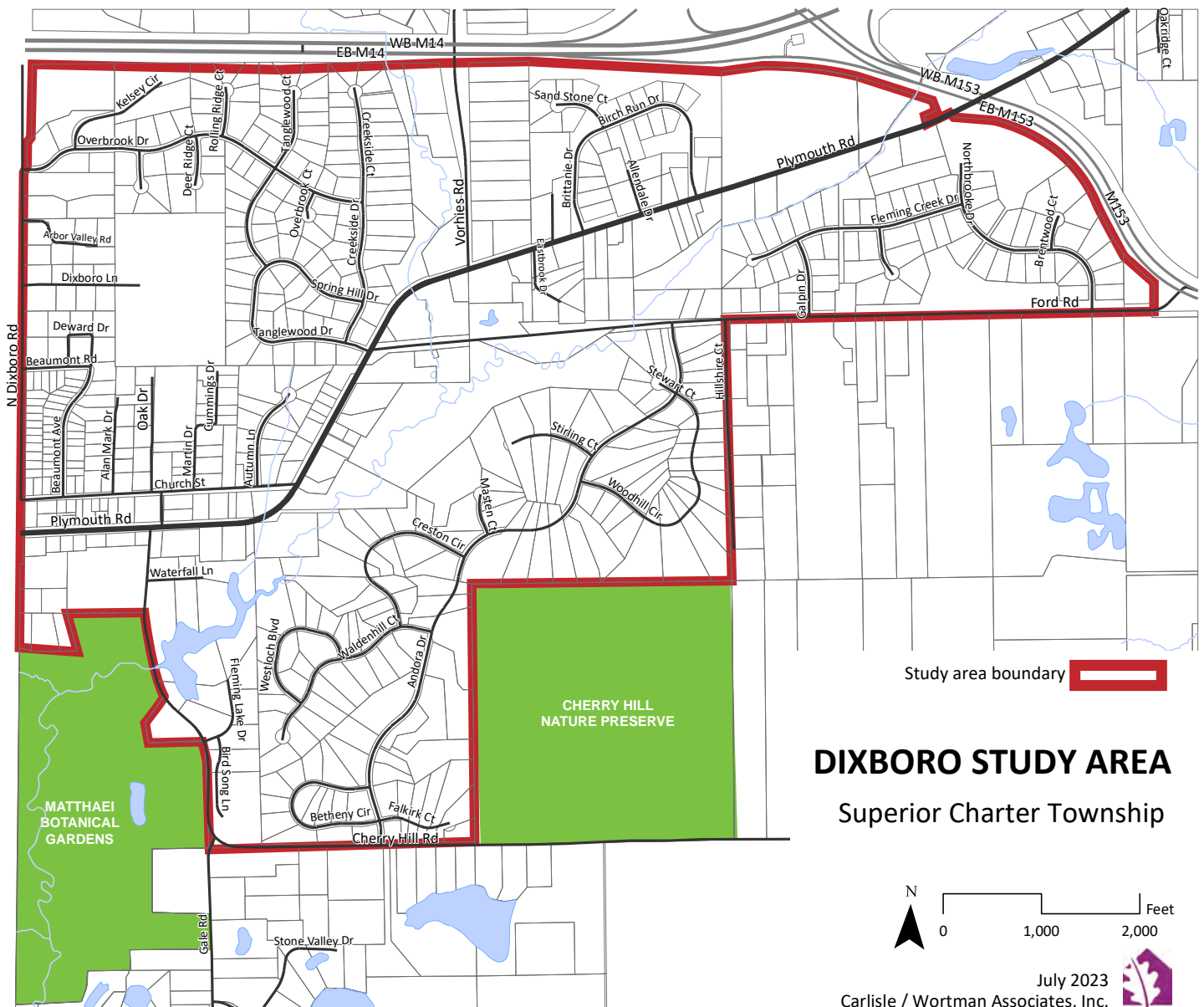


Dixboro is a special area within Superior Charter Township. It is often unofficially referred to as the Dixboro Village or the Dixboro Hamlet. Dixboro is a neighborhood with a long history supported by a strong sense of community. This is perpetuated by its notable character and the community members that call it home. The area consists of well-established residential neighborhoods with mature trees and small, local commercial establishments along Plymouth Road which runs through the heart of the area.

use corridor along Plymouth Road and the immediate surrounding neighborhoods. This area is generally bound by North Dixboro Road to the west, M-14 to Ford Road to the north, Cherry Hill to the south, and the edge of the adjacent neighborhoods to the southeast.

While there are no official borders to the area, and there are many community members who identify with Dixboro, a study area has been designated for the purposes of this special area plan. This area includes the small mixed-

**Map 19. Dixboro Planning Area**





## Community Engagement

During the Master Planning development process, special attention was paid to the Dixboro area, as it has been long recognized as a special planning area within the Township. To receive input on the future plan for this area, a series of three meetings was held. The first was an open house with activity stations designed to garner feedback on preferred community character, general land use, housing, and transportation. This activity was open to the public. A second meeting was held with Dixboro community stakeholders where the feedback from the open house was shared and ideas were refined. Finally, a presentation, which was open to the public, was given to provide findings and direction from the input that was received. There appears to be a consensus on the vision for the future for the Dixboro area.

## Vision

### Character

Generally, people in Dixboro like the area as it is. Any future growth or development in the area should be consistent with the current character and scale of the area. The following character elements focus on commercial uses or mixed commercial/residential uses along Plymouth-Ann Arbor Road. This is the most outward facing area in Dixboro. Any new commercial development should be focused along the Plymouth Road corridor, from the area where commercial uses currently start on the west end to the intersection of Tanglewood Drive and Ford Road. Such commercial development should be small scale and designed to serve the needs of the local neighborhoods. The following elements are identified as being consistent with the vision for the area's community character:

1. Buildings on the corridor should be no taller than 2.5 to 3 stories.
2. Commercial or mixed-use buildings may be in converted houses.
3. New buildings should be designed to look like village commercial style buildings. There are existing commercial buildings in Dixboro that people recognize as being consistent with the style and scale that is desired for any new development.
4. Well-defined outdoor seating areas are desired.
5. The streetscape should include sidewalks, buffers between pedestrian space and vehicular lanes, street trees, traditional style benches, and streetlights.



## Housing

The bulk of the Dixboro area consists of single-family neighborhoods. While the area is generally built out, there are still areas that could be developed for new housing. It is recognized that the large undeveloped area close to M-14/M-153 interchange will likely be developed as a suburban-style neighborhood consistent with the surrounding neighborhoods. There may be smaller parcels that have some infill potential. There is desire to see availability of smaller, more affordable housing options. These could be duplexes within existing neighborhoods whose designs are consistent with the neighboring single-family homes. Townhomes or second-floor flats could be developed along the Plymouth-Ann Arbor Road corridor if their design and scale could complement the neighboring village commercial uses. Additionally, if space is available along the corridor, slightly larger parcels could be developed as bungalow courts.

## Transportation

Like the rest of the Township, Dixboro was designed to accommodate vehicular traffic, with little if any consideration to non-motorized or pedestrian traffic. Plymouth-Ann Arbor Road's 45-mph speed limit is a relic of the road's status as a trunk line, although that status was discontinued after completion of M-14 in 1979. The road has been under the control of the Washtenaw County Road Commission (WCRC) since that time. Traffic is heavy along the Plymouth Road corridor, especially during morning and evening rush hours. It is common to see drivers cutting through surrounding neighborhoods to bypass traffic, frequently traveling at speeds well above the posted limits.

Residents expressed a strong desire to change this auto-centric character and focus instead on walkability and non-motorized transportation alternatives. Reduction of the speed limit is key: residents hope to see the speed limit lowered to 35 mph or less. Pedestrian amenities such as sidewalks, pathways, and new street lighting were commonly-requested features, and traffic calming devices such as on-street parking, bump-outs, and mid-block crossings were viewed favorably for the downtown Dixboro corridor. These features provide visual cues for drivers to reduce speeds, ultimately making it easier for the County to officially lower the posted limit. The alignment concept preferred by the Dixboro session participants is shown in Figure 16.

An eight-foot-wide pathway is currently in the final design stages. The route will start at the Dixboro/Plymouth Road intersection, connecting with the recently completed



A duplex is a two-unit house that can be designed to match the style and scale of other houses within a neighborhood.



Second story apartments in commercial buildings provide additional housing options within the context of neighborhood commercial use.



A bungalow court is a style of development featuring smaller single family housing units arranged around a central garden or courtyard.



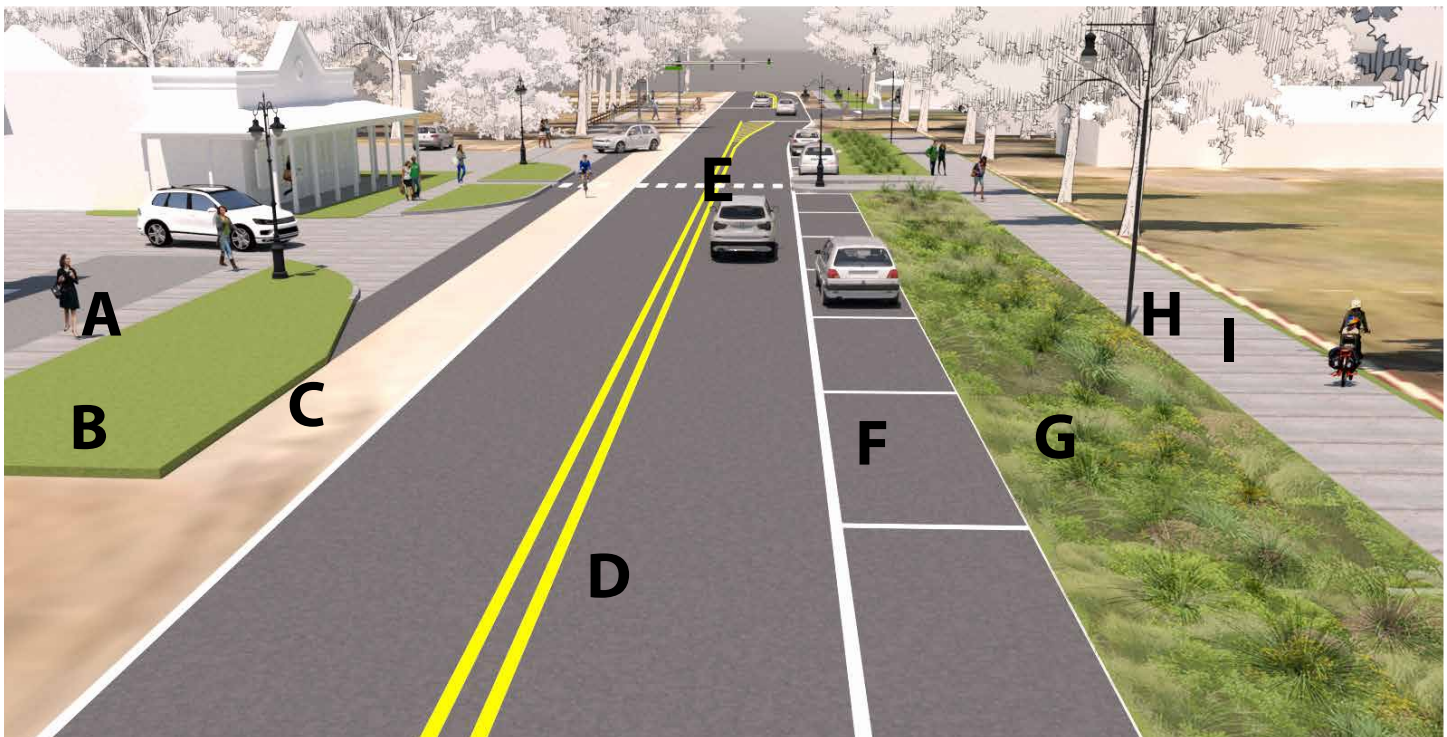
pathway south to Matthaei Botanical Gardens, and travel approximately 2,500 feet east along the south side of Plymouth-Ann Arbor Road to the Dixboro Project Restaurant at the first bend in the road. While this segment does not incorporate all of the traffic calming and street design features desired by residents, it represents an important first step in development of the sub-area. As the region develops, this pathway will begin to form a connection to existing trails in the Northbrooke/Fleming Creek subdivision, creating a loop which returns to the hamlet, and greatly improves walkability and safety.

Full-scale implementation of non-motorized amenities and traffic calming devices will require buy-in from and cooperation with the Washtenaw County Road Commission (WCRC). It is critical that Township officials continue to communicate their vision with WCRC and regional transportation planning authorities so the project can be incorporated into long-term planning efforts. Inclusion of traffic calming options such as mini-roundabouts in the Tanglewood neighborhood should also be considered to discourage cut-through drivers.

Working with the WCRC on road development also offers opportunities for achieving economies of scale. By carefully phasing activities and incorporating improvements with other planned road activities, the Township can realize their ambitions while remaining fiscally prudent. Coordination with regional authorities also ensures that trails have the broadest possible reach, and form a network that connects neighborhoods and adjacent communities. In the Village, priority should be placed on developing the segment along Plymouth between North Dixboro and Church Street, building on current trail activities and expanding to incorporate the placemaking features desired by residents.

Finally, several residents expressed a desire to see bus service extended into Dixboro, with connections west to the Park-and-Ride at US-23 and Plymouth-Ann Arbor Road. The Ann Arbor Area Transportation Authority (AAATA) currently does not offer service around the village. Communities that desire service outside of AAATA's core area negotiate a fee to create the route and stops. It may be desirable for Superior Charter Township to coordinate with Ann Arbor Township to create a route from the Park-and-Ride east to Dixboro Road, and south to Geddes, with stops at the Matthaei Botanical Gardens and downtown Dixboro.

**Figure 16. Preferred Configuration for Plymouth-Ann Arbor Road**



- |  |   |
|--|---|
| <ul style="list-style-type: none"> <li>A. Sidewalk widened to 6-foot</li> <li>B. Buffer remains intact except to accommodate expanded sidewalk and lighting</li> <li>C. Existing shoulder left intact</li> <li>D. 11-foot travel lanes</li> <li>E. New mid-block crosswalks with bump-out</li> </ul> | <ul style="list-style-type: none"> <li>F. On-street parking</li> <li>G. Bioswale with native plantings</li> <li>H. New lighting</li> <li>I. 8-foot multi-use safety path shared by cyclists and pedestrians.</li> </ul> |
|--|---|



Figure 17. Cross-Section of Multi-Use Roadway

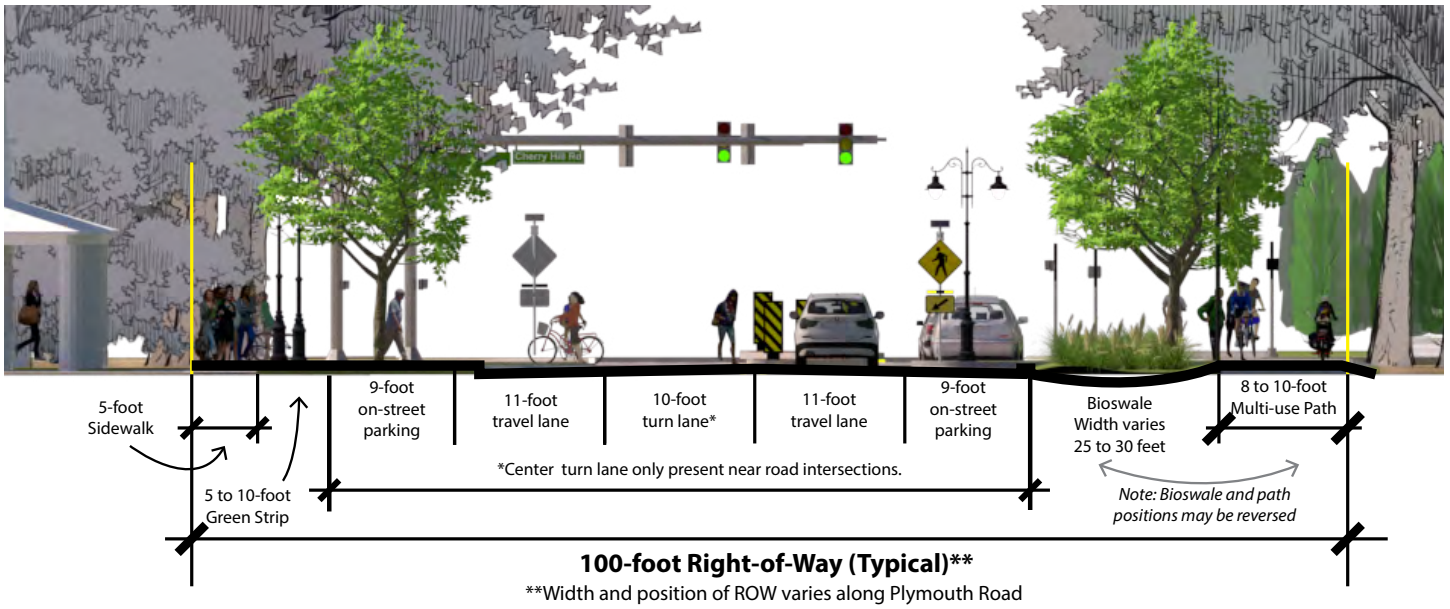


Figure 18. Non-Motorized Transportation Development Phasing

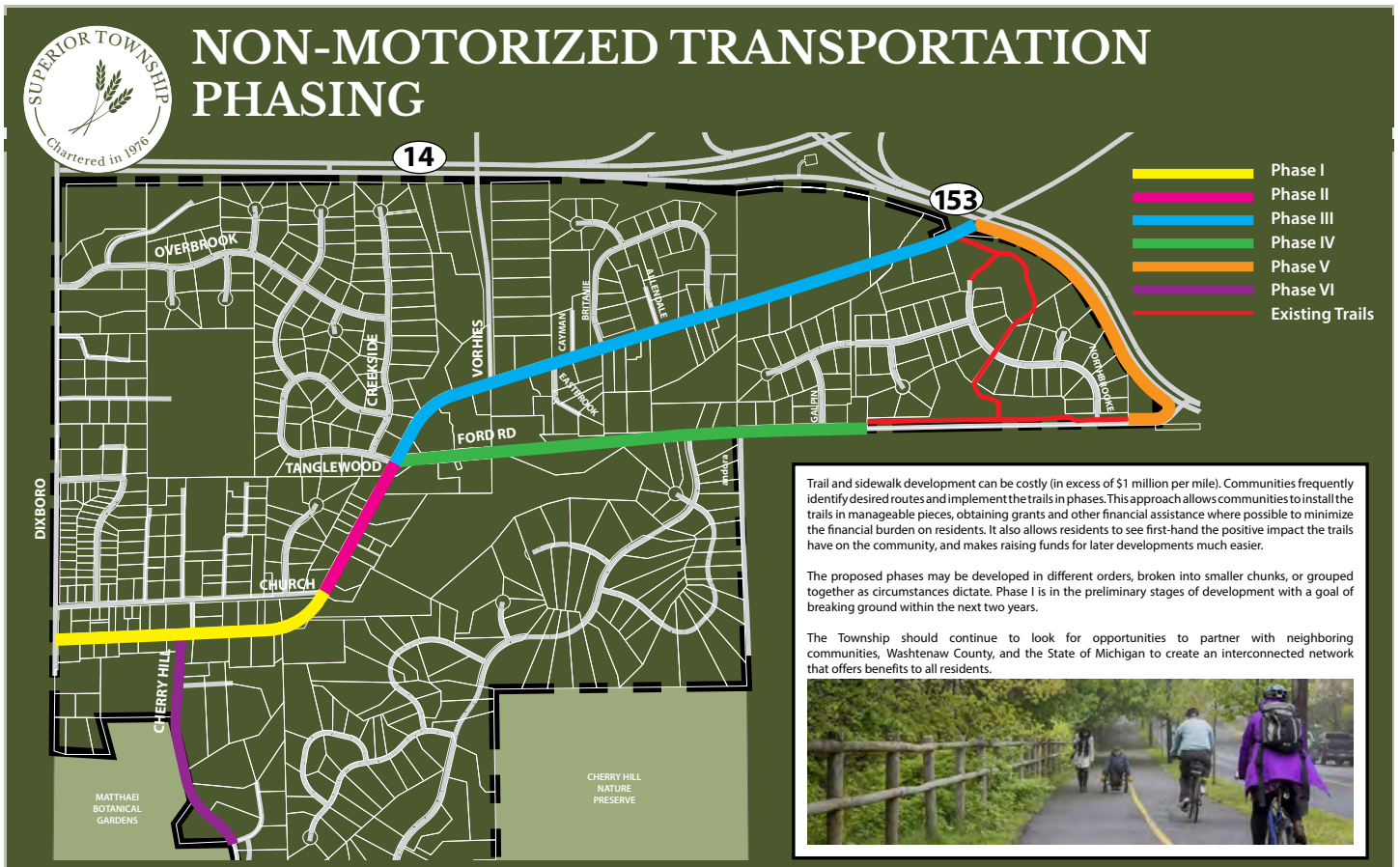




Figure 19. Desired Streetscape and Traffic Calming Elements



**Roundabouts**

Raised islands placed at unsignalized intersections around which traffic circulates. Acts to slow traffic while allowing unimpeded circulation.



**Bump-outs / Chokers**

A narrowing of a roadway through the use of curb extensions or roadside islands. Chokers are considered appropriate for arterials, collectors, or local streets.



**Mid-block Crossings**

Sometimes used in conjunction with traffic islands, mid-block crossings shorten travel distances and increase safety for pedestrians between signaled intersections.



**On-street Parking**

On-street parking narrows road travel lanes and increases side friction to traffic flow. Can be used on alternating sides of the road for a "chicane effect."



**Sidewalks**

Typically five to six feet in width, sidewalks primarily serve pedestrians and provide separation from vehicular traffic.



**Safety Paths / Trails**

Typically eight to ten feet in width, but wider in locations with heavier traffic. Designed to accommodate both pedestrian and bicycle traffic.



**Bioswales**

Help to control stormwater runoff and, when done properly, can beautify the surrounding neighborhood.



**Textured Paving**

Changes in surface texture can be used to alert drivers to crosswalks or special use areas.



**Street Lighting**

Street lighting is both a way to illuminate pedestrians and a visual cue to drivers of a potential change in traffic patterns and uses.

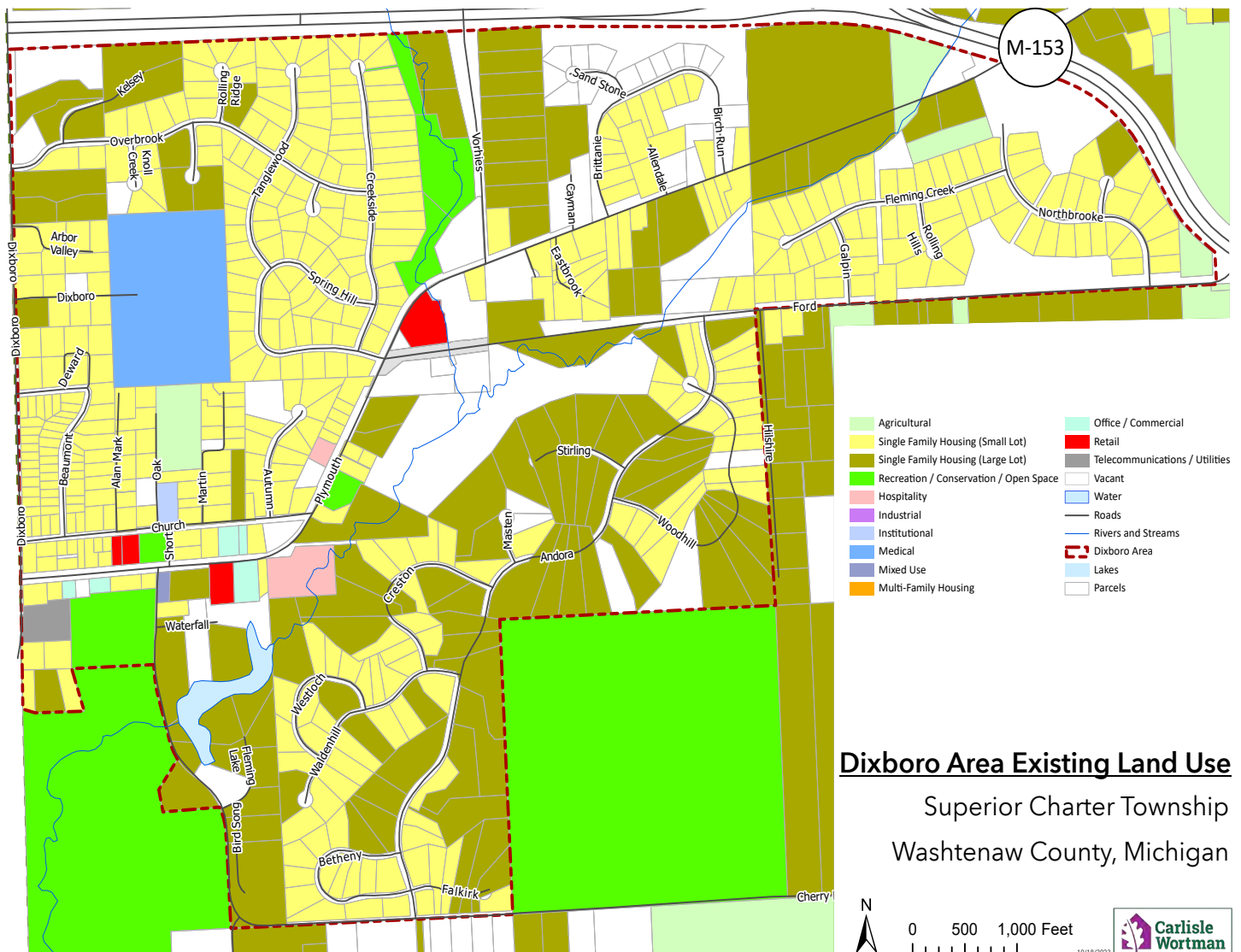
# Land Use

## Existing Land Use

Over the past 60 years Dixboro has been converted from active farmland and farmsteads to single-family subdivisions. The predominant land use remains single family residential including small-lot, less than 1 acre, and large-lot, greater than 1 acre. The southern portion of the Dixboro study area adjoins two large conservation

areas, Matthaei Botanical Gardens and Cherry Hill Nature Preserve. Along the Plymouth-Ann Arbor Road corridor, there are scattered mixed uses including some office, hospitality, retail, and institutional. Furthermore, there are a number of vacant and/or undeveloped parcels in the study area.

Map 20. Dixboro - Existing Land Use





### Future Land Use

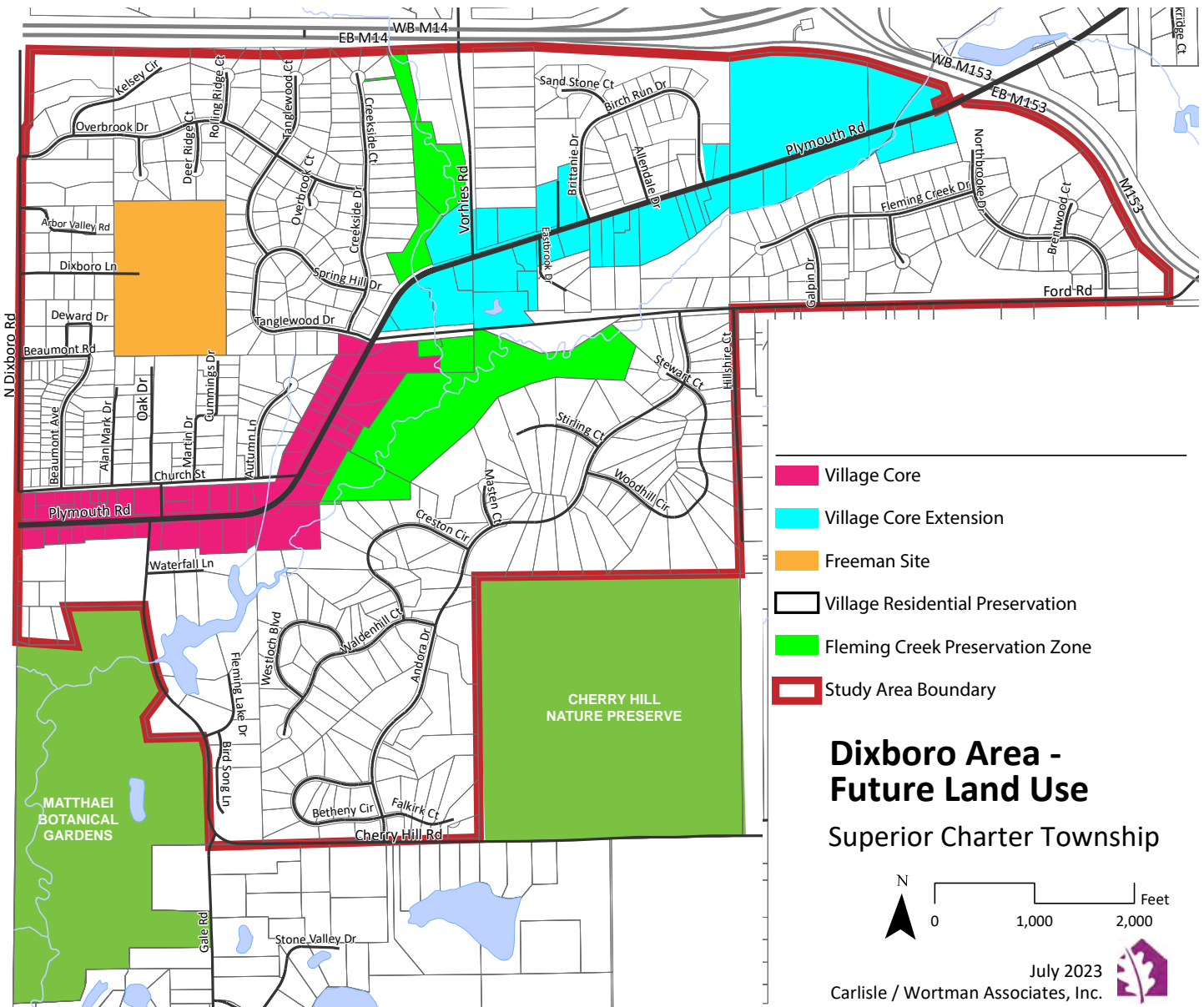
The Future Land Use Map reflects future land use patterns at an area-wide scale. The map uses color-coded "place types" to express public policy on future land use patterns—it is not a zoning map. It is built around the concept of place types – characteristic development patterns that recognize the context of each area but also provide guidance on desired improvements. Place types identify desired uses, design concepts and considerations to guide the relationships and physical improvements needed to create the types of places that are part of Dixboro’s long-range vision.

Areas within Dixboro have been divided into five place types. Place types have been assigned to areas based upon the context of existing build form, physical conditions, environmental conditions, land uses, development patterns, and community input, goals, and strategies.

The intent of the Future Land Use Map is not to predetermine land uses or zoning on a specific parcel or at specific locations. Rather, individual properties or projects can be considered within the context of the location and surrounding properties, and not by a strict set of land use categories.

The purpose of the Future Land Use Map is to create a place-based development strategy tailored to Dixboro’s unique characteristics, strengths, challenges, and opportunities.

Map 21. Dixboro Future Land Use Map



## VILLAGE CORE

Historic core of the Hamlet. Intended to accommodate the convenience shopping, food service, office, and personal service needs of the community. The Village Core supports the creation and growth of neighborhood-oriented businesses, heightened sense of place, and encourages pedestrian and other forms of non-motorized travel.

## VILLAGE CORE EXTENSION

Intended to accommodate primarily low-density residential uses that retain the desired character of the area. The Village Core Extension would include a mix of single-family homes on both small and large lots, bungalow courts, small scale duplexes and attached housing. Historically contextual design qualities are desired for residential developments. Non-motorized facilities and pedestrian connectivity are emphasized.

## FREEMAN SITE

Ann Arbor Public School District property to be maintained in its current state unless the property is sold by the District. Should site become available for development, the new owners should work in partnership with adjacent neighbors to create a site that retains the character of the surrounding area. Lower traffic generation will be required due to the lack of utilities in the area

## VILLAGE RESIDENTIAL PRESERVATION

Maintain and seek continuing reinvestment in the existing housing stock. Any new development must fit the character of the area. Preservation of the historic Dixboro church is critical.

## FLEMING CREEK PRESERVATION ZONE

Critical ecological zone including Fleming Creek and its adjacent wetlands and woodlands. Most of these parcels are currently under private ownership. The Township should actively seek development rights agreements and outright acquisition as opportunities present themselves.

## USES

Mixed-use, neighborhood commercial, office, personal services, residential (including small square footage homes, bungalow courts, duplexes, small scale tri- and four-plex units), institutional uses, and open space/parks.

Large- and small-lot single-family homes, bungalow courts, small scale duplexes and attached housing, and open space / park.

Institutional, planned neighborhood, open space / park.

Large- and small-lot single-family homes, open space / park.

Preservation, passive-use recreation.

**Table 11. Policies and Strategies, Dixboro Special Area Plan**

Leading Policies	Strategies
Strive to recognize and protect historic assets.	Enforce design standards to preserve historic character of buildings along Plymouth-Ann Arbor Road in the Dixboro special sub-area.
Strive to recognize and protect historic assets.	Establish a program to permit outdoor dining areas for businesses in the Dixboro special sub-area.
Strive to recognize and protect historic assets. Support neighborhood commercial development that provides higher density residential neighborhoods with convenient access to day-to-day businesses.	Encourage new commercial businesses to occupy converted single-family homes along Plymouth Road in the Dixboro special sub-area.
Recognize that transportation facilities must be contextually appropriate to the unique areas of the Township that they serve.	Provide for on street parking along Plymouth Road in the core area as well as along connecting side streets where space is available within the public right-of-way.
Focus new development within designated areas and conduct it in a sustainable manner.	Update zoning to allow a variety of housing types in appropriate locations.
Promote residential development in a manner which will create, preserve, and enhance a quality living environment for existing and future Township residents and workers.	Update the Zoning Ordinance to create design standards that require duplexes and multiple family buildings to match the existing architectural style and scale of the surrounding housing stock.
Promote residential development in a manner which will create, preserve, and enhance a quality living environment for existing and future Township residents and workers.	Create standards that allow for and regulate bungalow court development. Such regulations should ensure that the architectural style of housing is consistent with existing neighboring housing.
Both motorized and non-motorized transportation facilities must be enhanced within planned growth areas.	Review neighborhoods to determine infrastructure improvements such as sidewalks, paths, and parks.
Recognize that the existing neighborhoods and the existing housing stock are an essential part of the community's character.	Provide information to residents and builders on Universal Design.
The existing housing stock is an essential part of the community's character.	Establish a program to encourage and assist in home ownership and home improvements especially for specific neighborhoods.
The need for a diversity in housing stock to support the housing needs of all residents, including young people, families, and seniors aging in place.	Encourage and assist in home ownership and home improvements.
Support clean water protection. Natural features, land preservation, and open space are key components of Superior Charter Township's community character.	Provide incentives for adjoining property owners to incorporate shared access drives and parking lots into all new redevelopment projects.
The existing neighborhoods and the existing housing stock are an essential part of the community's character.	Establish a rental inspection program.
Support diverse land uses that provide residents convenient access to goods and services.	Update the Zoning Ordinance to buffer existing neighborhoods from inconsistent uses and to thoughtfully integrate neighborhood commercial development into residential communities through design and development standards.



Leading Policies	Strategies
Promote residential development in a manner which will create, preserve, and enhance a quality living environment for existing and future Township residents and workers.	Develop building regulations that permit expansion and modernization of structures while at the same time preserving the established character of these neighborhoods.
Maintain existing and planned future housing densities where additional population will not over burden the existing or planned infrastructure. The type and density of new development should remain consistent with existing types and densities of nearby land uses.	<p>Establish benchmarks that permit regular review of the quality of service and infrastructure provided. Services and infrastructure that should be reviewed include:</p> <ul style="list-style-type: none"> <li>a. Utilities (sewer, water, and rubbish)</li> <li>b. Public safety (police, fire, E-911 dispatch)</li> <li>c. Transportation (roads, pathways, sidewalks)</li> <li>d. Parks and Recreation</li> <li>e. Schools</li> <li>f. Wireless and fiber optic communications and internet</li> </ul>
Promote increased transit options, particularly to serve underserved populations, significant shopping areas, and employment destinations.	Ensure bus routes link neighborhoods to shopping areas and employment areas.
Promote increased safety of non-motorized transportation.	Improve and maintain streetlights in residential neighborhoods.
Promote the continued maintenance of roads.	Invest in strategic traffic and road improvements.
Support increased density in planned housing developments, where feasible, to promote maximum retention of open space and natural features in other portions of the Township and region.	Promote mixed-use, walkable, development patterns in more developed areas of the Township.
Support traffic calming and the mitigation of traffic congestion.	Implement traffic-calming and traffic alleviation measures.
Support safe and convenient transportation options for all uses and modes including pedestrians, bicyclists, motorists, and transit riders.	Require new developments along major roadways to install a non-motorized pathway.
Promote increased safety of non-motorized transportation	Encourage connections between existing pathways and sidewalks.
Support the enhancement and protection of opportunities for bicycling throughout the community.	Improve safety for bicyclists along roadways in areas of high need, where a designated non-motorized pathway is not readily available.
Promote the enhancement of pedestrian facilities, including pathways, sidewalks, and crosswalks.	Support the “Ten Minute Walk” initiative by expanding sidewalks and non-motorized pathways in more developed areas of the Township.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO APPROVE MIDDLE HURON PARTNERSHIP CONTRACT**

**RESOLUTION NUMBER: 2023-74**

**DATE: NOVEMBER 20, 2023**

**WHEREAS**, the Charter Township of Superior has received the “Middle Huron Partnership” contract from the Huron River Watershed Council (HRWC); and

**WHEREAS**, this contract begins on January 1, 2024, and ends on December 31, 2028. Either party may, with or without cause, terminate this Agreement by giving the other party at least ninety (90) days advance written notice. The parties may, by written agreement, extend this Agreement for additional time periods; and

**WHEREAS**, From January 1, 2024, through December 31, 2028, the Township will pay HRWC an amount not to exceed \$36,513.00 over the five-year life of the contract, payable in five annual installments. Each installment shall be payable within 30 days from the date of the invoice; and

**WHEREAS**, the Huron River Watershed Council supports partner municipalities and agencies like the Charter Township of Superior in the middle section (Washtenaw County) of the Huron River watershed to address stormwater and other pollution sources to the Huron River downstream to Ford and Belleville Lake; and

**WHEREAS**, the HRWC performs the following tasks:

- Coordinate and facilitate Partner meetings and implement the Public Participation Plan (PPP).
- Prepare program reports for Partners.
- Conduct water chemistry, macroinvertebrates, and flow monitoring.
- Develop priority implementation projects.
- Provide technical assistance to Partners on permit compliance and watershed management issues.
- Continue to implement the Public Education Plans (PEP).
- Total Maximum Daily Load (TMDL) Implementation Plan Priority Activities.

**NOW, THEREFORE, BE IT RESOLVED**, the Charter Township of Superior approves the “Middle Huron Partnership Contract” from the Huron River Watershed Council and will accept the five-year work plan, budget, and will pay HRWC an amount not to exceed \$36,513.00 over the five-year life of the contract, payable in five annual installments of \$7,302.60.



# PROFESSIONAL SERVICES CONTRACT

## *Project: Middle Huron Partnership*

Agreement is made this sixth of November, 2023 by Superior Charter Township (Partner), whose address is 3040 N. Prospect Rd., Ypsilanti, MI 48198, and the Huron River Watershed Council (HRWC), whose address is 117 North First Street, Suite 100, Ann Arbor, Michigan, 48104.

In consideration of the promises below, the parties mutually agree as follows:

### ARTICLE I – SCOPE OF SERVICES

HRWC will provide services as described in the Statement of Work (Middle Huron Partners Work Plan).

### ARTICLE II – COMPENSATION

From January 1, 2024 through December 31, 2028, the Partner will pay HRWC an amount not to exceed \$36,513 over the five-year life of the contract, payable in five annual installments. Each installment shall be payable within 30 days from the date of the invoice.

### ARTICLE III – REPORTING OF CONSULTANT

Section 1 - HRWC is to coordinate activities with the Partner and will cooperate and confer with individuals as necessary to ensure satisfactory work.

Section 2 – When applicable, HRWC will submit quarterly reports to the Partner.

### ARTICLE IV – TERM

This contract begins on January 1, 2024 and ends on December 31, 2028. Either party may, with or without cause, terminate this Agreement by giving the other party at least ninety (90) days advance written notice. The parties may, by written agreement, extend this Agreement for additional time periods.

### ARTICLE V – PERSONNEL

The parties agree that HRWC is neither an employee nor an agent of the Partner for any purposes. It is the express intention of the parties that HRWC is an independent consultant and not an employee, agent, joint venture, or partner of the Partner. Nothing in this agreement shall be interpreted or construed as creating or establishing the relationship of employer and employee between HRWC and the Partner. Both parties acknowledge that HRWC is not an employee under the laws or regulations of any government or governmental agency, including but not limited to, any federal, state, or local taxing authority.

### ARTICLE VI – INSURANCE REQUIREMENTS

HRWC will maintain at its own expense during the term of this contract, the following insurance, proof of which will be submitted to the Partner upon request:

1. Worker's Compensation Insurance with Michigan statutory limits and Employers Liability Insurance with a minimum limit of \$100,000 each accident for any employee.

## PROFESSIONAL SERVICES CONTRACT

### *Project: Middle Huron Partnership*

2. Comprehensive/Commercial General Liability/Professional Liability Insurance with a combined single limit of \$1,000,000 each occurrence for bodily injury and property damage.

3. HRWC will indemnify the Partner and its officers, employees and agents from all liability of any sort that may result from injury or death to any person or loss or damage to any property in the performance of any services funded in whole or in part under this Agreement.

#### ARTICLE VII – COMPLIANCE WITH LAWS AND REGULATIONS

HRWC will comply with all applicable federal, state, and local regulations, including but not limited to all applicable OSHA/MIOSHA requirements and the American Disabilities Act.

#### ARTICLE VIII EQUAL EMPLOYMENT OPPORTUNITY

If HRWC hires one or more employees, as regular employees or through subcontract, HRWC will not discriminate against any employee or applicant for employment because of race, creed, color, sex, sexual orientation, national origin, physical handicap, age, height, weight, marital status, veteran status, religion and political belief (except as it relates to a bona fide occupational qualification reasonably necessary to the normal operation of business).

HRWC will take affirmative action to eliminate discrimination based on sex, race, or a handicap in the hiring of applicant and the treatment of employees. Affirmative action will include, but not be limited to: Employment; upgrading, demotion or transfer; recruitment advertisement; layoff or termination; rates of pay or other forms of compensation; selection for training, including apprenticeship.

HRWC agrees to post notices containing this policy against discrimination in conspicuous places available to applicants for employment and employees. All solicitations or advertisements for employees, placed by or on the behalf of HRWC, will state that all qualified applicants will receive consideration for employment without regard to race, creed, color, sex, sexual orientation, national origin, physical handicap, age, height, weight, marital status, veteran status, religion or political belief.

#### ARTICLE IX – ASSIGNS AND SUCCESSORS

This contract is binding on HRWC and the Partner, their successors and assigns. Neither HRWC nor the Partner will assign or transfer its interest in this contract without the written consent of the other.

#### ARTICLE X – EQUAL ACCESS

HRWC shall provide the services set forth in the Statement of Work without discrimination on the basis of race, color, religion, national origin, sex, sexual orientation, marital status, physical handicap, or age.

PROFESSIONAL SERVICES CONTRACT

*Project: Middle Huron Partnership*

ARTICLE XI – OWNERSHIP OF DOCUMENTS AND PUBLICATION

All documents developed as a result of this contract will be freely available to the public, other than those for which confidentiality is required, as jointly determined by HRWC and the Partner.

ARTICLE XII – CHANGES IN SCOPE OR SCHEDULE OR SERVICES

Changes mutually agreed upon by HRWC and the Partner will be incorporated into this contract by written amendments signed by both parties.

Superior Charter Township

Huron River Watershed Council

By: \_\_\_\_\_  
Ken Schwartz, (date)  
Supervisor

By: Rebecca Esselman 11/6/2023  
Rebecca Esselman, (date)  
Executive Director





November 6, 2023

Mr. Ken Schwartz  
Supervisor  
Superior Charter Township  
3040 N. Prospect Rd.  
Ypsilanti, MI 48198

**RE: 2024-28 Contracts for the Middle Huron Partnership**

Dear Mr. Schwartz:

For nearly 30 years, the Huron River Watershed Council (HRWC) has provided support to partner municipalities and agencies through the Middle Huron Partners to address stormwater and other pollution sources into the Huron River system. The Middle Huron Partners has been the forum for watershed partners to work together to meet state and federal requirements and reduce pollution in the middle Huron River and its tributaries. This effort has largely been funded by the partners themselves who value working collaboratively and demonstrate their commitment to the goals of the Partnership through financial support.

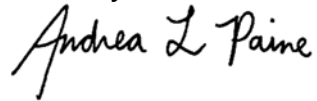
In 2009, some of these partners came together to additionally form the Stormwater Advisory Group (SAG) to comply with requirements under the Stormwater Permits (Phase I and II) issued by the Michigan Department of Environment, Great Lakes, and Energy (EGLE). HRWC now provides services for both efforts and refers to the entire effort as the Middle Huron Partnership. These services include preparation of regulatory compliance products, development and implementation of monitoring and education programs, group representation in discussions with EGLE, and implementation projects. A five-year work plan (see enclosed) covering the calendar years 2024 through 2028 (the stormwater permit cycle) was developed and reviewed by partner representatives. Ongoing support from the partners is essential for continued pollution reduction efforts in the middle Huron River and its tributaries.

In order to fulfill these services, HRWC is requesting the financial support of the Township in the amount of \$36,513 for services to be performed over the five-year period. Other organizations also are being asked to contribute to this partnership (see enclosed budget allocation). Included you will find a contract to support these services, the 5-year work plan, the work plan “not to exceed” budget, Partner budget allocation, and an invoice schedule. Your organization or agency will be invoiced in the spring of 2024 for the first year’s assessment.



Please review and sign the enclosed service agreement and return a copy to me. If you have any questions or concerns, please contact me directly or your designated representative. Thank you for your past support, as well as your efforts to improve the water quality of the Huron River and the wellbeing of our region.

Sincerely,

A handwritten signature in black ink that reads "Andrea L. Paine". The signature is written in a cursive style with a large, stylized initial 'A'.

Andrea Paine  
Middle Huron Partnership Coordinator  
apaine@hrwc.org  
734-519-0354

*enclosures*

CC: Ms. Laura Bennett, Planning and Zoning Administrator

TO: Middle Huron Partners  
FROM: Andrea Paine, Program Coordinator  
RE: Draft 2024-2028 Work Plan and Budget  
DATE: October 16, 2023

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HRWC provides joint services to municipalities and agencies within the Huron River Watershed in Washtenaw County to address watershed-wide compliance with state stormwater regulations and reduce phosphorus contributions to meet the Total Maximum Daily Load (TMDL) for Ford and Belleville Lakes. Collectively, the participating partners supporting these efforts are referred to as the Middle Huron Partners (Partners). The current services provided were agreed to under a 5-year work plan with contracts that expire on December 31, 2023.

The Partners work cooperatively to save effort and minimize costs, to share lessons and ideas, and to more comprehensively meet the goals of stormwater permits and management. The proposed work plan includes activities that are essential to fulfilling the expectations set forth in the original Cooperative Agreement for the Partnership and Phase I or II Stormwater Permit regulations. The work plan is for five years, which is consistent with a five-year permit cycle for stormwater regulations. However, most Partners are currently still operating on permits issued by the Michigan Department of Environment, Great Lakes, and Energy (EGLE) in 2003 and waiting to hear back from EGLE on permit applications submitted in 2013.

**Timeline:** This proposed work plan begins January 1, 2024 and ends December 31, 2028.

### **Work Plan Tasks:**

**Task 1:      **Coordinate and facilitate Partner meetings and implement the Public Participation Plan (PPP)****

**Description:** The Partners meet 3-6 times per year to report on progress toward meeting permit requirements, phosphorus reduction goals, and implement priority activities from the Middle Huron Watershed Management Plans. Subcommittee work groups may form and meet as needed. HRWC will prepare communications for the meetings including agenda, agenda item materials, and follow-up items; facilitate meetings; and coordinate with guest speakers. HRWC will also post and distribute materials for Partners in compliance with the Public Participation Plan. HRWC will develop a bi-monthly e-mail newsletter to provide Partners with relevant updates, Public Education Plan materials, news, funding opportunities, and learning/training opportunities. On a quarterly basis, usually in concert with Partner meetings, HRWC will prepare written progress reports to provide updates on completed and anticipated work plan and task activities. On an annual basis, HRWC will solicit Partner feedback on delivery of services and modify execution, as requested by Partners.

**Rationale:** Public meetings are required for Partner stormwater permits and are necessary for planning and coordinating collaborative activities.

**Task 2:      **Prepare program reports for Partners****

**Description:** Currently, biennial progress reports are required for the stormwater permit. EGLE may move the frequency back to annually, however. HRWC will work with Partners to

develop a template for progress reports to EGLE. The template will be updated to remain compliant with changes to EGLE reporting requirements. HRWC will compile and summarize relevant information as needed for Partner stormwater reports. Some specific Partner information will need to be added to complete reports before submittal. All reporting materials will be published and distributed through email to Partners and via the HRWC website. A broader report is being developed for efforts made to address the TMDL (see Task 7). HRWC will use an online framework to reporting TMDL progress and success. HRWC will continue updating it on an annual basis.

Rationale: Biennial reports are required for Partner stormwater permits. Regular reporting of progress toward TMDL targets will help Partners justify expenditures and evaluate the impact of investments. The reports also provide the basis for measuring and reporting overall progress over time.

**Task 3: Conduct water chemistry, macroinvertebrates, and flow monitoring**

Description: Water quality monitoring is required to provide an overall assessment of the health of the watershed and identify areas of success and those in need of greater attention. HRWC will work with the Partners to plan and execute monitoring and stormwater investigation for the growing seasons (April to September). Macroinvertebrate collections will take place in January, April, and October. Macroinvertebrate monitoring will rotate among sites each year to minimize cost and maintain continuity of data. HRWC will work with Partners to integrate chemistry monitoring with Illicit Discharge Elimination Programs (IDEP). Work will generally include: maintain a network of water level/discharge sensors, including tracking USGS sensors; measuring stream discharge at 8 long-term monitoring sites during dry and wet weather conditions; monitor key water quality parameters at 11 long-term sites and additional investigative sites during dry and wet weather conditions; collect a survey of macroinvertebrate diversity twice per year, with an additional winter stonefly target collection; collect targeted chemistry samples through rain events; obtain and maintain equipment; recruit volunteers; train volunteers; deliver water samples to a lab; obtain lab results and enter into database; analyze and synthesize data; communicate monitoring results in report form for a general audience; present results annually at a Partner meeting; incorporate results into progress reports and other promotional media; and disseminate monitoring reports to Partners and post on HRWC website.

***Note:** At this time, HRWC and Washtenaw County WRC are negotiating changes to the monitoring strategy requested by EGLE. The overall schedule and approach will likely change somewhat from the last cycle, but HRWC will endeavor to keep the monitoring budget similar to the previous budget.*

Rationale: Monitoring of TMDL areas is required by the stormwater permits. It is necessary to help determine pollutant hot spots and assess progress. The monitoring results are the primary indicators of success.

**Task 4: Develop priority implementation projects**

Description: Building on past successful grant projects, HRWC will work with Partners to secure funding for priority projects that are consistent with WMP and other Partners' priorities. Funds for this task may also be used to participate in relevant implementation projects per guidance from the Partners. This may include advising or participating, upon request, in projects initiated by individual member organizations.

Rationale: Successful proposals will leverage the budget and keep overall costs down. Projects will help to achieve Partner goals and address permit commitments.

**Task 5: Provide technical assistance to Partners on permit compliance and watershed management issues**

Description: HRWC will provide support and technical assistance to Partners throughout the five-year contract period. HRWC will consult with Partners on an as-needed basis to provide advice, information, and assistance with all aspects of the stormwater permit. Further, HRWC will provide support to Partners on other non-stormwater, watershed management issues that may arise. If audited, HRWC staff will meet and communicate with EGLE auditors regarding permit-related watershed activities. It is anticipated that new applications will be required during this 5-year period. HRWC will facilitate discussion and development of permit application templates and other collaborative permit materials. HRWC will also represent Partners at statewide meetings or relevant watershed management discussions.

Rationale: The Partners submitted jointly developed plans and documents as part of their stormwater permit applications. Joint planning can be more efficient, reduce costs, and meet overall goals more effectively. HRWC is regularly asked to provide Partner permittee support.

**Task 6: Continue to implement the Public Education Plans (PEP)**

Description: HRWC will develop and execute tasks to meet the PEP requirements. The PEP includes ten collaborative activities and strategies to address nine stormwater topics identified by EGLE. Tasks include regular development and distribution of an educational calendar (permit requires biennial distribution in even calendar years but the MHP has opted for voluntary annual distribution in the past), implementation of the Adopt-a-Storm-Drain program, development of digital and print advertising, representation at and participation in regional public events, development of other educational watershed management content for local distribution and use, and redevelopment and implementation of an evaluation survey. Details on specific task items can be found in the PEP.

Rationale: PEP implementation is required by the stormwater permit and Partners submitted a joint PEP to EGLE. Joint watershed education is more consistent and effective at a lower overall cost.

**Task 7: Total Maximum Daily Load (TMDL) Implementation Plan Priority Activities**

Description: Stormwater permits now require activities to address TMDLs within management areas. HRWC submitted a TMDL Implementation Plan on behalf of the partners (currently being negotiated with EGLE) that included a number of specific activities. HRWC will support development of a green stormwater infrastructure (GSI) strategy and program along with partners (TMDL Implementation Plan Priority Activity 1). Major tasks include developing a process to incorporate available geographic, aerial and other remotely collected information, to map and identify opportunities for GSI projects in the Middle Huron River watershed. HRWC will work with MS4s to identify target locations that combine TMDL critical areas and available opportunities for GSI retrofit designs along key roads or other publicly-owned properties, as well as large business properties. HRWC will also provide leadership in coordinating partner responses and communications regarding new phosphorus discharge permit applications in the Middle

Huron River watershed in an effort to limit any additional sources (TMDL Implementation Plan Priority Activity 2). Activities may include requesting and analyzing information from EGLE, attending public meetings, developing public comments on behalf of Partners, or verbal delivering public comments. Lastly, to support TMDL Implementation Plan Priority Activity 3 HRWC will work with Partners to conduct bacterial source identification in priority areas as determined by ambient annual monitoring efforts outlined in Task 3 as well as supplemental genetic analyses. Key activities include conducting microbial source tracking (MST) monitoring at targeted outfalls, analyzing data to evaluate priority areas for fecal indicator bacteria sourcing, identifying suspect stormwater outfalls, and communicating with Partners Illicit Discharge Elimination Programs (IDEP) for additional screening. As needed, HRWC will assist Partners in communicating with property owners to remediate any failing septic systems, and HRWC will seek funding to support remedial efforts.

Rationale:

To comply with stormwater permit requirements, HRWC and Partners developed a suite of Best Management Practices in spring 2023 as part of a revised TMDL Implementation Plan. The plan reflects a suite of 8 project priorities that will be implemented to collectively by MS4s and HRWC to make progress towards achieving TMDL pollutant load reduction targets for phosphorus, sediments, and bacteria, which is a key measure of success requested by EGLE.

***Note:** EGLE recently requested significant additional effort beyond the initial draft plan. HRWC and Washtenaw County WRC are negotiating to clarify what will be required, so the plan is currently not finalized and a budget for this task is a rough estimate.*

**Additional Proposed Tasks**

Following are potential additional activities that HRWC could engage to assist Partners in stormwater permit compliance or general watershed improvement.

- A. **School Stormwater Program:** Over the course of this contract HRWC would like to slowly expand our successful storm drain program. In 2024 we will add mapping functionality for residents to identify locations that need to be adopted. In addition, we will be piloting a school-campus storm drain awareness and civic engagement program at 2 local schools in 2024. Based on an evaluation of this pilot, HRWC will approach the Middle Huron Partners to potentially augment the contract with options to expand this program, thus improving youth engagement in stormwater management.

**Budget:** A task budget and budget allocation (appended) were prepared to accompany the 5-year work plan. The budget allocation is determined by jurisdictional area, population in the watershed, and specific Partner permit requirements.



## 2024-2028 Middle Huron Partners Budget and Allocation Criteria Explanation

A proposed work plan and budget for efforts to support the Middle Huron Partners was distributed prior to the August 17, 2023 meeting. An updated budget and proposed budget allocation based on feedback from Partners and new EGLE permit requirements were shared prior to the October 19, 2023 meeting. The complete budget includes a five-year period from 2024 through 2028 and totals \$1,428,537 in effort and expenses. See the work plan and budget for details.

The budget allocation table allocates the total budget to each participating municipality or agency according to several important characteristics:

1. There are two types of Partner organizations: municipalities and agencies (including counties, school districts, and universities). 65% is allocated to municipalities and 35% is allocated to agencies. Municipal allocations were determined by the combined area and population percentages in the watershed. Agency allocations were based on general size and scope of the agency.
2. The Partnership effort addresses a wide variety of watershed, stormwater, and point source pollution issues. 50% of the budget was allocated to Partners covered by stormwater regulations, given many of the tasks are particularly beneficial to stormwater improvement and compliance. Some of the work is generally beneficial to the watershed across the board. 40% of the budget is allocated across all Partners. There are also four point sources (wastewater treatment plants) that are addressed by Partnership efforts. 10% of the budget is allocated to Partners with point sources. The final budget allocations are compiled by adding the stormwater, general watershed, and point source allocations.
3. The final allocation is divided into annual assessments, which will be used for invoicing starting in 2024.

HRWC will make every effort to gather support and participation from all community partners in the Middle Huron watershed, including those not current participating in the Partnership. The current allocation only includes currently participating Partners. If new Partners opt into the next contract period, assessments would be reduced. Thus, the current allocation should be considered an estimate.

## 2024-2028 Middle Huron Partners Budget Overview

Task No.	Task Name	Item	2024	2025	2026	2027	2028	TOTAL
1	Facilitation and coordination	Staff	\$9,520.00	\$9,805.60	\$10,099.77	\$10,402.76	\$10,714.84	\$ 50,542.97
		Direct	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		Total	\$9,520.00	\$9,805.60	\$10,099.77	\$10,402.76	\$10,714.84	\$ 50,542.97
2	Progress reporting	Staff	\$5,440.00	\$5,603.20	\$5,771.30	\$5,944.43	\$6,122.77	\$ 28,881.70
		Direct	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		Total	\$5,440.00	\$5,603.20	\$5,771.30	\$5,944.43	\$6,122.77	\$ 28,881.70
3	Water monitoring	Staff	\$88,400.00	\$91,052.00	\$93,783.56	\$96,597.07	\$99,494.98	\$ 469,327.61
		Direct	\$ 25,292.00	\$ 25,306.00	\$ 25,320.00	\$ 25,334.00	\$ 25,348.00	\$ 126,600.00
		Total	\$113,692.00	\$116,358.00	\$119,103.56	\$121,931.07	\$124,842.98	\$ 595,927.61
4	Develop priority implementation projects	Staff	\$6,800.00	\$7,004.00	\$7,214.12	\$7,430.54	\$7,653.46	\$ 36,102.12
		Direct	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
		Total	\$6,800.00	\$7,004.00	\$7,214.12	\$7,430.54	\$7,653.46	\$ 36,102.12
5	Technical assistance and permit compliance	Staff	\$4,760.00	\$4,902.80	\$5,049.88	\$5,201.38	\$5,357.42	\$ 25,271.49
		Direct	\$ 52.80	\$ 54.40	\$ 56.00	\$ 57.60	\$ 59.20	\$ 280.00
		Total	\$4,812.80	\$4,957.20	\$5,105.88	\$5,258.98	\$5,416.62	\$ 25,551.49
6	Public education plan implementation	Staff	\$57,800.00	\$59,534.00	\$61,320.02	\$63,159.62	\$65,054.41	\$ 306,868.05
		Direct	\$60,000	\$63,000	\$66,150	\$69,457	\$72,929	\$331,536
		Total	\$117,800.00	\$122,534.00	\$127,470.02	\$132,616.62	\$137,983.41	\$ 638,404.05
7	TMDL implementation plan activities	Staff	\$6,800.00	\$7,004.00	\$7,214.12	\$7,430.54	\$7,653.46	\$ 36,102.12
		Direct	\$ 3,399.00	\$ 3,402.00	\$ 3,405.00	\$ 3,408.00	\$ 3,411.00	\$ 17,025.00
		Total	\$10,199.00	\$10,406.00	\$10,619.12	\$10,838.54	\$11,064.46	\$ 53,127.12
<b>TOTAL</b>			<b>\$268,263.80</b>	<b>\$276,668.00</b>	<b>\$285,383.77</b>	<b>\$294,422.95</b>	<b>\$303,798.54</b>	<b>\$1,428,537.06</b>

### 2024-2028 Middle Huron Partners Proposed Cost Allocation

<b>Total Budget</b>	100%	\$1,428,537		
<b>Stormwater</b>	50%	\$714,269	<b>Municipal</b>	65%
<b>Point Sources</b>	10%	\$142,854	<b>Agencies</b>	35%
<b>General Watershed</b>	40%	\$571,415		

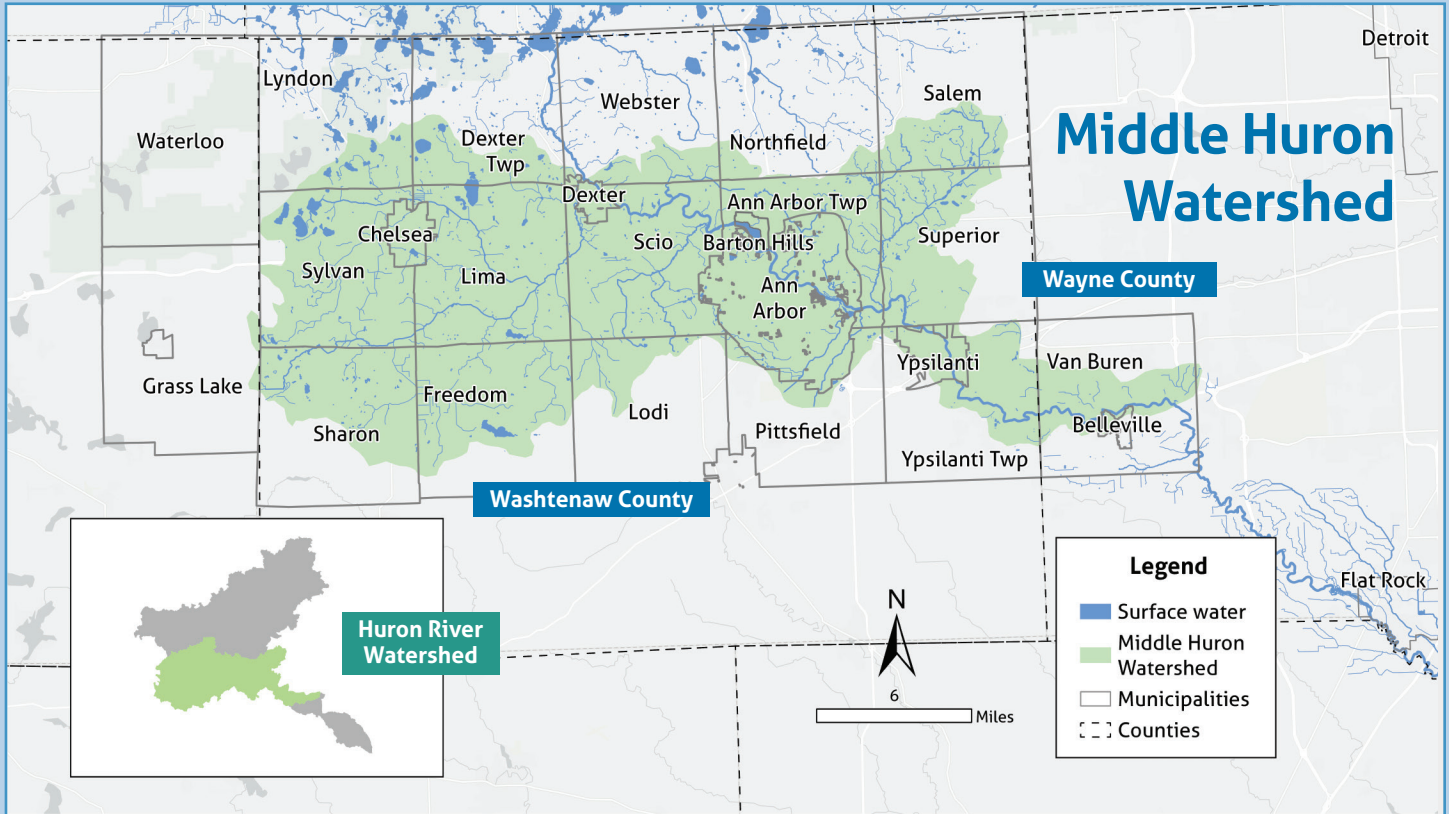
Municipal/Agency Name	Total Area (Acres)	Total Population	% Area in Middle Huron Watershed	Estimated Population in Middle Huron Watershed	Area in Middle Huron Watershed (Acres)	Estimated % Total Middle Huron Watershed Population	Estimated % Total Middle Huron Watershed Area	% Population and Land Area	% General	% Storm	% Point	General Assessment	Stormwater Assessment	Point Source Assessment	Total Raw Assessment	Average Annual Assessment
Ann Arbor	17,490	121,367	99.6	120,902	17,423	57.6	22.1	39.8	25.9%	34.3%	50%	\$ 147,834	\$ 245,233	\$ 71,427	\$ 464,494	\$ 92,898.88
Ann Arbor Twp	11,398	4,527	99.5	4,506	11,344	2.1	14.4	8.3	5.4%			\$ 30,649	\$ -	\$ -	\$ 30,649	\$ 6,129.72
Barton Hills	500	306	100.0	306	500	0.1	0.6	0.4	0.3%	0.3%		\$ 1,446	\$ 2,398	\$ -	\$ 3,844	\$ 768.84
Belleville	746	3,802	43.7	1,661	326	0.8	0.4	0.6	0.4%	0.5%		\$ 2,235	\$ 3,708	\$ -	\$ 5,943	\$ 1,188.54
Chelsea	1,487	5,283	100	5,283	1,487	2.5	1.9	2.2	1.4%		20%	\$ 8,166	\$ -	\$ 28,571	\$ 36,736	\$ 7,347.28
Dexter	931	4,605	100	4,605	931	2.2	1.2	1.7	1.1%	1.5%	20%	\$ 6,259	\$ 10,383	\$ 28,571	\$ 45,213	\$ 9,042.66
Pittsfield Twp	17,870	38,938	16	6,095	2,797	2.9	3.5	3.2	2.1%	2.8%		\$ 11,962	\$ 19,844	\$ -	\$ 31,806	\$ 6,361.22
Scio Twp	21,187	17,806	100	17,795	21,174	8.5	26.8	17.6	11.5%		10%	\$ 65,504	\$ -	\$ 14,285	\$ 79,789	\$ 15,957.78
Superior Twp	22,734	14,976	55	8,201	12,449	3.9	15.8	9.8	6.4%			\$ 36,513	\$ -	\$ -	\$ 36,513	\$ 7,302.54
Ypsilanti	3,027	21,472	91	19,571	2,759	9.3	3.5	6.4	4.2%	5.5%		\$ 23,786	\$ 39,458	\$ -	\$ 63,244	\$ 12,648.84
Ypsilanti Twp	20,187	54,642	38.7	21,151	7,814	10.1	9.9	10.0	6.5%	8.6%		\$ 37,066	\$ 61,486	\$ -	\$ 98,551	\$ 19,710.26
<b>Municipal Subtotal</b>	<b>117,557</b>	<b>287,724</b>		<b>210,075</b>	<b>79,004</b>	<b>100</b>	<b>100</b>	<b>100</b>								
WCWRC								42.0	14.7%	19.5%		\$ 83,998	\$ 139,339	\$ -	\$ 223,337	\$ 44,667.36
WCRC								42.0	14.7%	19.5%		\$ 83,998	\$ 139,339	\$ -	\$ 223,337	\$ 44,667.36
Ann Arbor Schools					770		1.0	5.0	1.8%	2.3%		\$ 10,000	\$ 16,588	\$ -	\$ 26,588	\$ 5,317.54
University of Michigan					3,178		4.0	10.0	3.5%	4.6%		\$ 20,000	\$ 33,176	\$ -	\$ 53,175	\$ 10,635.09
VA Ann Arbor Health System								1.0	0.4%	0.5%		\$ 2,000	\$ 3,318		\$ 5,318	\$ 1,063.51
<b>Totals</b>								<b>100.0</b>	<b>100%</b>	<b>100%</b>	<b>100%</b>	<b>\$ 571,415</b>	<b>\$ 714,269</b>	<b>\$ 142,854</b>	<b>\$ 1,428,537</b>	<b>\$ 285,707.41</b>

**Sources:**

Population estimates were provided by SEMCOG in 2022 and are based on the 2020 US Census

Areas are based on a GIS analysis of municipality and Middle Huron Watershed boundaries by the Huron River Watershed Council

# About the Middle Huron Partners



The Middle Huron Partners are local governments and agencies cooperatively working together to reduce pollution and improve stormwater management in the middle section of the Huron River watershed from the Dexter area to Belleville Lake.

*Partner communities work together to:*

- Research and monitor the river’s water quality, with a focus on nutrient sources
- Educate residents on how to protect local water at home and in their communities
- Assist landowners, businesses, and local governments in curbing the amount of phosphorus and other pollutants entering the river
- Advocate for stronger policies that reduce phosphorus
- Pilot innovative technology and stormwater management strategies

## Participating Partners

- City of Ann Arbor
- Ann Arbor Public Schools
- Ann Arbor Charter Township
- Barton Hills Village
- City of Belleville
- City of Chelsea
- City of Dexter
- Eastern Michigan University
- Pittsfield Charter Township
- Scio Township
- Superior Charter Township
- University of Michigan
- VA Ann Arbor Healthcare System
- Washtenaw County Road Commission
- Washtenaw County Water Resources Commissioner’s Office
- City of Ypsilanti
- Charter Township of Ypsilanti



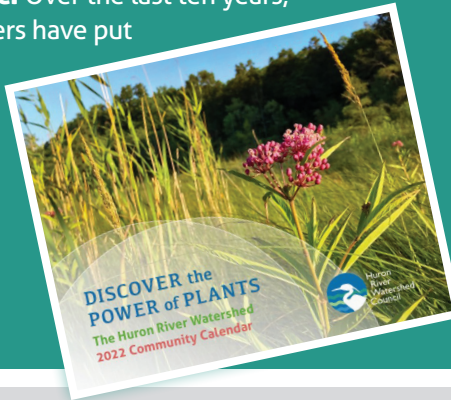
The Huron River Watershed Council coordinates the Middle Huron Partner. For additional information contact Andrea Paine, [apaine@hrwc.org](mailto:apaine@hrwc.org); or go to [www.HRWC.org/MiddleHuronPartners](http://www.HRWC.org/MiddleHuronPartners).



# Middle Huron Partners Accomplishments



**Educating the Public:** Over the last ten years, the Middle Huron Partners have put 330,000 stormwater pollution prevention calendars in the hands of watershed residents. Calendars feature photography and tips that inspire people to protect water quality.



**Partnering with Farmers to Reduce Phosphorus:** From 2017 to 2022, the Huron River Watershed Council (HRWC) in collaboration with the Washtenaw County Conservation District, and the Washtenaw County Water Resources Commissioner's Office worked with farmers in the Middle Huron watershed to reduce phosphorus runoff and soil erosion from agricultural lands. The project enabled farmers to reduce fertilization rates and increase fertilizer cost savings while preventing nearly a ton of phosphorus from entering the Huron River annually.



**Catching Stormwater:** A 2018 project funded by the Michigan Department of Environment, Great Lakes, and Energy and the U.S. Environmental Protection Agency installed large-scale green stormwater infrastructure (GSI) features on public and community properties and small-scale GSI to capture and filter stormwater runoff near Swift Run. The GSI features annually capture and treat over 1.65 million gallons, resulting in an annual load reduction of 2.5 pounds of phosphorus, 10 pounds of nitrogen, and a half-ton of sediment.

**Assessing Watershed Health and Planning for Restoration:** Partners worked collaboratively to develop three new watershed management plans for the Middle Huron River watershed. The plans characterize watershed health, prescribe recommendations for future watershed protection and restoration, and provide the basis for securing state and federal project funding.



**Reducing Bacteria in Honey Creek:** To address bacterial contamination within Honey Creek and reduce inputs from this tributary to the Huron River downstream, Partners conducted bacteria source tracking, local education, a pet waste reduction campaign, and homeowner outreach to identify and remedy failing septic systems. Certified sewage detection canines helped investigate pollution sources.



# Middle Huron by the Numbers



The Middle Huron Partners have invested significant resources to reduce pollution entering the Huron River. Since 1995 they have worked together to develop stronger soil erosion controls for construction projects, enact ordinances that protect shoreline plant buffers and that restrict the use of phosphorus fertilizer on lawns, restore eroding streambanks, protect wetlands and natural areas, and build stormwater systems using green stormwater infrastructure (GSI) techniques to catch and infiltrate polluted runoff.

500 =

Residents who volunteered with HRWC's Chemistry and Flow Monitoring Program to sample the Middle Huron since the program's launch in 2003



99%

= Number of residents in the Middle Huron who took at least one action individually to protect water or the environment in the last 12 months, with 78% avoiding the use of fertilizers and chemicals on their lawn and garden.

29%

= Reduction in phosphorus

loading into the Middle Huron River since monitoring began in 2003



9% =

Reduction in E. coli bacteria in the Huron River since 2018. E. coli counts in the Middle Huron River through Ann Arbor are now meeting state water quality standards



The size and duration of algae blooms are declining in Ford and Belleville Lakes due to two factors: phosphorus levels in the Huron River at Ford Lake have been substantially reduced, and Ypsilanti Township has regulated bottom chemistry with their dam operation

20 =

Municipalities and agencies participating in the Middle Huron Partners



28 =

Years of intermunicipal, multiagency collaboration on stormwater and pollution reduction via the Middle Huron Partners



OVER 7,000 =

Water samples collected in the Middle Huron watershed since monitoring began in 2003



850+ =

Rain gardens constructed in the Middle Huron River watershed, filtering over 10 million gallons of runoff water a year



Huron River Watershed Council



**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION APPROVING HURON DENTAL DEVELOPMENT AGREEMENT**

**RESOLUTION NUMBER: 2023-75**

**DATE: NOVEMBER 20, 2023**

**WHEREAS**, the Developer desires to develop a multiple use site located at 5387 Plymouth-Ann Arbor Road, Ann Arbor, MI 48105, as more particularly described in the attached **Exhibit A**. The proposed uses include first floor dental office, gift shop, office space, and second floor two apartment units; and

**WHEREAS**, the Developer is developing the commercial space pursuant to the Superior Township Zoning Ordinance No. 174, as amended, and other applicable law; and

**WHEREAS**, the Developer desires to build all necessary on-site infrastructure and public right-of-way improvements for the Development, including but not limited to: well, septic, open space, storm water management improvements, sidewalks, parking lots, entrance from Plymouth Road, and similar amenities in the Development (**the "Site Improvements"**); and

**WHEREAS**, the Developer desires to construct a storm water management system in conformance with Washtenaw County Water Resources Commission (WCWRC) Standards which involves grading, installation of rain garden(s), storm water outlet, and the installation of soil erosion and sedimentation control improvements to facilitate the drainage of storm water from the Development in such a manner as is not expected to result in damage to any adjacent property or public ROW outside of the Development from an increase in the flow of storm water or decrease in water quality of storm water from the Development, as more fully set forth in the final engineering plans approved by the Township (**"Engineering Plans"**); and

**WHEREAS**, all agreements, approvals, and conditions agreed to by the Developer and the Township remain in effect for the Development, including, but not limited to, conditions of approvals by the Township regarding zoning and site plan approval for the Development and permits issued by appropriate governmental review agencies for the Development; and

**WHEREAS**, on May 24, 2023, the Township approved, by action of the Charter Township of Superior Planning Commission, the Final Site Plan for STPC #23-01, Huron Dental Center, P.C., with conditions (**"Final Site Plan"**), and all conditions of the Final Site Plan have been satisfactorily met; and

**WHEREAS**, the approved Final Site Plan for the Development is consistent with the purposes and objectives of the Township's Zoning Ordinance pertaining to the use and development of the Development; and

**WHEREAS**, Section 10.05(G) of the Superior Charter Township Zoning Ordinance requires the execution of a Development Agreement in connection with the approval of the Final Site Plan for the Development; and,

**WHEREAS**, the Development Agreement shall be binding upon the Township, the Developer of the Development, their successors-in-interest, and assigns.

**NOW, THEREFORE, IT BE RESOLVED**, in consideration of the premises and the mutual covenants of the parties described in this Agreement, and with the express understanding that this Agreement contains important and essential terms as part of the approval of the Developer's Final Site Plan for the Development, the parties hereby agree as follows:

**ARTICLE I.  
GENERAL TERMS**

**Section 1.01            Recitals Part of Agreement.**

Developer and the Township acknowledge and represent that the foregoing recitals are true, accurate and binding on the respective parties and are an integral part of this Agreement.

**Section 1.02            Zoning District.**

The Township acknowledges and represents that the Property is zoned VC (Village Center) for the Development and, for purposes of recordation, shall be referred to as Huron Dental Center, and that the Developer's intended uses as described herein are permitted uses under the VC (Village Center) zoning district designation.

**Section 1.03            Approval of Final Site Plan.**

The Final Site Plan dated April 19, 2023, attached hereto as **Exhibit B** has been approved pursuant to the authority granted to and vested in the Township pursuant to the Michigan Public Act 110 of the 2006 Zoning Enabling Act, as amended.

**Section 1.04            Conditions of Final Site Plan Approval.**

The Developer and the Township acknowledge that the Final Site Plan for the Development referenced in Section 1.03 incorporate the Township's complete and final approved conditions and requirements for the Final Site Plan that were adopted by the Township Planning Commission pursuant to recommendations by the consultants and departments of the Township.

**Section 1.05            Agreement Running with the Land.**

The terms, provisions and conditions of this Agreement shall be deemed to be of benefit to the Development described herein, shall be deemed a restrictive covenant which shall run with the land and be binding upon and inure to the benefit of the parties and their successors and assigns,

and binding upon the successors-in-interest to any portion of the Development, and may not be modified or rescinded except as provided in Section 3.1 below.

**Section 1.06                    Developer Responsibilities for Improvements and Assessments.**

Except as otherwise provided for in this Agreement and except as dedicated by the Developer to the Township or other governmental authorities after approval of the Township, the Developer shall be responsible for the development of the site in accordance with the approved Final Site Plan and the continued maintenance of all Site Improvements in conformance with the approved Final Site Plan.

**ARTICLE II.  
PROVISIONS REGARDING DEVELOPMENT**

**Section 2.01                    Permitted Principal Uses.**

The permitted principal uses within the Development shall conform to the list of allowable land uses specified on the adopted Site Plan for the Development, along with any other accessory uses, conditional uses, and/or amenities permitted under the Township's ordinances.

**Section 2.02                    Payment of Fees and Invoices.**

Developer shall pay all such applicable fees and invoices as may be due and payable prior to the issuance of building permits. Construction permit fees for buildings to be constructed within the Development shall be the responsibility of the party requesting such permits.

**Section 2.03                    Changes and Improvements.**

Incidental changes to the Development, the Final Site Plan, or to the Site Improvements may be installed or constructed with the prior approval of the Township Building Official, Zoning Administrator, and the Township Supervisor per Section 10.02(C), Administrative Approval, of Zoning Ordinance No. 174, which approval shall not unreasonably be withheld. All other improvements and changes must be approved by the Township Planning Commission.

**Section 2.04                    Performance Guarantees.**

Prior to the commencement of any work on the Site Improvements in the Development, the Developer shall deliver to the Township financial security by means of a certified check, cash, or an irrevocable letter of credit (hereafter referred to as the "**Security**") in a form that shall be approved by the Township Attorney. The Security shall name the Township as the beneficiary thereof in an amount equal to the estimated costs as approved by the Township consulting engineers, which approval may not be unreasonably withheld, for the following items with respect to the Development:

- (a) All Site Improvements to be installed pursuant to the Final Site Plan and approved Engineering Plans.

The Security may be amended or replaced from time to time as expressly provided in this Agreement.

The Security may be drawn upon by the Township only as expressly permitted in this Agreement. The Security shall be fully returned by the Township to the Developer when all the conditions to its release set forth in **Exhibit C** (the "**Security Itemization**"), attached hereto, have been satisfied.

The Security may be reduced as those items in (a) above are completed by the Developer and approved by the Township. The Developer may request a reduction no more than 2 times a year by providing written notice of completion to the Township and the Township shall inspect the items as soon as reasonably possible.

**Section 2.05                    Site Maintenance.**

The Developer shall regularly remove, but no less frequently than once a month, all construction debris and rubbish within the Development. No burning of any kind will be allowed on the site, including the burning of trees, brush, stumps, or vegetative materials, while clearing the site, or of construction materials during construction.

**Section 2.06                    Storm Water Management.**

The Developer shall install the storm water management system in conformance with WCWRC approval. Once installation of the system has been approved by the WCWRC, the Applicant becomes responsible for the storm water management system, including its related rain garden/detention area(s), and inlet/outlet areas (the "**Storm Water Management System**") as depicted on the Approved Engineering Drawings for Construction. The Developer shall be responsible for the maintenance and appearance of the Storm Water Management System.

**Section 2.07                    Escrow Amounts.**

Prior to the pre-construction meeting, the Developer shall pay the Township an amount to be established by the Township's engineers as an escrow to cover the costs of construction administration and inspection of the Site Improvements and other related infrastructure in the Development. The Developer will deposit additional funds from time to time to cover the costs of inspections performed by the Township's consultants (as outlined in the Zoning Ordinance and engineering standards) if the escrow amount has been depleted prior to final approval of the Site Improvements and other related infrastructure in the Development.

**Section 2.08                    Engineering Approval of Plans.**

In accordance with Superior Township Ordinance and Superior Township Engineering Design Specifications, no construction work or grading shall be performed on the Development until Engineering Plans are reviewed and approved.

**Section 2.09                    Landscaping Improvements and Replacement Trees.**

The Developer shall be responsible for installing landscaping improvements and replacement trees as indicated on the Final Site Plan. The Developer shall inform the Township in writing of the date of the planting of landscaping improvements and replacement trees and shall be responsible for replacing any plant material that does not survive in a healthy condition for the time period indicated in Section 14.05(F)(6) of Zoning Ordinance No. 174.

**Section 2.10                    Construction Work Schedule.**

Construction work within the Development (including excavation, demolition, alteration, and erection) and construction noises shall be prohibited at all times other than:

Monday through Saturday from 7:00 A.M. to 6:00 P.M.

The Township may issue a work permit for hours other than those identified immediately above upon written request of the owner or owner's representative. The request must demonstrate unusual or unique circumstances relating to the proposed construction hours.

**Section 2.11                    Engineering and Certification.**

- (a) Developer shall initially furnish one set of hard copy black-line plans signed and sealed by an engineer licensed in the State of Michigan for review, indicating that the site grading, well, septic, paving, landscape, storm water conveyance/management, and soil erosion/sedimentation facilities have been constructed in substantial accordance with the approved Engineering Plans. The Township will review and approve improvements in accordance with the Township "Engineering Design Specification for Site Improvements" and other applicable laws and ordinances. Once approved, three sets of signed and sealed as-built black-line drawings shall be provided to the Township.
- (b) Developer shall furnish approved as-built drawing plans in a digital format that is in conformance with the Charter Township of Superior Standards for Submitting Digital As-Built Drawings, Revised March 2007 as amended, or as otherwise requested by the Township Engineer to satisfy current digital system requirements.

**ARTICLE III.  
MISCELLANEOUS PROVISIONS**

**Section 3.01                    Amendment and Modifications.**

No amendment or modification to or of this Agreement shall be binding upon any party hereto until such amendment or modification is reduced to writing and executed by all parties.

**Section 3.02                    Governing Law.**

This Agreement shall be governed in all respects, whether as to validity, construction, performance and otherwise, by the laws of the State of Michigan

**Section 3.03 Township Approval.**

This Agreement has been approved through action of the Township Board at a duly scheduled meeting.

**Section 3.04 Developer Approval.**

The signers on behalf of the Developer below represent by their signatures that they represent and have authority to bind all owners of legal and equitable title in the Development.

**Section 3.05 Execution in Counterparts.**

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original and all of which shall constitute one Agreement. The signature of any party to any counterpart shall be deemed to be a signature to, and may be appended to, any other counterpart.

**Section 3.06 Preconstruction Meeting with Builders.**

Prior to the commencement of any grading on the Development, the Developer or such other third parties shall schedule a meeting as per the Township's engineering standards with its general contractor, construction manager and the Township's applicable departments, officials, and consultants to review the applicable policies, procedures, and requirements of the Township with respect to construction of the Development.

**Section 3.07 Fees.**

The Developer shall pay for any reviews reasonably necessary to determine conformance of the Development to this Agreement. This fee would include review time by the Township Engineer, Planner or Attorney.

**Section 3.08 Recordation of Agreement.**

The Township shall record this Agreement with the Washtenaw County Register of Deeds and shall provide a true copy to the Developer. All costs associated with the recording of this Agreement shall be borne by the Developer. This Agreement will run with the land.

**Section 3.09 Assignment.**

Huron Dental Center, P.C. shall have the right to assign this Agreement to any other third party, without the consent of the Township; provided however, that:

- (a) In the event of such assignment, Huron Dental Center, P.C. shall provide written notice of the assignment to the Township within five (5) business days of the assignment.
- (b) The assignee shall provide the Township with written acknowledgment that the assignment is subject to the terms of this Development Agreement.



**Section 3.10**            **Entire Agreement.**

The Agreement, including all exhibits attached hereto and made a part hereof, contains all agreements between the Parties with respect to the subject matter contained in this Agreement. There are no other representations, warranties, promises, agreements, or understandings, oral, written, or implied, among the parties, except to the extent reference is made thereto in this Agreement.

[Signatures appear on the following page]





**EXHIBIT A**

Legal Description of the "Development"

Land the located in the Charter Township of Superior, Washtenaw County, Michigan and legally described as follows:

Part of the North 1/2 of Section 18, Town 2 South, Range 7 East, Superior Township, Washtenaw County, Michigan described as: Beginning at a point on the Southerly line of Church Street (1/2 ROW = 33.00 feet) distant North 88 degrees 24 minutes 05 seconds East 527.00 feet from the Northeast corner of Lot 5, N.E. Section, Village of Dixboro, according to the recorded plat thereof as recorded in the Office of the Register of Deeds February 28, 1828 in Liber "A" of Deeds, Page 273, Washtenaw County Records; thence continuing North 88 degrees 24 minutes 05 seconds East 401.58 feet along said South right of way line of Church Street to a point on the Northerly right of way line of Plymouth Road (66 feet wide); thence 475.70 feet along the arc of a curve to the right having a radius of 641.60 feet a central angle of 42 degrees 28 minutes 48 seconds and a long chord bearing South 53 degrees 51 minutes 32 seconds West 464.87 feet; and thence North 05 degrees 38 minutes 55 seconds West 264.25 feet to the point of beginning.

**EXHIBIT B**

Huron Dental Center Final Site Plan

A copy of this Final Site Plan is also on file with  
Charter Township of Superior,  
located at 3040 N. Prospect Road, Ypsilanti, MI 48198.

**EXHIBIT C**

The Security Itemization

Site Work Financial Guarantee

Earthwork	\$88,939.20	
Stormwater Piping and Detention		\$244,455.00
Septic System	\$200,000.00	
Water (Wells)	\$100,000.00	
Landscaping/Trees	\$54,303.00	
Paving	\$177,141.50	
Soil Erosion	\$3,412.00	
<u>Subtotal</u>	<u>\$868,250.70</u>	<u>x 1.05 Contingency Factor</u>
<b>Site Work Financial Guarantee Amount</b>		<b>\$911,663.24</b>



**CHARTER TOWNSHIP OF SUPERIOR  
DEVELOPMENT AGREEMENT**

**Huron Dental Center, P.C.**

THIS DEVELOPMENT AGREEMENT (the "**Agreement**") is made this 20<sup>th</sup> day of November, 2023, by and between Shyroze Rehemtulla whose address is 2345 South Huron Parkway, Ann Arbor, MI 48104 (the "**Developer**"), and the Charter Township of Superior, a Michigan municipal corporation, whose address is 3040 N. Prospect Road, Ypsilanti, Michigan 48198 (the "**Township**").

**RECITALS:**

A. WHEREAS, the Developer desires to develop a multiple use site located at 5387 Plymouth-Ann Arbor Road, Ann Arbor, MI 48105, as more particularly described in the attached **Exhibit A**. The proposed uses include first floor dental office, gift shop, office space, and second floor two apartment units; and

B. WHEREAS, the Developer is developing the commercial space pursuant to the Superior Township Zoning Ordinance No. 174, as amended, and other applicable law; and

C. WHEREAS, the Developer desires to build all necessary on-site infrastructure and public right-of-way improvements for the Development, including but not limited to: well, septic, open space, storm water management improvements, sidewalks, parking lots, entrance from Plymouth Road, and similar amenities in the Development (**the "Site Improvements"**); and

D. WHEREAS, the Developer desires to construct a storm water management system in conformance with Washtenaw County Water Resources Commission (WCWRC) Standards which involves grading, installation of rain garden(s), storm water outlet, and the installation of soil erosion and sedimentation control improvements to facilitate the drainage of storm water from the Development in such a manner as is not expected to result in damage to any adjacent property or public ROW outside of the Development from an increase in the flow of storm water or decrease in water quality of storm water from the Development, as more fully set forth in the final engineering plans approved by the Township ("**Engineering Plans**"); and

E. WHEREAS, all agreements, approvals, and conditions agreed to by the Developer and the Township remain in effect for the Development, including, but not limited to, conditions of approvals by the Township regarding zoning and site plan approval for the Development and permits issued by appropriate governmental review agencies for the Development; and

F. WHEREAS, on May 24, 2023, the Township approved, by action of the Superior Township Planning Commission, the Final Site Plan for STPC #23-01, Huron Dental Center, P.C., with conditions ("**Final Site Plan**"), and all conditions of the Final Site Plan have been satisfactorily met; and

G. WHEREAS, the approved Final Site Plan for the Development is consistent with the purposes and objectives of the Township's Zoning Ordinance pertaining to the use and development of the Development; and

H. WHEREAS, Section 10.05(G) of the Superior Township Zoning Ordinance requires the execution of a Development Agreement in connection with the approval of the Final Site Plan for the Development; and

I. WHEREAS, the Development Agreement shall be binding upon the Township, the Developer of the Development, their successors-in-interest, and assigns.

NOW, THEREFORE, in consideration of the premises and the mutual covenants of the parties described in this Agreement, and with the express understanding that this Agreement contains important and essential terms as part of the approval of the Developer's Final Site Plan for the Development, the parties hereby agree as follows:

**ARTICLE I.  
GENERAL TERMS**

**Section 1.01            Recitals Part of Agreement.**

Developer and the Township acknowledge and represent that the foregoing recitals are true, accurate and binding on the respective parties and are an integral part of this Agreement.

**Section 1.02            Zoning District.**

The Township acknowledges and represents that the Property is zoned VC (Village Center) for the Development and, for purposes of recordation, shall be referred to as Huron Dental Center, and that the Developer's intended uses as described herein are permitted uses under the VC (Village Center) zoning district designation.

**Section 1.03            Approval of Final Site Plan.**

The Final Site Plan dated April 19, 2023, attached hereto as **Exhibit B** has been approved pursuant to the authority granted to and vested in the Township pursuant to the Michigan Public Act 110 of the 2006 Zoning Enabling Act, as amended.

**Section 1.04            Conditions of Final Site Plan Approval.**

The Developer and the Township acknowledge that the Final Site Plan for the Development referenced in Section 1.03 incorporate the Township's complete and final approved conditions and requirements for the Final Site Plan that were adopted by the Township Planning Commission pursuant to recommendations by the consultants and departments of the Township.

**Section 1.05 Agreement Running with the Land.**

The terms, provisions and conditions of this Agreement shall be deemed to be of benefit to the Development described herein, shall be deemed a restrictive covenant which shall run with the land and be binding upon and inure to the benefit of the parties and their successors and assigns, and binding upon the successors-in-interest to any portion of the Development, and may not be modified or rescinded except as provided in Section 3.1 below.

**Section 1.06 Developer Responsibilities for Improvements and Assessments.**

Except as otherwise provided for in this Agreement and except as dedicated by the Developer to the Township or other governmental authorities after approval of the Township, the Developer shall be responsible for the development of the site in accordance with the approved Final Site Plan and the continued maintenance of all Site Improvements in conformance with the approved Final Site Plan.

**ARTICLE II.  
PROVISIONS REGARDING DEVELOPMENT**

**Section 2.01 Permitted Principal Uses.**

The permitted principal uses within the Development shall conform to the list of allowable land uses specified on the adopted Site Plan for the Development, along with any other accessory uses, conditional uses, and/or amenities permitted under the Township's ordinances.

**Section 2.02 Payment of Fees and Invoices.**

Developer shall pay all such applicable fees and invoices as may be due and payable prior to the issuance of building permits. Construction permit fees for buildings to be constructed within the Development shall be the responsibility of the party requesting such permits.

**Section 2.03 Changes and Improvements.**

Incidental changes to the Development, the Final Site Plan, or to the Site Improvements may be installed or constructed with the prior approval of the Township Building Official, Zoning Administrator, and the Township Supervisor per Section 10.02(C), Administrative Approval, of Zoning Ordinance No. 174, which approval shall not unreasonably be withheld. All other improvements and changes must be approved by the Township Planning Commission.

**Section 2.04 Performance Guarantees.**

Prior to the commencement of any work on the Site Improvements in the Development, the Developer shall deliver to the Township financial security by means of a certified check, cash, or an irrevocable letter of credit (hereafter referred to as the "**Security**") in a form that shall be approved by the Township Attorney. The Security shall name the Township as the beneficiary thereof in an amount equal to the estimated costs as approved by the Township consulting engineers, which approval may not be unreasonably withheld, for the following items with respect to the Development:

- (a) All Site Improvements to be installed pursuant to the Final Site Plan and approved Engineering Plans.

The Security may be amended or replaced from time to time as expressly provided in this Agreement.

The Security may be drawn upon by the Township only as expressly permitted in this Agreement. The Security shall be fully returned by the Township to the Developer when all the conditions to its release set forth in **Exhibit C** (the "**Security Itemization**"), attached hereto, have been satisfied.

The Security may be reduced as those items in (a) above are completed by the Developer and approved by the Township. The Developer may request a reduction no more than 2 times a year by providing written notice of completion to the Township and the Township shall inspect the items as soon as reasonably possible.

**Section 2.05 Site Maintenance.**

The Developer shall regularly remove, but no less frequently than once a month, all construction debris and rubbish within the Development. No burning of any kind will be allowed on the site, including the burning of trees, brush, stumps, or vegetative materials, while clearing the site, or of construction materials during construction.

**Section 2.06 Storm Water Management.**

The Developer shall install the storm water management system in conformance with WCWRC approval. Once installation of the system has been approved by the WCWRC, the Applicant becomes responsible for the storm water management system, including its related rain garden/detention area(s), and inlet/outlet areas (the "**Storm Water Management System**") as depicted on the Approved Engineering Drawings for Construction. The Developer shall be responsible for the maintenance and appearance of the Storm Water Management System.

**Section 2.07 Escrow Amounts.**

Prior to the pre-construction meeting, the Developer shall pay the Township an amount to be established by the Township's engineers as an escrow to cover the costs of construction administration and inspection of the Site Improvements and other related infrastructure in the Development. The Developer will deposit additional funds from time to time to cover the costs of inspections performed by the Township's consultants (as outlined in the Zoning Ordinance and engineering standards) if the escrow amount has been depleted prior to final approval of the Site Improvements and other related infrastructure in the Development.

**Section 2.08 Engineering Approval of Plans.**

In accordance with Superior Township Ordinance and Superior Township Engineering Design Specifications, no construction work or grading shall be performed on the Development until Engineering Plans are reviewed and approved.

**Section 2.09                    Landscaping Improvements and Replacement Trees.**

The Developer shall be responsible for installing landscaping improvements and replacement trees as indicated on the Final Site Plan. The Developer shall inform the Township in writing of the date of the planting of landscaping improvements and replacement trees and shall be responsible for replacing any plant material that does not survive in a healthy condition for the time period indicated in Section 14.05(F)(6) of Zoning Ordinance No. 174.

**Section 2.10                    Construction Work Schedule.**

Construction work within the Development (including excavation, demolition, alteration, and erection) and construction noises shall be prohibited at all times other than:

Monday through Saturday from 7:00 A.M. to 6:00 P.M.

The Township may issue a work permit for hours other than those identified immediately above upon written request of the owner or owner's representative. The request must demonstrate unusual or unique circumstances relating to the proposed construction hours.

**Section 2.11                    Engineering and Certification.**

- (a) Developer shall initially furnish one set of hard copy black-line plans signed and sealed by an engineer licensed in the State of Michigan for review, indicating that the site grading, well, septic, paving, landscape, storm water conveyance/management, and soil erosion/sedimentation facilities have been constructed in substantial accordance with the approved Engineering Plans. The Township will review and approve improvements in accordance with the Township "Engineering Design Specification for Site Improvements" and other applicable laws and ordinances. Once approved, three sets of signed and sealed as-built black-line drawings shall be provided to the Township.
- (b) Developer shall furnish approved as-built drawing plans in a digital format that is in conformance with the Charter Township of Superior Standards for Submitting Digital As-Built Drawings, Revised March 2007 as amended, or as otherwise requested by the Township Engineer to satisfy current digital system requirements.

**ARTICLE III.  
MISCELLANEOUS PROVISIONS**

**Section 3.01                    Amendment and Modifications.**

No amendment or modification to or of this Agreement shall be binding upon any party hereto until such amendment or modification is reduced to writing and executed by all parties.

**Section 3.02                    Governing Law.**

This Agreement shall be governed in all respects, whether as to validity, construction, performance and otherwise, by the laws of the State of Michigan

**Section 3.03 Township Approval.**

This Agreement has been approved through action of the Township Board at a duly scheduled meeting.

**Section 3.04 Developer Approval.**

The signers on behalf of the Developer below represent by their signatures that they represent and have authority to bind all owners of legal and equitable title in the Development.

**Section 3.05 Execution in Counterparts.**

This Agreement may be executed in multiple counterparts, each of which shall be deemed an original and all of which shall constitute one Agreement. The signature of any party to any counterpart shall be deemed to be a signature to, and may be appended to, any other counterpart.

**Section 3.06 Preconstruction Meeting with Builders.**

Prior to the commencement of any grading on the Development, the Developer or such other third parties shall schedule a meeting as per the Township's engineering standards with its general contractor, construction manager and the Township's applicable departments, officials, and consultants to review the applicable policies, procedures, and requirements of the Township with respect to construction of the Development.

**Section 3.07 Fees.**

The Developer shall pay for any reviews reasonably necessary to determine conformance of the Development to this Agreement. This fee would include review time by the Township Engineer, Planner or Attorney.

**Section 3.08 Recordation of Agreement.**

The Township shall record this Agreement with the Washtenaw County Register of Deeds and shall provide a true copy to the Developer. All costs associated with the recording of this Agreement shall be borne by the Developer. This Agreement will run with the land.

**Section 3.09 Assignment.**

Huron Dental Center, P.C. shall have the right to assign this Agreement to any other third party, without the consent of the Township; provided however, that:

- (a) In the event of such assignment, Huron Dental Center, P.C. shall provide written notice of the assignment to the Township within five (5) business days of the assignment.
- (b) The assignee shall provide the Township with written acknowledgment that the assignment is subject to the terms of this Development Agreement.

**Section 3.10**            **Entire Agreement.**

The Agreement, including all exhibits attached hereto and made a part hereof, contains all agreements between the Parties with respect to the subject matter contained in this Agreement. There are no other representations, warranties, promises, agreements, or understandings, oral, written, or implied, among the parties, except to the extent reference is made thereto in this Agreement.

[Signatures appear on the following page]







## **EXHIBIT A**

### Legal Description of the "Development"

Land the located in the Charter Township of Superior, Washtenaw County, Michigan and legally described as follows:

Part of the North 1/2 of Section 18, Town 2 South, Range 7 East, Superior Township, Washtenaw County, Michigan described as: Beginning at a point on the Southerly line of Church Street (1/2 ROW = 33.00 feet) distant North 88 degrees 24 minutes 05 seconds East 527.00 feet from the Northeast corner of Lot 5, N.E. Section, Village of Dixboro, according to the recorded plat thereof as recorded in the Office of the Register of Deeds February 28, 1828 in Liber "A" of Deeds, Page 273, Washtenaw County Records; thence continuing North 88 degrees 24 minutes 05 seconds East 401.58 feet along said South right of way line of Church Street to a point on the Northerly right of way line of Plymouth Road (66 feet wide); thence 475.70 feet along the arc of a curve to the right having a radius of 641.60 feet a central angle of 42 degrees 28 minutes 48 seconds and a long chord bearing South 53 degrees 51 minutes 32 seconds West 464.87 feet; and thence North 05 degrees 38 minutes 55 seconds West 264.25 feet to the point of beginning.

**EXHIBIT B**

Huron Dental Center Final Site Plan

A copy of this Final Site Plan is also on file with  
Charter Township of Superior,  
located at 3040 N. Prospect Road, Ypsilanti, MI 48198.

**EXHIBIT C**

The Security Itemization

Site Work Financial Guarantee

Earthwork	\$88,939.20
Stormwater Piping and Detention	\$244,455.00
Septic System	\$200,000.00
Water (Wells)	\$100,000.00
Landscaping/Trees	\$54,303.00
Paving	\$177,141.50
Soil Erosion	\$3,412.00
<u>Subtotal</u>	<u>\$868,250.70 x 1.05 Contingency Factor</u>
<b>Site Work Financial Guarantee Amount</b>	<b>\$911,663.24</b>





GENERAL NOTES

- 1. THE CONTRACTOR IS RESPONSIBLE FOR OBTAINING ALL REQUIRED TOWNSHIP, COUNTY, AND STATE OF MICHIGAN PERMITS.
2. A GRADING PERMIT FOR SOIL EROSION-SEDIMENTATION CONTROL SHALL BE OBTAINED FROM THE GOVERNING AGENCY PRIOR TO THE START OF CONSTRUCTION.
3. IF DUST PROBLEM OCCURS DURING CONSTRUCTION, CONTROL WILL BE PROVIDED BY AN APPLICATION OF WATER, EITHER BY SPRINKLER OR TANK TRUCK.
4. ALL CONSTRUCTION AND MATERIALS SHALL BE IN ACCORDANCE WITH LOCAL MUNICIPAL STANDARDS AND SPECIFICATIONS.
5. PAVED SURFACES, WALKWAYS, SIGNS, LIGHTING AND OTHER STRUCTURES SHALL BE MAINTAINED IN A SAFE, ATTRACTIVE CONDITION AS ORIGINALLY DESIGNED AND CONSTRUCTED.
6. ALL BARRIER-FREE FEATURES SHALL BE CONSTRUCTED TO MEET ALL LOCAL, STATE AND A.D.A. REQUIREMENTS. WHERE EXISTING CONDITIONS AND/OR THE REQUIREMENTS OF THE PLANS WILL RESULT IN FINISHED CONDITIONS THAT DO NOT MEET ADA REQUIREMENTS, THE CONTRACTOR SHALL NOTIFY THE DESIGN ENGINEER PRIOR TO WORK COMMENCING.
7. ANY DISCREPANCY IN THIS PLAN AND ACTUAL FIELD CONDITIONS SHALL BE REPORTED TO THE DESIGN ENGINEER PRIOR TO THE START OF CONSTRUCTION. CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFICATION OF ALL SETBACKS, EASEMENTS AND DIMENSIONS SHOWN HEREON PRIOR TO BEGINNING CONSTRUCTION.
8. THE CONTRACTOR SHALL CONTACT ALL OWNERS OF EASEMENTS, UTILITIES AND RIGHT-OF-WAY, PUBLIC OR PRIVATE, PRIOR TO THE START OF CONSTRUCTION.
9. THE CONTRACTOR SHALL COORDINATE WITH ALL OWNERS TO DETERMINE THE LOCATION OF EXISTING LANDSCAPING, IRRIGATION LINES & PRIVATE UTILITY LINES. THE CONTRACTOR IS RESPONSIBLE FOR ANY DAMAGE TO EXISTING LANDSCAPING, IRRIGATION LINES, AND PRIVATE UTILITY LINES.
10. THE CONTRACTOR SHALL REMOVE ALL TRASH AND DEBRIS FROM THE SITE UPON COMPLETION OF THE PROJECT.
11. THE CONTRACTOR SHALL MAINTAIN THE SITE IN A MANNER SO THAT WORKMEN AND PUBLIC SHALL BE PROTECTED FROM INJURY, AND ADJOINING PROPERTY PROTECTED FROM DAMAGE.
12. THE CONTRACTOR SHALL KEEP THE AREA OUTSIDE THE "CONSTRUCTION LIMITS" BROOM CLEAN AT ALL TIMES.
13. THE CONTRACTOR SHALL CALL MISS DIG A MINIMUM OF 72 HOURS PRIOR TO THE START OF CONSTRUCTION.
14. ALL PAVEMENT REPLACEMENT AND OTHER WORKS COVERED BY THESE PLANS SHALL BE DONE IN ACCORDANCE WITH THE REQUIREMENTS OF THE TOWNSHIP, INCLUDING THE LATEST MICHIGAN DEPARTMENT OF TRANSPORTATION (MDOT) SPECIFICATIONS FOR HIGHWAY CONSTRUCTION.
15. THE CONTRACTOR IS RESPONSIBLE FOR ALL DAMAGE TO EXISTING UTILITIES.
16. NO ADDITIONAL COMPENSATION WILL BE PAID TO THE CONTRACTOR FOR ANY DELAY OR INCONVENIENCE DUE TO THE MATERIAL SHORTAGES OR RESPONSIBLE DELAYS DUE TO THE OPERATIONS OF SUCH OTHER PARTIES DOING WORK INDICATED OR SHOWN ON THE PLANS OR IN THE SPECIFICATION OR FOR ANY REASONABLE DELAYS IN CONSTRUCTION DUE TO THE ENCOUNTERING OR EXISTING UTILITIES THAT MAY OR MAY NOT BE SHOWN ON THE PLANS.
17. DURING THE CONSTRUCTION OPERATIONS, THE CONTRACTOR SHALL NOT PERFORM WORK BY PRIVATE AGREEMENT WITH PROPERTY OWNERS ADJACENT TO THE PROJECT.
18. IF WORK EXTENDS BEYOND NOVEMBER 15, NO COMPENSATION WILL BE DUE TO THE CONTRACTOR FOR ANY WINTER PROTECTION MEASURES THAT MAY BE REQUIRED BY THE ENGINEER.
19. NO TREES ARE TO BE REMOVED UNTIL MARKED IN THE FIELD BY THE ENGINEER.
20. THE CONTRACTOR SHALL BE RESPONSIBLE FOR ANY DAMAGE TO THE PROPERTY BEYOND THE CONSTRUCTION LIMITS INCLUDING BUT NOT LIMITED TO EXISTING FENCE, LAWN, TREES AND SHRUBBERY.
21. TRAFFIC SHALL BE MAINTAINED DURING CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING ALL SIGNS AND TRAFFIC CONTROL DEVICES. FLAG PERSONS SHALL BE PROVIDED BY THE CONTRACTOR IF DETERMINED NECESSARY BY THE ENGINEER. ALL SIGNS SHALL CONFORM TO THE MICHIGAN MANUAL OF UNIFORM TRAFFIC CONTROL DEVICES AT NO COST TO THE TOWNSHIP. NO WORK SHALL BE DONE UNLESS THE APPROPRIATE TRAFFIC CONTROL DEVICES ARE IN PLACE.
22. ALL DEMOLISHED MATERIALS AND SOIL SPOILS SHALL BE REMOVED FROM THE SITE AT NO ADDITIONAL COST, AND DISPOSED OF IN ACCORDANCE WITH LOCAL, STATE AND FEDERAL REGULATIONS.
23. ANY EXISTING APPURTENANCES SUCH AS MANHOLES, GATE VALVES, ETC. SHALL BE ADJUSTED TO THE PROPOSED GRADE AND SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT.
24. ALL PERMANENT SIGNS AND PAVEMENT MARKINGS SHALL BE INSTALLED IN ACCORDANCE WITH THE LATEST REVISION OF THE MICHIGAN MUTCD MANUAL AND SHALL BE INCIDENTAL TO THE CONTRACT.
25. IT SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR TO ENSURE THAT ALL ITEMS REQUIRED FOR CONSTRUCTION OF THE PROJECT ARE INCLUDED IN THE CONTRACT. ANY ITEMS NOT SPECIFICALLY DESIGNATED IN THE PLANS SHALL BE CONSIDERED INCIDENTAL TO THE CONTRACT.
26. THE CONTRACTOR IS RESPONSIBLE FOR HAVING A SET OF APPROVED CONSTRUCTION PLANS, WITH THE LATEST REVISION DATE, ON SITE PRIOR TO THE START OF CONSTRUCTION; IN THE EVENT OF ANY QUESTIONS PERTAINING TO THE INTENT OF THE CONSTRUCTION PLANS OR SPECIFICATIONS, THE CONTRACTOR SHALL CONTACT THE DESIGN ENGINEER FOR A FINAL DETERMINATION FROM THE DESIGN ENGINEER.
27. THE CONTRACTOR, NOT THE OWNER OR THE ENGINEER, ARE RESPONSIBLE FOR THE MEANS, METHODS, AND SEQUENCE OF CONSTRUCTION. THE CONTRACTOR IS RESPONSIBLE FOR SAFE EXECUTION OF THE PROJECT SCOPE IN ACCORDANCE WITH THE APPROVED CONSTRUCTION PLANS.
28. THE CONTRACTOR IS RESPONSIBLE FOR PRESERVING CONSTRUCTION STAKING AS NECESSARY. CONTRACTOR TO NOTIFY CONSTRUCTION SURVEYOR OF REPLACEMENT STAKES NEEDED WHICH SHALL BE AT THE CONTRACTORS EXPENSE.
29. THE OWNER AND/OR CONTRACTOR SHALL BE RESPONSIBLE FOR COORDINATING FRANCHISE UTILITY SERVICES (CABLE, ELECTRIC, GAS, ETC.) OWNER AND/OR CONTRACTOR SHALL WORK WITH UTILITY COMPANIES ON FURNISHING SITE UTILITY LAYOUTS AND PROVIDING CONDUIT CROSSINGS AS REQUIRED.
30. DAMAGE TO ANY EXISTING UTILITIES OR INFRASTRUCTURE (INCLUDING PAVEMENT, CURB, SIDEWALK, ETC.) SHALL PROMPTLY BE REPLACED IN KIND AND SHALL BE AT THE CONTRACTORS EXPENSE.
31. COORDINATION OF TESTING SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR AND PER ALL CITY/TOWNSHIP/COUNTY REQUIREMENTS. COPIES OF ALL TEST REPORTS SHALL BE FURNISHED TO THE DESIGN ENGINEER.
32. PRIOR TO THE START OF CONSTRUCTION, PROTECTION FENCING SHALL BE ERECTED AROUND THE TREE DRIFLINE OF ANY TREES INDICATED TO BE SAVED WITHIN THE LIMITS OF DISTURBANCE.
33. THE CONTRACTOR SHALL MAINTAIN DRAINAGE OF THE PROJECT AREA AND ADJACENT AREAS. WHERE EXISTING DRAINAGE FACILITIES ARE IMPACTED/DISTURBED DUE TO CONSTRUCTION, THE CONTRACTOR SHALL PROVIDE ANY NECESSARY TEMPORARY DRAINAGE PROVISIONS.
34. SOIL BORING LOGS ARE REPRESENTATIVE OF SPECIFIC POINTS ON THE PROJECT SITE, AND IF PROVIDED TO THE CONTRACTOR ARE FOR INFORMATIONAL PURPOSES ONLY.
35. WHERE CITY/TOWNSHIP STANDARD CONSTRUCTION DETAILS/SPECIFICATIONS ARE PROVIDED AND ARE IN CONFLICT WITH NOTES AND SPECIFICATIONS HEREIN, THE CITY/TOWNSHIP STANDARD SHALL GOVERN.

INDEMNIFICATION STATEMENT

THE CONTRACTOR SHALL HOLD HARMLESS THE DESIGN PROFESSIONAL, MUNICIPALITY, COUNTY, STATE, AND ALL OF ITS SUB CONSULTANTS, PUBLIC AND PRIVATE UTILITY COMPANIES, AND LANDOWNERS FOR DAMAGES TO INDIVIDUALS AND PROPERTY, REAL OR OTHERWISE, DUE TO THE OPERATIONS OF THE CONTRACTOR AND/OR THEIR SUBCONTRACTORS.

GENERAL GRADING & SESC NOTES

- 1. THE CONTRACTOR SHALL HAVE IN PLACE ALL REQUIRED EROSION CONTROL METHODS AS INDICATED ON THE CONSTRUCTION PLANS AND AS REQUIRED BY GENERAL PRACTICE. SPECIFIC MEANS, METHODS AND SEQUENCES OF CONSTRUCTION MAY DICTATE ADDITIONAL SOIL EROSION CONTROL MEASURES BE NEEDED. THE CONTRACTOR SHALL COORDINATE WITH THE DESIGN ENGINEER ON THESE ANTICIPATED METHODS. ADDITIONAL SOIL EROSION CONTROL METHODS SHALL BE INCIDENTAL TO THE SCOPE OF WORK.
2. ACTUAL FIELD CONDITIONS MAY DICTATE ADDITIONAL OR ALTERNATE SOIL EROSION CONTROL MEASURES BE UTILIZED. THE CONTRACTOR SHALL NOTIFY THE ENGINEER OF ANY DEFICIENCIES OR FIELD CONDITIONS THAT WARRANT ADDITIONAL AND/OR ALTERNATIVE SESC MEASURES BE UTILIZED.
3. AT THE CLOSE OF EACH DAY, THE CONTRACTOR SHALL BE RESPONSIBLE FOR ENSURING ALL CONSTRUCTION OPERATIONS, MATERIALS, DEBRIS, ETC ARE CONTAINED ON-SITE.
4. AT THE CLOSE OF EACH WORKING DAY, ALL DRAINAGE STRUCTURES SHALL BE FREE OF DIRT AND DEBRIS AT THE FLOW LINE.
5. ALL SOIL EROSION CONTROL MEASURES SHALL BE INSTALLED IN ACCORDANCE PER MDEGLE REGULATIONS AND BEST PRACTICES. ALL SOIL EROSION CONTROL MEASURES SHALL BE MAINTAINED BY THE CONTRACTOR.
6. THE SOIL EROSION CONTROL MEASURES SHALL BE KEPT IN PLACE UNTIL SUCH A TIME THAT THE SITE IS DETERMINED TO BE ESTABLISHED WITH ACCEPTABLE AMOUNT OF VEGETATIVE GROUND COVER.
7. ALL AREAS DISTURBED BY THE CONTRACTOR BEYOND THE NORMAL CONSTRUCTION LIMITS OF THE PROJECT SHALL BE SODDED OR SEEDED AS SPECIFIED OR DIRECTED BY THE ENGINEER.
8. AFTER REMOVAL OF TOPSOIL, THE SUBGRADE SHALL BE COMPACTED TO 95% OF ITS UNIT WEIGHT.
9. ALL GRADING IN THE PLANS SHALL BE DONE AS PART OF THIS CONTRACT. ALL DELETERIOUS MATERIAL SHALL BE REMOVED FROM THE SUBGRADE PRIOR TO COMPACTING.
10. ALL ROOTS, STUMPS AND OTHER OBJECTIONABLE MATERIALS SHALL BE REMOVED AND THE HOLE BACKFILLED WITH SUITABLE MATERIAL. WHERE GRADE CORRECTION IS REQUIRED, THE SUBGRADE SHALL BE CUT TO CONFORM TO THE CROSS-SECTION AS SHOWN IN THE PLANS.
11. ALL EXCAVATION UNDER OR WITHIN 3 FEET OF PUBLIC PAVEMENT, EXISTING OR PROPOSED SHALL BE BACKFILLED AND COMPACTED WITH SAND (MDOT CLASS II).

GENERAL LANDSCAPE NOTES

- 1. ALL PLANT MATERIAL SHALL CONFORM TO THE REQUIREMENTS AND SPECIFICATIONS OF THE GOVERNING MUNICIPALITY. ALL STOCK SHALL BE NURSERY GROWN, CONFORMING TO ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK", AND IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICE. STOCK SHALL EXHIBIT NORMAL GROWTH HABIT AND BE FREE OF DISEASE, INSECTS, EGGS, LARVAE, & DEFECTS SUCH AS KNOTS, SUN-SCALD, INJURIES, ABRASION, OR DISFIGUREMENT. ALL PLANT MATERIAL SHALL BE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT.
2. ALL PLANT MATERIALS SHALL BE BALLED AND BURLAPPED OR CONTAINER STOCK. NO BARE ROOT STOCK IS PERMITTED. ALL PLANT BALLS SHALL BE FIRM, INTACT, AND SECURELY WRAPPED AND BOUND.
3. ALL PLANT BED MATERIALS SHALL BE EXCAVATED OF ALL BUILDING MATERIALS, OTHER EXTRANEIOUS OBJECTS, AND POOR SOILS TO A MINIMUM DEPTH OF 12-INCHES AND BACKFILLED TO GRADE WITH SPECIFIED PLANTING MIX (SEE BELOW).
4. PLANTING MIXTURE SHALL CONSIST OF 5 PARTS TOPSOIL FROM ON-SITE (AS APPROVED), 4 PARTS COARSE SAND, 1 PART SPHAGNUM PEAT MOSS (OR APPROVED COMPOST), AND 5 LBS OF SUPERPHOSPHATE FERTILIZER PER CU. YD. OF MIX. INGREDIENTS SHALL BE THOROUGHLY BLENDED FOR UNIFORM CONSISTENCY.
5. ALL PLANT BEDS AND INDIVIDUAL PLANTS, NOT OTHERWISE NOTED SHALL BE MULCHED WITH A 4-INCH LAYER OF SHREDDED BARK MULCH. EDGE OF MULCH BEDS AS SHOWN. DECIDUOUS TREES IN LAWN AREAS SHALL RECEIVE A 5-FT DIAMETER CIRCLE OF MULCH AND CONIFER TREES 8-FT (PLANTED CROWN OF TREE) UNLESS OTHERWISE NOTED.
6. LANDSCAPE STONE SHALL BE INSTALLED WHERE NOTED OR INDICATED (HATCHED). STONE SHALL BE 3/4"-1-1/4" WASHED RIVER GRAVEL OR AS SELECTED AND SHALL BE INSTALLED TO A MINIMUM DEPTH OF 3-INCHES.
7. ALL LANDSCAPE BEDS, UNLESS OTHERWISE NOTED SHALL BE INSTALLED OVER WEED BARRIER FABRIC - WATER PERMEABLE FILTRATION FABRIC OF NON-WOVEN POLYPROPYLENE OR POLYESTER FABRIC. FABRIC SHALL BE OF SUITABLE THICKNESS FOR APPLICATION.
8. ALL PLANTS AND PLANT BEDS SHALL BE THOROUGHLY WATERED UPON COMPLETION OF PLANTING AND STAKING OPERATIONS.
9. THE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIALS FOR A PERIOD OF 1 YEAR FROM THE DATE THE WORK IS ACCEPTED, IN WRITING, BY THE LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL REPLACE, WITHOUT COST TO THE OWNER, WITHIN A SPECIFIED PERIOD OF TIME, ALL DEAD PLANTS, AND ALL PLANTS NOT IN A VIGOROUS, THRIVING CONDITION, AS DETERMINED BY THE LANDSCAPE ARCHITECT, DURING AND AT THE END OF THE GUARANTEE PERIOD. REPLACEMENT STOCK SHALL CONFORM TO THE ORIGINAL SPECIFICATIONS.
10. EDGING SHALL BE PROVIDED FOR ALL LANDSCAPE BEDS NOT ADJACENT TO CONCRETE PAVEMENT. EDGING SHALL BE BLACK ALUMINUM EDGING, 3/16-INCH X 4-INCH. INSTALL PER MANUFACTURER'S INSTRUCTIONS, ALL EDGING SHALL BE INSTALLED IN STRAIGHT LINES OR SMOOTH CURVES WITHOUT IRREGULARITIES.
11. SOD SHALL BE DENSE, WELL ROOTED TURF, FREE OF WEEDS. IT SHALL BE COMPRISED OF A BLEND OF AT LEAST TWO KENTUCKY BLUE GRASSES AND ONE FESCUE. IT SHALL HAVE A UNIFORM THICKNESS OF 3/4-INCH AT TIME OF PLANTING, AND CUT IN UNIFORM STRIPS NOT LESS THAN 10-INCHES BY 18-INCHES. SOD SHALL BE KEPT MOIST AND LAID WITHIN 36-HOURS AFTER CUTTING.
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH A DENSE LAWN OF PERMANENT GRASSES, FREE OF LUMPS AND DEPRESSIONS. ALL SODDED AREAS THAT BROWN-OUT OR HAVE NOT FIRMLY KNITTED TO THE SOIL BASE WITHIN A PERIOD OF 1 MONTH SHALL BE REPLACED BY THE CONTRACTOR, AT NO COST TO THE OWNER.
12. ALL AREAS OF THE SITE THAT BECOME DISTURBED DURING CONSTRUCTION AND ARE NOT TO BE PAVED, STONED, LANDSCAPED, OR SODDED SHALL BE SEEDED AND MULCHED.
SEED MIXTURE SHALL BE AS FOLLOWS:
KENTUCKY BLUEGRASS (CHOOSE 3 VARIETIES - ADLPHI, RUGBY, GLADE, OR PARADE) 30%
RUBY RED OR DAWSON RED FINE FESCUE 30%
ATLANTA RED FESCUE 20%
PENNFINE PERENNIAL RYE 20%
THE ABOVE SEED MIXTURE SHALL BE SOWN AT A RATE OF 250 LBS PER ACRE. PRIOR TO SEEDING, THE TOPSOIL SHALL BE FERTILIZED WITH A COMMERCIAL FERTILIZER WITH A 10-0-10 ANALYSIS:
10% NITROGEN - MIN 25% FROM A UREA FORMALDEHYDE SOURCE
0 % PHOSPHATE
10% POTASH - SOURCE POTASSIUM SULFATE OR POTASSIUM NITRATE
THE FIRST FERTILIZER APPLICATION SHALL BE AT A RATE OF 10 LBS PER 1000 SQ FT OF BULK FERTILIZER.
IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH A DENSE LAWN OF PERMANENT GRASSES, FREE OF LUMPS AND DEPRESSIONS. ANY PART OF THE AREA THAT FAILS TO SHOW A UNIFORM GERMINATION SHALL BE RE-SEEDED AND SUCH RE-SEEDED SHALL CONTINUE UNTIL A DENSE LAWN IS ESTABLISHED. DAMAGE TO SEEDED AREAS RESULTING FROM EROSION SHALL BE REPAIRED BY THE CONTRACTOR.

GENERAL UTILITY NOTES

- 1. BEDDING SHALL EXTEND A MINIMUM OF 4" BELOW THE PIPE, UNLESS OTHERWISE NOTED ON THE PLANS. BEDDING SHALL BE OF UNIFORM GRADATION MDOT 6A4 STONE OR MDOT CLASS II GRANULAR MATERIAL FOR SANITARY AND STORM PIPE AND MDOT CLASS II GRANULAR MATERIAL ONLY FOR WATERMAIN.
2. WHERE UNSTABLE GROUND CONDITIONS ARE ENCOUNTERED, STONE BEDDING SHALL BE USED AS DIRECTED BY THE ENGINEER.
3. BACKFILL SHALL BE OF A SUITABLE MATERIAL AND SHALL BE FREE OF ANY ORGANIC MATERIALS AND ROCKS.
4. BACKFILL ABOVE THE PIPE SHALL BE OF GRANULAR MATERIAL MDOT CLASS II TO A POINT 12" ABOVE THE TOP OF THE PIPE. WHERE THE TRENCH IS NOT WITHIN THE INFLUENCE OF THE ROAD, SUITABLE SITE MATERIAL MAY BE COMPACTED AND UTILIZED FROM A POINT 12" ABOVE THE PIPE TO GRADE. WHERE THE TRENCH IS WITHIN A 1:1 INFLUENCE OF THE ROAD, GRANULAR MATERIAL, MDOT CLASS II OR III, IS TO BE PLACED AND COMPACTED IN LAYERS NOT EXCEEDING 12" IN THICKNESS. COMPACTION SHALL BE 95% AS DETERMINED BY AASHTO T99.
5. 18" MINIMUM VERTICAL SEPARATION AND 10' HORIZONTAL SEPARATION IS TO BE MAINTAINED BETWEEN WATERMAIN AND SANITARY/STORM SEWER TO THE MAXIMUM EXTENT POSSIBLE.

GENERAL STORM NOTES

- 1. ALL STORM PIPE LENGTHS ARE SHOWN FROM C/L TO C/L OF STRUCTURE OR FROM C/L OF STRUCTURE TO DISCHARGE END OF FLARED END SECTION.
2. STORM PIPE MATERIALS SHALL BE AS FOLLOWS:
2.1. RCP(REINFORCED CONCRETE PIPE); SHALL MEET THE REQUIREMENTS OF ASTM C76 WITH MODIFIED GROOVED TONGUE AND RUBBER GASKETS MEETING THE REQUIREMENTS OF ASTM C443. RCP TO BE EITHER CLASS IV OR V AS CALLED OUT ON THE PLANS.
2.2. PVC(POLYVINYL CHLORIDE); SHALL MEET THE REQUIREMENTS OF ASTM D3034.
3. STORM PIPE JOINTS SHALL MEET THE REQUIREMENTS OF ASTM D3212. HDPE AND PP PIPE GASKETS SHALL MEET THE REQUIREMENTS OF ASTM F477.
4. ALL STORM PIPE TO HAVE WATERTIGHT PREMIUM JOINTS, UNLESS OTHERWISE NOTED ON THE PLANS.
5. STORM DRAINAGE STRUCTURES SHALL BE FURNISHED WITH STEPS WHICH SHALL BE STEEL ENCASED WITH POLYPROPYLENE PLASTIC OR EQUIVALENT. STEPS SHALL BE SET AT 16" CENTER TO CENTER.
6. ALL FLARED END SECTIONS 15" AND LARGER SHALL BE FURNISHED WITH AN ANIMAL GRATE.
7. FLARED END SECTIONS DISCHARGING STORM WATER SHALL RECEIVE A MINIMUM OF 10 SQ YDS OF PLAIN STONE RIP RAP WITH A MINIMUM STONE SIZE OF 6" AND SHALL BE PLACED ON A GEOTEXTILE FABRIC WRAP.
8. ALL CATCH BASINS WITHIN THE ROADWAY SHALL INCLUDE INSTALLATION OF 6" DIAMETER PERFORATED PIPE SUBDRAIN.
9. STORM DRAINAGE STRUCTURE COVERS SHALL BE OF THE FOLLOWING (OR APPROVED EQUAL):
COVER USE FRAME GRATE/BACK
'A' MANHOLE 1040 TYPE 'B'
'B' TYPE B2 CURB 7085 TYPE 'M1'
'C' VALLEY CURB 7065 7045 TYPE 'M1' GRATE/7060 TYPE 'T1' BACK
'D' PARKING LOTS 1040/5100 TYPE 'M1' GRATE OR 5105 TYPE 'M1' GRATE
'E' LAWN 1040 TYPE 'O2' GRATE
'K' TYPE C & F CURB 7045 TYPE 'M1' GRATE/7050 TYPE 'T1' BACK

GENERAL SANITARY NOTES

- 1. SEPTIC SYSTEM DESIGN TO BE PROVIDED SEPARATELY.

GENERAL WATERMAIN NOTES

- 1. ON-SITE WELLS TO BE UTILIZED.

LINES & HATCHES LEGEND

Table with 3 columns: PROPOSED (PR), EXISTING (EX), and DESCRIPTION. Includes symbols for CONTOUR, SPOT ELEVATION, SANITARY SEWER, SANITARY LEAD, FORCE MAIN, PRESSURE SEWER, STORM SEWER, WATER MAIN, WATER LEAD, FIBER OPTIC, OVERHEAD WIRE, CABLE, ELECTRIC, GAS, TELEPHONE, FENCE, SILT FENCE, WETLAND BOUNDARY, LIMITS OF GRADING/CLEARING, LIMITS OF DRAINAGE, MODIFIED CURB, CONCRETE, HIGH STRENGTH CONCRETE, ASPHALT, HIGH STRENGTH ASPHALT, WETLAND, SANITARY SEWER LABEL, STORM SEWER LABEL, WATER MAIN LABEL, SOIL EROSION CONTROL MEASURE (P=PERMANENT, T=TEMPORARY).

LIGHTING LEGEND

Table with 3 columns: PROPOSED (PR), EXISTING (EX), and DESCRIPTION. Includes symbols for DOUBLE FIXTURE LIGHT POLE, SINGLE FIXTURE LIGHT FIXTURE, WALL MOUNTED LIGHT FIXTURE, GROUND LIGHT FIXTURE, FOOT CANDLES ON SITE, FOOT CANDLES OFF SITE, FOOT CANDLES CONTOURS, CANOPY MOUNTED LIGHT FIXTURE.

LANDSCAPE LEGEND

Table with 2 columns: PROPOSED and EXISTING. Includes symbols for DECIDUOUS TREE, CONIFER TREE, PROTECTION TREE, EVERGREEN SHRUBS, ORNAMENTAL GRASS, PERENNIAL MIX (SELECTED BY CONTRACTOR), CERANIUM 'ROZANNE' GROUNDCOVER, DECIDUOUS TREE, ORNAMENTAL TREE, DECIDUOUS SHRUBS, SPREADING EVERGREEN SHRUBS, STONE.

SYMBOL LEGEND

Table with 2 columns: SYMBOL and DESCRIPTION. Includes symbols for STORM DRAINAGE FLOW, GUY WIRE, POWER POLE, TRANSFORMER PAD, ELECTRICAL RISER, U.G. ELECTRIC MARKER, ELECTRICAL METER, AIR CONDITIONING UNIT, TELEPHONE RISER, U.G. TELEPHONE MARKER, GAS RISER, U.G. GAS MARKER, GAS METER, CABLE TV RISER, U.G. CABLE TV MARKER, MAILBOX, WELL, WATER MANHOLE, GATE VALVE (EXISTING), GATE VALVE (PROPOSED), HYDRANT (EXISTING), HYDRANT (PROPOSED), CATCH BASIN (EXISTING), YARD CATCH BASIN (EXISTING), CATCH BASIN (PROPOSED), STORM MANHOLE (EXISTING), STORM MANHOLE (PROPOSED), END SECTION (EXISTING), END SECTION (PROPOSED), SANITARY MANHOLE (EXISTING), SANITARY MANHOLE (PROPOSED), PUMP CHAMBER, TRAFFIC SIGN, SIGN (EXISTING), SIGN (PROPOSED), SOIL BORING, STEEL ROD SET, STEEL ROD OR PIPE FOUND, WOOD LATH SET, HUB SET, MONUMENT FOUND, SECTION CORNER, GAS PUMP, ANTENNA, SATELLITE DISH, NEWSPAPER BOX, PARKING METER, PHONE BOOTH, HANDICAP SYMBOL, BENCHMARK, LIGHT POLE, TREE SYMBOL WITH TAG #.

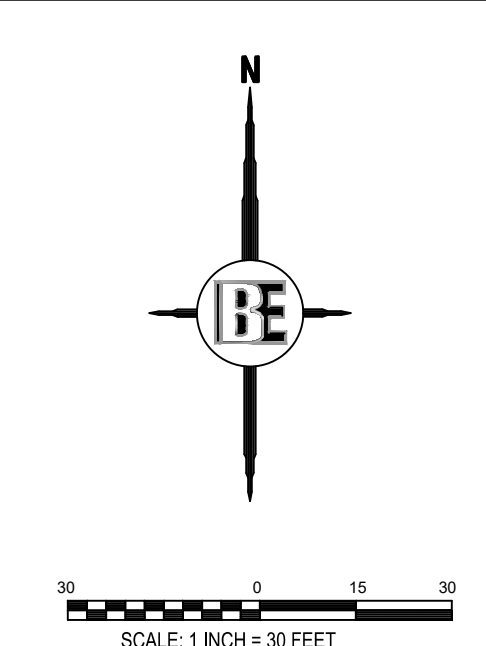
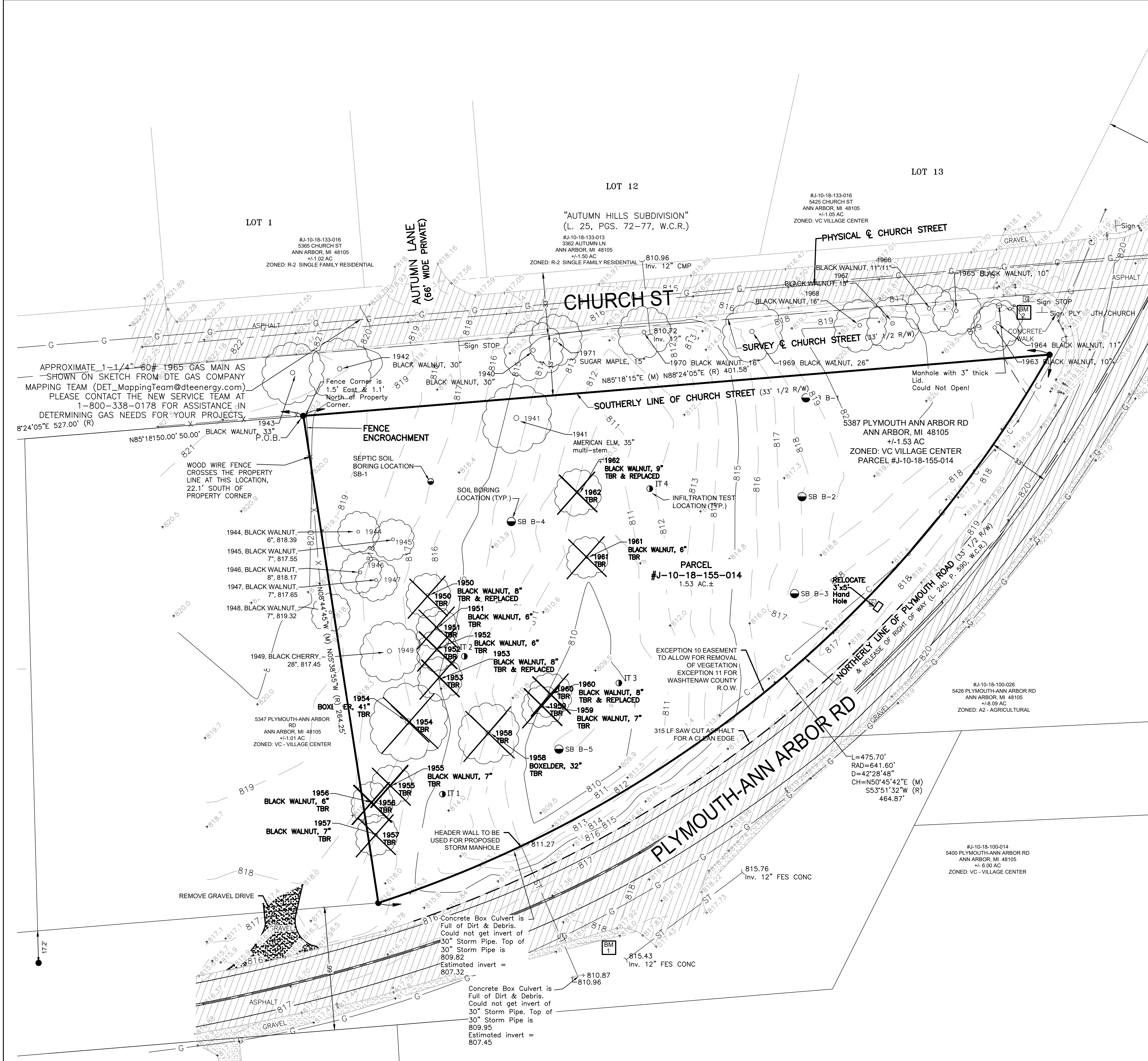
ABBREVIATIONS

Table with 2 columns: ABBREVIATION and DESCRIPTION. Includes FFE FINISHED FLOOR ELEVATION, BFE BASEMENT FLOOR ELEVATION, GFE GARAGE FLOOR ELEVATION, FG FINISHED GRADE, T/A TOP OF ASPHALT, T/C TOP OF CONCRETE/CURB, T/W TOP OF WALK, T/P TOP OF PIPE, B/C BACK OF CURB, B/P BOTTOM OF PIPE, F/L FLOW LINE, RIM RIM ELEVATION (AT FLOW LINE), INV INVERT ELEVATION, MH MANHOLE, CB CATCH BASIN, RY REAR YARD, YD YARD DRAIN, RD ROOF DRAIN, FEAS FLARED END SECTION, CMP CORRUGATED METAL PIPE, CPP CORRUGATED PLASTIC PIPE, RCP REINFORCED CONCRETE PIPE, HDPE HIGH DENSITY POLYETHYLENE, PVC POLYVINYL CHLORIDE, DIP DUCTILE IRON PIPE, GV GATE VALVE, GW GATE VALVE IN WELL, GVB GATE VALVE IN BOX, HYD HYDRANT, FDC FIRE DEPARTMENT CONNECTION, UP UTILITY POLE, NVF NOT FIELD VERIFIED, TRR TO BE REMOVED, LIBER LIBER, P PAGE, L.C.R. LIVINGSTON COUNTY RECORDS, (M&R) MEASURED AND RECORD, L.O.B. POINT OF BEGINNING.

BEBOSS Engineering logo and contact information: BEBOSS Engineering, Engineers Surveyors Planners Landscape Architects, 3121 E. GRAND RIVER AVE., HOWELL, MI. 48843, 517.546.4836 FAX 517.548.1670. Includes BEBOSS logo and a circular seal.

PROJECT: DENTAL OFFICE & MIXED USE, PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT, 42723 VAN DYKE AVE, STERLING HEIGHTS, MI 48314, 586-323-4462, TITLE: GENERAL NOTES & LEGEND, DATE: 4/19/23, SUPERIOR TWP. WORC. & WCWR, REVISION PER: NO BY: 1, DESIGNED BY: ST, DRAWN BY: MJD, CHECKED BY: [blank], SCALE: NO SCALE, JOB NO: 22-097, DATE: 02/22/2023, SHEET NO. 2, BEBOSS Engineering logo.





**GENERAL SURVEY NOTES:**

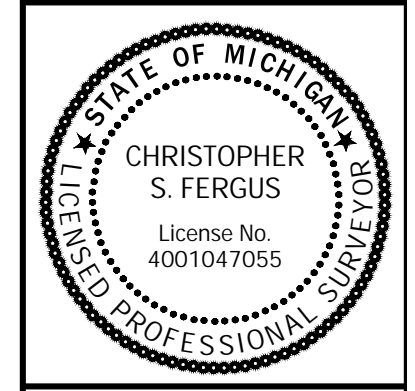
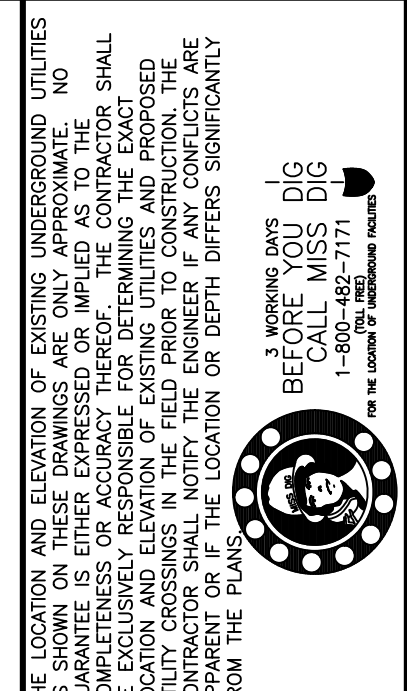
1. BEARINGS ARE BASED ON MICHIGAN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE.
2. SUBSURFACE UTILITIES NOT LOCATED FOR THIS SURVEY MAY EXIST. IT IS THE RESPONSIBILITY OF THE OWNER OF THE RESPECTIVE UTILITY TO ACCURATELY LOCATE SUCH UTILITIES.
3. ELEVATIONS WERE ESTABLISHED WITH GPS USING OPUS GPS POST-PROCESSING (NAVD88 DATUM)
4. CONTOURS ARE SHOWN AT 1 FOOT INTERVALS.
5. NO WETLANDS ARE PRESENT ON SITE.

**SITE BENCHMARKS (NAVD88 DATUM):**

- BM #1 = SET MAG NAIL WITH BOSS BM TAG ON TOP OF EAST GUARDRAIL POST, S/S PLYMOUTH-ANN ARBOR ROAD, WEST OF ENTRANCE TO 5400 PLYMOUTH-ANN ARBOR ROAD ("THE BORO"). ELEVATION = 820.49
- BM #2 = SET MAG NAIL WITH BOSS BM TAG NW/S POWER POLE AT SOUTHWEST INTERSECTION OF PLYMOUTH-ANN ARBOR ROAD & CHURCH STREET. ELEVATION = 819.52

**SITE SOILS:**

1. BnC - BOYER LOAMY SAND, 6 TO 12 PERCENT SLOPES (HYDROLOGIC SOIL GROUP A)
- SOILS TAKEN FROM USDA WEB SOIL SURVEY.



**BEBOSS Engineering**  
 Engineers Surveyors Planners Landscape Architects  
 3121 E. GRAND RIVER AVE.  
 HOWELL, MI. 48843  
 517.546.4836 FAX 517.548.1670

Job Number: 22-097  
 Job Location: Ann Arbor, MI  
 Date: Wednesday, July 13, 2022  
 Performed By: Jacob R. Hamilton

**Condition Description Notes:**

- "Good" - no observed structural defects\*
- "Fair" - minor structural defects, marginal form, some insect activity noted\*
- "Poor" - major structural defects, poor form, insect infested\*

\*Structural defects may include decayed wood, cracks, root problems, weak branch unions and cankers, poor tree architecture, dead/failed branches due to various causes.

**Tree Inventory List**

Tree #	Botanical Name	Common Name	Dia.	Type	Other Dia.	Condition	Comments
1940	Juglans nigra	Black Walnut	30			Good	
1941	Ulmus americana	American Elm	35	Multiple	7,6	Good	
1942	Juglans nigra	Black Walnut	30			Good	
1943	Juglans nigra	Black Walnut	33			Good	
1944	Juglans nigra	Black Walnut	6			Good	
1945	Juglans nigra	Black Walnut	7			Good	
1946	Juglans nigra	Black Walnut	8			Good	
1947	Juglans nigra	Black Walnut	7			Good	
1948	Juglans nigra	Black Walnut	7			Good	
1949	Prunus serotina	Black Cherry	28			Good	
1950	Juglans nigra	Black Walnut	8			Good	
1951	Juglans nigra	Black Walnut	6			Good	
1952	Juglans nigra	Black Walnut	6			Good	
1953	Juglans nigra	Black Walnut	8			Good	
1954	Acer negundo	Boxelder	41			Poor	Lost leader, broken large limb, rot
1955	Juglans nigra	Black Walnut	7			Good	
1956	Juglans nigra	Black Walnut	6			Good	
1957	Juglans nigra	Black Walnut	7			Good	
1958	Acer negundo	Boxelder	32			Good	
1959	Juglans nigra	Black Walnut	7			Good	
1960	Juglans nigra	Black Walnut	8			Good	
1961	Juglans nigra	Black Walnut	6			Good	
1962	Juglans nigra	Black Walnut	9			Good	
1963	Juglans nigra	Black Walnut	10			Good	
1964	Juglans nigra	Black Walnut	11			Fair	Girdled by wire fence
1965	Juglans nigra	Black Walnut	10			Good	
1966	Juglans nigra	Black Walnut	11	Twin	11	Good	
1967	Juglans nigra	Black Walnut	15			Good	
1968	Juglans nigra	Black Walnut	16			Fair	Heavy vines
1969	Juglans nigra	Black Walnut	26			Good	
1970	Juglans nigra	Black Walnut	16			Good	
1971	Acer saccharum	Sugar Maple	15			Good	

**LEGAL DESCRIPTION PER TITLE COMMITMENT NO. 81-22829169-GCM, DATED MARCH 18, 2022, AT 8:00 AM, ISSUED BY STEWART TITLE GUARANTY COMPANY, ISSUING AGENT: ATA NATIONAL TITLE GROUP, LLC:**

Land situated in the Township of Superior, County of Washtenaw, State of Michigan:  
 Part of the North 1/2 of Section 18, Town 2 South, Range 7 East, Superior Township, Washtenaw County, Michigan described as: Beginning at a point on the Southerly line of Church Street (1/2 ROW = 33.00 feet) distant North 88 degrees 24 minutes 05 seconds East 527.00 feet from the Northeast corner of Lot 5, N.E. Section, Village of Dixboro, according to the recorded plat thereof as recorded in the Office of the Register of Deeds February 28, 1928 in Liber "A" of Deeds, Page 273, Washtenaw County Records; thence continuing North 88 degrees 24 minutes 05 seconds East 401.58 feet along said South right of way line of Church Street to a point on the Northerly right of way line of Plymouth Road (66 feet wide); thence 475.70 feet along the arc of a curve to the right having a radius of 641.60 feet a central angle of 42 degrees 28 minutes 48 seconds and a long chord bearing South 53 degrees 51 minutes 32 seconds West 464.87 feet; and thence North 05 degrees 38 minutes 55 seconds West 264.25 feet to the point of beginning.

**SCHEDULE B - SECTION II EXCEPTIONS TITLE COMMITMENT NO. 81-22829169-GCM, DATED MARCH 18, 2022, AT 8:00 AM, ISSUED BY STEWART TITLE GUARANTY COMPANY, ISSUING AGENT: ATA NATIONAL TITLE GROUP, LLC:**

- 10 Easement to allow for the potential removal of vegetation and potential construction of a deceleration lane recorded in Liber 5464, Page 590, Washtenaw County Records. (AFFECTS SUBJECT PROPERTY AND ADJOINING PARCEL TO THE WEST. PROVIDES EASEMENT TO ALLOW FOR THE POTENTIAL REMOVAL OF VEGETATION AND POTENTIAL CONSTRUCTION OF A DECELERATION LANE IF REQUIRED BY WASHTENAW COUNTY ROAD COMMISSION OR SUPERIOR TOWNSHIP.)
- 11 Release of Right of Way to the Board of County Road Commissioners recorded in Liber 240, Page 590, Washtenaw County Records. (PROVIDED RELEASE OF RIGHT OF WAY TO THE BOARD OF COUNTY ROAD COMMISSIONERS OF THE COUNTY OF WASHTENAW OVER PLYMOUTH-ANN ARBOR ROAD. THE NORTHERLY LINE OF THE RIGHT OF WAY IS THE SOUTHERLY LINE OF SUBJECT PROPERTY.)

PROJECT: DENTAL OFFICE & MIXED USE  
 PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
 42723 VAN DYKE AVE  
 STERLING HEIGHTS, MI 48314  
 586-323-4462

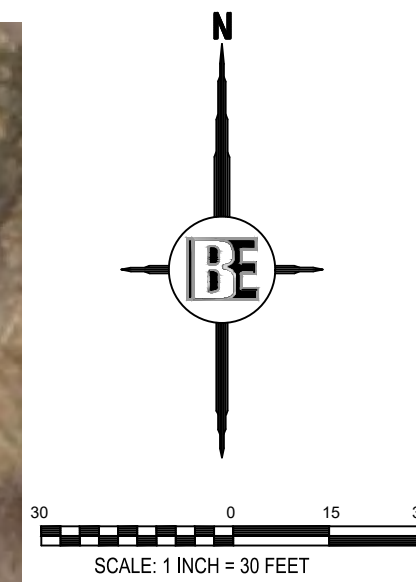
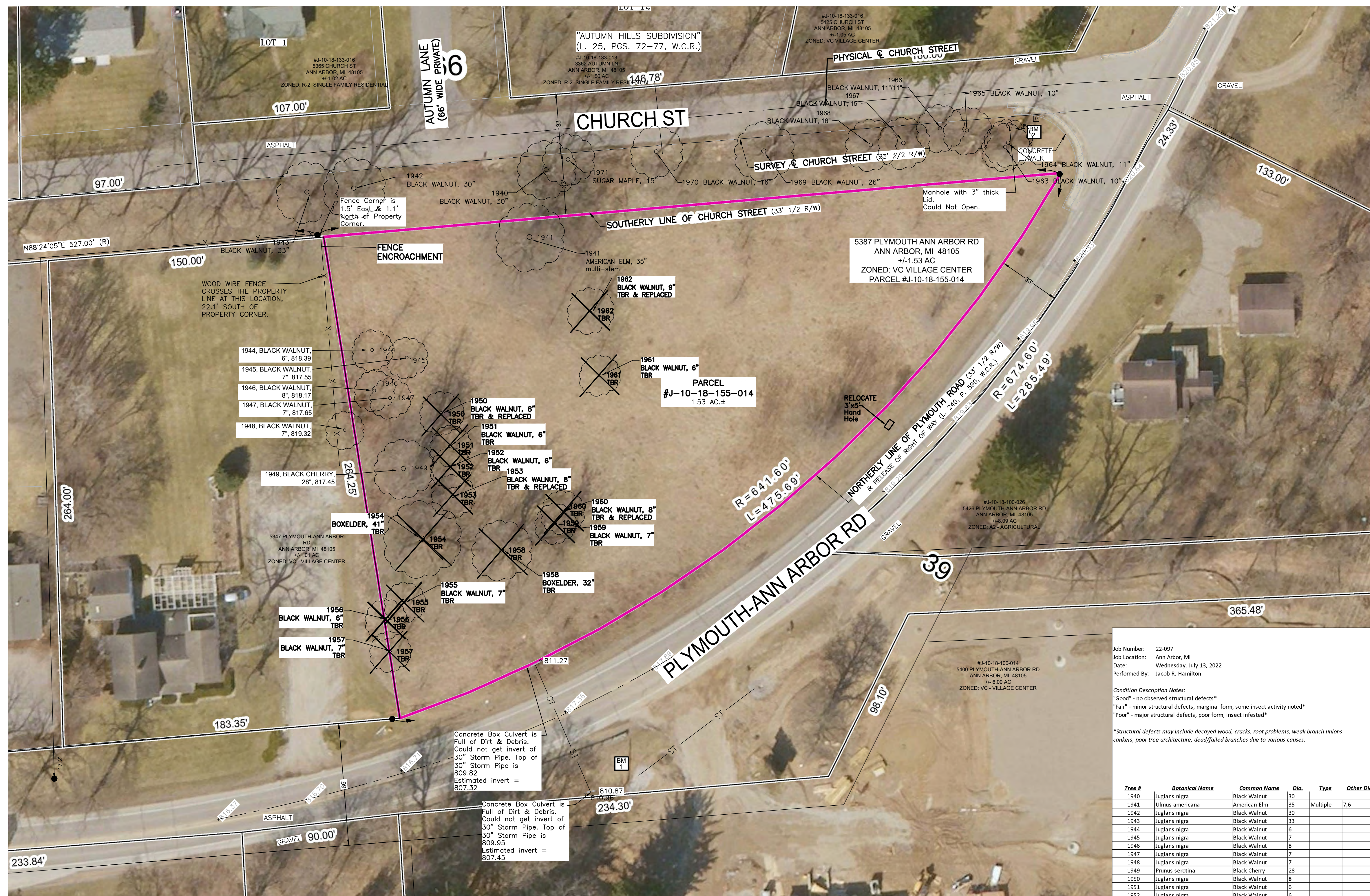
TITLE: EXISTING CONDITIONS & DEMOLITION PLAN

NO	BY	REVISION PER	DATE
1	JA	SUPERIOR TWP. W.C.R.C. & W.C.W.R.C.	4/19/23

DESIGNED BY: JA  
 DRAWN BY: JA  
 CHECKED BY: BL  
 SCALE: 1" = 30'  
 JOB NO: 22-097  
 DATE: 02/22/2023  
 SHEET NO. 3

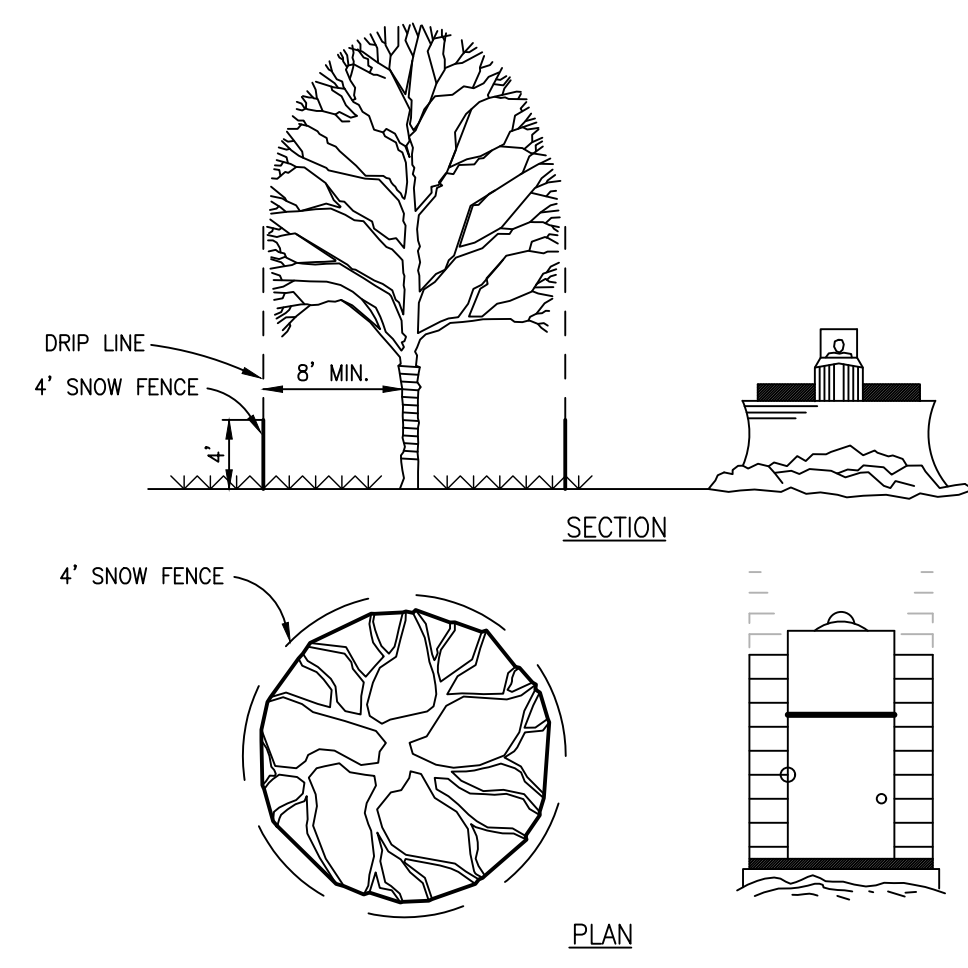






**TREE PROTECTION NOTES:**

- THE LANDSCAPE ARCHITECT SHALL SUPERVISE THE TAGGING OF TREES TO BE TRANSPLANTED, TREES TO REMAIN, AND TREES TO BE REMOVED. FOR IDENTIFICATION OF PROPOSED ACTION FOR EXISTING TREES, THE FOLLOWING METHODS WILL BE USED: AN ORANGE PAINTED "X" FOR TREES TO BE REMOVED; YELLOW FLAGGING FOR TREES TO BE TRANSPLANTED; AND SNOW FENCE PROTECTION AS SHOWN IN THE DETAIL FOR TREES TO REMAIN.
- EXISTING TREES WITHIN FIFTEEN FEET (15') OF BUILDINGS ARE TO BE PRUNED AFTER CONSTRUCTION BY A PROFESSIONAL TREE CONTRACTOR AS SPECIFIED BY THE LANDSCAPE ARCHITECT.
- NO DAMAGING ATTACHMENTS SUCH AS WIRES (OTHER THAN CABLE WIRES FOR TREES) SIGNS, OR PERMITS MAY BE FASTENED TO ANY TREE PROTECTED BY THE ORDINANCE.
- FOR TREES TO BE SAVED, A FOUR FOOT (4') HIGH SNOW FENCE BE ERCTED AROUND THE TREE DRIP LINE PRIOR TO LAND CLEARING AND CONSTRUCTION AND MAINTAINED THROUGHOUT SITE DEVELOPMENT. NO CUTTING, FILING, OR TRESPASSING SHALL OCCUR INSIDE THE FENCED AREA WITH OUT APPROVAL OF THE CITY/TOWNSHIP. THE SNOW FENCING SHALL REMAIN IN ITS APPROVED LOCATION UNTIL SUCH TIME AS IT IS AUTHORIZED TO BE REMOVED BY THE CITY OR ISSUANCE OF A FINAL CERTIFICATE OF OCCUPANCY.
- NO ACTIVITY SHALL BE CONDUCTED WITHIN THE DRIP LINE OF ANY TREE DESIGNATED TO BE RETAINED, INCLUDING BUT NOT LIMITED TO THE PLACING OF ANY SOLVENTS, MATERIAL, CONSTRUCTION MACHINERY, OR SOIL WITHIN SUCH DRIP LINE.
- THE DEVELOPER AND/OR THE BUILDER SHALL ERECT SIGNS THROUGHOUT THE PROJECT THAT ARE CLEARLY VISIBLE STATING WORDS TO THE EFFECT THAT ALL SUBCONTRACTORS, SUPPLIERS AND TRADESMEN ARE TO HELP MAINTAIN THE TREES AND WILL BE HELD RESPONSIBLE FOR ANY UNAUTHORIZED DAMAGE TO TREES AND WOODLANDS.
- ALL PURCHASED REPLACEMENT TREES SHALL SATISFY AMERICAN ASSOCIATION OF NURSERYMAN STANDARDS, SUCH AS:
  - NURSERY GROWN;
  - STATE DEPARTMENT OF AGRICULTURE INSPECTED;
  - NO. 1 GRADE WITH STRAIGHT, UNSCARRED TRUNK AND WELL DEVELOPED UNIFORM CROWN (PARK GRADE TREES WILL NOT BE ACCEPTED);
  - STAKED, WRAPPED, WATERED AND MULCHED IN ACCORDANCE WITH STANDARD PLANTING PRACTICES;
  - GUARANTEED FOR ONE (1) YEAR, INCLUDING LABOR, TO REMOVE AND DISPOSE OF DEAD MATERIALS.
- SEE NOTES PER SUPERIOR TOWNSHIP ZONING ORDINANCE ARTICLE 14.F.6.: WOODLANDS AND TREE PRESERVATION: INSTALLATION AND MAINTENANCE REQUIREMENTS, PAGES 28-37.



**SNOW FENCE PROTECTION DETAIL**  
(NO SCALE)

Job Number: 22-097  
Job Location: Ann Arbor, MI  
Date: Wednesday, July 13, 2022  
Performed By: Jacob R. Hamilton

Condition Description Notes:  
"Good" - no observed structural defects\*  
"Fair" - minor structural defects, marginal form, some insect activity noted\*  
"Poor" - major structural defects, poor form, insect infested\*  
\*Structural defects may include decayed wood, cracks, root problems, weak branch unions, cankers, poor tree architecture, dead/failed branches due to various causes.

Tree #	Botanical Name	Common Name	Dia.	Type	Other Dia.	Condition	ON-SITE Regulated	Comments	Tree to Be Removed	REPLACEMENT RATIO:	Number of Replacement Trees Required Per. Ordinance?
1940	Juglans nigra	Black Walnut	30			Good	REGULATED		NO, OFF SITE		
1941	Juglans nigra	Black Walnut	30			Good	REGULATED		NO, OFF SITE		
1942	Juglans nigra	Black Walnut	30			Good	REGULATED		NO, OFF SITE		
1943	Juglans nigra	Black Walnut	33			Good	REGULATED		NO, OFF SITE		
1944	Juglans nigra	Black Walnut	6			Good	REGULATED		NO, OFF SITE		
1945	Juglans nigra	Black Walnut	7			Good	REGULATED		NO, OFF SITE		
1946	Juglans nigra	Black Walnut	8			Good	REGULATED		NO, OFF SITE		
1947	Juglans nigra	Black Walnut	7			Good	REGULATED		NO, OFF SITE		
1948	Juglans nigra	Black Walnut	7			Good	REGULATED		NO, OFF SITE		
1949	Prunus serotina	Black Cherry	28			Good	REGULATED		NO, OFF SITE		
1950	Juglans nigra	Black Walnut	8			Good	REGULATED		YES	Yes, Replacement Ratio 1:1	(1) 2.5" Caliper
1951	Juglans nigra	Black Walnut	6			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1952	Juglans nigra	Black Walnut	6			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1953	Juglans nigra	Black Walnut	8			Good	REGULATED		YES	Yes, Replacement Ratio 1:1	(1) 2.5" Caliper
1954	Acer negundo	Boxelder	41			Poor	REGULATED	Lost leader, broken large limb, rot	YES	No, species not valuable per Ordinance	
1955	Juglans nigra	Black Walnut	7			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1956	Juglans nigra	Black Walnut	6			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1957	Juglans nigra	Black Walnut	7			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1958	Acer negundo	Boxelder	32			Good	REGULATED		YES	No, species not valuable per Ordinance	
1959	Juglans nigra	Black Walnut	7			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1960	Juglans nigra	Black Walnut	8			Good	REGULATED		YES	Yes, Replacement Ratio 1:1	(1) 2.5" Caliper
1961	Juglans nigra	Black Walnut	33			Good	REGULATED		YES	No, below 8" D.B.H. per Ordinance	
1962	Juglans nigra	Black Walnut	9			Good	REGULATED		YES	Yes, Replacement Ratio 1:1	(1) 2.5" Caliper
1963	Juglans nigra	Black Walnut	10			Good	REGULATED		NO, OFF SITE		
1964	Juglans nigra	Black Walnut	11			Fair	REGULATED	Girdled by wire fence	NO, OFF SITE		
1965	Juglans nigra	Black Walnut	10			Good	REGULATED		NO, OFF SITE		
1966	Juglans nigra	Black Walnut	11	Twin	11	Good	REGULATED		NO, OFF SITE		
1967	Juglans nigra	Black Walnut	15			Good	REGULATED		NO, OFF SITE		
1968	Juglans nigra	Black Walnut	16			Fair	REGULATED	Heavy vines	NO, OFF SITE		
1969	Juglans nigra	Black Walnut	26			Good	REGULATED		NO, OFF SITE		
1970	Juglans nigra	Black Walnut	16			Good	REGULATED		NO, OFF SITE		
1971	Acer saccharum	Sugar Maple	15			Good	REGULATED		NO, OFF SITE		

**SUMMARY**

TOTAL NUMBER OF REGULATED TREES TO BE PRESERVED:	6
TOTAL NUMBER OF REGULATED TREES TO BE REMOVED:	4
NUMBER OF REGULATED TREES ON SITE BEFORE REMOVAL:	10
PERCENTAGE OF REGULATED TREES ON SITE AFTER REMOVAL:	60%
TOTAL NUMBER OF REPLACEMENT TREES REQUIRED:	4
PERCENTAGE OF REPLACEMENT TREE REQUIREMENT SATISFIED BY UP TO 50% OF BUFFERING AND SCREENING TREES ON SITE:	50%

**BEBOSS Engineering**  
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**DENTAL OFFICE & MIXED USE**  
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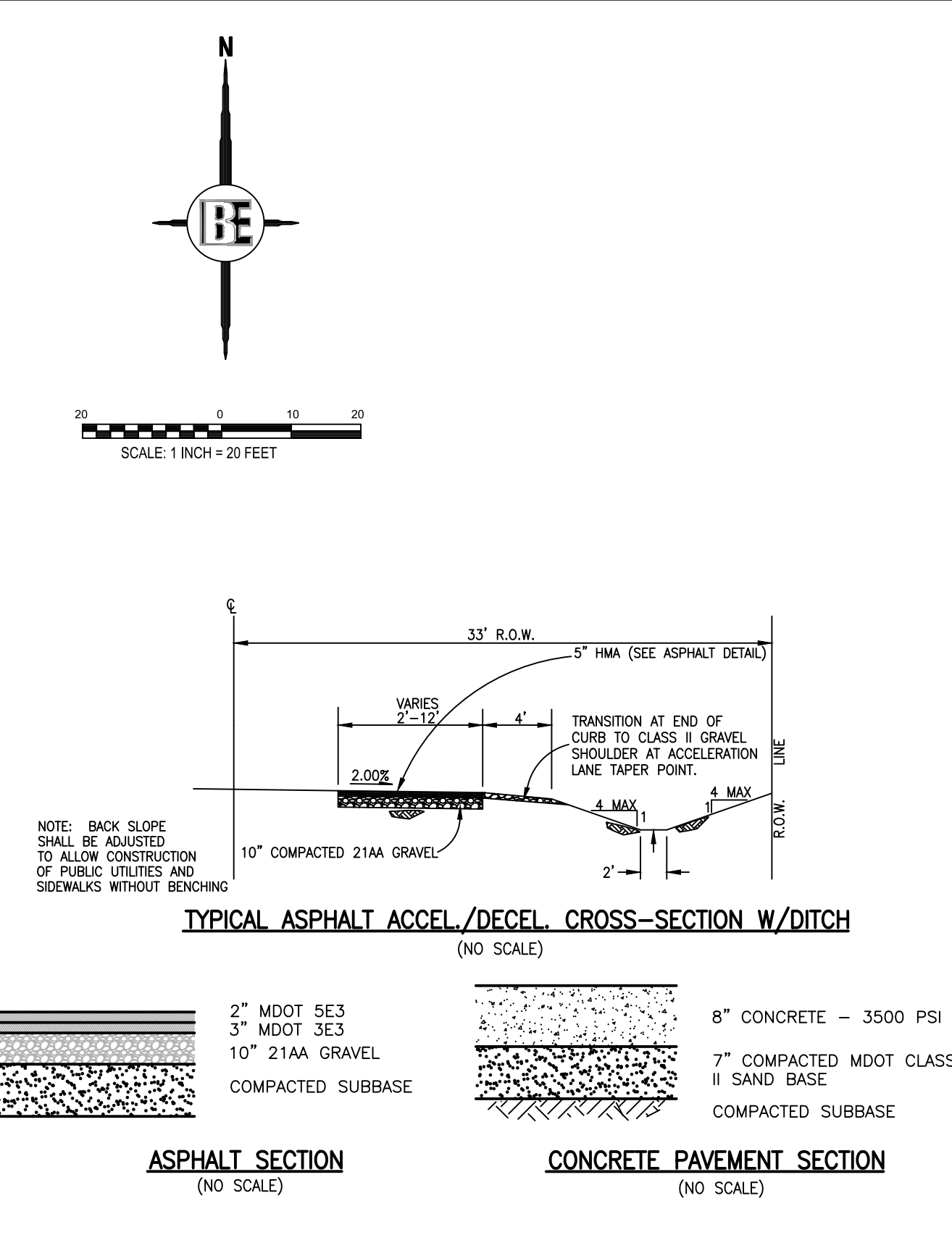
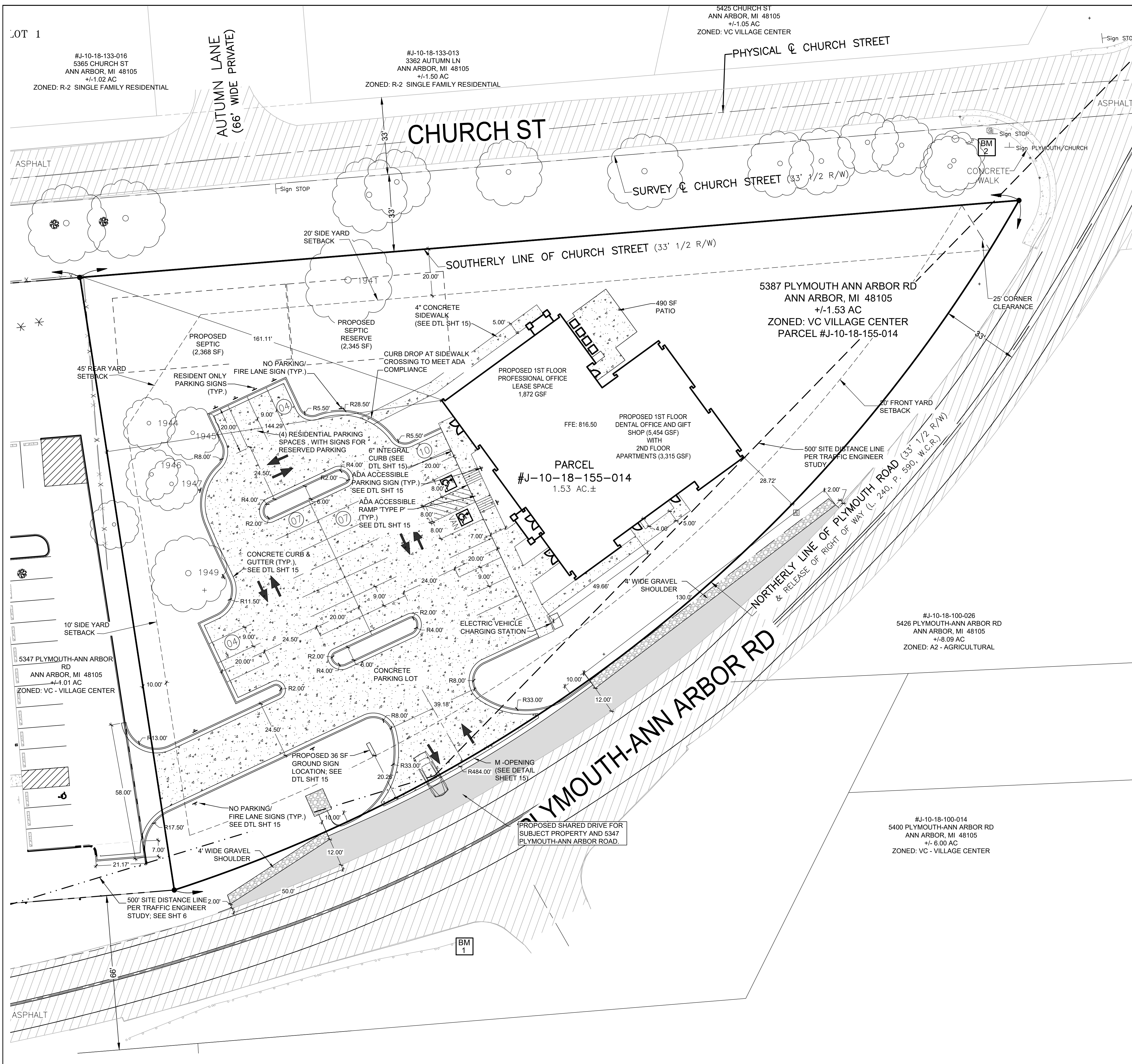
**TREE REMOVAL & PROTECTION PLAN**

PROJECT: [ ]  
PREPARED FOR: [ ]  
TITLE: [ ]  
DATE: 4/19/23

DESIGNED BY: JA  
DRAWN BY: JA  
CHECKED BY: BL  
SCALE: 1" = 30'  
JOB NO: 22-097  
DATE: 02/22/2023  
SHEET NO. 4

REVISION PER: [ ]  
DATE: [ ]





**SITE DATA:**

SUPERIOR TOWNSHIP, WASHTENAW COUNTY  
PARCEL # J-10-18-155-014  
5387 PLYMOUTH-ANN ARBOR RD  
ANN ARBOR, MI 48105  
1.53 AC +/-

ZONING: VC - VILLAGE CENTER  
USE: VACANT  
PROPOSED USE 1ST FLOOR: APPROX. 7,326 SF DENTAL OFFICE AND GIFT SHOP, TENANT PROFESSIONAL OFFICE SPACE  
PROPOSED USE 2ND FLOOR: APPROX. 3,315 SF (2) TWO BED, TWO BATH APARTMENTS

MIN. LOT AREA REQUIRED FOR ZONING: 20,000 SF  
TOTAL EX. LOT AREA: 1.53 AC +/- (-66,647 SF)  
MIN. LOT WIDTH: 100 FT TOTAL EXISTING LOT WIDTH: 401.58 FT  
MAX. GROUND FLOOR COVERAGE: 25% (GROUND FLOOR AREA OF BUILDINGS / NET LOT AREA AND EXPRESSED AS %)  
PROPOSED GROUND FLOOR COVERAGE: 7,326 SF / 66,647 = 11%  
MAX. FLOOR AREA RATIO: 0.50

MIN. SETBACKS REQUIRED: FRONT: MAX 35', MIN 20'  
PROPOSED SETBACKS: 28.72' (PLYMOUTH RD), 30.03' (CHURCH ST), 161.11' (REAR: 45', SIDES: 10' MIN, 20' TOTAL OF TWO 144.29' (WEST))

**PARKING CALCULATION:**

- DENTAL OFFICE - 1 SPACE PER ON-DUTY EMPLOYEE, PLUS ONE PER EXAMINATION OR TREATMENT ROOM.  
(DENTAL OFFICE: 2 FRONT DESK STAFF, 2 DOCTORS, 4 HYGIENIST, 2 ASSISTANTS, PLUS 6 TREATMENT ROOMS = 16 SPACES)
- LEASE SPACE (MEDICAL OFFICE SPACE 1,872 SF) - 1 SPACE PER ON-DUTY EMPLOYEE, PLUS ONE SPACE PER EXAM ROOM.  
(2 DOCTORS, 2 OFFICE STAFF, 2 EXAM ROOMS = 6 SPACES)
- MULTIPLE-FAMILY HOUSING: 1.5 SPACES PER DWELLING UNIT WITH UP TO TWO BEDROOMS (APARTMENTS: 2 UNITS x 1.5 SPACES = 3 SPACES)
- RETAIL SPACE (1 SPACE PER 250 SF FLOOR AREA 611 SF/250 SF = 2.4 ~ 3 SPACES)

SPACES REQUIRED: 16 + 6 + 3 + 3 = 28 SPACES  
SPACES PROVIDED: 32 SPACES INCLUDING 2 ADA SPACES

ACCORDING TO ARTICLE 3.208 CORNER CLEARANCE ZONES  
ANY INTERSECTION OF A PRIMARY ROADWAY AND A COLLECTOR OR LOCAL ROADWAY, MINIMUM CORNER CLEARANCE DISTANCE LONG R.O.W. IS 25 FEET.  
ACCORDING TO ARTICLE 7.304 SPECIAL DISTRICT REGULATIONS, VILLAGE CENTER DISTRICT:

E. LANDSCAPE STRIP REQUIRED ALONG CHURCH STREET SHALL BE LANDSCAPED TO SCREEN VIEWS OF PARKING LOTS AND SERVICE AREAS FROM CHURCH STREET AND PROPERTIES TO THE NORTH.  
F. DESIGN STANDARDS - VEHICULAR ACCESS TO CHURCH ST. A NON-RESIDENTIAL USE SHALL NOT HAVE VEHICULAR ACCESS TO CHURCH STREET.

TRASH PICKUP WILL BE CURBSIDE. DUMPSTER NOT REQUIRED.

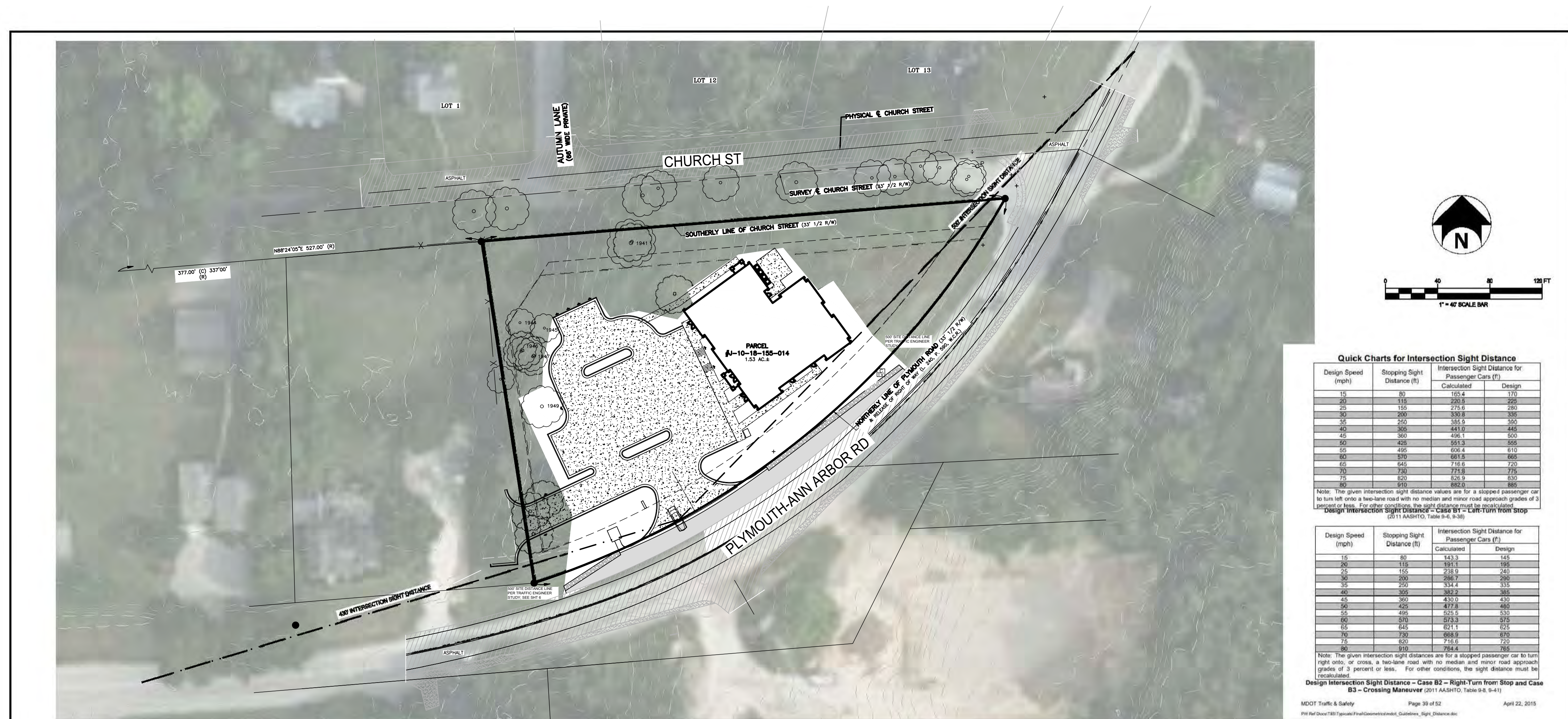
**SITE BENCHMARKS (NAVD88 DATUM):**  
-BM #1 = SET MAG NAIL WITH BOSS BM TAG ON TOP OF EAST GUARDRAIL POST, S/S PLYMOUTH-ANN ARBOR ROAD, WEST OF ENTRANCE TO 5400 PLYMOUTH-ANN ARBOR ROAD ("THE BORO"). ELEVATION = 820.49  
-BM #2 = SET MAG NAIL WITH BOSS BM TAG NW/S POWER POLE AT SOUTHWEST INTERSECTION OF PLYMOUTH-ANN ARBOR ROAD & CHURCH STREET. ELEVATION = 819.52

THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO RESPONSIBILITY SHALL BE ASSUMED FOR INACCURACIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF ALL UTILITIES CROSSINGS IN THE FIELD PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OR DEPTH DIFFERS SIGNIFICANTLY FROM THE PLANS.

BE BOSS Engineering  
Engineers Surveyors Planners Landscape Architects  
3121 E. GRAND RIVER AVE.  
HOWELL, MI. 48843  
517.546.4836 FAX 517.548.1670

PROJECT	DENTAL OFFICE & MIXED USE
PREPARED FOR	CASSINO BUILDING AND DEVELOPMENT 42723 VAN DYKE AVE STERLING HEIGHTS, MI 48314 586-332-4462
TITLE	SITE PLAN
DESIGNED BY:	JA
DRAWN BY:	JA
CHECKED BY:	BL
SCALE:	1" = 20'
JOB NO:	22-097
DATE:	02/22/2023
SHEET NO.	5





**Quick Charts for Intersection Sight Distance**

Design Speed (mph)	Stopping Sight Distance (ft)	Intersection Sight Distance for Passenger Cars (ft)	
		Calculated	Design
15	83	105.4	113
20	115	150.3	159
25	155	216.6	230
30	200	300.9	300
35	250	385.2	370
40	300	481.5	440
45	350	498.1	500
50	425	557.3	560
55	495	608.4	610
60	570	661.5	665
65	645	716.6	720
70	730	773.8	775
75	820	833.0	830
80	910	892.2	885

Note: The given intersection sight distance values are for a stopped passenger car to turn left onto a two-lane road with no median and minor road approach grades of 3 percent or less. For other conditions, the sight distance must be recalculated.

Design Speed (mph)	Stopping Sight Distance (ft)	Intersection Sight Distance for Passenger Cars (ft)	
		Calculated	Design
15	83	143.3	145
20	115	197.1	195
25	155	258.9	240
30	200	326.7	280
35	250	334.4	315
40	300	382.2	355
45	350	430.0	400
50	425	477.8	450
55	495	525.6	500
60	570	573.3	575
65	645	621.1	625
70	730	668.9	670
75	820	716.6	720
80	910	764.4	765

Note: The given intersection sight distance values are for a stopped passenger car to turn right onto or cross a two-lane road with no median and minor road approach grades of 3 percent or less. For other conditions, the sight distance must be recalculated.

Design Intersection Sight Distance - Case B2 - Right-Turn from Stop and Case B3 - Crossing Maneuver 2011 AASHTO, Table 9-8, 9-41

MDOT Traffic & Safety Page 39 of 52 April 22, 2015  
 #01 Ref Doc: 7807generalProfileConstructionSubmittal\_Sight\_Distance.dwg

# DENTAL OFFICE DEVELOPMENT

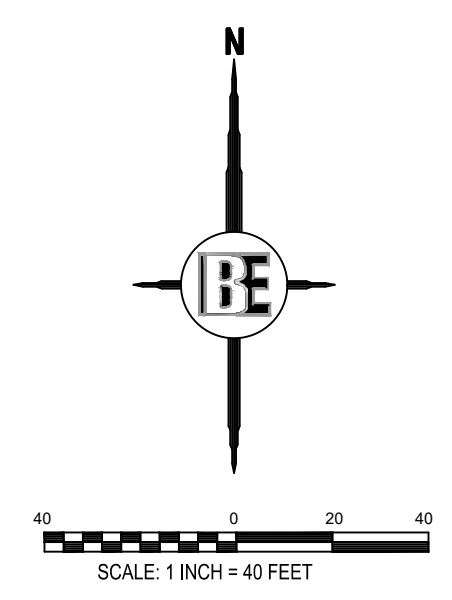
PLYMOUTH ROAD  
SUPERIOR TWP, MI



Bergmann Associates, Architects, Engineers, Landscape Architects & Surveyors, D.P.C.  
7050 West Saginaw Hwy.  
Suite 200  
Lansing, MI 48917

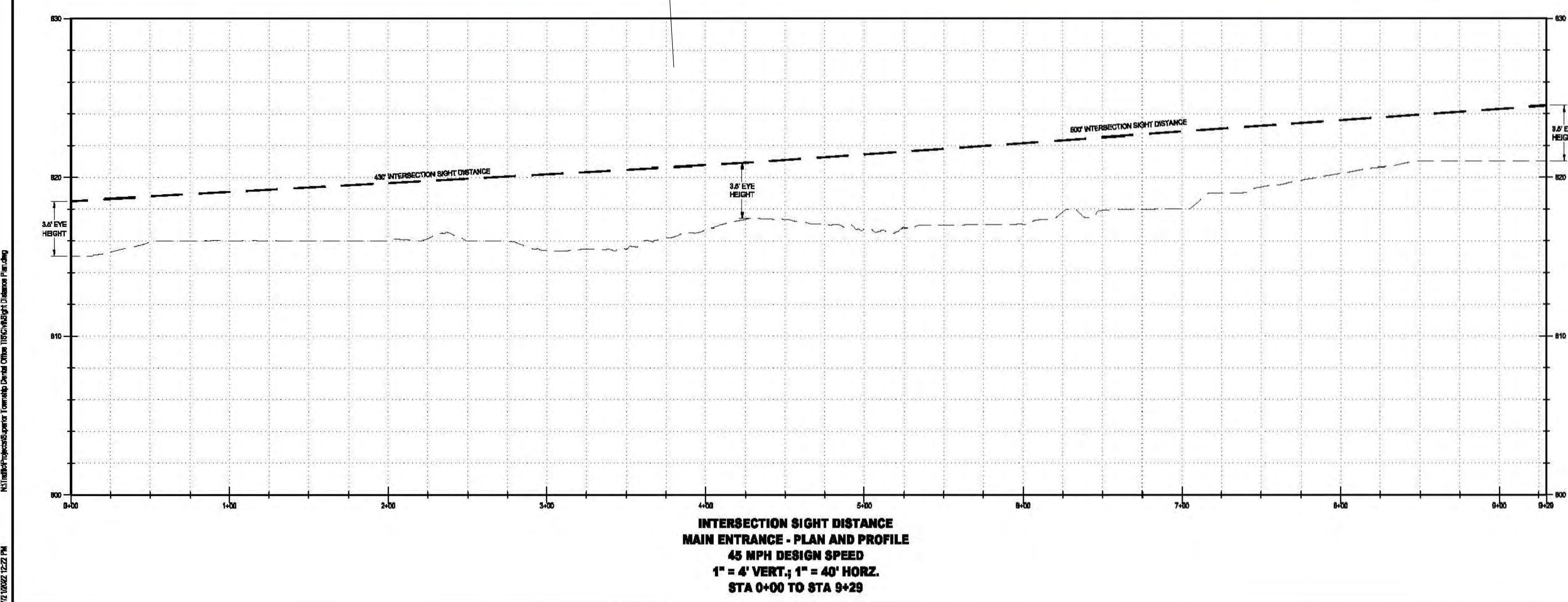
Office: 517.272.8435  
Fax: 517.272.9436  
www.bergmannpc.com

DATE	DESCRIPTION



THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO ASSURANCE IS MADE AS TO THE ACCURACY OF THESE UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF ALL UTILITIES CROSSING IN THE FIELD PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OR DEPTH DIFFERS SIGNIFICANTLY FROM THE PLANS.

BEFORE ANY WORK BEGINS, CALL MICHIGAN DIG 1-800-487-7171 or visit www.michigan.gov/dig



**Not For Construction**

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Prepared by	Checked by
P. FLURBAUM	P. FLURBAUM
I. GOSWAMI	I. GOSWAMI
DATE: SEPTEMBER 26, 2019	PROJECT NUMBER: 10006.00

COVER SHEET

**C000**

**SITE DISTANCE PER WASHTENAW COUNTY ROAD COMMISSION:**

PER WCRC PROCEDURES REGULATIONS FOR PERMIT ACTIVITIES FINAL 2021, 3.6.2 INTERSECTION SIGHT DISTANCE TRIANGLE, ACCORDING TO TABLES 4 AND 5 FOR 45 MPH ROADS:  
 - LEFT SITE DISTANCE IS 430 FEET (REPLACED BY 500 FEET AASHTO RULE)  
 - RIGHT SITE DISTANCE IS 500 FEET  
 PLYMOUTH ANN ARBOR ROAD IN THIS LOCATION IS 45 MPH

DRAWING PROVIDED BY TRAFFIC STUDY ENGINEERS: BERGMANN ARCHITECTS, ENGINEERS AND PLANNERS. SEE TRAFFIC MEMO DATED 8-19-22.

PER MEETING WITH WASHTENAW COUNTY ROAD COMMISSION OCTOBER 12, 2022 WHERE IT WAS AGREED BY APPLICANT AND WCRC THAT THE DRIVEWAY LOCATION IS ACCEPTABLE ONLY IF IT IS A SHARED DRIVE WITH NEIGHBORING PARCEL TO THE WEST (# J-10-18- 155-013).

**BEBOSS** Engineering  
Engineers Surveyors Planners Landscape Architects  
3121 E. GRAND RIVER AVE.  
HOWELL, MI. 48843  
517.546.4836 FAX 517.548.1670

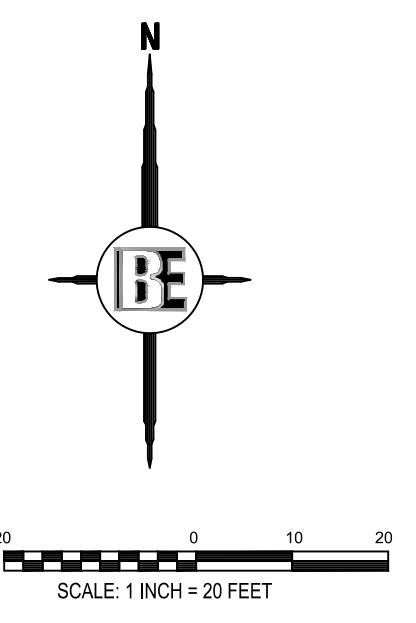
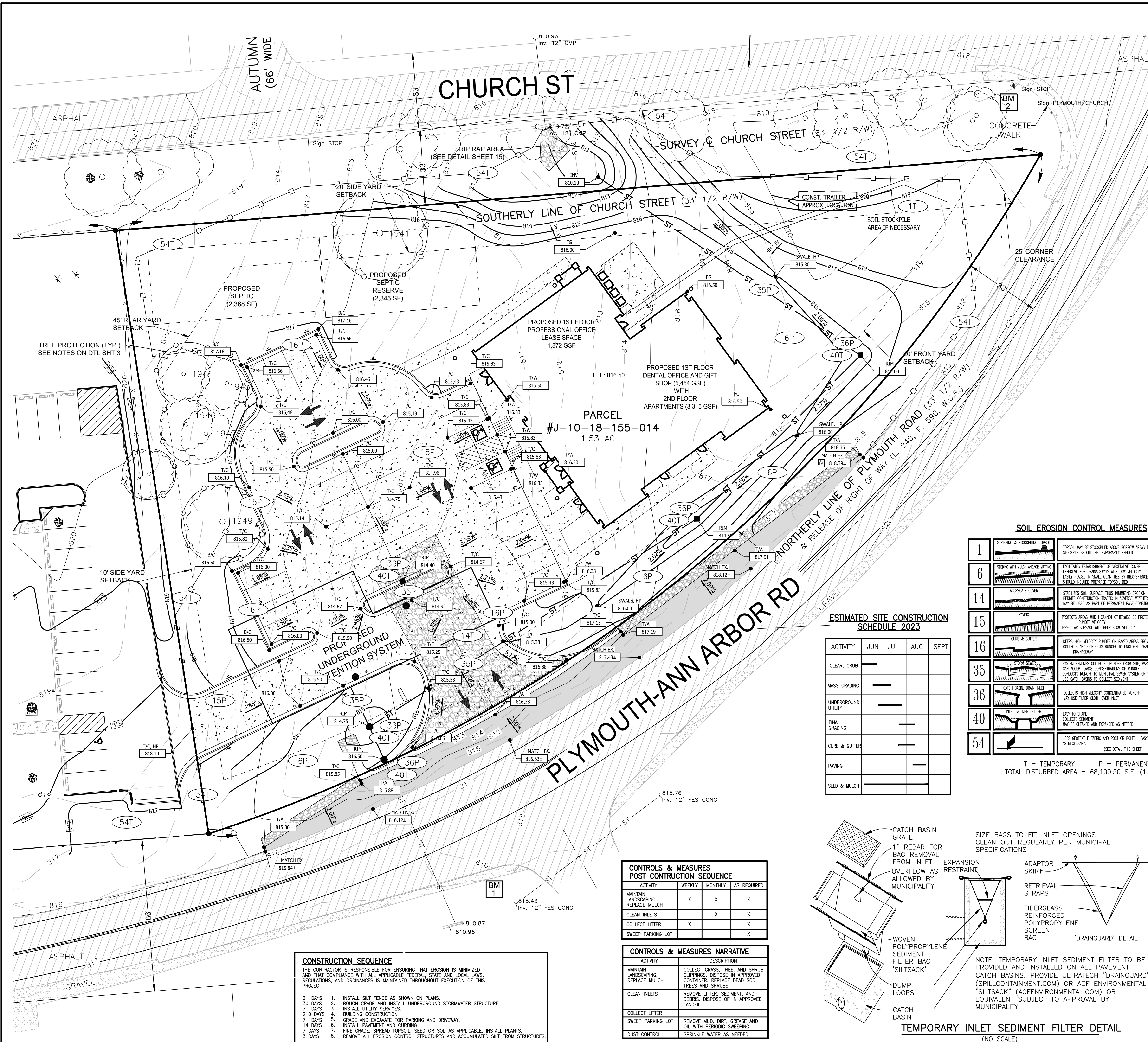
PROJECT: DENTAL OFFICE & MIXED USE  
PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
42723 VAN DYKE AVE  
STERLING HEIGHTS, MI 48314  
586-323-4462

TITLE: DRIVEWAY SITE DISTANCE PER TRAFFIC ENGINEER

NO	BY	DATE	REVISION PER
1	JA	4/19/23	SUPERIOR TWP, WCRC & WCRC

DESIGNED BY: JA  
 DRAWN BY: JA  
 CHECKED BY: BL  
 SCALE: 1" = 40'  
 JOB NO: 22-097  
 DATE: 02/22/2023  
 SHEET NO. **6**





THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO COMPLETENESS OR ACCURACY THEREOF. THE CONTRACTOR SHALL BE RESPONSIBLE FOR VERIFYING THE LOCATION AND DEPTH OF ALL UTILITIES CROSSINGS IN THE FIELD PRIOR TO CONSTRUCTION. THE APPROPRIATE PERMITS AND RECORDS SHALL BE OBTAINED FROM THE PLANNING DEPARTMENT OF THE CITY OF HOWELL, MICHIGAN.

BEFORE ANY DIG CALL MISS DIG 1-800-486-4836

**BEBOSS** Engineering  
 Engineers Surveyors Planners Landscape Architects  
 3121 E. GRAND RIVER AVE.  
 HOWELL, MI. 48843  
 517.546.4836 FAX 517.548.1670

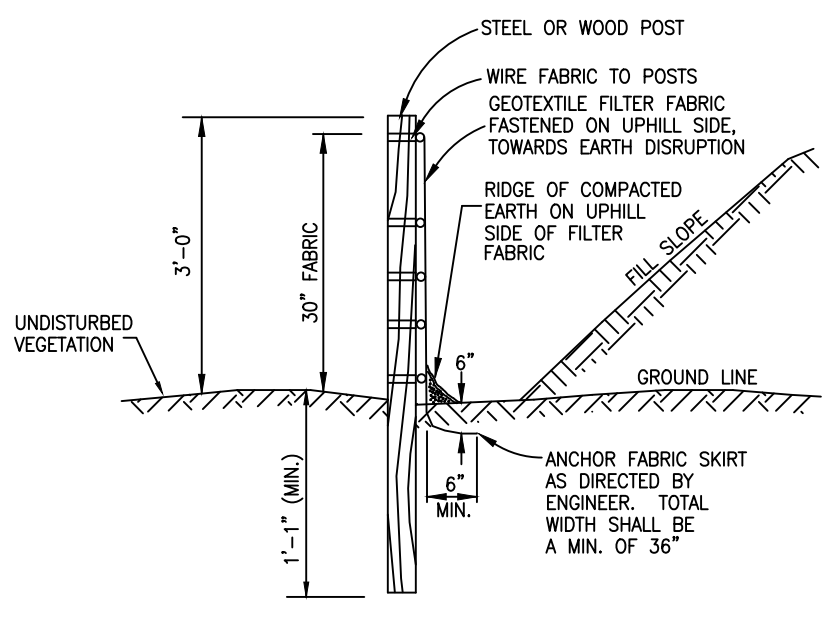
**DENTAL OFFICE & MIXED USE**  
 CASSINO BUILDING AND DEVELOPMENT  
 42722 VAN DYKE AVE  
 STERLING HEIGHTS, MI 48314  
 586-323-4462

PROJECT: DENTAL OFFICE & MIXED USE  
 PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
 TITLE: GRADING, DRAINAGE, & SESS PLAN  
 DESIGNED BY: JS  
 DRAWN BY: JS  
 CHECKED BY:  
 SCALE: 1" = 20'  
 JOB NO: 22-097  
 DATE: 02/22/2023  
 SHEET NO. 7

**SITE BENCHMARKS (NAVD88 DATUM):**  
 -BM 1 = BM BNT MAG TOP E GUARD RAIL POST  
 ELEV = 820.49 (NAVD88)  
 -BM 2 = 30 BNT MAG NW/S P POLE  
 ELEV = 819.52 (NAVD88)

**SOIL EROSION CONTROL MEASURES**

1	STRIPPING & STOCKPILING TOPSOIL	TOPSOIL MAY BE STOCKPILED ABOVE BORROW AREAS TO ACT AS A DIMENSION STOCKPILE SHOULD BE TEMPORARILY SEEDED
6	SEEDING WITH MULCH AND/OR MATING	FACILITATES ESTABLISHMENT OF VEGETATIVE COVER EFFECTIVE FOR DRAINAGES WITH LOW VELOCITY SOULS PLACED IN SMALL QUANTITIES BY INDEPENDENT PERSONNEL SHOULD INCLUDE PREPARED TOPSOIL BED
14	AGGREGATE COVER	STABILIZES SOIL SURFACE, THIS MINIMIZES EROSION PERMITS CONSTRUCTION TRAFFIC IN ADVERSE WEATHER MAY BE USED AS PART OF PERMANENT BASE CONSTRUCTION OF PAVED AREAS
15	PAVING	PROTECTS AREAS WHICH CANNOT OTHERWISE BE PROTECTED, BUT INCREASES RUNOFF VELOCITY IRREGULAR SURFACE WILL HELP SLOW VELOCITY
16	CURB & GUTTER	KEEPS HIGH VELOCITY RUNOFF ON PAVED AREAS FROM LEAVING PAVED SURFACE COLLECTS AND CONDUCTS RUNOFF TO ENCLOSED DRAINAGE SYSTEM OR PREPARED DRAINAGE
35	SLOW VELOCITY	SYSTEM REMOVES CONCENTRATED RUNOFF FROM SITE, PARTICULATED FROM PAVED AREAS CAN ACCEPT LARGE CONCENTRATIONS OF RUNOFF CONDUCTS RUNOFF TO MUNICIPAL SEWER SYSTEM OR STABILIZED OUTFALL LOCATION USE CATCH BASINS TO COLLECT SEDIMENT
36	CATCH BASIN (GRAN. INLET)	COLLECTS HIGH VELOCITY CONCENTRATED RUNOFF MAY USE FILTER CLOTH OVER INLET
40	INLET SEDIMENT FILTER	EASY TO SHAPE COLLECTS SEDIMENT MAY BE CLEANED AND EXPANDED AS NEEDED
54	DRAINAGE	USES GEOTEXTILE FABRIC AND POST OR POLES. EASY TO CONSTRUCT AND LOCATE AS NECESSARY. (SEE DETAIL THIS SHEET)

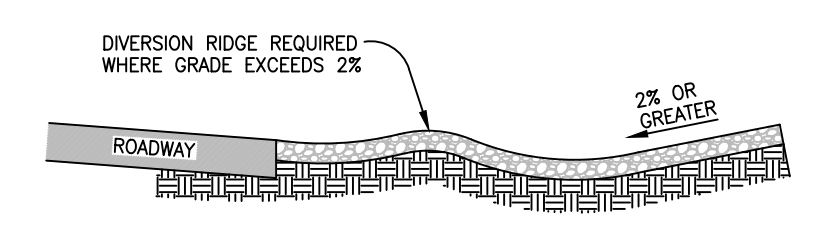


**SILT FENCE DETAIL**  
 NO SCALE  
 SILT FENCE SHALL BE A MINIMUM 36"

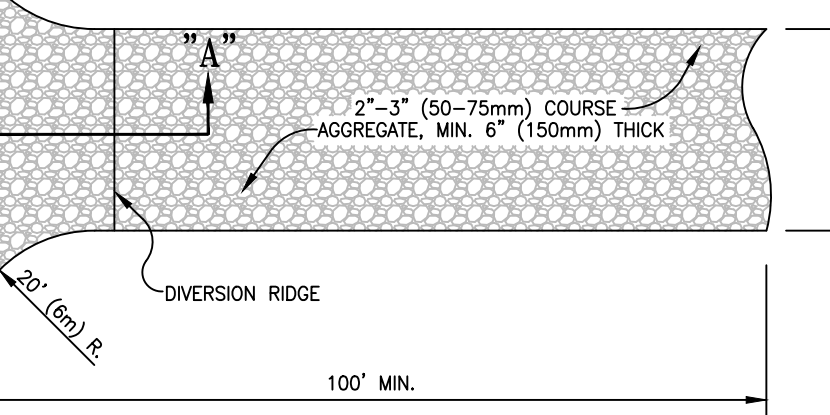
**ESTIMATED SITE CONSTRUCTION SCHEDULE 2023**

ACTIVITY	JUN	JUL	AUG	SEPT
CLEAR, GRUB	—	—	—	—
MASS GRADING	—	—	—	—
UNDERGROUND UTILITY	—	—	—	—
FINAL GRADING	—	—	—	—
CURB & GUTTER	—	—	—	—
PAVING	—	—	—	—
SEED & MULCH	—	—	—	—

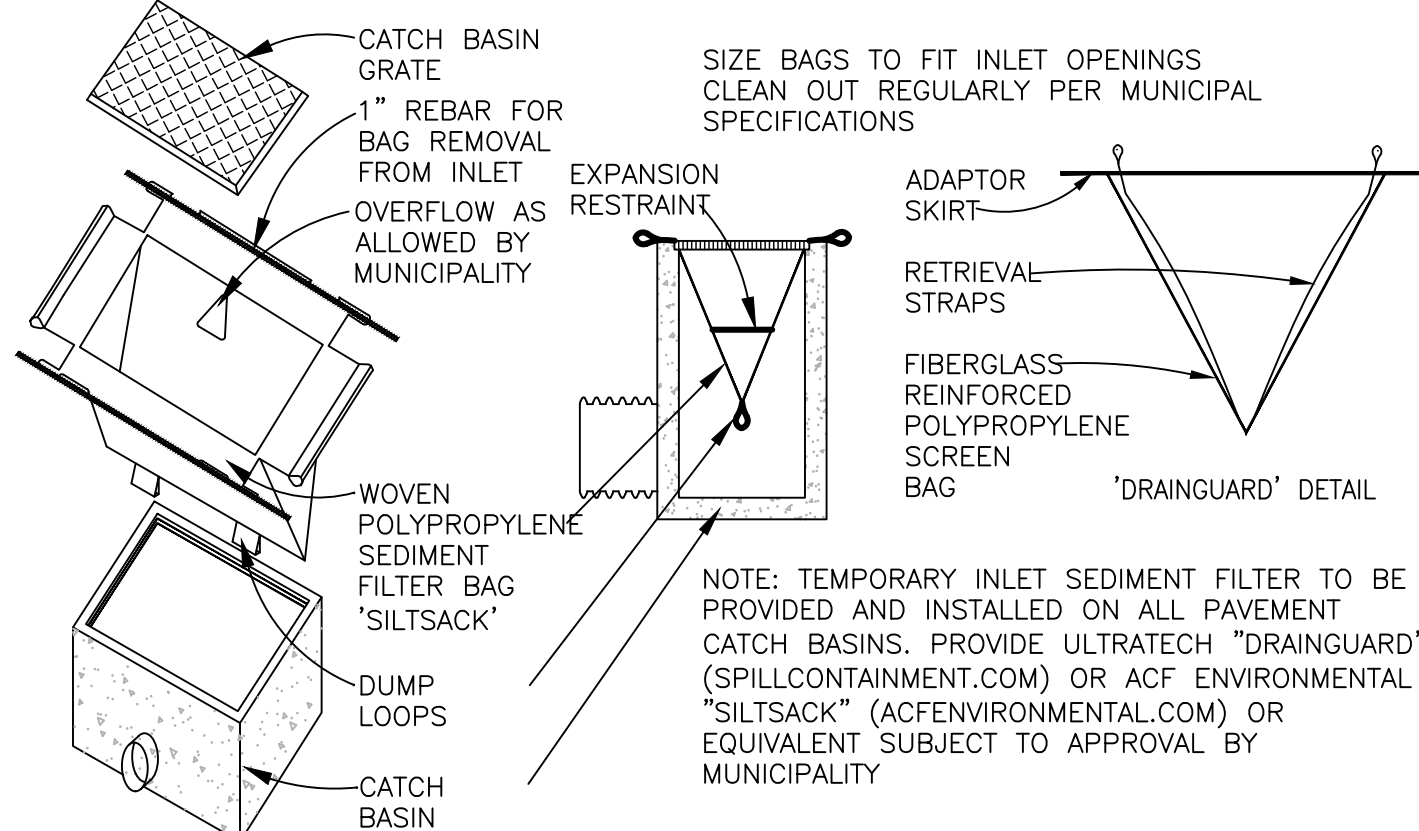
T = TEMPORARY P = PERMANENT  
 TOTAL DISTURBED AREA = 68,100.50 S.F. (1.56 AC)



**SECTION "A-A"**



**TEMPORARY GRAVEL TRACKING MAT DETAIL**  
 NO SCALE



**TEMPORARY INLET SEDIMENT FILTER DETAIL**  
 (NO SCALE)

**CONTROLS & MEASURES POST CONSTRUCTION SEQUENCE**

ACTIVITY	WEEKLY	MONTHLY	AS REQUIRED
MAINTAIN LANDSCAPING, REPLACE MULCH	X	X	X
CLEAN INLETS	X	X	X
COLLECT LITTER	X	X	X
SWEEP PARKING LOT	X	X	X

**CONTROLS & MEASURES NARRATIVE**

ACTIVITY	DESCRIPTION
MAINTAIN LANDSCAPING, REPLACE MULCH	COLLECT GRASS, TREE, AND SHRUB CLIPPINGS; DISPOSE IN APPROVED CONTAINER, REPLACE DEAD SOD, TREES AND SHRUBS.
CLEAN INLETS	REMOVE LITTER, SEDIMENT, AND DEBRIS; DISPOSE OF IN APPROVED LANDFILL.
COLLECT LITTER	REMOVE MUD, DIRT, GREASE AND OIL WITH PERIODIC SWEEPING.
SWEEP PARKING LOT	REMOVE MUD, DIRT, GREASE AND OIL WITH PERIODIC SWEEPING.
DUST CONTROL	SPRINKLE WATER AS NEEDED

**CONSTRUCTION SEQUENCE**

THE CONTRACTOR IS RESPONSIBLE FOR ENSURING THAT EROSION IS MINIMIZED AND THAT COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE AND LOCAL LAWS, REGULATIONS, AND ORDINANCES IS MAINTAINED THROUGHOUT EXECUTION OF THIS PROJECT.

NO.	ACTIVITY
1	INSTALL SILT FENCE AS SHOWN ON PLANS.
2	ROUGH GRADE AND INSTALL UNDERGROUND STORMWATER STRUCTURE
3	INSTALL UTILITY SERVICES.
4	BUILDING CONSTRUCTION
5	GRADE AND EXCAVATE FOR PARKING AND DRIVEWAY.
6	INSTALL PAVEMENT AND CURBS.
7	FINE GRADE, SPREAD TOPSOIL, SEED OR SOD AS APPLICABLE, INSTALL PLANTS.
8	REMOVE ALL EROSION CONTROL STRUCTURES AND ACCUMULATED SILT FROM STRUCTURES.







**GENERAL LANDSCAPE SPECIFICATIONS:**

- ALL PLANT MATERIAL SHALL CONFORM TO THE REQUIREMENTS AND SPECIFICATIONS OF THE GOVERNING MUNICIPALITY. ALL STOCK SHALL BE NURSERY GROWN, CONFORMING TO ANSI Z60.1 "AMERICAN STANDARD FOR NURSERY STOCK", AND IN ACCORDANCE WITH GOOD HORTICULTURAL PRACTICE. STOCK SHALL EXHIBIT NORMAL GROWTH HABIT AND BE FREE OF DISEASE, INSECTS, EGGS, LARVAE, AND DEFECTS SUCH AS KNOTS, SUN-SCALD, INJURIES, ABRASIONS, OR DISFIGUREMENT. ALL PLANT MATERIAL SHALL BE SUBJECT TO THE APPROVAL OF THE LANDSCAPE ARCHITECT.
  - ALL PLANT MATERIALS SHALL BE BALLED AND BURLAPPED OR CONTAINER STOCK. NO BARE ROOT STOCK IS PERMITTED. ALL PLANT BALLS SHALL BE FIRM, INTACT, AND SECURELY WRAPPED AND BOUND.
  - ALL PLANT BED MATERIALS SHALL BE EXCAVATED OF ALL BUILDING MATERIALS, OTHER EXTRANEOUS OBJECTS, AND POOR SOILS TO A MINIMUM DEPTH OF 12-INCHES AND BACKFILLED TO GRADE WITH SPECIFIED PLANTING MIX (SEE BELOW).
  - PLANTING MIXTURE SHALL CONSIST OF 5 PARTS TOPSOIL FROM ON-SITE (AS APPROVED), 4 PARTS COARSE SAND, 1 PART SPHAGNUM PEAT MOSS (OR APPROVED COMPOST), AND 5 LBS OF SUPERPHOSPHATE FERTILIZER PER CU. YD. OF MIX. INGREDIENTS SHALL BE THOROUGHLY BLENDED FOR UNIFORM CONSISTENCY.
  - ALL PLANT BEDS AND INDIVIDUAL PLANTS, NOT OTHERWISE NOTED SHALL BE MULCHED WITH A 4-INCH LAYER OF SHREDDED BARK MULCH. EDGE OF MULCH BEDS AS SHOWN, DECIDUOUS TREES IN LAWN AREAS SHALL RECEIVE A 5-FIT DIAMETER CIRCLE OF MULCH AND CONIFER TREES 8-FIT (PLANTED CROWN OF TREE) UNLESS OTHERWISE NOTED.
  - LANDSCAPE STONE SHALL BE INSTALLED WHERE NOTED OR INDICATED (HATCHED). STONE SHALL BE 3/4"-1 1/4" WASHED RIVER GRAVEL OR AS SELECTED AND SHALL BE INSTALLED TO A MINIMUM DEPTH OF 3-INCHES.
  - ALL LANDSCAPE BEDS, UNLESS OTHERWISE NOTED SHALL BE INSTALLED OVER WEED BARRIER FABRIC - WATER PERMEABLE FILTRATION FABRIC OF NON-WOVEN POLYPROPYLENE OR POLYESTER FABRIC. FABRIC SHALL BE OF SUITABLE THICKNESS FOR APPLICATION.
  - ALL PLANTS AND PLANT BEDS SHALL BE THOROUGHLY WATERED UPON COMPLETION OF PLANTING AND STAKING OPERATIONS.
  - THE CONTRACTOR SHALL GUARANTEE ALL PLANT MATERIALS FOR A PERIOD OF 1 YEAR FROM THE DATE THE WORK IS ACCEPTED. IN WRITING, BY THE LANDSCAPE ARCHITECT. THE CONTRACTOR SHALL REPLACE, WITHOUT COST TO THE OWNER, WITHIN A SPECIFIED PERIOD OF TIME, ALL DEAD PLANTS, AND ALL PLANTS NOT IN A VIGOROUS, THRIVING CONDITION, AS DETERMINED BY THE LANDSCAPE ARCHITECT DURING AND AT THE END OF THE GUARANTEE PERIOD. REPLACEMENT STOCK SHALL CONFORM TO THE ORIGINAL SPECIFICATIONS.
  - EDGING SHALL BE PROVIDED FOR ALL LANDSCAPE BEDS NOT ADJACENT TO CONCRETE PAVEMENT. EDGING SHALL BE BLACK ALUMINUM EDGING, 3/16-INCH X 4-INCH. INSTALL PER MANUFACTURER'S INSTRUCTIONS. ALL EDGING SHALL BE INSTALLED IN STRAIGHT LINES OR SMOOTH CURVES WITHOUT IRREGULARITIES.
  - SOD SHALL BE DENSE, WELL ROOTED TURF, FREE OF WEEDS. IT SHALL BE COMPRISED OF A BLEND OF AT LEAST TWO KENTUCKY BLUE GRASSES AND ONE FESCUE. IT SHALL HAVE A UNIFORM THICKNESS OF 3/4-INCH AT TIME OF PLANTING, AND CUT IN UNIFORM STRIPS NOT LESS THAN 10-INCHES BY 18-INCHES. SOD SHALL BE KEPT MOIST AND LAID WITHIN 36-HOURS AFTER CUTTING.
- IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH A DENSE LAWN OF PERMANENT GRASSES, FREE OF LUMPS AND DEPRESSIONS. ALL SODDED AREAS THAT BROWN-OUT OR HAVE NOT FIRMLY KNITTED TO THE SOIL BASE WITHIN A PERIOD OF 1 MONTH SHALL BE REPLACED BY THE CONTRACTOR, AT NO COST TO THE OWNER.
- ALL AREAS OF THE SITE THAT BECOME DISTURBED DURING CONSTRUCTION AND ARE NOT TO BE PAVED, STONED, LANDSCAPED, OR SODDED SHALL BE SEEDED AND MULCHED. SEE MIXTURE SHALL BE AS FOLLOWS:  
 KENTUCKY BLUEGRASS (CHOOSE 3 VARIETIES - ADELPHI, RUBY, GLADE, OR PARADE) 30%  
 RUBY RED OR DAWSON RED FINE FESCUE 30%  
 ATLANTA RED FESCUE 20%  
 PENNINE PERENNIAL RYE 20%  
 THE ABOVE SEED MIXTURE SHALL BE SOWN AT A RATE OF 250 LBS PER ACRE. PRIOR TO SEEDING, THE TOPSOIL SHALL BE FERTILIZED WITH A COMMERCIAL FERTILIZER WITH A 10-0-10 ANALYSIS:  
 10% NITROGEN - MIN 25% FROM A UREA FORMALDEHYDE SOURCE  
 0.5% PHOSPHATE  
 10% POTASH - SOURCE POTASSIUM SULFATE OR POTASSIUM NITRATE  
 THE FIRST FERTILIZER APPLICATION SHALL BE AT A RATE OF 10 LBS PER 1000 SQ FT OF BULK FERTILIZER.  
 IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO ESTABLISH A DENSE LAWN OF PERMANENT GRASSES, FREE OF LUMPS AND DEPRESSIONS. ANY PART OF THE AREA THAT FAILS TO SHOW A UNIFORM GERMINATION SHALL BE RE-SEEDED AND SUCH RE-SEEDING SHALL CONTINUE UNTIL A DENSE LAWN IS ESTABLISHED. DAMAGE TO SEEDED AREAS RESULTING FROM EROSION SHALL BE REPAIRED BY THE CONTRACTOR.
  - ALL AREAS OF THE SITE SCHEDULED FOR SEEDING OR SODDING SHALL FIRST RECEIVE A 6-INCH LAYER OF CLEAN, FRABLE TOPSOIL. THE SOIL SHALL BE DISCED AND SHALL BE GRADED IN CONFORMANCE WITH THE GRADING PLAN.
  - IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO VERIFY THE LOCATION OF ALL UTILITIES AND TO INFORM THE LANDSCAPE ARCHITECT OF ANY CONFLICTS PRIOR TO COMMENCING LANDSCAPING.

**LANDSCAPE CALCULATIONS:**  
**PER SUPERIOR TOWNSHIP ZONING ORDINANCE**  
**LANDSCAPING:**  
 TRANSITION BUFFER REQUIRED WHERE OFFICE AND COMMERCIAL USES ADJUT A LOT IN A RESIDENTIAL ZONING DISTRICT  
 20 FT MIN. WIDTH TRANSITION STRIP  
 IN VILLAGE CENTER DISTRICT, THIS BUFFER CAN BE 50% OF THE WIDTH REQUIRED = 10 FT WIDE  
 BUFFER SHALL BE PROVIDED ALONG EVERY LOT LINE, EXCEPT A FRONT LOT LINE WHICH IS CONTIGUOUS TO OR ACROSS THE STREET FROM A LOT IN SUCH DISTRICT (THIS PARCEL: ALONG CHURCH STREET)

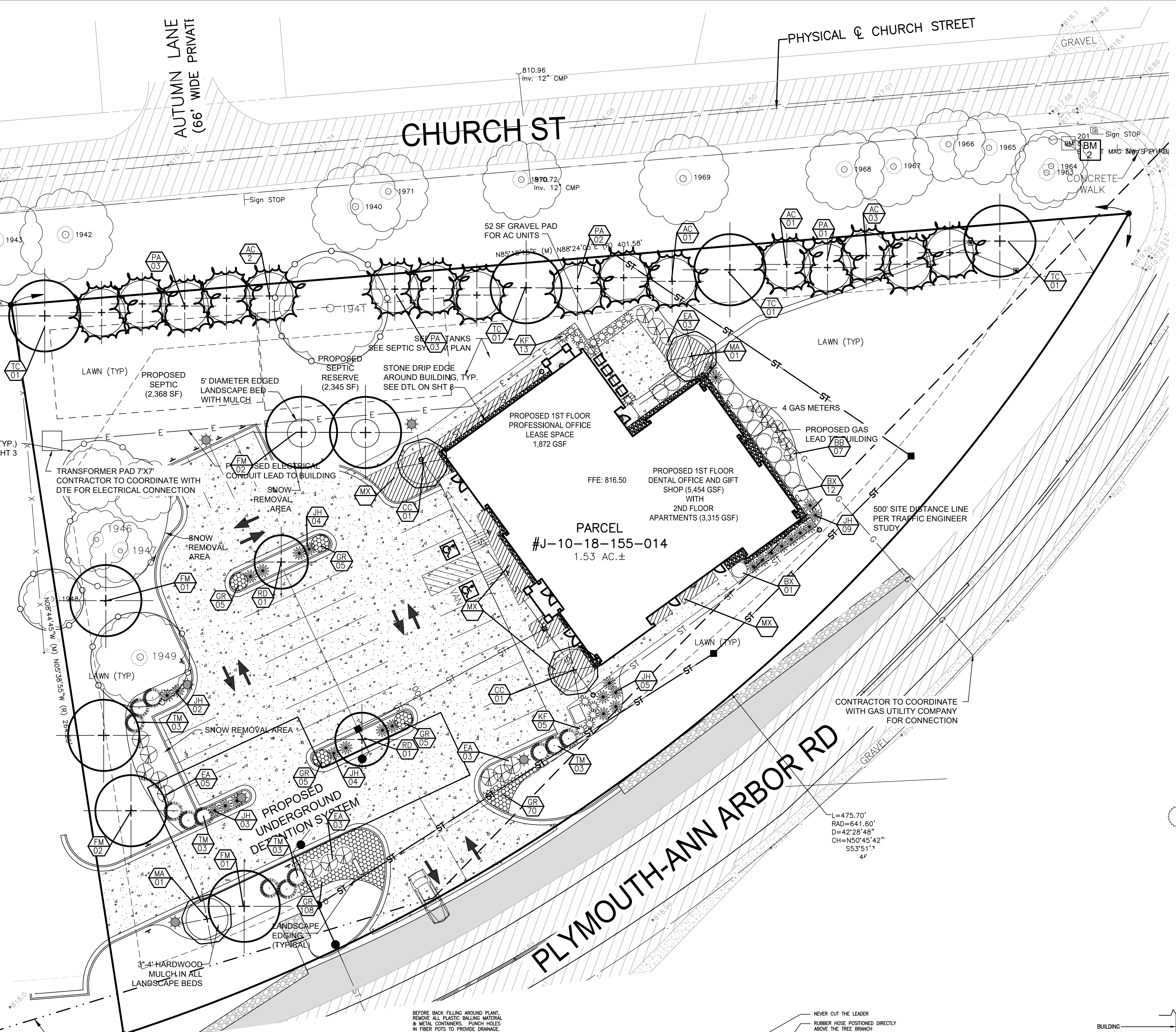
LANDSCAPING STRIP AT LEAST 20 FT WIDE SHALL BE PROVIDED ALONG AND ADJACENT TO THE FRONT PROPERTY LINE, ALONG ALL STREET FRONTAGES, AND SHALL EXTEND ACROSS THE ENTIRE WIDTH OF THE LOT. SUBJECT TO THE FOLLOWING:  
 - NO PARKING AREA, SIDEWALK OR SIMILAR IMPROVEMENT LOCATED IN THIS AREA  
 GREENBELTS:  
 REQUIRED WITHIN THE FRONT SETBACK AREA FOR PARKING LOTS AND AROUND NON-RESIDENTIAL PARKING LOT WITHIN 100' OF A RESIDENTIAL DISTRICT:  
 - WIDTH: 15' WIDE IN FRONT YARD SETBACK, AND NOT LESS THAN 10' ELSEWHERE  
 - ONE TREE PER 20' OF STREET FRONTAGE: 265 LF/20 = 14 TREES REQUIRED, 19 PROVIDED  
 - 1/2 OF THE TREES SHALL BE EVERGREENS  
 - ONE SHRUB 24" HIGH (MIN) PER 10' OF STREET FRONTAGE: 265 LF/10 = 27 SHRUBS REQUIRED, 28 SHRUBS PROVIDED AROUND PARKING

WITHIN PARKING LOTS WHICH CONTAIN 20 OR MORE PARKING SPACES:  
 15 SF PER PARKING SPACE: 32 SPACES \* 15 SF = 480 SF  
 REQUIRED AREA PER ISLAND: 180 SF WITH ONE DECIDUOUS TREE PLANTING REQUIRED  
 PROVIDED: TOTAL AREA PROVIDED WITHIN PARKING LOT 549 SF AND 2 DECIDUOUS TREES

GREENBELT PROVIDED ON NORTH PROPERTY LINE: EVERGREEN SCREENING WITH 16 PROPOSED EVERGREEN TREES AND 4 PROPOSED DECIDUOUS TREES AND 1 EXISTING ELM TREE.

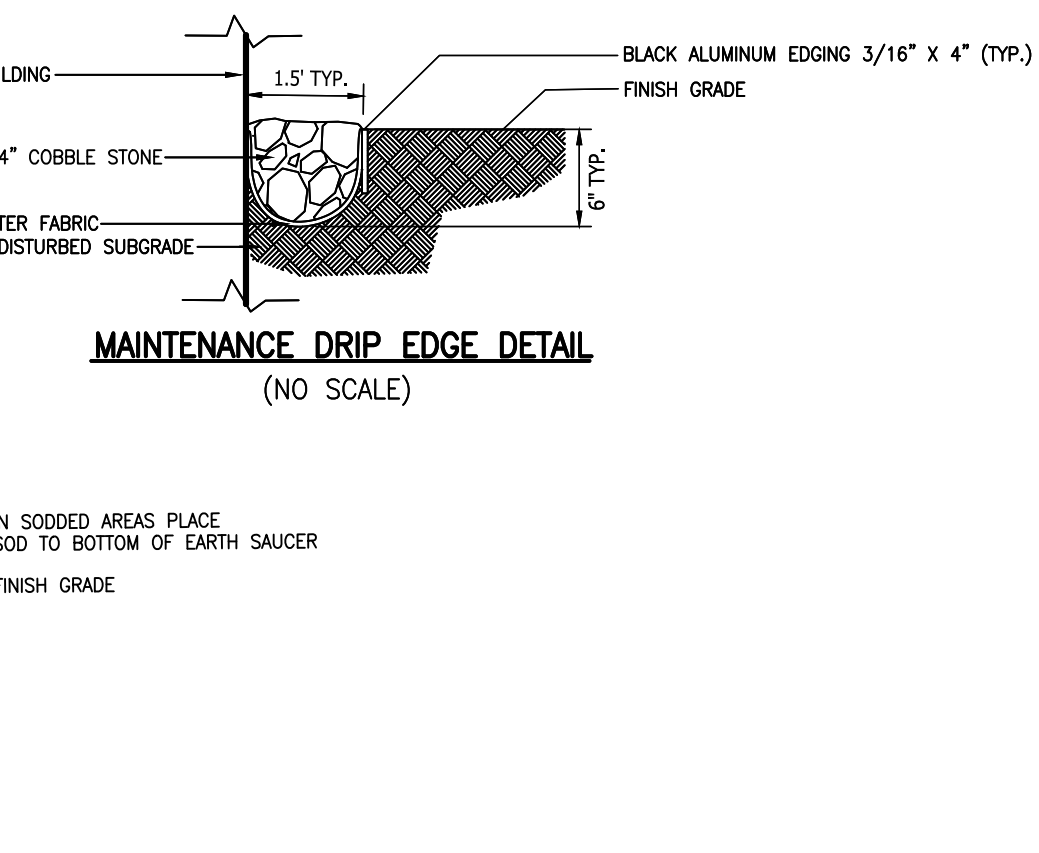
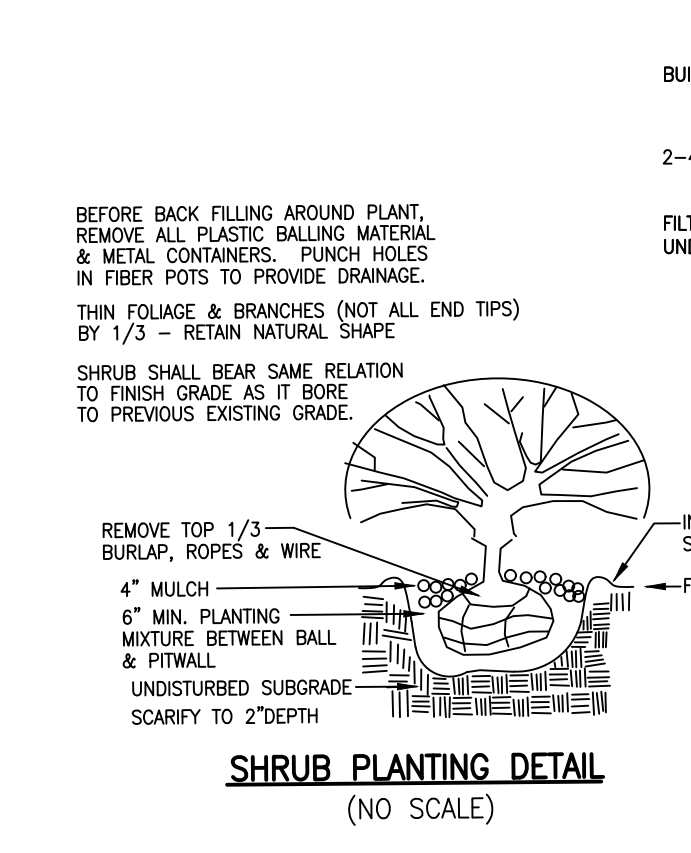
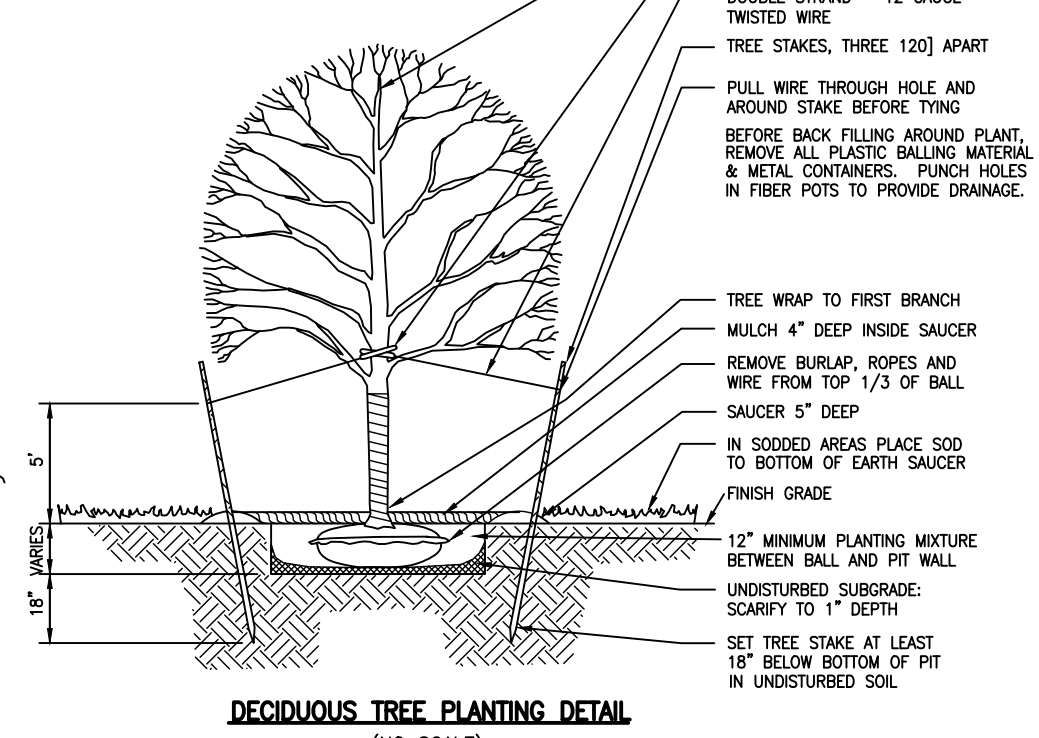
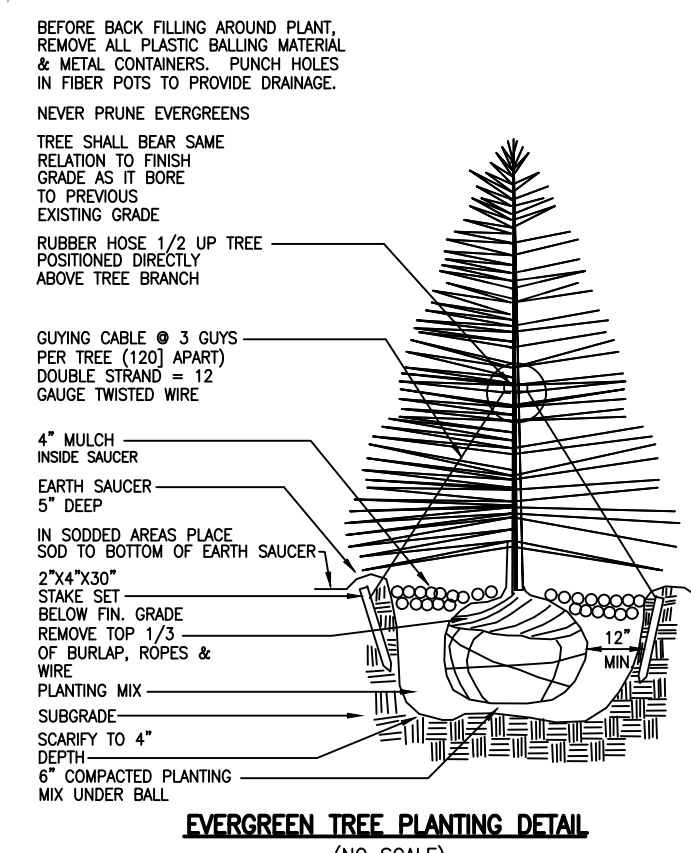
REPLACEMENT TREES REQUIRED: (4)  
 50% OF (4) REQUIRED REPLACEMENT TREES ARE SATISFIED BY SCREENING/BUFFER REQUIREMENTS ABOVE = (2) DECIDUOUS TREES OUTSIDE OF PARKING LOT, REMAINING 2 REPLACEMENT TREES PROVIDED OUTSIDE OF PARKING LOT

REPLACEMENT TREE REQUIREMENT IS SATISFIED.



**LANDSCAPE PLANT LIST**

KEY	QUAN.	BOTANICAL NAME	COMMON NAME	SIZE	REMARK
<b>SHRUBS</b>					
BB	07	Hydrangea paniculata 'Bobo'	Bobo Panicle Hydrangea	24" ht.	Cont.
BX	13	Buxus microphylla 'Wintergem'	Wintergem Boxwood	30" ht.	Cont.
EA	14	Euonymus alatus 'Compactus'	Dwarf Burning Bush	24" ht.	Cont.
JH	29	Juniperus horizontalis	Creeeping Juniper	18" ht.	Cont.
TM	12	Taxus x media 'Danielformis'	Dense Japanese Yew	30 ht.	Cont.
<b>DECIDUOUS AND EVERGREEN TREES</b>					
AC	06	Abies concolor	White Fir	8' ht.	B & B
CC	02	Cercis canadensis	Eastern Redbud	2.0' col.	B & B
FM	05	Acer x freemontii 'Jefferson'	Autumn Blaze Maple	2.5' col.	B & B
RD	02	Acer rubrum 'Armstrong'	'Armstrong' Red Maple	2.5' col.	B & B
MA	02	Molus x 'JFS-KW5'	Royal Raindrops Flowering Crabapple	2.0' col.	B & B
PA	09	Picea abies	Norway Spruce	8' ht.	B & B
TC	04	Tilia cordata 'Greenspire'	Greenspire Littleleaf Linden	2.5' col.	B & B
<b>PERENNIALS</b>					
KF	18	Calamagrostis x acutiflora 'Karl Foerster'	Karl Foerster Feather Reed Grass	1 gal.	Cont.
GR	178	Geranium 'Rozanne'	Hardy Geranium, Cranestill, planted 18" O.C.	1 gal.	Cont.
MX	680	Perennial Mix (TBD) 1,575 SF	Mix of perennials suitable to the site, planted 18" O.C. and selected by landscape contractor	1 gal.	Cont.



**LEGEND**

PROPOSED (PR)	EXISTING (EX)	CONTOUR
FF	FF	SPOT ELEVATION
FG	FG	FINISHED FLOOR ELEVATION
T/A	T/A	TOP OF ASPHALT
T/C	T/C	TOP OF CURB / CONCRETE
T/W	T/W	TOP OF WALK
F/L	F/L	FLOW LINE
T/P	T/P	TOP OF PIPE
B/P	B/P	BOTTOM OF PIPE
RM	RM	RIM ELEVATION
INV	INV	INVERT ELEVATION
MH	MH	MANHOLE STRUCTURE
IN	IN	INLET STRUCTURE
CB	CB	CATCHBASIN STRUCTURE
RY	RY	REARWARD STRUCTURE
ES	ES	END-SECTION
GV	GV	GATEVALVE STRUCTURE
HY	HY	HYDRANT
UP	UP	UTILITY POLE
SN	SN	SANITARY SEWER
SL	SL	SANITARY LEAD
FM	FM	FORCE MAIN
PS	PS	PRESSURE SEWER
ST	ST	STORM SEWER
WM	WM	WATER MAIN
WL	WL	WATER LEAD
FO	FO	FIBER OPTIC
OH	OH	OVERHEAD WIRE
C	C	CABLE
E	E	ELECTRIC
G	G	GAS
T	T	TELEPHONE
X	X	FENCE
SLT	SLT	SLT FENCE
W	W	WETLAND BOUNDARY
L	L	LIMITS OF GRADING/CLEARING
M	M	MANHOLE
I	I	INLET / CATCHBASIN
F	F	FLARED END-SECTION
G	G	GATE VALVE
H	H	HYDRANT
U	U	UTILITY POLE
S	S	SIGN
N	N	NOT FIELD VERIFIED TO BE REMOVED
TSR	TSR	SANITARY SEWER LABEL
SM	SM	STORM SEWER LABEL
WM	WM	WATER MAIN LABEL
SE	SE	SOIL EROSION CONTROL MEASURE (P=PERMANENT, T=TEMPORARY)
CON	CON	CONCRETE
ASP	ASP	ASPHALT
MCD	MCD	MODIFIED CURB

**LANDSCAPE LEGEND**

EXISTING DECIDUOUS TREE	PROPOSED DECIDUOUS TREE
PROPOSED CONIFER TREE	PROPOSED ORNAMENTAL TREE
PROPOSED CONIFER SHRUBS	PROPOSED DECIDUOUS SHRUB
PROPOSED PERENNIAL GRASS	PROPOSED LOW EVERGREEN SHRUB
PROPOSED PERENNIAL MIX (SELECTED BY CONTRACTOR)	PROPOSED STONE DRIP EDGE (SEE DTL FOR INSTALLATION)
PROPOSED GERANIUM 'ROZANNE' GROUNDCOVER	PROPOSED TREE PROTECTION

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**LANDSCAPE PLAN**

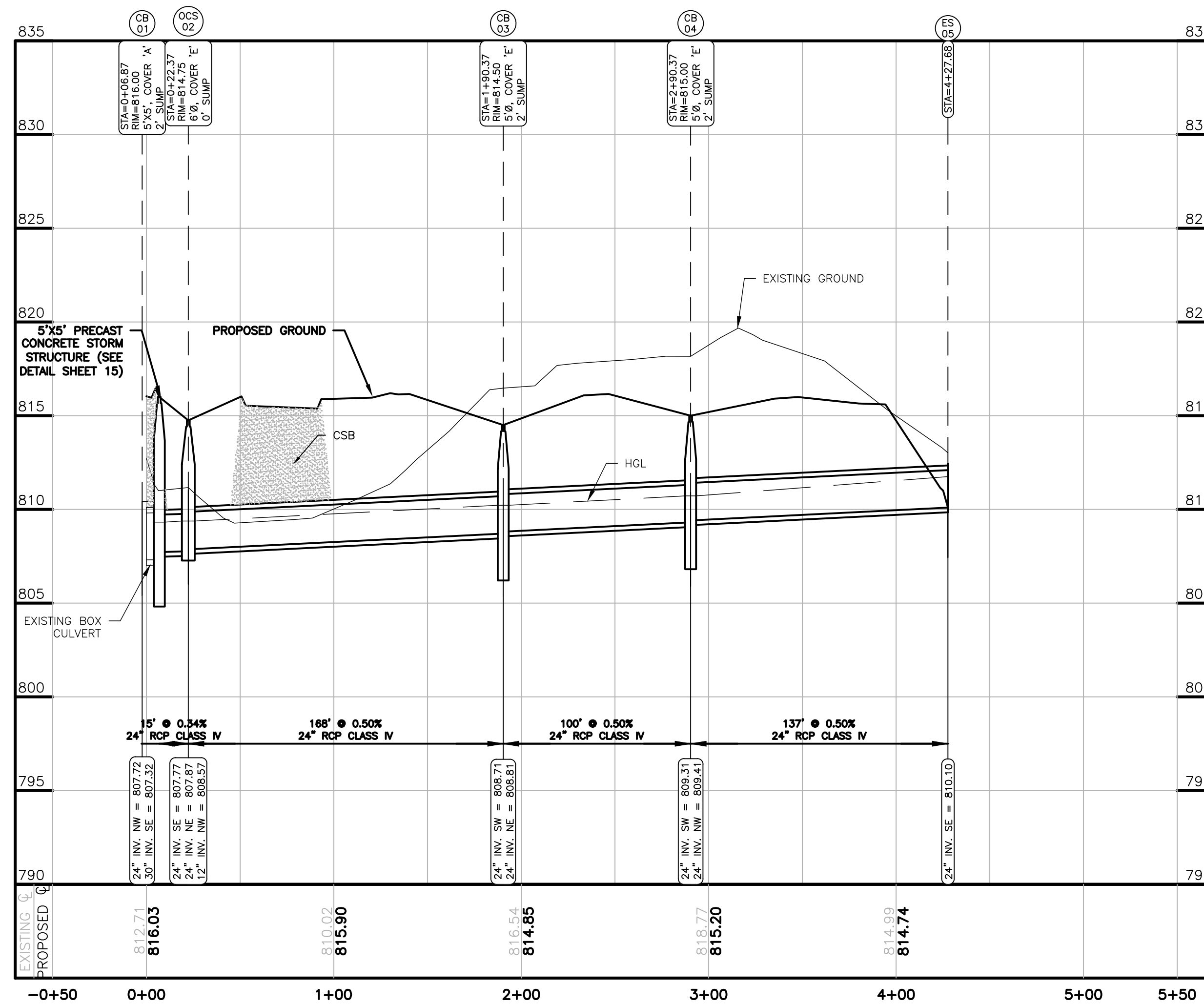
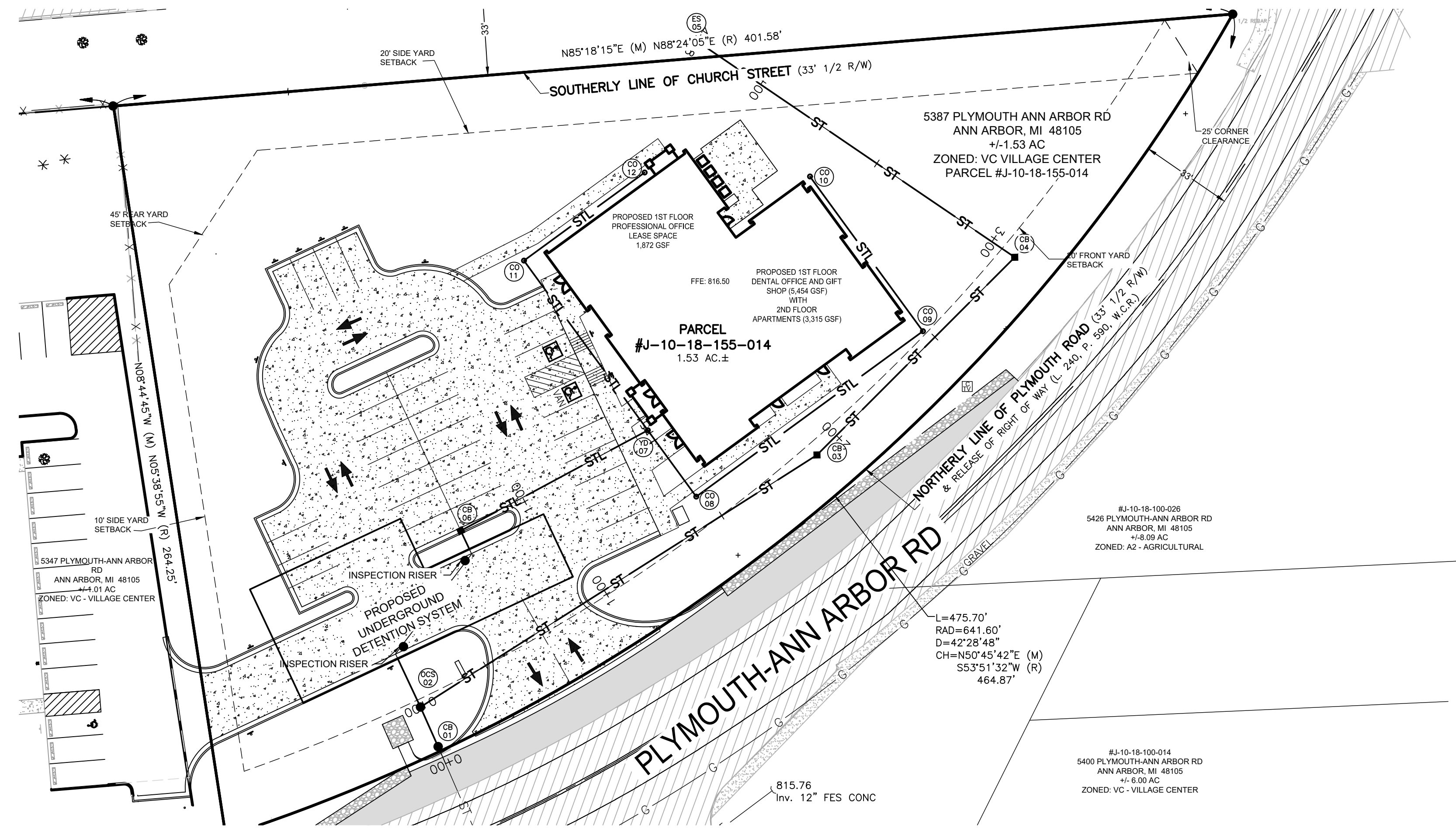
PROJECT: DENTAL OFFICE & MIXED USE  
 PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
 42723 VAN DYKE AVE  
 STELLING HEIGHTS, MI 48314  
 586-323-4602

DESIGNED BY: JA  
 DRAWN BY: JA  
 CHECKED BY:  
 SCALE: 1" = 20'  
 JOB NO: 22-097  
 DATE: 2/22/2023  
 SHEET NO. 9

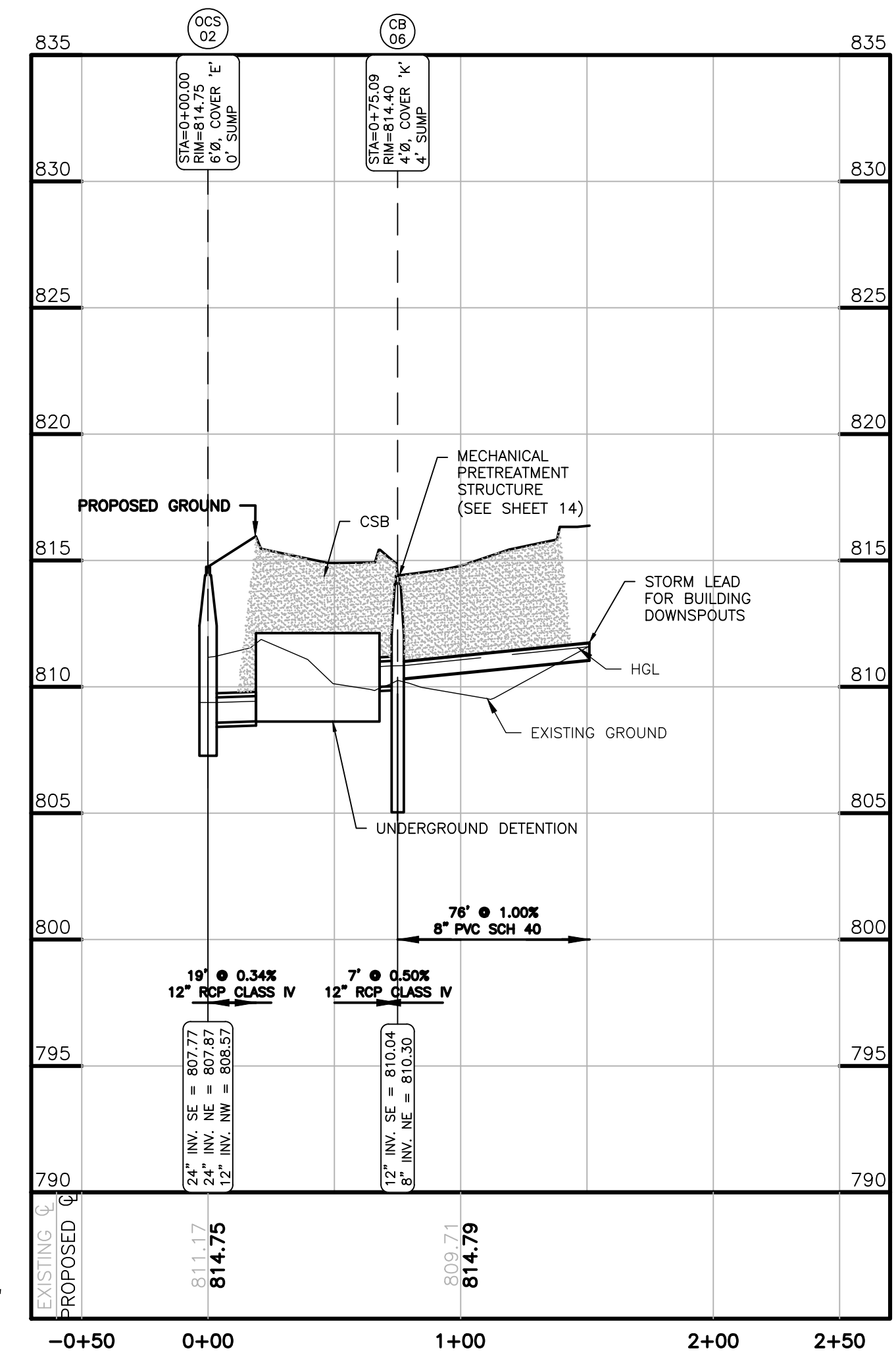








SCALE:  
H: 1" = 50'  
V: 1" = 5'



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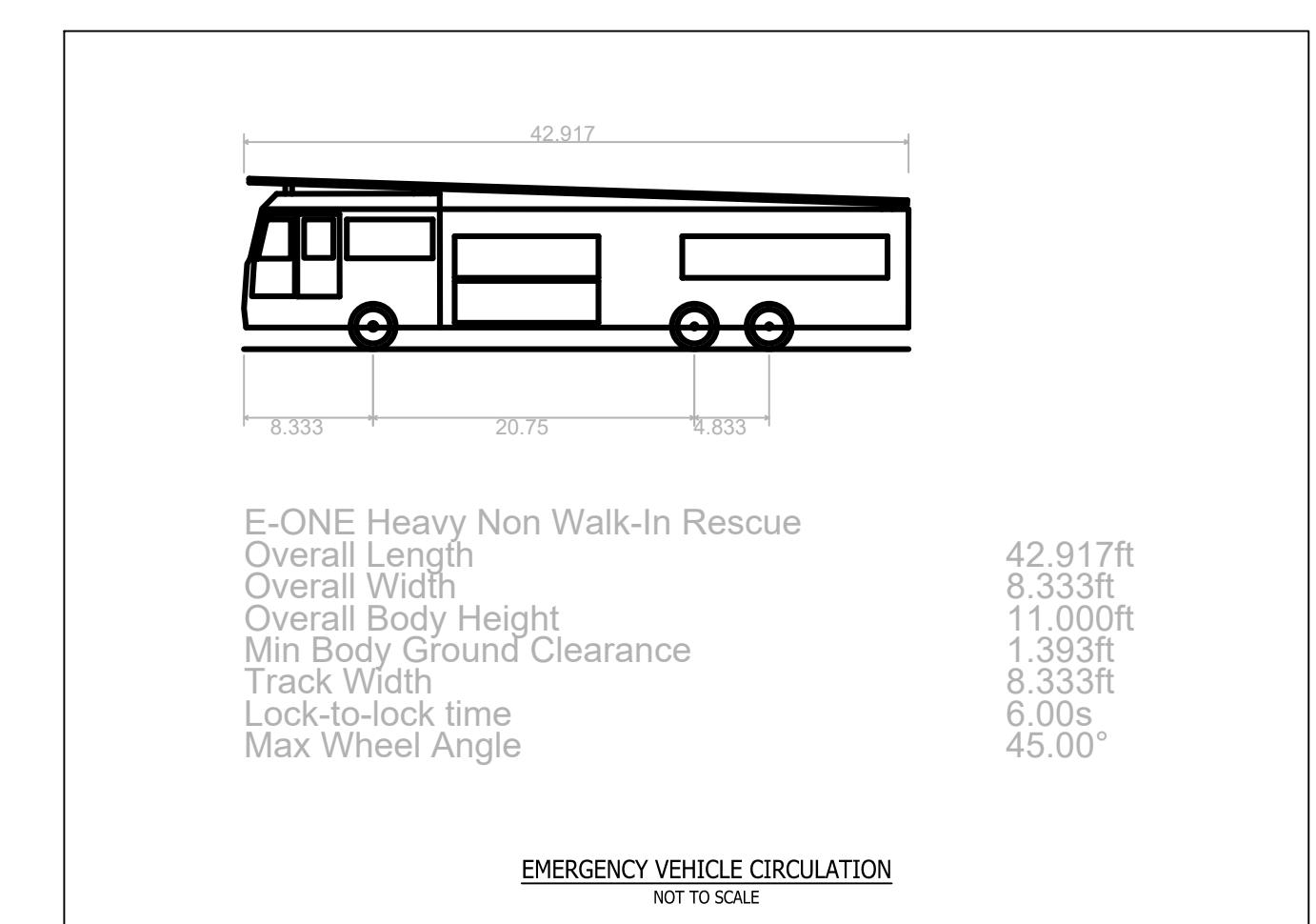
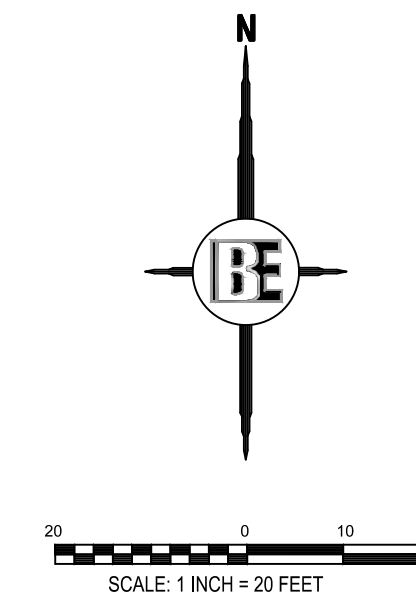
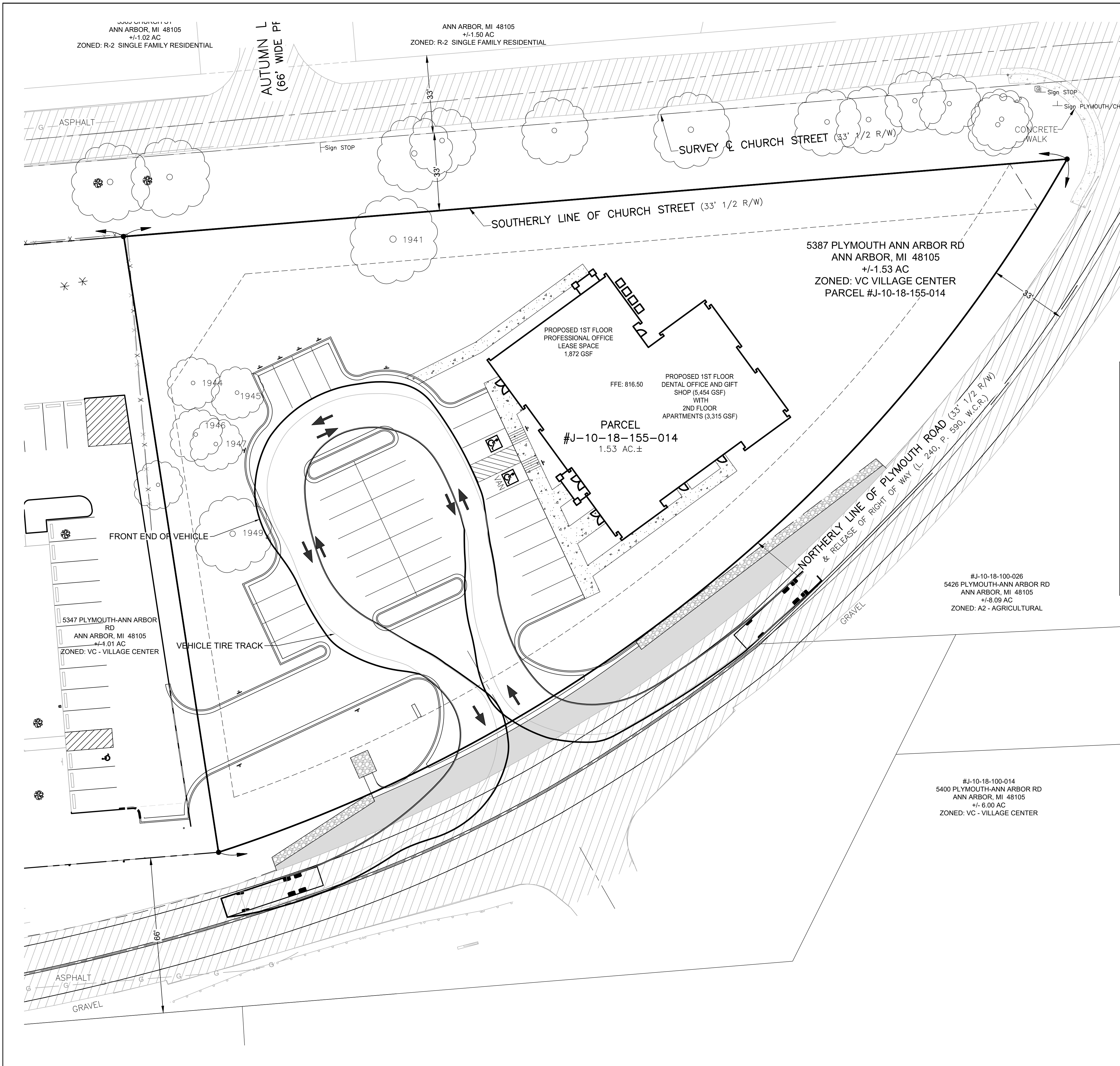
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STERLING HEIGHTS, MI 48314  
586-332-4602

TITLE: STORM PROFILES

NO	BY	DATE	REVISION PER
1	LA	4/19/23	SUPERIOR TWP. WCRC & WCRC

DESIGNED BY: ST  
DRAWN BY: MJD  
CHECKED BY:  
SCALE: 1" = 30'  
JOB NO: 22-097  
DATE: 02/22/2023  
SHEET NO. 11



THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO WARRANTY IS MADE BY THE ENGINEER AS TO THE ACCURACY, COMPLETENESS OR ADEQUACY THEREOF. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF ALL UTILITIES CROSSING IN THE FIELD PRIOR TO CONSTRUCTION. THE ENGINEER SHALL NOT BE RESPONSIBLE FOR ANY DAMAGE TO UTILITIES APPARENT OR IF THE LOCATION OR DEPTH DIFFERS SIGNIFICANTLY FROM THE PLANS.

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PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
42723 VAN DYKE AVE  
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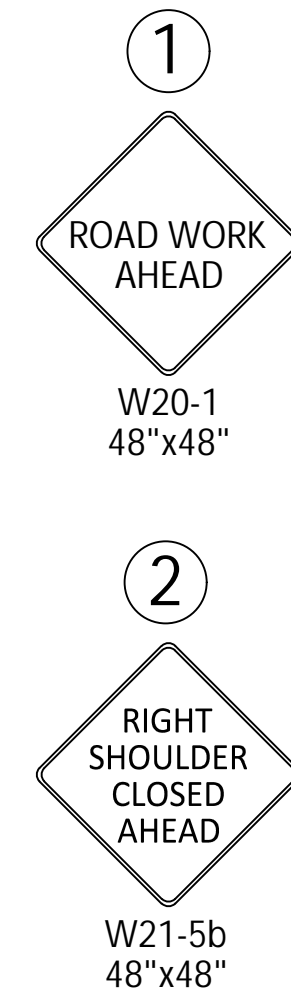
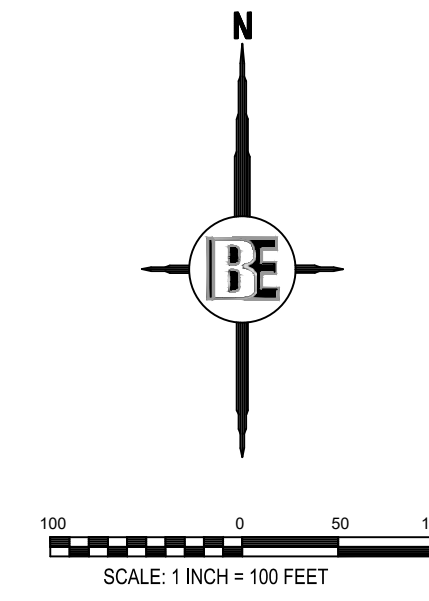
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NO	BY	DATE	REVISION PER
1	JA	4/19/23	SUPERIOR TWP. WCRC & WCRC

DESIGNED BY: JA  
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CHECKED BY: BL  
SCALE: 1" = 20'  
JOB NO: 22-097  
DATE: 02/22/2023  
SHEET NO. 12



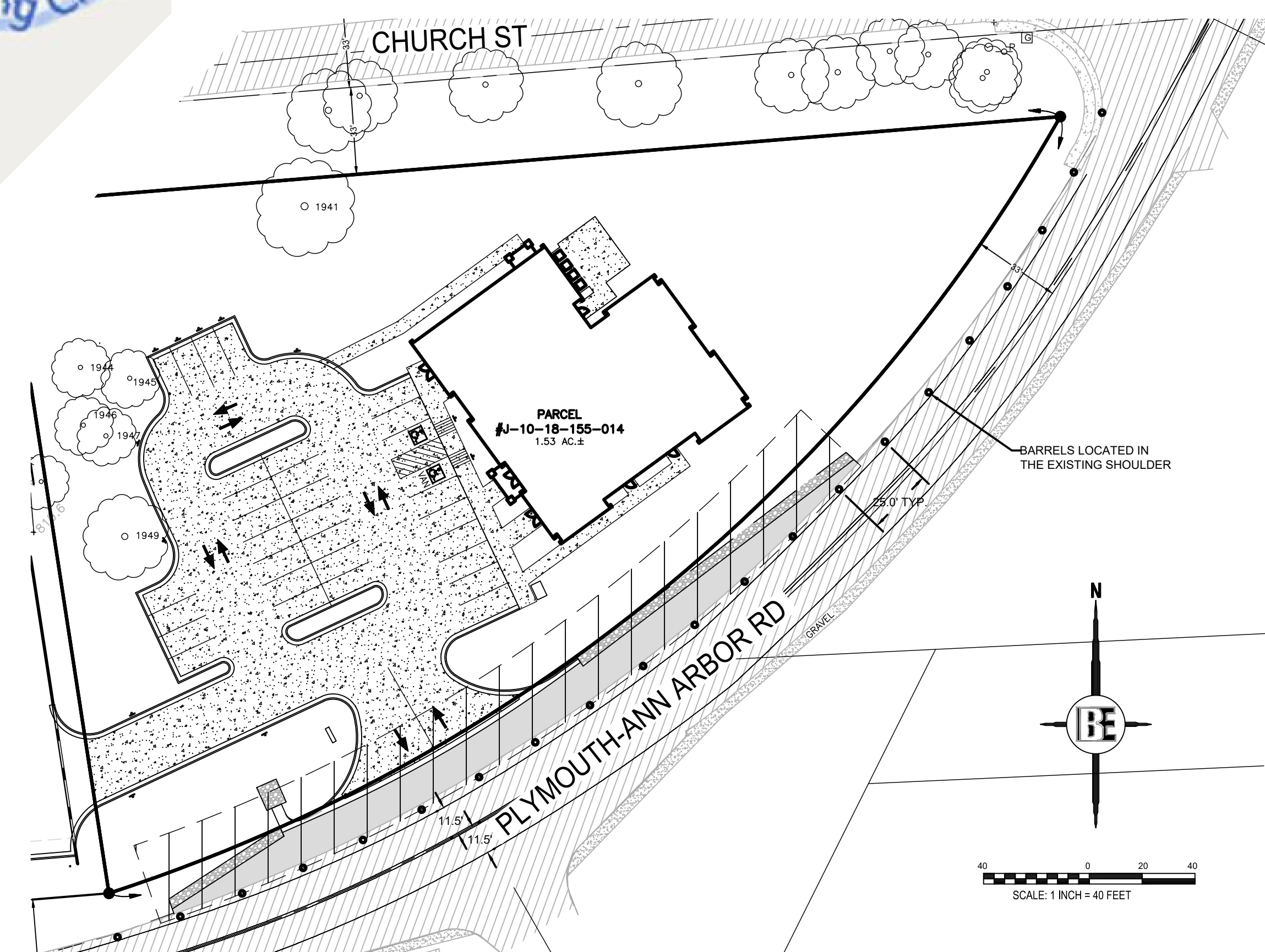




- LEGEND:**
- ① TEMPORARY TRAFFIC SIGN
  - • • PLASTIC DRUMS
  - ▨ WORK AREA

**TRAFFIC CONTROL NOTES:**

1. CONTRACTOR TO MAINTAIN ACCESS TO ALL DRIVEWAYS DURING CONSTRUCTION.
2. SEPARATE TRAVEL LANE AND WORK ZONE AREA WITH PLASTIC DRUMS.
3. PROVIDE TEMPORARY GRAVEL RAMPS AS NEEDED AT DRIVEWAYS, TEMPORARY RAMPS ARE INCIDENTAL TO THE CONTRACT.
4. MAILBOX RELOCATION AND/OR REPLACEMENT TO BE IN ACCORDANCE WITH THE UNITED STATES POSTAL SERVICE AND ARE INCIDENTAL TO THE CONTRACT.
5. PLYMOUTH-ANN ARBOR ROAD & CHURCH STREET TO REMAIN OPEN DURING CONSTRUCTION.



THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION, DEPTH, OR ELEVATION OF ANY UTILITIES. THE CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION OF ANY UTILITIES CROSSINGS IN THE FIELD PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE LOCATION OR DEPTH DIFFERS SIGNIFICANTLY FROM THE PLANS.

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PROJECT	DENTAL OFFICE & MIXED USE
PREPARED FOR	CASSINO BUILDING AND DEVELOPMENT 42723 VAN DYKE AVE STERLING HEIGHTS, MI 48314 586-323-4462
TITLE	TRAFFIC CONTROL PLAN

DESIGNED BY:	ST
DRAWN BY:	MJD
CHECKED BY:	
SCALE:	VARIOUS
JOB NO:	22-097
DATE:	02/22/2023
SHEET NO.	13





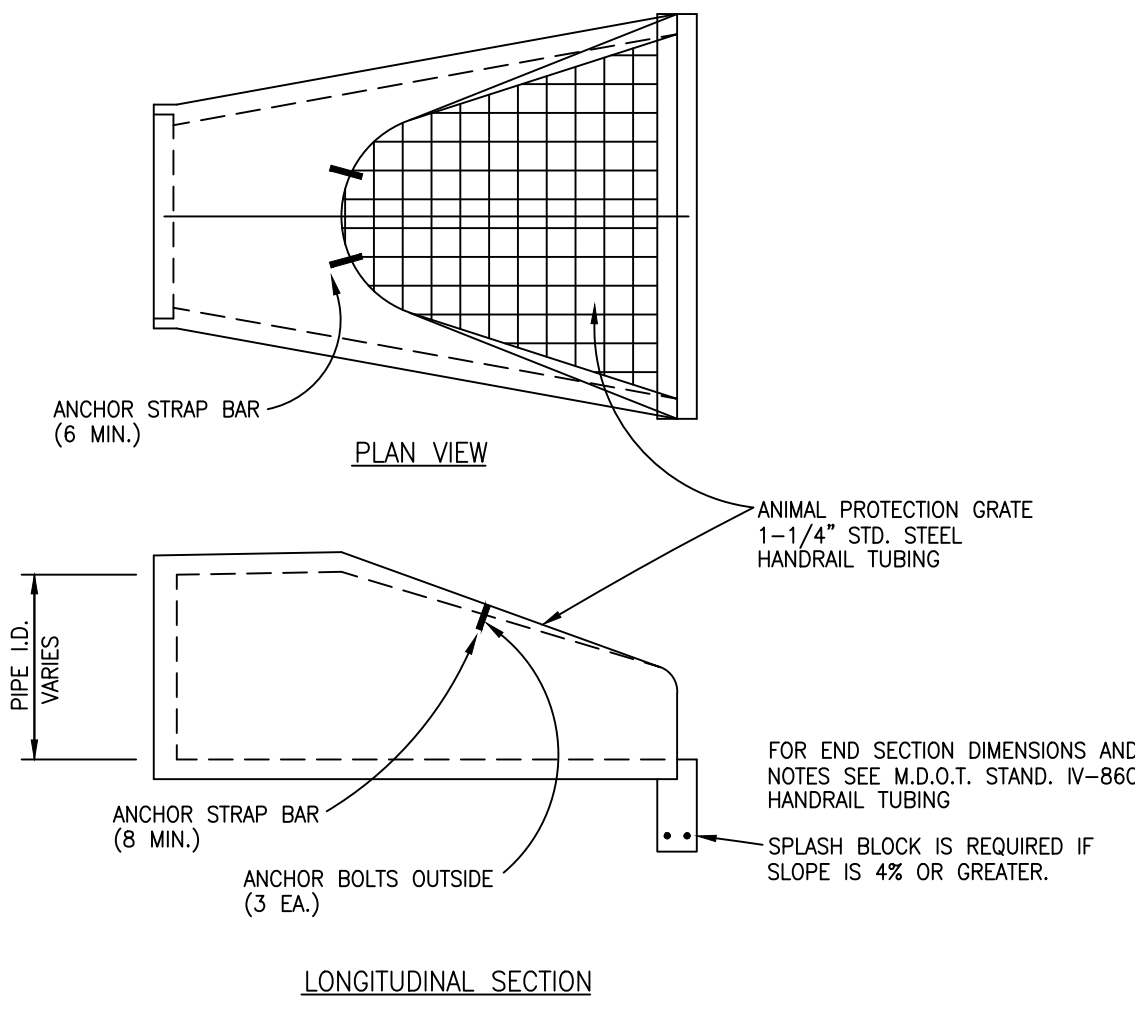






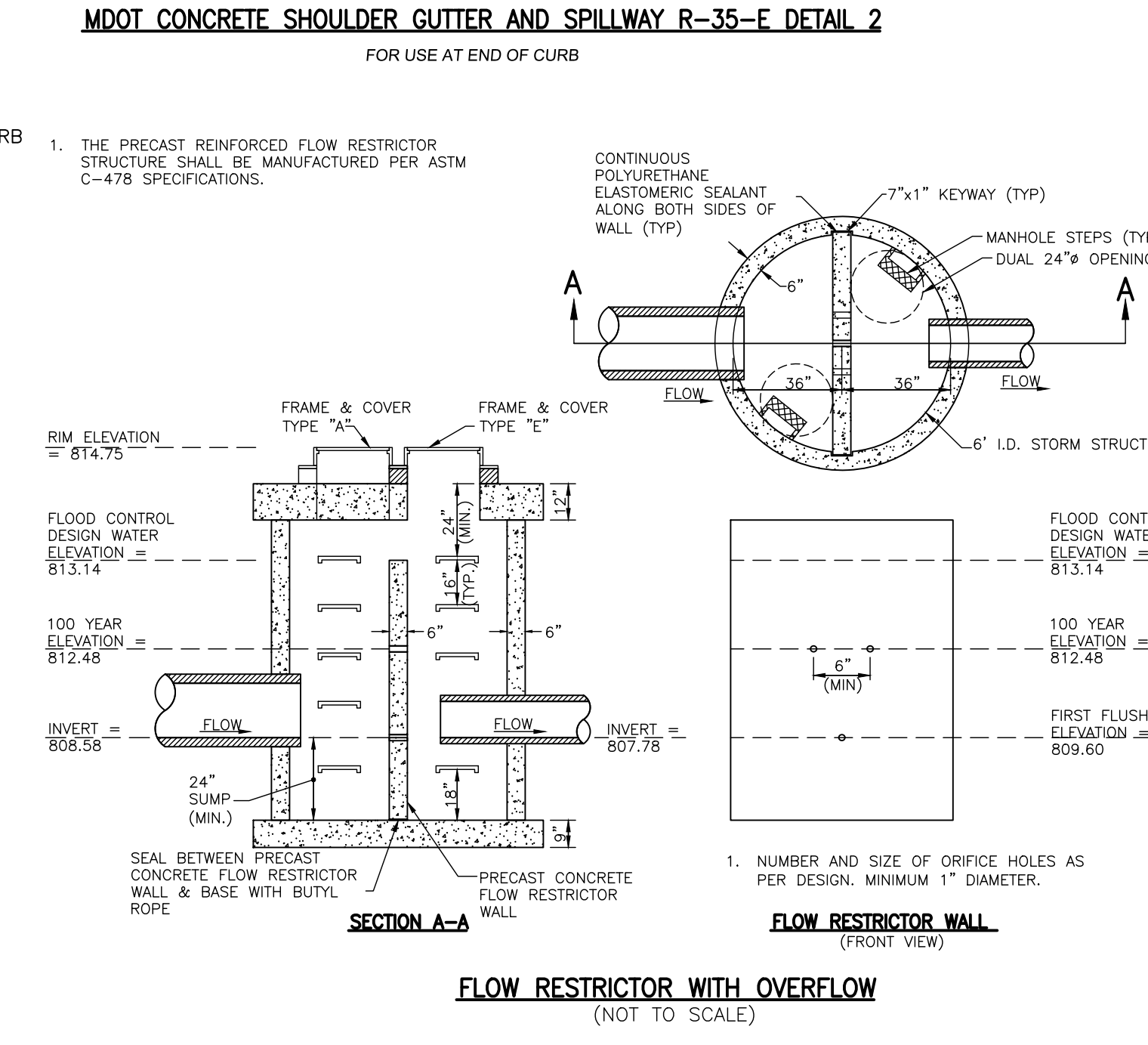
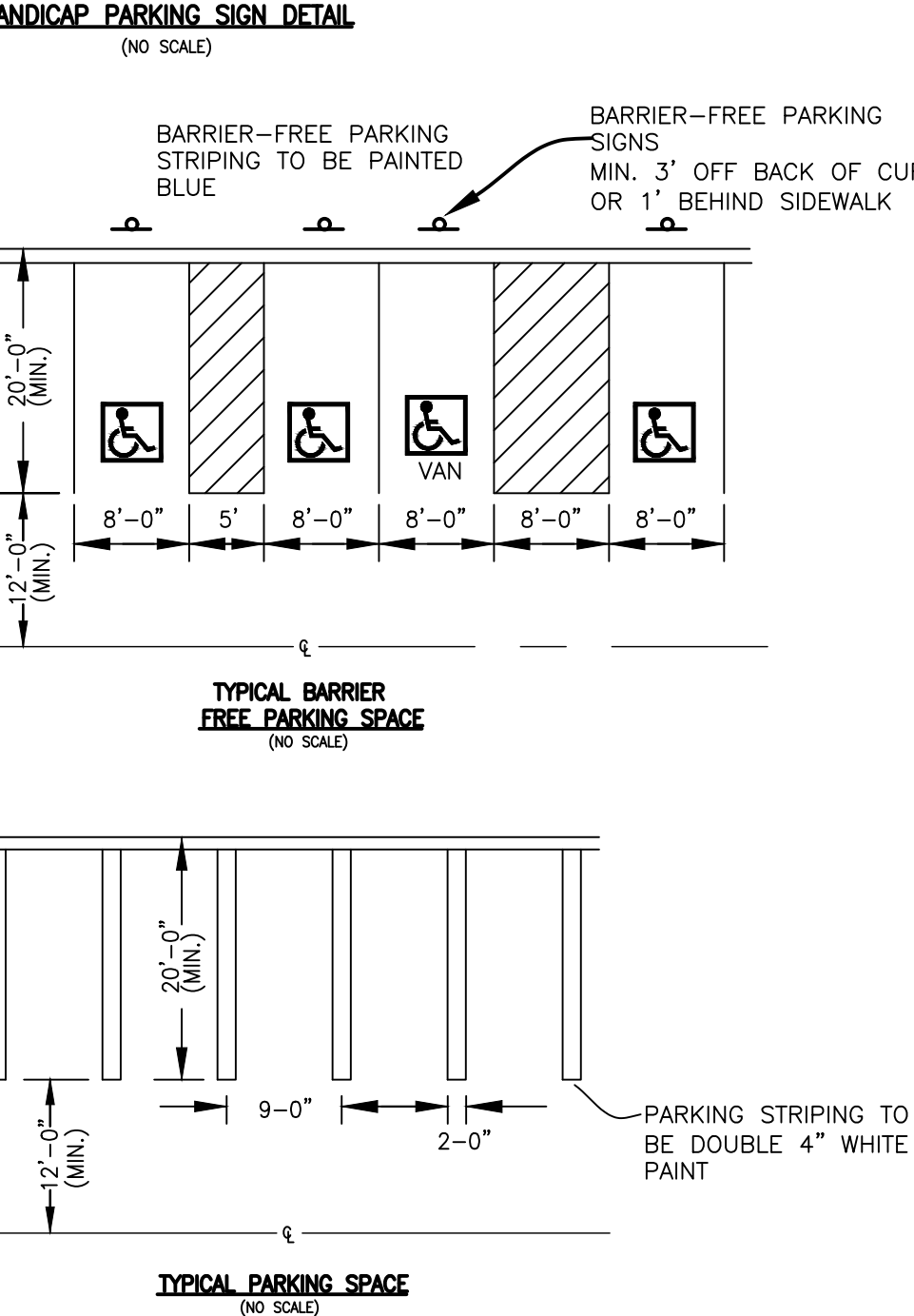
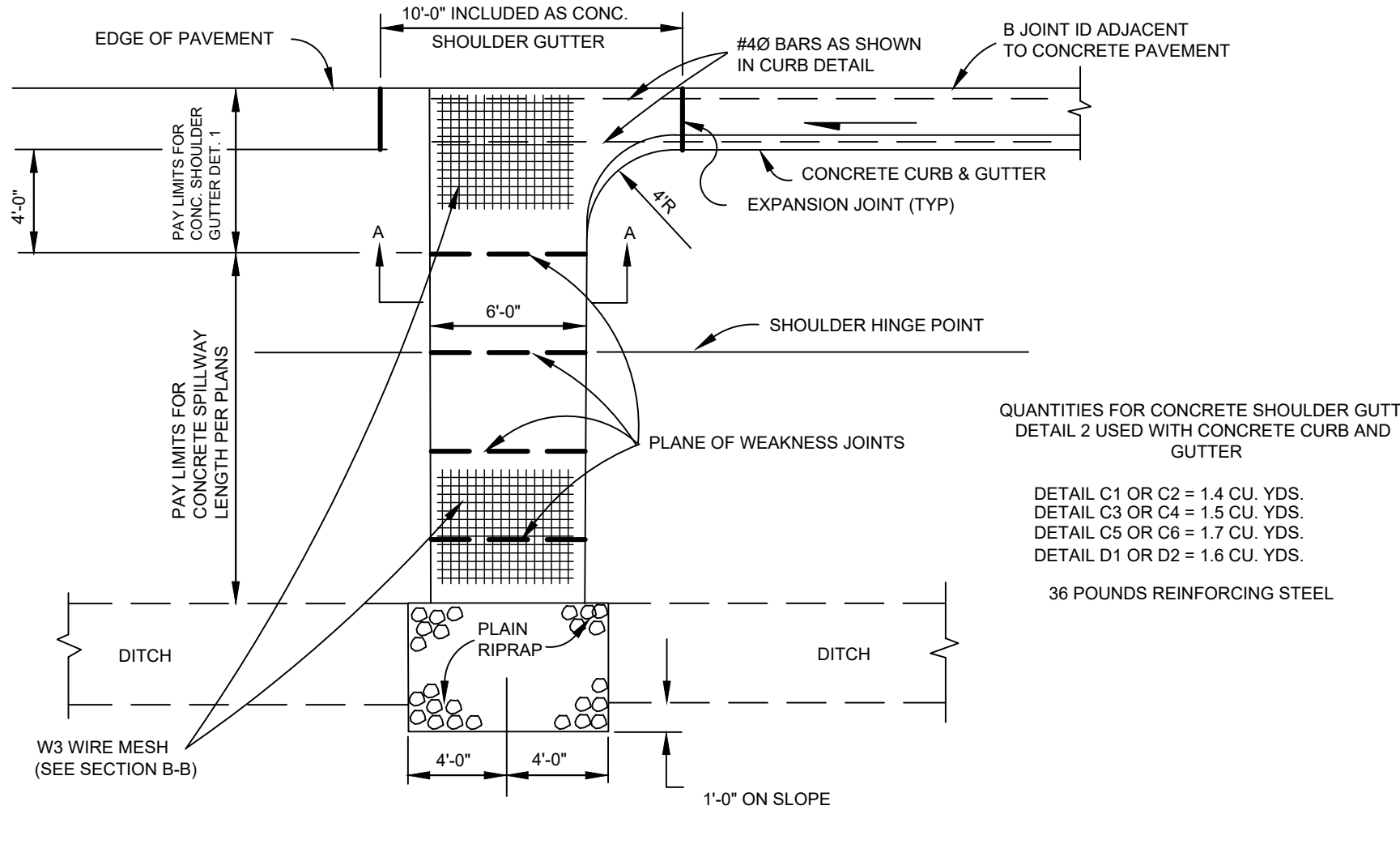
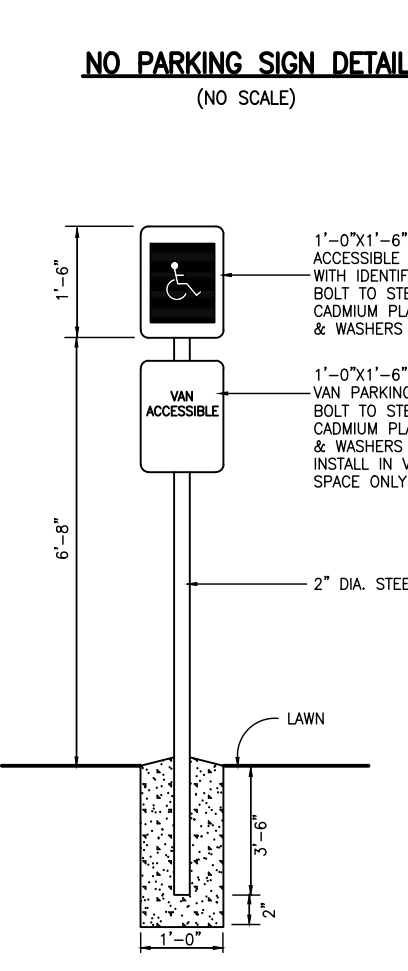
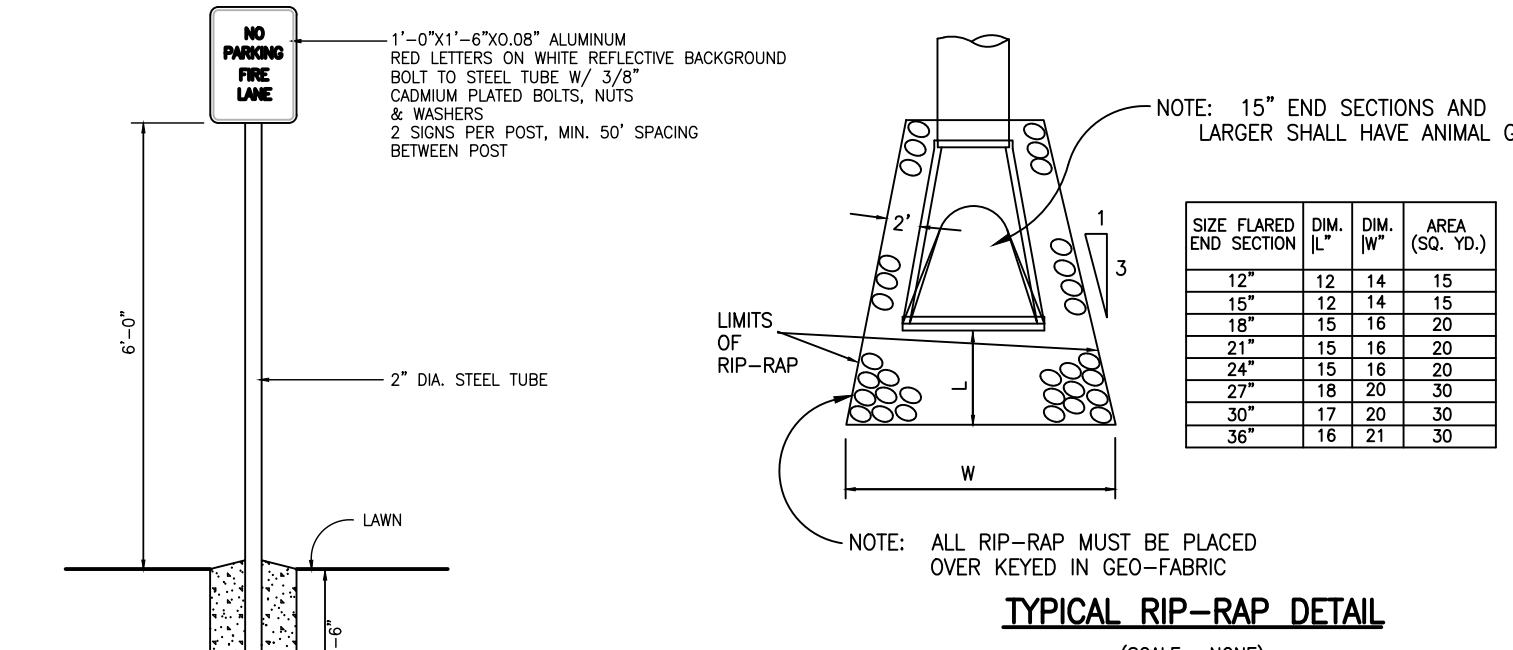
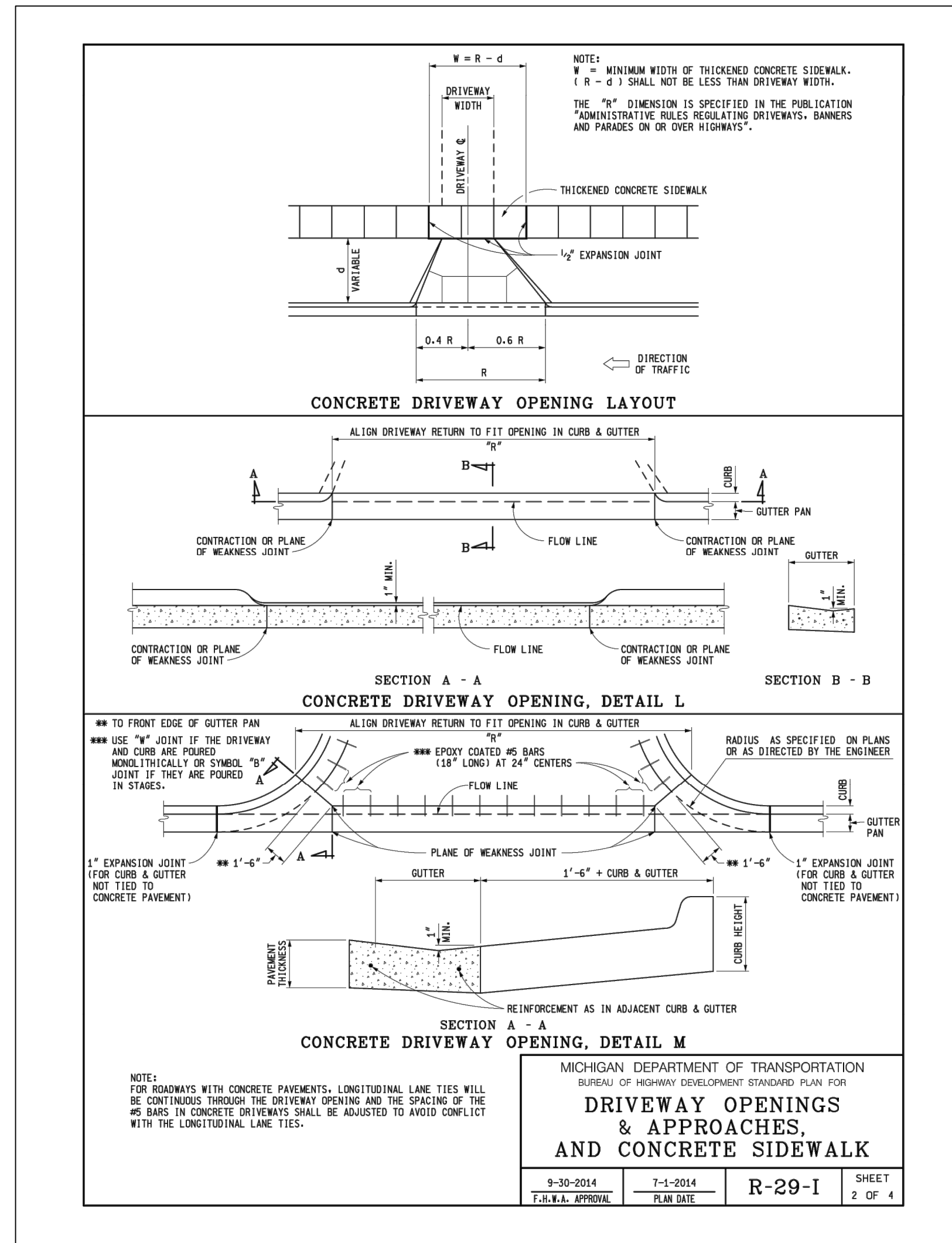
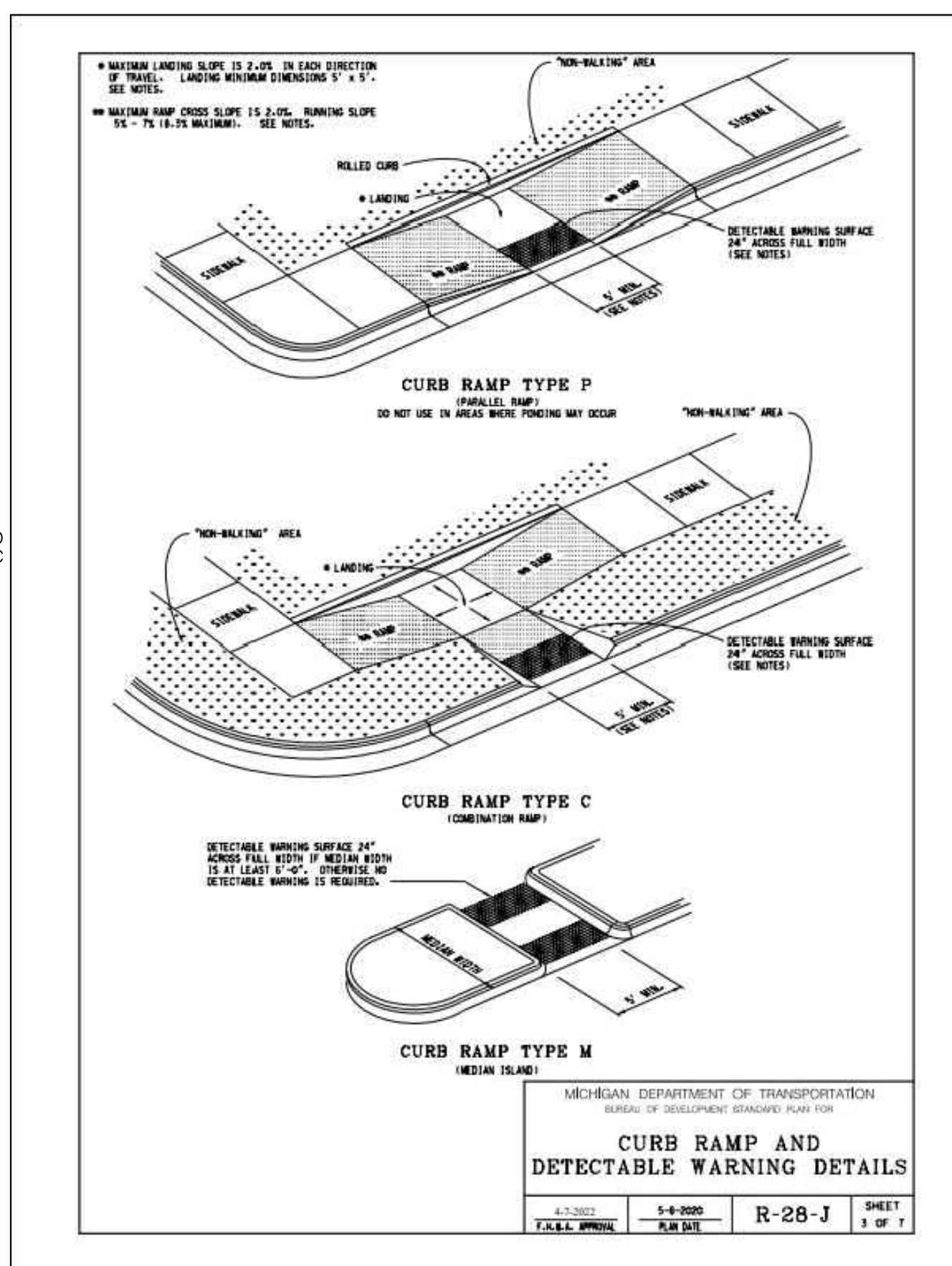
**TYPICAL GROUND SIGN TO BE INSTALLED**  
EXAMPLE SUGGESTED BY NEIGHBORHOOD PER DIXBORO DESIGN REVIEW BOARD (NO SCALE)

MAX HEIGHT: 10 FT  
MIN. SETBACK FROM BUILDINGS AND R.O.W.: EQUAL TO SIGN HEIGHT  
MAX. SIGN AREA PER GROUND SIGN: 36 SF



**PRECAST CONCRETE END SECTION FOR PIPE CULVERT W/ ANIMAL GRATE**  
(NO SCALE)

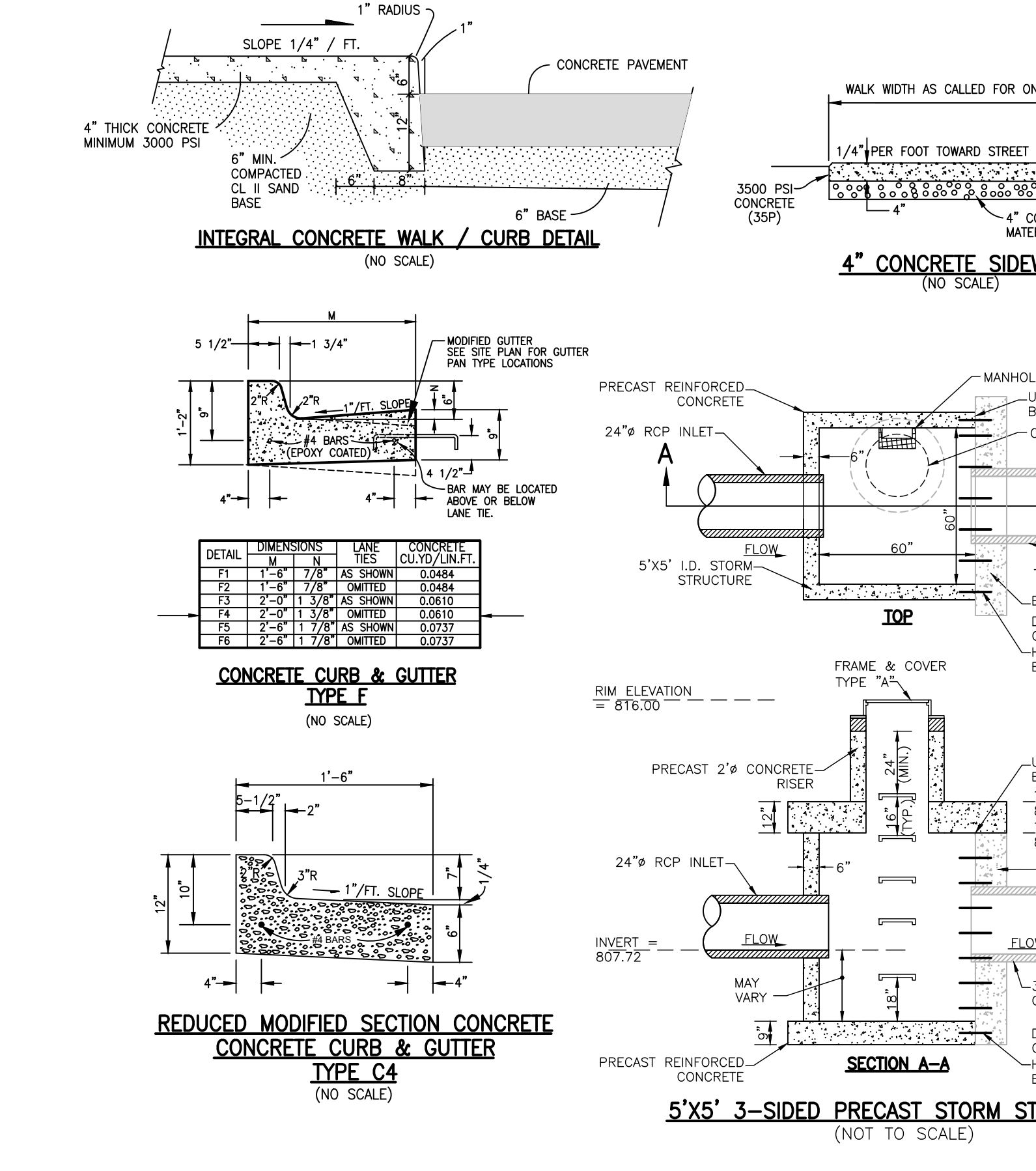
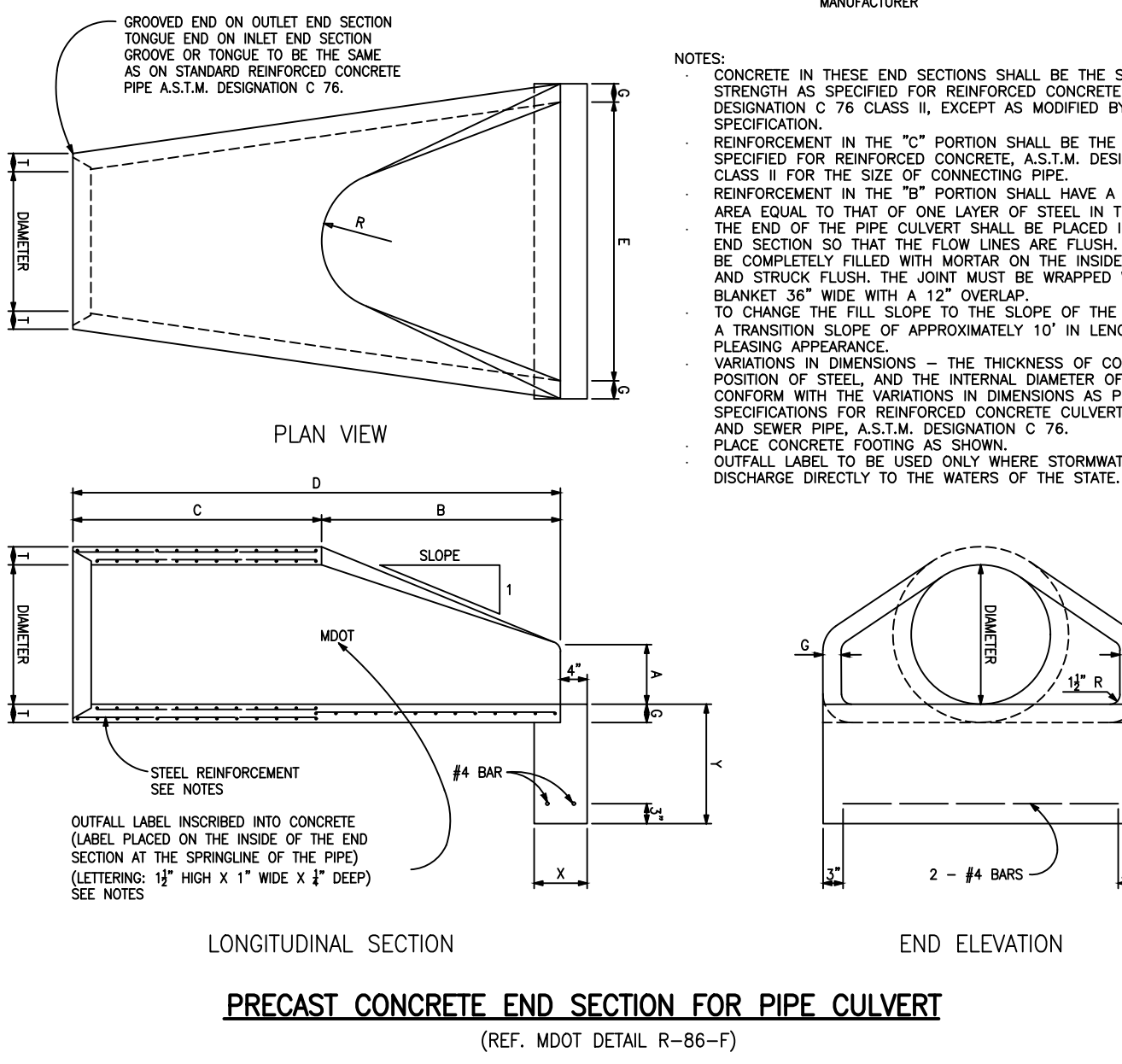
COVER	TYPE	USE	EAST JORDAN (OR EQUAL)	TYPE OF COVER OR GRATE
A	MH	ALL	1040	TYPE 'B'
B	CB & INLET	TYPE B2 CURB	7085	TYPE 'M1'
K	CB & INLET	TYPE C & F CURB	7045	TYPE 'M1' GRATE 7050 TYPE 'T1' BACK
C	CB & INLET	VALLEY CURB	7065	7045 TYPE 'M1' GRATE 7060 TYPE 'T1' BACK
D	CB & INLET	PARKING LOTS	1040 5100	TYPE 'M1' GRATE 5105 TYPE 'M1' GRATE
E	CB & INLET	LAWN AREA OR DITCH	1040	TYPE 'O2'



**TABLE OF DIMENSIONS**

PIPE DIAMETER (INCHES)	APPROX. SLOPE	T (INCHES)	A (INCHES)	B (INCHES)	C (INCHES)	D (INCHES)	E (INCHES)	G (INCHES)	H (INCHES)	X (INCHES)	Y (INCHES)
12	2.4 TO 1	2	4	24	49	73	24	2	9	8	18
15	2.4 TO 1	2-1/4	6	27	46	73	30	2-1/4	11	8	18
18	2.3 TO 1	2-1/2	9	27	46	73	36	2-1/2	12	8	18
21	2.4 TO 1	2-3/4	9	36	37-1/2	73-1/2	42	2-3/4	13	8	18
24	2.5 TO 1	3	9-1/2	43-1/4	30-1/2	73-3/4	48	3	14	8	18
27	2.5 TO 1	3-1/4	10-1/2	49-1/4	24-1/2	73-3/4	54	3-1/4	14-1/2	8	18
30	2.5 TO 1	3-1/2	12	54	19-3/4	73-3/4	60	3-1/2	15	8	18
36	2.5 TO 1	4	15	63	34-3/4	97-3/4	72	4	20	8	18
42	2.5 TO 1	4-1/2	21	63	35	98	78	4-1/2	22	10	24
48	2.5 TO 1	5	24	72	26	98	84	5	22	10	24
54	2.0 TO 1	5-1/2	27	65	33-1/4	98-1/4	90	5-1/2	24	10	24
60	1.9 TO 1	6	35	60	39	99	96	6	24	12	24
66	1.7 TO 1	6-1/2	30	72	27	99	102	6-1/2	24	12	24
72	1.8 TO 1	7	36	78	21	99	108	7	24	12	24
78	1.8 TO 1	7-1/2	36	90	21	111	114	7-1/2	24	12	24
84	1.6 TO 1	8	36	90-1/2	21	111-1/2	120	8	24	12	24

\* AS FURNISHED BY THE MANUFACTURER



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**CONSTRUCTION DETAILS**

PROJECT: DENTAL OFFICE & MIXED USE  
PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
42723 VAN DYKE AVE  
STERLING HEIGHTS, MI 48314  
586-332-4462

TITLE: CONSTRUCTION DETAILS  
DATE: 4/19/23  
REVISION PER: SUPERIOR TWP. WCR & WCRC

DESIGNED BY: ST  
DRAWN BY: MJD  
CHECKED BY:  
SCALE: NOT TO SCALE  
JOB NO: 22-097  
DATE: 02/22/2023  
SHEET NO. 15



# Section VIII: Appendix

## Part K.

### MAINTENANCE PLAN & BUDGET

#### SAMPLE MAINTENANCE PLAN & BUDGET

Fenn & Associates  
Stormwater Management System Maintenance Plan

1. Responsibility for Maintenance
  - a. During construction, it is the developer's responsibility to perform the maintenance.
  - b. Following construction, it will be the responsibility of Fenn & Associates to perform the maintenance.
  - c. The Master Deed will specify that routine maintenance of the stormwater facilities must be completed within 30 days of receipt of written notification that action is required, unless other acceptable arrangements are made with the (Township of Superior), (Washtenaw County Commissioner) or successors. Emergency maintenance (i.e. when there is endangerment to public health, safety or welfare) shall be performed immediately upon receipt of written notice. Should Fenn & Associates fail to act within these time frames, the (Township) (County) or successors may perform the needed maintenance and assess the costs against Fenn & Associates.
2. Source of Financing  
Fenn & Associates is required to pay for all maintenance activities on a continuing basis.
3. Maintenance Tasks and Schedule
  - a. See the charts on the next two pages: The first describes maintenance tasks during construction to be performed by the developer, the second describes maintenance tasks by Fenn & Associates.
  - b. Immediately following construction, the developer will have the stormwater management system inspected by an engineer to verify grades of the detention and filtration areas and make recommendations for any necessary sediment.

Refer to the **Low Impact Development Manual for Michigan** for maintenance task checklists for permanent BMPs and create a table of applicable maintenance tasks and schedules for the project.

- The BMP maintenance checklists in the LID Manual include:
- Detention (ponds, basins, wetlands)
  - Infiltration (basins, trenches)
  - Bioretention
  - Bioswales, vegetated filter strips

126

PERMANENT MAINTENANCE TASKS AND SCHEDULE									
TASKS	COMPONENTS								SCHEDULE
	Catch Basin Inlet Casings	Ditches and Swales	Outflow Control Structure	Rip-Rap	Filtration Basins	Storm Detention Areas	Wetlands	Emergency Overflow	
Inspect for sediment accumulation		X	X		X	X			Annually
Removal of sediment accumulation		X	X		X	X			Every 2 years as needed
Inspect for floatables and debris	X	X	X		X	X			Annually
Cleaning of floatables and debris	X	X	X		X	X			Annually
Inspection for erosion		X	X		X	X			Annually
Re-establish permanent vegetation on eroded slopes		X			X	X			As Needed
Replacement of Stone			X						Every 3-5 years as needed
Clean Streets									Semi-Annually
Mowing		X			X	X			0-2 times per year
Inspect Stormwater system components during wet weather and compare to as-built plans (by professional engineer reporting to Fenn & Associates)	X	X	X	X	X	X	X	X	Annually
Make adjustments or replacements as determined by annual wet weather inspection	X	X	X	X	X	X	X	X	As needed
Keep records of all inspections and maintenance activities and report to Fenn & Associates									Annually
Keep records of all costs for inspections, maintenance and repairs. Report to Fenn & Associates.									Annually

128

# Section VIII: Appendix



127

MAINTENANCE TASKS AND SCHEDULE DURING CONSTRUCTION										
TASKS	COMPONENTS								SCHEDULE	
	Storm Sewer System	Catch Basin Sumps	Catch Basin Inlet Casings	Ditches and Swales	Outflow Control Structure	Rip-Rap	Filtration Basins	Storm Detention Areas		Wetlands
Inspect for sediment accumulation	X	X		X	X		X	X		Weekly
Removal of sediment accumulation	X	X		X	X		X	X		As needed* & prior to turnover
Inspect for floatables and debris			X	X	X		X	X		Quarterly
Cleaning of floatables and debris			X	X	X		X	X		Quarterly & at turnover
Inspection for erosion				X	X		X	X		Weekly
Re-establish permanent vegetation on eroded slopes				X			X	X		As needed & at turnover
Replacement of Stone					X					As needed* & prior to turnover
Mowing			X	X	X	X	X	X		0 to 2 times per year
Inspect Stormwater system components during wet weather and compare to as-built plans (by professional engineer reporting to Fenn & Associates)				X	X		X	X		Annually and at turnover
Make adjustments or replacements as determined by annual wet weather inspection	X	X	X	X	X	X	X	X	X	As needed

\*as needed means when sediment has accumulated to a maximum of one foot depth

# Section VIII: Appendix

TASKS	COST
Annual inspection for sediment accumulation	<del>\$100.00</del> \$250.00
Removal of sediment accumulation every 2 years as needed	\$500.00
Inspect for floatables and debris annually and after major storms	\$100.00
Removal of floatables and debris annually and after major storms	\$150.00
Inspect system for erosion annually and after major storms	\$100.00
Re-establish permanent vegetation on eroded slopes as needed	<del>\$350.00</del> \$150.00
Replacement of stone	<del>\$100.00</del>
Mowing 0-2 times per year	<del>\$400.00</del>
Inspect structural elements during wet weather and compare to as-built plans every 2 years	<del>\$100.00</del> \$200.00
Make structural adjustments or replacements as determined by inspection as needed	\$400.00
Have professional engineer carry out emergency inspections upon identification of severe problems	<del>\$200.00</del> \$400.00
<b>A. Total Annual Budget</b>	<b><del>\$2,550.00</del> \$2,250.00</b>

Note: Maintenance Plans and budgets vary widely due to the size and unique characteristics of each stormwater management system proposed. Appendix K is intended for use as a starting point in the development of an appropriate maintenance plan specific to the size and components of each system.

129

THE LOCATION AND ELEVATION OF EXISTING UNDERGROUND UTILITIES AS SHOWN ON THESE DRAWINGS ARE ONLY APPROXIMATE. NO CONTRACTOR SHALL BE RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF EXISTING UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE EXCLUSIVELY RESPONSIBLE FOR DETERMINING THE EXACT LOCATION AND DEPTH OF EXISTING UTILITIES PRIOR TO CONSTRUCTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE PLANS. BE FENN AND ASSOCIATES, INC. CALL MSS DIG 1-800-442-7171

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PREPARED FOR: CASSINO BUILDING AND DEVELOPMENT  
42723 VAN DYKE AVE  
STERLING HEIGHTS, MI 48314  
586-332-4462  
TITLE: MAINTENANCE PLAN & BUDGET

NO	BY	DATE	REVISION PER
1	JA	4/19/23	SUPERIOR TWP. WCRC & WCWRC

DESIGNED BY: ST  
DRAWN BY: MJD  
CHECKED BY:  
SCALE: NOT TO SCALE  
JOB NO: 22-097  
DATE: 02/22/2023  
SHEET NO. 16





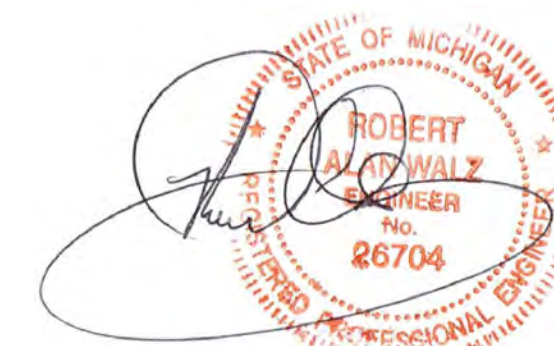


NOTE:  
BUILDING TO HAVE FIRE SUPPRESSION SYSTEM.

DENTAL OFFICE: 4,393 SQ. FT.  
 SHOP: 650 SQ.FT.  
 LEASE SPACE: 2,020 SQ. FT.  
 TOTAL SQUARE FOOTAGE: 7,063 SQ. FT.

GROUND FLOOR: 7,063 SQ. FT.  
 SECOND FLOOR: 3,552 SQ. FT.  
 TOTAL BUILDING SQUARE FOOTAGE: 10,615 SQ. FT.

**GROUND FLOOR PLAN**  
 SCALE 3/16" = 1'-0"  
 DENTAL OFFICE: 4,393 SQ. FT.  
 SHOP: 650 SQ.FT.  
 LEASE SPACE: 2,020 SQ. FT.  
 TOTAL SQUARE FOOTAGE: 7,063 SQ. FT.



ROBERT WALZ ENGINEERING  
 14899 TOWERING OAKS DRIVE  
 SHELBY TWP., MI 48315  
 (586) 770-6814



920 EAST LONG LAKE RD.  
 SUITE 200  
 TROY MI 48065  
 P. 248.524.0445  
 F. 248.524.0447

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HURON DENTAL OFFICE

5387 PLYMOUTH ROAD  
 ANN ARBOR, MI. 48105

Site Plan Approval: 04-26-2023

Permit Set:

Revisions:

Final Set:

Drawn By: B.J.

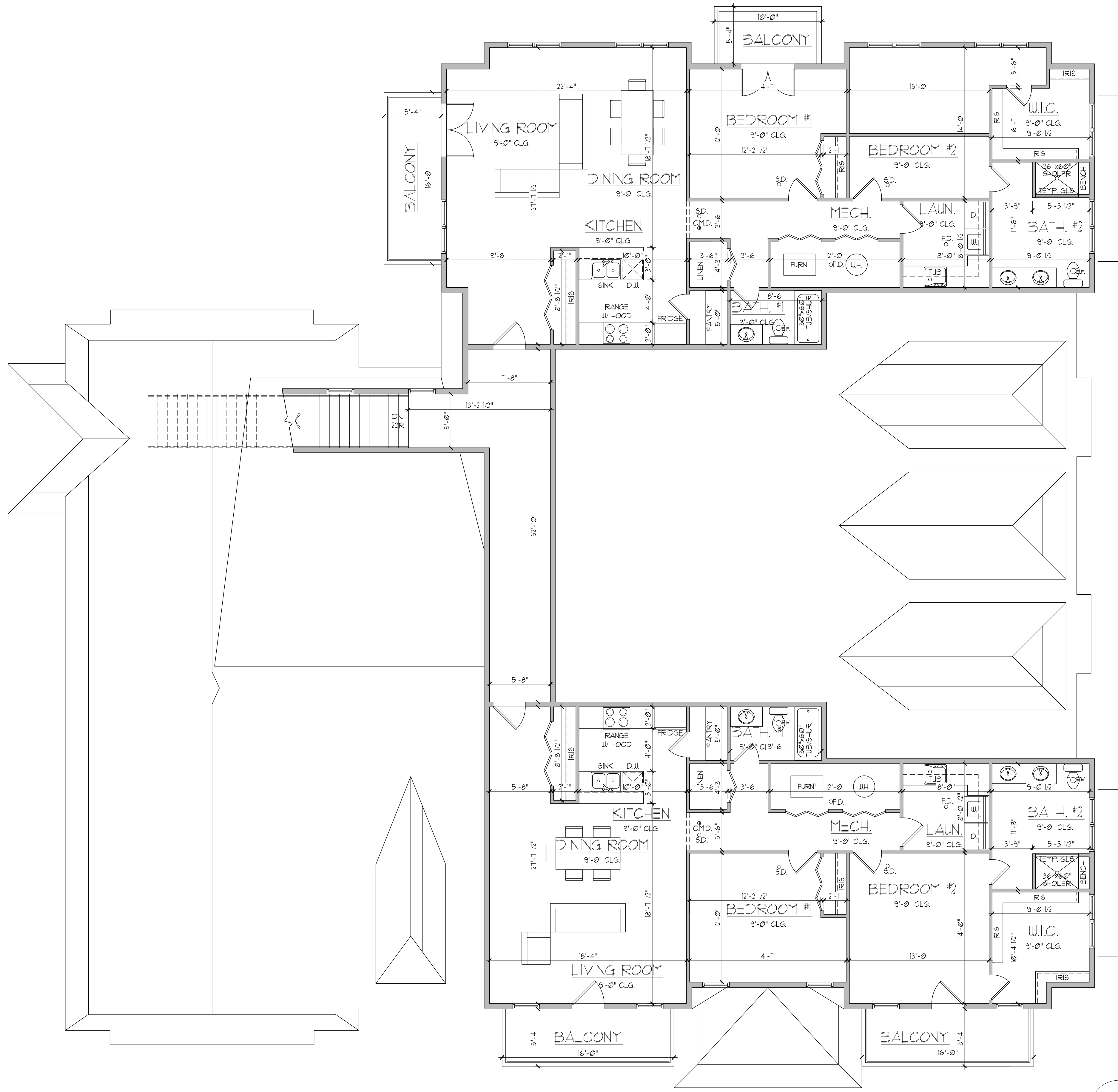
Checked By: D.D.

Job No:

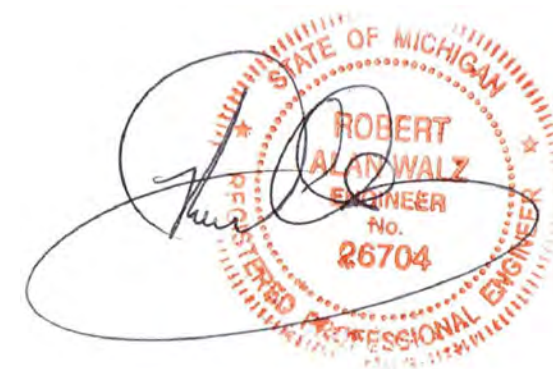
**22-241**

Sheet No:

**A1 OF 4**




**SECOND FLOOR PLAN**  
 APARTMENT 1: 1820 SQ. FT. SCALE 3/16" = 1'-0"  
 APARTMENT 2: 1732 SQ. FT.  
 TOTAL SQUARE FOOTAGE: 3552 SQ. FT.



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HURON DENTAL OFFICE  
  
 5387 PLYMOUTH ROAD  
 ANN ARBOR, MI. 48105

Site Plan Approval: 04-26-2023
Permit Set:
Revisions:
Final Set:
Drawn By: B.J.
Checked By: D.D.
Job No: <b>22-241</b>
Sheet No: <b>A2 OF 4</b>









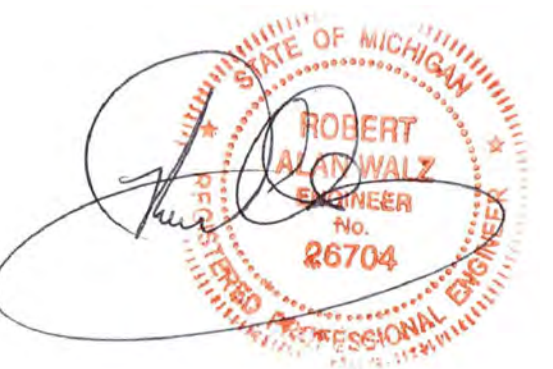
**EAST ELEVATION**

SCALE 1/4" = 1'-0"



**SOUTH ELEVATION (PLYMOUTH - ANN ARBOR ROAD)**

SCALE 1/4" = 1'-0"



ROBERT WALZ ENGINEERING  
14899 TOWERING OAKS DRIVE  
SHELBY TWP., MI 48315  
(586) 770-8814



920 EAST LONG LAKE RD.  
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HURON DENTAL OFFICE

5387 PLYMOUTH ROAD  
ANN ARBOR, MI. 48105

Site Plan Approval: 04-26-2023
Permit Set:
Revisions:
Final Set:
Drawn By: B.J.
Checked By: D.D.

Job No:  
**22-241**

Sheet No:  
**A4 OF 4**



































**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO RECOMMEND SPEED BUMP INSTALLATION ON STEPHENS  
DRIVE TO THE WASHTENAW COUNTY ROAD COMMISSION**

**RESOLUTION NUMBER: 2023-76**

**DATE: NOVEMBER 20,2023**

**WHEREAS**, the Superior Charter Township Planning Commission received a notification from resident Jerry Clifton regarding the urgent need for speed bumps on Stephens Drive, a situation presented at the Planning Commission meeting held on November 15, 2023; and,

**WHEREAS**, Stephens Drive, located between Clark Road and Stamford Road, is extensively used as a shortcut by vehicular traffic, leading to frequent and dangerous speeding incidents in the area; and,

**WHEREAS**, the said speeding has resulted in multiple hazardous incidents, including the striking of three children by vehicles, a vehicle collision into a resident's home, and two recent accidents; and,

**WHEREAS**, previous efforts for traffic calming by the Washtenaw County Sheriff's Office have proven to be only temporary solutions; and,

**WHEREAS**, the need for a more permanent solution to ensure the safety of the residents and pedestrians in the area has become evident; and,

**WHEREAS**, the Planning Commission, after due deliberation and consideration of the matter, has expressed strong support for the implementation of speed bumps on Stephens Drive.

**NOW, THEREFORE, BE IT RESOLVED**, that the Superior Charter Township Board of Trustees hereby adopts the recommendation of the Superior Charter Township Planning Commission and supports the installation of speed bumps on Stephens Drive, between Clark Road and Stamford Road, as a measure to significantly reduce the speed of vehicular traffic and enhance the safety of the residents and pedestrians;

**BE IT FURTHER RESOLVED** that the Board of Trustees requests the Washtenaw County Road Commission to take immediate action in the implementation of the speed bumps on Stephens Drive.

## MEMO

TO: Superior Charter Township Board of Trustees  
FROM: Superior Charter Township Planning Commission  
DATE: November 16, 2023  
RE: Installation of Speed Bumps on Stephens Drive

At the regularly scheduled Planning Commission meeting on November 15, 2023, Superior Charter Township resident Jerry Clifton notified Commissioners about the need for speed bumps on Stephens Drive. Mr. Clifton explained Stephens Drive is frequently used as a cut through for vehicular traffic between Clark and Stamford Roads. He has previously tried to request the Township Board and Washtenaw County Road Commission review the need for speed bumps, to no avail. Additionally, the Washtenaw County Sheriff's Office has assisted with traffic calming in the past, which has only been a temporary fix, as the speeding continues.

Mr. Clifton shared the hazards of this speeding, as three children have been hit by cars in the area (one of which being hit last week), and one car ran into Mr. Clifton's home. Additionally, as of last week, there have been two accidents on Stephens Drive.

Mr. Clifton requested the Planning Commission assist with the implementation of speed bumps on Stephens Drive.

After discussion, the Planning Commission made the following motion:

Motion by Commissioner Findley, supported by Commissioner Sanii-Yahyai, to offer the strong support of the Planning Commission for the implementation of speed bumps on Stephens Drive between Clark Road and Stamford Road, and further this request on the Washtenaw County Road Commission. The Planning Commission provides the accompanying resolution to the Board of Trustees for adoption.

The motion carried.

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION TO APPROVE UTILITY DIRECTOR AND SUPERINTENDENT  
RECOMMENDATION TO INCREASE WAGES FOR FIELD SERVICE TECH II  
POSITIONS**

**RESOLUTION NUMBER: 2023-77**

**DATE: NOVEMBER 20, 2023**

**WHEREAS**, the wages for Field Service Tech II positions within the Charter Township of Superior have been under review for over a year, with a comparison to wages in other townships/cities within Washtenaw County; and

**WHEREAS**, Utility Director Mary Burton, has provided a comprehensive review, concluding that a wage increase for these positions is necessary and justified; and

**WHEREAS**, comparable local townships exceed our current pay, thereby highlighting the need for a competitive wage structure in our township; and

**WHEREAS**, the Field Service Tech II positions, currently held by Gary Foster, Dan Allen, and Rob Millett, are occupied by long-standing, highly skilled employees with state certifications, underscoring their value to the Charter Township of Superior; and

**WHEREAS**, these employees have efficiently managed additional responsibilities, including a State mandated residential backflow program, without a corresponding increase in their compensation; and

**WHEREAS**, Utilities Superintendent Rickey Harding has advocated for a wage increase, emphasizing the discrepancy in wages despite higher qualifications and experience of our techs compared to those in similar positions in neighboring townships; and

**WHEREAS**, the proposed increase from approximately \$29.50 to \$34.50 per hour represents a warranted 17% increase in wages, reflecting the dedication, skill, and additional responsibilities of these employees; and

**WHEREAS**, ensuring competitive and fair compensation is essential for retaining skilled and dedicated employees within the Charter Township of Superior.

**NOW, THEREFORE, BE IT RESOLVED**, that the Charter Township of Superior Board of Trustees approves a 17% wage increase for the Field Service Tech II positions, specifically for *Gary Foster, Dan Allen, and Rob Millett*, elevating their hourly wage to \$34.50.







## *Memorandum*

---

**To:** Superior Township Board of Trustees  
**From:** Mary Burton, Utility Director  
**Date:** November 20, 2023  
**Re:** Wage for Field Service Tech II

### **Background**

For more than a year, the Superior Township Field Service Tech II wages have been under review and compared to other townships/cities within Washtenaw County. In my review of wages, it is evident that an increase is necessary and needed. My findings indicate that local townships comparable to Superior starting wages are more than or equal to our current pay. An example, Scio Township offers its new inexperienced techs a salary of more than \$61,000 annually. Our techs offer much experience along with state certifications and above all, dedication to their jobs. They are valuable assets to Superior Township Utility Department and have a proven track record. I'd like to reference an email sent to the Board by Rickey Harding on September 7, 2023, in which he outlined the pay scale and the promise/vote that a wage study would be conducted but never was. Please see the attached email.

Over the past two years, added responsibilities have been given to the Techs such as a State mandated residential backflow program. Although they have undertaken this extra work without complaint, it has not been acknowledged or reflected in their pay.

I recommend the Field Service Tech II positions held by Gary Foster, Dan Allen and Rob Millett be increased to an hourly wage of \$34.50. They are long standing employees of Superior Township Utility Department and hold State certifications as water system operators.

### **Recommended Action**

Give the recommended wage increase to the Field Service Tech II positions.

Attachment

## Mary Burton

---

**From:** Rickey Harding  
**Sent:** Thursday, September 7, 2023 11:53 AM  
**To:** Lynette Findley; Lisa Lewis; Bernice Lindke; Rhonda McGill; Bill Secrest; Nancy Caviston, Trustee; Ken Schwartz  
**Cc:** Mary Burton  
**Subject:** Scio Township wages  
**Attachments:** SCIO TOWNSHIP EMPLOYEE SALARIES FYE2024 Authorized Positio (003).pdf

Hello Board Members,

I am writing to you on behalf of the Utility Department regarding the wage study that was voted by the Board of Trustees to be conducted. I have attached the current pay scale of Scio Township FYE2024 to this email as a reference for the wage study process. Scio Township is comparable to Superior Township as for population served and their water distribution system.

Scio Township currently has two Field Service Technicians and will be hiring additional technicians soon. One of the technicians recently came to Scio Township around two years ago and does not hold any certifications or licenses recognized by the State of Michigan (EGLE). This new, inexperienced technician's hourly wage is \$29.50 or \$61,360 annually.

Here at Superior Township, we have three very experienced Field Service Technicians (19 to 25 years in the field) who hold water operator certifications/licenses recognized by EGLE but only earn around \$29.50 an hour. I really believe wages can and should be increased to at least \$34.50 per hour especially when you consider credentials and experience.

I would hope this will be reviewed by you all and a decision can be made at the September Board of Trustees Meeting instead of waiting with no plans of an actual wage study being conducted.

Thank you for your time,

**Rickey Harding** | Maintenance Superintendent  
Direct: 734-390-2560 Ext: 123 | Main: 734- 480-5500 | Fax: 734-390-2563  
rharding@superior-twp.org  
Charter Township of Superior  
575 E. Clark Rd | Ypsilanti, Michigan USA 48198 – 3602 | <http://superiortownship.org/>

**Authorized Positions as of March 21, 2023 (as adopted by Board of Trustees)**

Fund-Activity	Position	Number of Positions that are Authorized	Positions that are Budgeted	Authority for Position	Currently Filled by or Vacancy	Current Authorized Pay (as of 4/1/2023)	per	Exempt	Union	Perm or Temp	Authorized Additional Compensation and benefits
				Position is:							
101-101 (General Government)	Trustee	4	4	State	Elected	\$ 7,500	year	yes	no	Permanent	retirement
101-101 (General Government)	Office Coordinator	1	1	Township	Hired by Board	\$ 67,603	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-171 (Supervisor)	Supervisor	1	1	State	Elected	\$ 40,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance
101-172 (Administrator)	Manager	1	1	Township	Hired by Board	\$ 130,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, PTO and Holiday Pay, individually negotiated employment agreement
101-253 (Treasurer) 50% / 101-171 (Supervisor) 50%	Assistant	0.5	0.5	Township	Hired by Board	\$ 30.21	hour	no	no	Permanent	Prorated PTO and Holiday Pay.
101-191 (Accounting/Finance)	Finance Director	1	1	Township	Hired by Board	\$ 110,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-191 (Accounting/Finance)	Finance Manager	1	1	Township	Hired by Board	\$ 91,665	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-191 (Accounting/Finance)	Finance Assistant	1	1	Township	Hired by Board	\$ 62,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-215 (Clerk)	Clerk	1	1	State	Elected	\$ 84,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance
101-215 (Clerk) 50%/50%101-262 Elections	Deputy Clerk	0.75	0.8	State	Appointed by Clerk	\$ 35.00	hour	no	no	Permanent	Prorated PTO and Holiday Pay.
101-228 (Technology)	IT Director	1	1	Township	Hired by Board	\$ 80,000					
101-253 (Treasurer)	Treasurer	1.0	1.0	State	Elected	\$ 65,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance
101-253 (Treasurer)	Deputy Treasurer	1	1	State	Appointed by Treasurer	\$ 105,416	year	unknown*	no	Permanent	retirement, health, life, long term and short term disability insurance, PTO and Holiday Pay.
101-257 (Assessing)	Assessor	1	1	Township	Hired by Board	\$ 93,873	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-257 (Assessing)	Associate Assessor	2	1	Township	Hired by Board	\$ 50,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-257 (Assessing)	Assistant Assessor	.6	.6	Township	Hired by Board	\$ 45.00	hour	no	no	Permanent	Prorated PTO and Holiday Pay.
101-257 (Assessing)	Board of Review Member	3 part time as needed	3 part time as needed	State	Appointed by Board	\$125; \$100	meeting	no	no	Temporary	None
101-262 (Elections)	Clerk's Assistants	part time as needed	part time as needed	State	Appointed by Clerk	\$20	hour	no	no	Temporary	None
101-262 (Elections)	Election Inspectors	part time	part time	State	Appointed by Clerk	\$16; \$18; and \$20	hour	no	no	Temporary	None
101-265 (Buildings and Grounds)	Grounds and Facility Worker	1	1	Township	Hired by Board	\$ 57,782	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-270 (Human Resources)	Human Resources Generalist	0.5	0.5	Township	Hired by Board	\$ 45.00	hour	no	no	Permanent	Prorated PTO and Holiday Pay.
101-701 (Planning) 50% / 101-702 (Zoning) 50%	Administrative Clerk	1	1	Township	Hired by Board	\$ 62,492	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
101-701 (Planning)	Planning Commission Member	7 part time	7 part time	Township	Appointed by Board	\$200; \$105; \$100	meeting	no	no	Temporary	None

101-702 (Zoning)	Zoning Board of Appeals Member	6 part time	6 part time	State	Appointed by Board		\$100; \$95; \$90	meeting	no	no	Temporary	None
101-701 (Planning)	Intern	2 part time	2 part time	Township	Hired by Manager	Stipend of \$5,000	\$ 5,000	year	no	no	Temporary	none
206 Fire	Fire Chief	1	1	Township	Hired by Board		\$ 101,405	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
206 Fire	Assistant Fire Chief/Fire Marshal	1	1	Township	Hired by Board		\$ 96,052	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
206 Fire	Administrative Assistant	1	1	Township	Hired by Board		\$ 62,000	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
206 Fire	Fire Captain	3	3	Township	Hired by Board		\$ 27.31	hour	no	yes	Permanent	Pay (shift rate and OT) and Benefits set by Union agreement
206 Fire	Fire Lieutenant	3	3	Township	Hired by Board		\$ 26.42	hour	no	yes	Permanent	Pay (shift rate and OT) and Benefits set by Union agreement
206 Fire	Fire Fighter	3	3	Township	Hired by Board		\$ 24.75	hour	no	yes	Permanent	Pay (shift rate and OT) and Benefits set by Union agreement
206 Fire	Fire Investigator	1 part time	1 part time	Township	Hired by Fire Chief		\$ 16.04	hour	no	no	Temporary	None
206 Fire	Paid on Call Fire Fighters	as needed part time	as needed part time	Township	Hired by Fire Chief		\$ 22.15	hour	no	no	Temporary	Trainee FF without FF I&I, Shift Rate, Call rate. Life insurance.
208 Parks 50%/101 General Fund 50%	Project Manager	1	1	Township	Hired by Board	Vacant since position authorized on 8/24/21. Pay is used for budgeting purposes, actual salary will be determined at a later date. Job description will be updated at a later date.	\$ 81,245	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
208 Parks	Parks Director	1	1	Township	Hired by Board		\$ 74,991	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
208 Parks	Parks Steward	2 part time	2 part time	Township	Hired by Manager	seasonal positions in FY24 (40 hours a week for 3 months)	\$ 16.27	hour	no	no	Temporary	none
208 Parks	Parks Natural Features Intern	2 part time	2 part time	Township	Hired by Manager	seasonal positions in FY24 40 hours a week for 3 months)	\$ 16.27	hour	no	no	Temporary	none
590 Water 50% / 591 Sewer 50%	Utilities Director	1	1	Township	Hired by Board		\$ 103,123	year	yes	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
590 Water 50% / 591 Sewer 50%	Field Supervisor	1	1	Township	Hired by Board		\$ 73,332	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.
590 Water 50% / 591 Sewer 50%	Utilities Technician II	1	1	Township	Hired by Board		\$ 61,363.08	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, On-Call Pay, PTO and Holiday Pay.
590 Water 50% / 591 Sewer 50%	Utilities Technician II	1	1	Township	Hired by Board		\$ 59,118.76	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, On-Call Pay, PTO and Holiday Pay.
590 Water 50% / 591 Sewer 50%	Utilities Technician I	1	0	Township	Hired by Board	Vacant since 7/30/21. Not currently budgeted.	\$ 41,600	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, On-Call Pay, PTO and Holiday Pay.
590 Water 50% / 591 Sewer 50%	Utilities Administrative Assistant	1	1	Township	Hired by Board	Vacant since 3/24/22. Currently filled by 20 hour/week at \$26.98/hour w no benefits. Position will be removed after Finance Assistant position is filled.	\$ 60,652	year	no	no	Permanent	retirement, health, life, long term and short term disability insurance, and PTO and Holiday Pay.

Board actions regarding items with \*

8/10/21 Motion by Courteau, support by Palmer, that the proposed FYE22 budget be amended to increase the Total Full-Time Equivalents by adding 1.0 FTE Deputy Treasurer position, and compensation is specified and fixed, as referenced in blackline in the attached; and that the proposed FYE22 budget be amended to increase the General Fund Treasurer Activity (101-253) by the amounts required to meet the corresponding adjustments in compensation. YES: Hathaway, Palmer, Flintoft, Jerome, Courteau, Knol, Vogel. NO: None. ABSENT: None. MOTION PASSED 7-0.

11/09/21 Motion by Palmer, support by Hathaway, to acknowledge Treasurer's appointment of Sandra J. Egeler, effective immediately, as Deputy Treasury; and to authorize continued salary and maintenance of her seniority and benefits; and that additional duties may be assigned by other officers or the Board with 05/10/22 Motion by Hathaway, support by Courteau, to concur with the Supervisor's appointment of Sandy Egeler to serve as Deputy Supervisor, to assist the Supervisor 50% of the time, and continue her service as Deputy Treasurer the other 50% of the time, at her current level of compensation, to be divided equally 50% each from the treasurer and supervisory accounts, in keeping with the division of time between the two offices. Roll call vote:McLaughlin yesKnol noJerome noCourteau yesPalmer yesHathaway yes. MOTION PASSED 4-2.

08/09/22 Motion by Flintoft, support by Knol, to retain counsel to evaluate the FLSA status of the Deputy Treasurer & Deputy Supervisor position. YES: Knol, Flintoft. NO: McLaughlin, Hathaway, Palmer. ABSENT: Courteau, Jerome. MOTION FAILED 2-3.

3/21/23 Motion by Knol, support by Hathaway, to change the proposed Authorized Positions to modify Fund-Activity 101-171 to eliminate the 0.5 position of Deputy Supervisor with current authorized pay of \$52,708; and to restore Fund-Activity 101-253 Treasurer to 1.0 full time Deputy Treasurer with continued aut



**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**RESOLUTION ESTABLISHING REPORTING ASSIGNMENT FOR JOHN PARKS,  
LEAD FOR AMERICA FELLOWSHIP CANDIDATE TO CLERK'S OFFICE**

**RESOLUTION NUMBER: 2023-78**

**DATE: NOVEMBER 20, 2023**

**WHEREAS**, John Parks has been selected as a candidate for the Lead for America Fellowship; and

**WHEREAS**, the Board of Trustees held a regular meeting on October 16, 2023, wherein the terms and expectations for Mr. John Parks' fellowship were discussed and agreed upon; and

**WHEREAS**, part of the agreed-upon terms includes John Parks reporting directly to the Township Clerk's Office for assignments, mentorship, and experiential learning opportunities; and

**WHEREAS**, all communications with AmeriCorps and Lead for America will be through the Township's Clerks Office to maintain a clear and effective communication line that best supports the Fellowship candidate; and,

**WHEREAS**, this reporting is essential for Mr. John Parks to fulfill the requirements of the Lead for America Fellowship, as well as to contribute meaningfully to the operations and community engagement initiatives of the Township.

**NOW, THEREFORE, BE IT RESOLVED** that the Charter Township Board of Trustees hereby formalizes the decision made on October 16, 2023, and directs John Parks to report directly to the Township Clerk's Office as per the discussed schedule and terms.



For customer support, visit [www.amazon.com/contact-us](http://www.amazon.com/contact-us).

**Invoice summary** *Payment due by November 22, 2023*

Item subtotal before tax	\$ 584.09
Shipping & handling	\$ 0.00
Promos & discounts	\$ 0.00

Total before tax	\$ 584.09
Tax	\$ 0.00

**Amount due \$ 584.09 USD**

**Account #** A3D4AF3EOMSHVG

**Payment terms** Net 30

**Purchase date** 23-Oct-2023

**Purchased by** Nancy Mason

**Registered business name**

Superior Township

**Bill to**

Superior Township  
Nancy Mason  
3040 N Prospect Road  
Ypsilanti, Michigan 48198

**Ship to**

Laura Bennett  
3040 N PROSPECT RD  
YPSILANTI, MI 48198-9426

**Pay by**

**Electronic funds transfer (EFT/ACH/Wire)**

**Account name** Amazon Capital Services, Inc.  
**Bank name** Wells Fargo Bank  
**ACH routing # (ABA)** 121000248  
**Bank account # (DDA)** 41630410201512764  
**SWIFT code (wire transfer)** WFBIUS6S

**Check**

Amazon Capital Services  
 PO Box 035184  
 Seattle, WA 98124-5184

Include Amazon invoice number(s) in the descriptive field of your electronic funds transfer payment, or

Email [ar-businessinvoicing@amazon.com](mailto:ar-businessinvoicing@amazon.com) to submit your remittance detail.

**Invoice details**

Description	Qty	Unit price	Item subtotal before tax	Tax
1 Dell Inspiron 3515 Business Laptop, 15.6"HD Display, AMD Ryzen 5 3450U, Windows 11 Pro, 16GB RAM, 512GB SSD, HDMI, Wi-Fi, Bluetooth, Long Battery Life, SD Card Reader, Carbon Black ASIN: B0B8WW418Q Order # 112-4592740-6225810 Sold by: Happy Ranger Trading LLC	1	\$584.09	\$584.09	0.000%

Total before tax	\$584.09
Tax	\$0.00
<b>Amount due</b>	<b>\$584.09</b>

**FAQs**

**How is tax calculated?**

Visit [https://www.amazon.com/gp/help/customer/display.html/ref=hp\\_leftv4\\_sib?ie=UTF8&nodeId=202036190](https://www.amazon.com/gp/help/customer/display.html/ref=hp_leftv4_sib?ie=UTF8&nodeId=202036190)

**How are digital products and services taxed?**

Visit [https://www.amazon.com/gp/help/customer/display.html/ref=hp\\_leftv4\\_sib?ie=UTF8&nodeId=202074670](https://www.amazon.com/gp/help/customer/display.html/ref=hp_leftv4_sib?ie=UTF8&nodeId=202074670)





Details for Order #112-4592740-6225810

**Paid By:** Superior Township  
**Placed By:** Nancy Mason  
**Order Placed:** October 23, 2023  
**Amazon.com order number:** 112-4592740-6225810  
**Order Total:** \$584.09

Not Yet Shipped	
<b>Items Ordered</b>	<b>Price</b>
1 of: Dell Inspiron 3515 Business Laptop, 15.6"HD Display, AMD Ryzen 5 3450U, Windows 11 Pro, 16GB RAM, 512GB SSD, HDMI, Wi-Fi, Bluetooth, Long Battery Life, SD Card Reader, Carbon Black Sold by: Happy Ranger ( <a href="#">seller profile</a> )   Product question? ( <a href="#">Ask Seller</a> ) Business Price Condition: New	\$584.09
<b>Shipping Address:</b> Laura Bennett 3040 N PROSPECT RD YPSILANTI, MI 48198-9426 United States	
<b>Shipping Speed:</b> Standard Shipping	

Payment information	
<b>Payment Method:</b> Pay by invoice	Item(s) Subtotal: \$584.09
	Shipping & Handling: \$0.00
	-----
	Total before tax: \$584.09
	<b>Estimated Tax:</b> \$0.00
	-----
	<b>Grand Total: \$584.09</b>

To view the status of your order, return to [Order Summary](#) .

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for Ken Schwartz general fund  
LB



For customer support, visit [www.amazon.com/contact-us](http://www.amazon.com/contact-us).

**Invoice summary**

*Payment due by August 25, 2022*

Item subtotal before tax	\$ 649.99
Shipping & handling	\$ 0.00
Promos & discounts	\$ 0.00

Total before tax	\$ 649.99
Tax	\$ 0.00

**Amount due \$ 649.99 USD**

**Account #** A3D4AF3EOMSHVG

**Payment terms** Net 30

**Purchase date** 26-Jul-2022

**Purchased by** Laura Bennett

**Registered business name**

Superior Township

**Bill to**

Superior Township  
Nancy Mason  
3040 N Prospect Road  
Ypsilanti, Michigan 48198

**Ship to**

Laura Bennett  
3040 N PROSPECT RD  
YPSILANTI, MI 48198-9426

**Pay by**

**Electronic funds transfer (EFT/ACH/Wire)**

**Account name** Amazon Capital Services, Inc.  
**Bank name** Wells Fargo Bank  
**ACH routing # (ABA)** 121000248  
**Bank account # (DDA)** 41630410201512764  
**SWIFT code (wire transfer)** WFBUS6S

**Check**

Amazon Capital Services  
PO Box 035184  
Seattle, WA 98124-5184

Include Amazon invoice number(s) in the descriptive field of your electronic funds transfer payment, or

Email [ar-businessinvoicing@amazon.com](mailto:ar-businessinvoicing@amazon.com) to submit your remittance detail.

**Invoice details**

Description	Qty	Unit price	Item subtotal before tax	Tax
1 Acer Aspire 5 A517-52-58UL Laptop   17.3" Full HD IPS Display   11th Gen Intel Core i5-1135G7   Intel Iris Xe Graphics   8GB DDR4   512GB SSD   WiFi 6	1	\$649.99	\$649.99	0.000%

ASIN: B09JGSWN1W Sold by: Amazon.com Services LLC  
Order # 114-3529227-8312224

Total before tax	\$649.99
Tax	\$0.00

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**Amount due****\$649.99**

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**FAQs****How is tax calculated?**Visit [https://www.amazon.com/gp/help/customer/display.html/ref=hp\\_leftv4\\_sib?ie=UTF8&nodeId=202036190](https://www.amazon.com/gp/help/customer/display.html/ref=hp_leftv4_sib?ie=UTF8&nodeId=202036190)**How are digital products and services taxed?**Visit [https://www.amazon.com/gp/help/customer/display.html/ref=hp\\_leftv4\\_sib?ie=UTF8&nodeId=202074670](https://www.amazon.com/gp/help/customer/display.html/ref=hp_leftv4_sib?ie=UTF8&nodeId=202074670)

**CHARTER TOWNSHIP OF SUPERIOR  
WASHTENAW COUNTY, MICHIGAN**

**AMENDED RESOLUTION TO ACCEPT THREE QUOTES FROM TAZ NETWORKS  
(IT) TO UPDATE THE FIREWALLS AND SWITCHES AT TOWNSHIP HALL, FIRE  
DEPARTMENT & UTILITY/PARKS/MAINTENANCE BUILDINGS**

**RESOLUTION NUMBER: 2023-72**

**DATE: OCTOBER 16, 2023**

**WHEREAS**, Taz Networks has submitted quotes to update firewalls and switches at the Township Hall, Fire Department, and Utility/Parks/Maintenance Buildings; and,

**WHEREAS**, the current firewalls are old models. The manufacturer, Watchguard, does not support them anymore so we cannot purchase support or get licensing for security; and,

**WHEREAS**, currently the TLS (Transport Layer Security) of the existing firewalls is version 1.0 when the current available is 1.2 but due to no longer being supported by Watchguard, we cannot get on the latest version, leaving the system vulnerable; and,

**WHEREAS**, the SonicWalls being recommended are their current standard and are more granular in terms of capability and what they can do with them on our behalf in terms of support and security; and,

**WHEREAS**, it is important to upgrade these for better security and to reduce the number of functionality problems moving forward.

**WHEREAS**, the three quotes are as follows:

1. Township Hall: ~~\$5,927.86~~ 5,705.70
2. Fire Department: ~~\$4,810.43~~ 4,699.35
3. Utilities/Parks/Maintenance: ~~\$4,810.43~~ 4,699.35

**WHEREAS**, the monthly charges are as follows:

1. Township Hall: \$303.00
2. Fire Department: \$298.00
3. Utilities/Parks/Maintenance: \$298.00

**NOW, THEREFORE, BE IT RESOLVED**, the Charter Township of Superior Board of Trustees approves the three submitted quotes totaling, and not to exceed fee, of \$15,548.72 with an additional monthly charge totaling \$899.00.





# MEMO

TO: Superior Township Board of Trustees  
FROM: Laura Bennett, Planning & Zoning Administrator  
DATE: November 13, 2023  
SUBJECT: Zoning Board of Appeals Reappointment

The three-year term of Sonnie Parm, who serves on the Zoning Board of Appeals, will expire on December 31, 2023. Please reappoint Mr. Parm for an additional three-year term on the Zoning Board of Appeals ending December 31, 2026.



47087 GRAND RIVER AVE.  
NOVI, MI 48374

PHONE: (248) 349-8877  
FAX: (248) 349-8894

KEVIN@AMISTEE.COM  
WWW.AMISTEE.COM



Date: Tuesday November 7, 2023

Project: Superior Township Office – 3040 N. Prospect Rd, Ypsilanti MI 48198

- ❖ Proposal for cleaning 2 Rooftop Units (RTU's), 3 Furnaces, 1 ERV, associated ductwork, and associated diffusers/vents.

### **SCOPE OF WORK – HVAC REMEDIATION**

- 1.) Removal of all visible surface contaminants of the entire airside of the HVAC unit. In this proposal that shall mean:
  - Supply ductwork
  - Return air ductwork
  - Diffusers and/or vents
  - Dampers, turning vanes, and components inside ductwork
  - Coils, blowers, and air components of RTU's/Furnaces
- 2.) Collection equipment to be used will be a large vacuum truck with a minimum of 15,000 cfm's and portable HEPA vacuums.
- 3.) Various access ports will be opened in ductwork as needed for cleaning.
- 4.) High-pressure air and different agitation devices will be inserted into ductwork for cleaning.
- 5.) Reassemble with accessible sheet metal patches where openings were cut.

### **I. GENERAL PROVISIONS**

- A. In as much as the work to be performed under this contract is to be accomplished in occupied areas, Amistee, Inc. and Management will coordinate the work, whereby both management and Amistee, Inc. may continue their operations with the least possible interference and inconvenience. Amistee, Inc. shall notify Management approximately 24 hours before commencing work in order that Management may arrange a schedule of clearance in the buildings where the work is to be performed and set out the actual hours during which Amistee, Inc. may perform their duties. All tools, labor, and materials shall be at the site prior to the beginning of service in order to insure a minimum loss of time.
- B. Amistee, Inc. shall use drop cloths, shields, and other protective devices to prevent damage to mechanical equipment and/or to areas adjacent to units being decontaminated.
- C. All lint, dust, dirt, mold, and other combustible contaminants removed from any areas shall be gathered. Contained, and removed from each site by Amistee, Inc. and disposed of as directed by Management under strict standards of safety.
- D. Amistee, Inc. will comply with all regulations, security and otherwise, imposed by Management governing the conduct of outside personnel and will be held strictly responsible for the conduct of their employees.





- E. Amistee, Inc. shall employ only skilled mechanics and technicians and experienced supervisors. The work specified by the Contract shall be performed in the best and most workmanlike manner in strict accordance with specifications.
- F. All duct cleaning shall consist of the removal of all possible dirt, dust, mold, and other contaminants by the use of manual or pneumatic means.
- G. Amistee, Inc. shall, after the final completion of the source removal of dirt, dust, mold, and other contaminants from duct interiors, be required to apply a certified solution of a bactericide and fungicide product which shall effectively deter accumulation of mold, mildew, and disease-causing bacteria. Conventional high production spray equipment will be used to apply this solution. This solution will be **EPA registered**. Amistee, Inc. assumes no responsibility for anyone in the building with chemical allergies. Management must take responsibility for allowing Amistee, Inc. to use certified solution of bactericide and fungicide.
- H. Amistee, Inc. will provide insurance certificate upon request.
- I. Management will make available, at no cost to Amistee, Inc., all electricity necessary for Amistee, Inc. to operate their electrically powered equipment such as blowers, compressors, industrial vacuuming equipment, explosion-proof and conventional drop lights and all other electrical equipment necessary to the performance of the work.
- J. Management will designate areas in which Amistee, Inc. shall be permitted to park their trucks, utility trailers, trailer supply room, and other automotive equipment necessary while performing the work specified under this contract.
- K. Management will inspect for acceptance and so certify all work completed by Amistee, Inc. within a 24-hour period after being advised by Amistee, Inc. that work has been completed.
- L. Amistee, Inc., at their own expense, will repair any damage to property or equipment of management, which can be attributed to Amistee, Inc.

## II. AFFILIATIONS AND SAFETY

- A. Affiliations: Amistee, Inc. will perform their work in strict accordance with the National Air Duct Cleaners Association standard ACR-2013, and all other accredited standards and codes.
- B. NADCA: A NADCA certified ASCS (Air System Cleaning Specialist), CVI (Commercial Ventilation Inspector), or VSMR (Ventilation System Mold Remediator) will be onsite throughout the entire job as the Project Manager.
- C. Safety Procedures: At minimum, the Project Manager, has been trained for Confined Space Training (CST), Personal Protection Equipment (PPE), and Hazard Communications. The Contractor will provide all training and equipment necessary to meet or exceed these guidelines.

## III. SPECIAL CONDITIONS

- A. Measure of Payment: Upon the submission of properly certified invoices and vouchers, the amounts stipulated below as compensation for services rendered shall become **due and payable NET 30**. This is an estimate, price below subject to change between parties.



B. Smoke Duct Detectors: We do ask that these detectors be placed in “test” mode during cleaning hours.

A. DESCRIPTION

1. Supply Ductwork
2. Return Air Ductwork
3. Diffusers and/or Vents
4. Dampers, Turning Vanes, and Components inside ductwork
5. Coils, Blowers, and Air Components of Furnaces/RTU's
6. Antimicrobial/Deodorizing Applications (Benefect Decon 30/Metal Ductwork)

**Price: \$5,710**

Respectfully submitted,

Kevin Van Tiem, ASCS, CVI, VSMR  
Amistee Air Duct Cleaning & Insulation

Accepted: \_\_\_\_\_ Date: \_\_\_\_\_

P.O. #: \_\_\_\_\_

# Memorandum

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**To: Superior Township Board**  
**From: Lisa Lewis, Treasurer**  
**Date: November 20, 2023**  
**Re: Increasing False Alarm Charges**

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The rates for false alarms have not changed since 2006. The Treasurer's Department would like to increase the rates by \$15.00.

**The new fee structure would be as followed:**

1<sup>st</sup> false alarm-no charge

2<sup>nd</sup> false alarm requiring response by a police or other agency with whom the township contracts services: from \$25.00 to \$40.00

If not paid within thirty (30) days: From \$35.00 to \$50.00

3<sup>rd</sup> false alarm requiring response: From \$100.00 to \$115.00

If not paid in thirty (30) days: From \$120.00 to \$135.00

Any subsequent false alarms requiring response:

From \$200.00 to \$215.00

If not paid within thirty (30) days: From \$240.00 to \$260.00

For each additional thirty (30) day period or part thereof, an additional charge of: From \$5.00 to \$20.00

**RESOLUTION  
RECOMMENDATION OF DENIAL  
Plymouth – Napier Rezoning  
November 15, 2023**

**WHEREAS**, Superior Township received Plymouth-Napier rezoning petition to conditionally rezone one (1) parcel from R-1, Single-family Residential to C-2, General Commercial District. The parcel is located at the southwest corner of Plymouth Road and Napier Road, J -10-01-100-022.

**WHEREAS**, the applicant voluntarily offered the following conditions in writing:

1. Use of the site is limited to self-storage facilities;
2. No more than 19 buildings;
3. Maximum height of 19-feet; and
4. Drives and fences with landscape buffer to screen the facility.

**WHEREAS**, the proposed conditional rezoning amendment and application materials was distributed to designated Township officials and consultants for review and comment; and

**WHEREAS**, after completion of the technical review, the Superior Township Planning Commission reviewed the petition; and

**WHEREAS**, the Superior Township Planning Commission held a public hearing on this petition on October 25, 2023, and received comments on the petition; and

**WHEREAS**, the Superior Township Planning Commission considered the rezoning petition standards set forth in Section 18.06 of the Zoning Ordinance; and

**WHEREAS**, the Superior Township Planning Commission found that the required finding of facts have not been met:

1. There has been no change in conditions since the original Ordinance was adopted, and no error in the original Ordinance that would justify the proposed zoning change.
2. The proposed use of the site for commercial uses is inconsistent with the surrounding vacant and rural residential uses.
3. The site is zoned R-1, Single-family Residential and surrounded by R-1, Single-family Residential or A-1, Agriculture Zoning.
4. The proposed commercial use of the site is inconsistent with Master Plan designation of the site as Rural Plymouth Road/M-14 Sub-area.
5. The conditions offered by the applicant did not adequately protect adjacent properties.
6. The approval of this rezoning may set a precedent to rezone other parcels to districts that are inconsistent with the Township's adopted Growth Management Plan and incompatible with adjacent land uses.

**NOW THEREFORE BE IT RESOLVED** that the Superior Township Planning Commission recommends that the Superior Township Board of Trustees deny the proposed Plymouth-Napier conditional rezoning to rezone parcel J -10-01-100-022 from R-1, Single-family Residential to C-2, General Commercial District.

**BE IT FURTHER RESOLVED** that the Superior Township Planning Commission transmits the Planner's Report dated October 20, 2023 as the Planning Commission's report on this application.





**Carlisle | Wortman**  
ASSOCIATES, INC.

117 NORTH FIRST STREET SUITE 70 ANN ARBOR, MI 48104 734.662.2200 734.662.1935 FAX

Date: October 20, 2023

## Conditional Rezoning Review For Superior Township, Michigan

<b>Applicant:</b>	Justin Pingston
<b>Project Name:</b>	Napier Plymouth Rezoning
<b>Location:</b>	Southwest Corner of Plymouth and Napier
<b>Plan Date:</b>	June 26, 2023
<b>Current Zoning:</b>	R1, Single-family Residential
<b>Action Requested:</b>	Conditional Rezoning from R1, Single-family Residential to C2, General Commercial District

### PROJECT DESCRIPTION

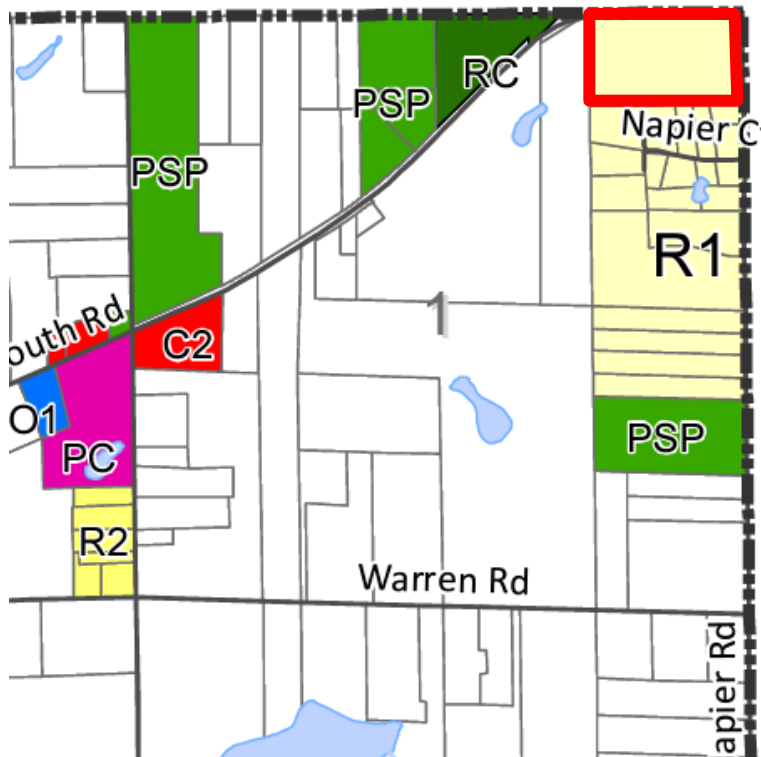
Justin Pingston, the owner of the southwest corner of Plymouth and Napier, has requested a conditional rezoning from R1, Single-family Residential to C2, General Commercial District. The purpose of the rezoning is to allow the applicant to develop a self-storage facility.

The site is currently undeveloped and is encumbered by wetlands, woodlands, and significant topography.

**Aerial Photograph**



Zoning

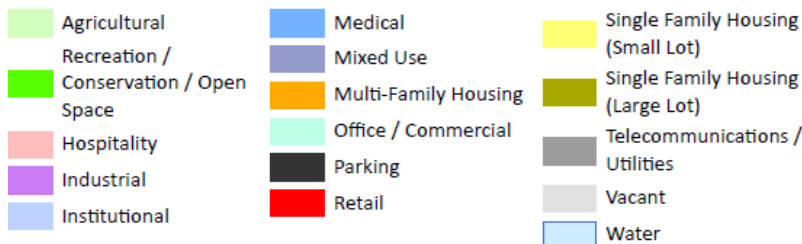
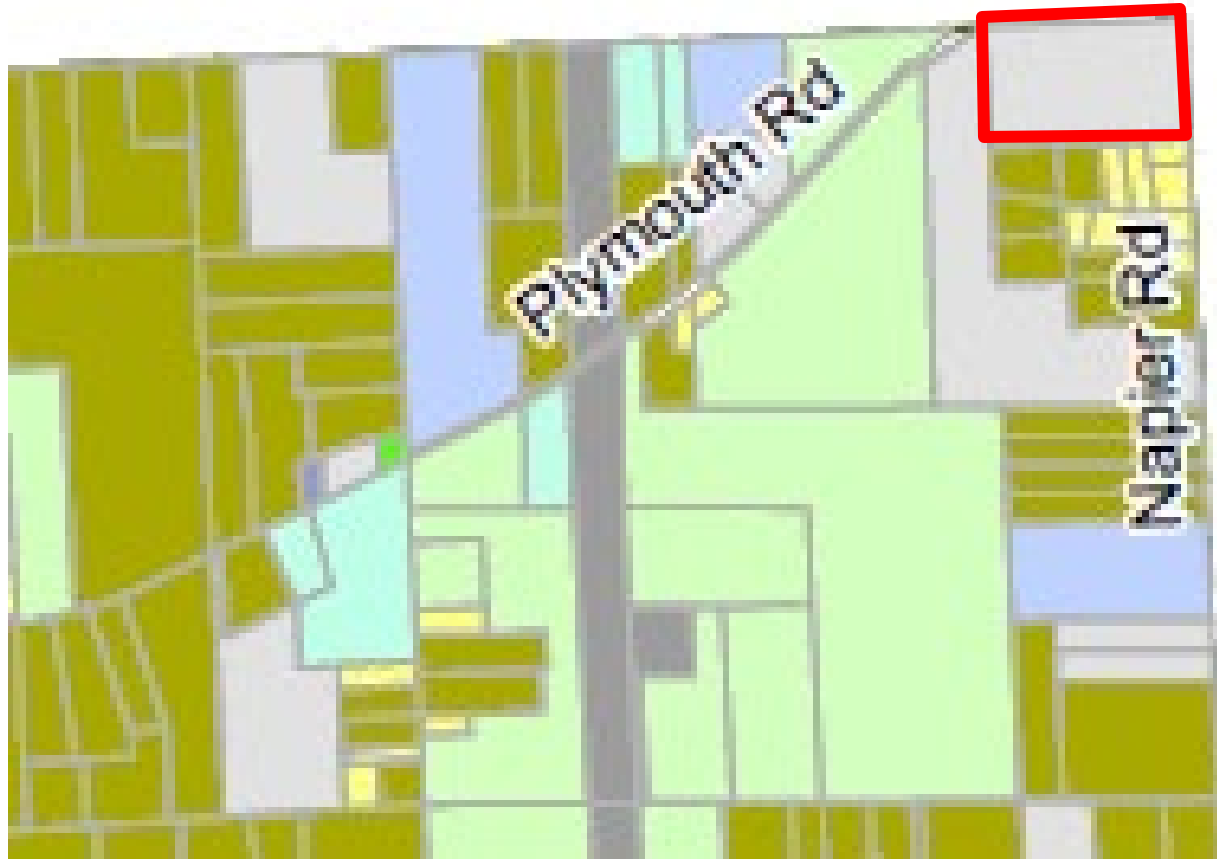


**Zoning Districts**

- RC - Recreation-Conservation District
- A1 - Agricultural District
- A2 - Agricultural District
- R1 - Single-Family Residential District
- R2 - Single-Family Residential District
- R3 - Single-Family Residential District
- R4 - Single-Family Residential District
- R6 - Manufactured Housing Park District
- R7 - Multiple-Family Residential District
- C1 - Neighborhood Commercial
- C2 - General Commercial District
- O1 - Office District
- PSP - Public/ Semi Public Services District
- PC - Planned Community District
- NSC - Neighborhood Shopping Center District
- VC - Village Center District
- MS - Medical Services District
- PM - Planned Manufacturing District
- OSP - Open Space Preservation Overlay District

The zoning and existing land uses for the subject site and surrounding parcels are identified in the following table:

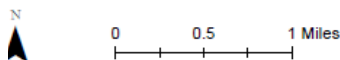
Direction	Zoning	Existing Use
North	Salem Township	Vacant, one single family home
South	R1 - Single-Family Residential District	Single-family homes
East	A1 - Agricultural District	Vacant
West	Plymouth Township	Vacant, one single family home



### Existing Land Use

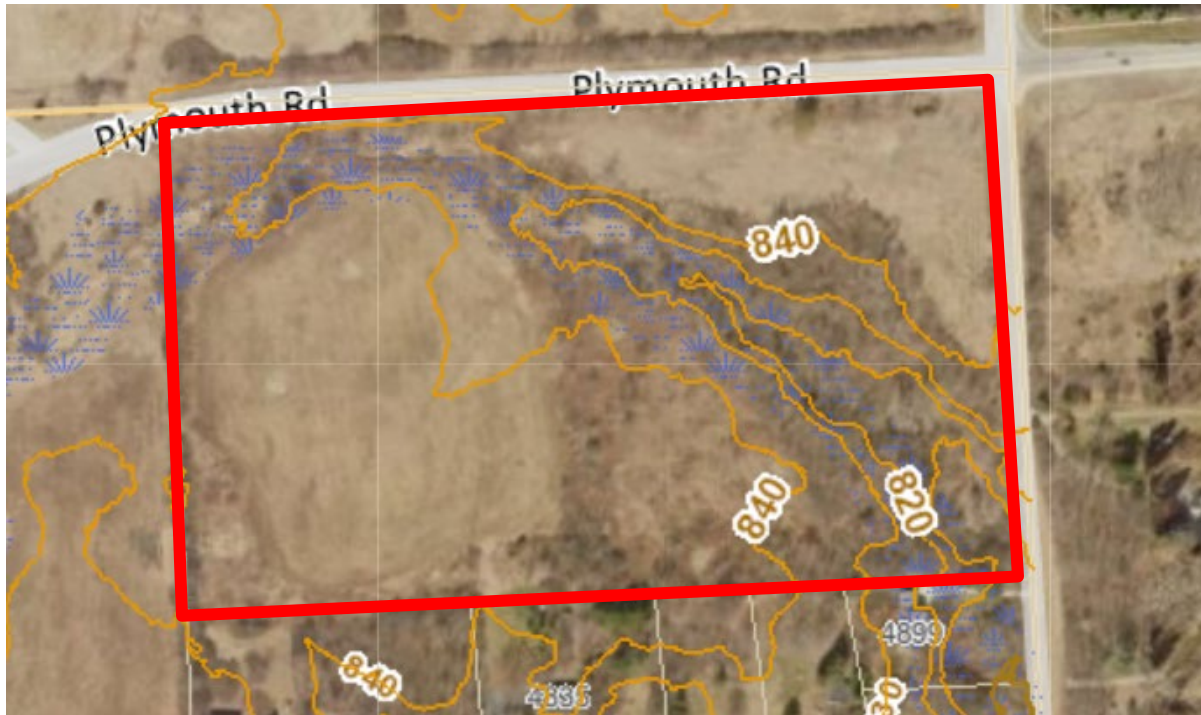
Superior Charter Township  
 Washtenaw County

*Roads, Tax Parcel, and Rivers Data  
 from Washtenaw County GIS*



## NATURAL FEATURES

The site is encumbered with wetlands and significant topography:



## CONDITIONAL REZONING

As noted, the applicant is requesting a conditional rezoning from R1, Single-family Residential to C2, General Commercial District. The conditions voluntarily offered by the applicant include:

- Use of the site is limited to self-storage facilities;
- No more than 19 buildings;
- Maximum height of 19-feet; and
- Drives and fences with landscape buffer to screen the facility.

In previous discussions, the applicant noted that they desired to donate approximately ½ of the site to the Township as a public park and had noted that no development will occur within environmentally sensitive area. However, land donation and site restrictions were not offered in the letter submitted by the applicant.

The applicant should confirm as a condition of the conditional rezoning if they are donating a portion of the site to the Township and that no development will occur within environmentally



sensitive areas of the site. If those are conditions are voluntarily offered by the applicant, they should confirm the amount and area donated to the Township, and distinguish areas they will restrict from development.

If the conditional rezoning is approved, the Planning Commission would review a future site plan.

## MASTER PLAN

The Township's Master Plan is a comprehensive document that includes many elements that should be considered, including existing and future land use, impact/preservation of natural features and growth management.

Under the current Master Plan, the site is located in the Rural Plymouth Road/M-14 Sub-area as described in the Plan (Page 6-9 through 6-10):

*This sub-area has scattered homes on parcels carved from former farms. Among these homes are a number of historic houses on Plymouth Road. Many of the lots are five to ten acres in size although there are larger parcels and a few small platted subdivisions and site condominium developments. There is a small residential hamlet at Frains Lake.*

*While portions of this area have open, active farm fields or grassy pastures that are no longer actively farmed, there are also many wooded areas. A few ponds, small lakes, and wetlands dot the area, as well as some publicly-owned recreation land, including the new Washtenaw County Parks and Recreation Commission "Staebler Farm" property in Sections 9 and 4, a new Township park in Section 9, and Schroeter Park in Section 11.*

*The northeast part of this sub-area predominantly consists of large lot residential dwellings along Plymouth, Ford, and Gotfredson Roads north of Plymouth Road that may be impacted by additional traffic from potential future development of Salem Township's urban services district on Gotfredson Road at the M-14 interchange. Some parcels around the Plymouth Road and Gotfredson Road intersection are planned and zoned for commercial and office land uses. However, more land is presently zoned for commercial use in this area than is needed to meet neighborhood commercial shopping needs. The total area zoned commercial should be reduced in size in the future if feasible, or a mixed use development that combines neighborhood commercial with residential development should be encouraged; provided the land is suitable to accommodate the rate of septic waste that would be generated by mixed use at that location.*

### Future Land Use Plan

The Future Land Use plan identifies this area as Rural Residential (page 6-21)

*The white areas around the western and northern parts of the Township are principally used for large lot rural residential development with a few farms along the border with*

*Salem Township. A mixture of agricultural, rural residential, and resource conservation zones are present. This pattern is encouraged to continue.*

### Natural Features

A stated goal of the Master Plan is the preservation and management of natural features and creation of new natural features. This includes protection and preservation of wetlands, surface water, ground water recharge, woodlands, upland brush, landmark trees, steep slopes, and viewsheds. The Master Plan identifies a number of land use and development techniques to protect these features.

In previous discussions, the applicant noted that they desired to donate approximately ½ of the site to the Township as a public park and had noted that no development will occur within environmentally sensitive area. However, land donation and site restrictions were not offered in the letter submitted by the applicant.

If the conditional rezoning were approved without the land donation and development restrictions offered as conditions, the applicant would not be restricted from developing on all portions of the site other than existing ordinance and state protection requirements.

### Growth Management

The Master Plan encourages land uses that are best suited to the land and existing conditions, at a rate of growth that:

- Can be financially absorbed by the Township government;
- Restricts the potential for an urban sprawl development pattern;
- Takes into full account the inventory of existing improved lots and structures for the type of land use proposed;
- Protects the value and desirability of existing housing;
- Ensures adequate public funds are available to support necessary public services; and
- Prevents the oversupply of new housing units and/or vacant residential lots.

### Proposed Draft Master Plan

The draft updated Master Plan maintains the current goals and land use policies of the existing Master Plan.

## **REZONING STANDARDS**

As set forth in Section 18.06, in reviewing any petition for a zoning amendment, the Planning Commission shall identify and evaluate all factors relevant to the petition. All findings of fact and conclusions shall be made a part of the public records of the meetings of the Planning

Commission. The facts to be considered by the Planning Commission shall include, but shall not be limited to, the following:

1. Whether or not the requested zoning change is justified by a change in conditions since the original Ordinance was adopted, or by an error in the original Ordinance.
2. The precedents, and the possible effects of such precedents, that might result from approval or denial of the petition.
3. The capacity of Superior Township or other government agencies to provide any services, facilities, and/or programs that might be required if the petition were approved.
4. Effect of approval of the petition on the condition and/or value of property in Superior Township or in adjacent municipalities.
5. Relation of the petition to the Township's adopted Growth Management Plan, and of other government units where applicable.

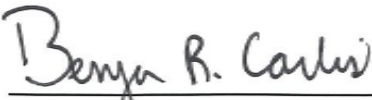
A petition shall not be approved unless these and other facts are affirmatively resolved in terms of resource guardianship, public necessity, convenience, and safety, and the general welfare of Superior Township and of other civil divisions, where applicable.

## RECOMONDATION

In previous discussion, the applicant noted that they desired to donate approximately ½ of the site to the Township as a public park and had noted that no development will occur within environmentally sensitive area. However, land donation was offered in the letter submitted by the applicant.

The applicant should confirm as a condition of the conditional rezoning if they are donating a portion of the site to the Township and that no development will occur within environmentally sensitive area of the site. If those are conditions voluntary offered by the applicant, they should confirm amount and area donated to the Township.

The Planning Commission should hold a public hearing, consider public testimony, and consider if the required rezoning standards set forth in Section 18.06 have been met.

  
\_\_\_\_\_  
CARLISLE/WORTMAN ASSOC., INC  
Benjamin R. Carlisle, AICP, LEED AP  
President

cc: Ken Schwartz, Township Supervisor  
Lynette Findley, Township Clerk  
Laura Bennett, Planning & Zoning Administrator  
George Tsakof, Township Engineer  
Cresson Sloten, Township Engineer

# Memorandum

**To:** Nancy Mason, Bookkeeper  
**From:** Lisa Lewis, Treasurer  
**Date:** September 30, 2023  
**Re:** Assistance in the Treasurer's Office

---

Nancy,

I needed some assistance and sought out our former treasurer, Brenda McKinney. I am asking that she be compensated the amount agreed upon, \$100.00 per hour on our next payroll, 10.10.2023. She assisted me for one hour.

Thank you



**CHARTER TOWNSHIP OF SUPERIOR BOARD  
REGULAR MEETING  
JUNE 21, 2022  
ADOPTED MINUTES  
PAGE 19**

Clerk Findley stated Vickie Kooyers could come in to help and that she has come in to train Brenda McKinney and Treasurer Lewis before. Treasurer Lewis stated that is not true.

Trustee McGill explained the officials can select their deputies. She continued to explain there needs to be a process.

Trustee Lindke stated there are many other people and vendors where the Township has no contract. She also stated the difference between Rick Mayernik and Brenda McKinney's rate of pay. She also stated she assumed Treasurer Lewis could do the position since she had been deputy for a year. Clerk Findley stated her deputy can, and deputies are supposed to.

Trustee McGill asked if Treasurer Lewis was not selected to become the treasurer, then what was the process for getting the new treasurer trained. She explained the need for a process.

Clerk Findley stated she wishes this would have been stated during the interview process.

Trustee Lewis stated it would not have changed Clerk Findley's vote.

Trustee Lindke stated maybe the County Treasurer could help.

Supervisor Schwartz suggested again giving Brenda McKinney an agreement of ten hours of work, deducting the three hours already worked. If there is a need for more hours, it needs to come back to the Board.

Trustee McGill asked what the need is.

Clerk Findley stated the Treasurer and Clerk's job is to ensure their deputies can step in and do your job. She stated her deputy can do her job and that this is not personal, it is fact. Treasurer Lewis stated there are things that she is unable to do.

Supervisor Schwartz suggested an agreement with Brenda McKinney of ten hours of work, deducting the three hours already worked. Trustee McGill stated she is fine with this, but there needs to be defined processes.

Trustee Lindke stated she does not like being stuck in a corner and having to decide.

Supervisor Schwartz stated Brenda McKinney came up with the \$100/hour. Trustee Lindke stated that is too high based on her previous hourly rate. Trustee McGill stated consultants usually cost more because they are on their own time. Clerk Findley stated Treasurer Lewis should go to her colleagues in the County for her training. Trustee McGill stated we cannot keep doing this.

It was moved by Trustee McGill supported by Treasurer Lewis to pay Brenda McKinney the \$300 for consulting services and an agreement of up to seven additional hours.

## MEMO

TO: Superior Charter Township Board of Trustees  
FROM: Superior Charter Township Planning Commission  
DATE: October 30, 2023  
RE: Dixboro Village Speed Study

At their regularly scheduled Planning Commission meeting on October 25, 2023, Commissioner Dabish Yahkind discussed the current speed limit and traffic and pedestrian safety concerns on Plymouth-Ann Arbor Road through Dixboro. Commissioner Dabish Yahkind feels the speed limit on Plymouth-Ann Arbor Road could be lowered if a speed study were completed by the Michigan State Police.

After discussion, the Planning Commission made the following motion:

Motion by Commissioner Dabish Yahkind, supported by Commissioner Brennan, to request the Board of Trustees ask the Michigan State Police in coordination with the Washtenaw County Road Commission to conduct a speed study in Dixboro Village area along Plymouth-Ann Arbor Road between Dixboro Road and Ford Road.

The motion carried.

**From:** George Tsakoff <[George.Tsakoff@ohm-advisors.com](mailto:George.Tsakoff@ohm-advisors.com)>

**Date:** November 14, 2023 at 4:02:36 PM EST

**To:** Lynette Findley <[lynettfindley@superior-twp.org](mailto:lynettfindley@superior-twp.org)>

**Cc:** "Fred Lucas ([fred@castleberrylucas.com](mailto:fred@castleberrylucas.com))" <[fred@castleberrylucas.com](mailto:fred@castleberrylucas.com)>, Lisa Hoenig <[lisa@ypsilibrary.org](mailto:lisa@ypsilibrary.org)>, Ken Schwartz <[kenschwartz@superior-twp.org](mailto:kenschwartz@superior-twp.org)>, Fraser Payne <[Fraser.Payne@ohm-advisors.com](mailto:Fraser.Payne@ohm-advisors.com)>

**Subject:** For Board Packet in November - Final Change Order - Harris Rd Widening

Lynette,

I'm attaching a final balancing Change Order Document for the ASI, Inc. contract on the Harris Road Widening project for Board of Trustee action. This would amend the ASI, Inc. contract amount from \$609,403.50 to \$618,952.23. This budget modification would allow OHM to recommend a Final Payment of \$98,104.10 to ASI, Inc. in December and close the project. Please note that the additional \$9,548.73 change order to the contract value would be a pass-through cost to the library since this extra work was associated with the Harris Rd Widening portion of the project (and not the pedestrian improvements along MacArthur Rd). I explained this to Lisa Hoenig yesterday and she understood that aspect. If it's still possible to add this to the meeting agenda on Monday evening I would appreciate it. Please let me know if that's possible and I can answer any further questions at that time. Thank you!

**GEORGE TSAKOFF, PE**  
PRINCIPAL

**OHM Advisors®**

**D** (734) 466-4439 **C** (734) 495-9568 **O** (734) 522-6711

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# CHANGE ORDER



**Project:** Charter Township of Superior - Harris Rd Widening

**Owner:** Charter Township of Superior  
3040 North Prospect Road  
  
Ypsilanti, MI 48198

**Contractor:** ASI (Asphalt Specialists Inc)  
1780 E Highwood  
Pontiac, MI 48340  
(248) 334-4570

**Job Number:** 0140-20-0030

**Change Order Number:** 2  
**Date:** 10/31/2023  
**Print Date:** 11/13/2023

**Note:**

TO THE CONTRACTOR:

You are hereby directed to comply with the changes to the contract documents. This change order reflects work completed or anticipated.

OHM Advisors  
34000 Plymouth Road  
Livonia, MI 48150  
(734) 522-6711

CURRENT PROJECT PLANS AND SPECIFICATIONS WILL BE ADHERED TO UNLESS SPECIFICALLY CHANGED BY THIS CHANGE ORDER DOCUMENT.

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THE CONTRACT AMOUNT WILL BE CHANGED BY THE SUM OF:	\$9,548.73
Original Contract Amount:	\$330,502.98
Contract Amount Including Previous Change Orders:	\$609,403.50
Amount of this Change Order:	<u>\$9,548.73</u>
REVISED CONTRACT AMOUNT:	\$618,952.23

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**Accepted By**

Marc Navetta, PE \_\_\_\_\_ Date \_\_\_\_\_

**Approved By**

Ken Schwartz - Township Supervisor - Charter Township of \_\_\_\_\_ Date \_\_\_\_\_

**Recommended By**

George Tsakoff, PE, Principal \_\_\_\_\_ Date \_\_\_\_\_



Items

Item No.	Description	Previous Authorized Quantity	Quantity Change	New Authorized Quantity	Unit Price	Total Increase
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**THE FOLLOWING ITEMS AND OR CONTRACT UNIT PRICES SHALL BE ADDED TO THE CONTRACT AMOUNT**

**Division: A**

3	Culv, Rem, Less than 24 inch	1.00 Ea	1.00	2.00	\$450.00	\$450.00
4	Curb and Gutter, Rem	158.00 Ft	4.00	162.00	\$11.00	\$44.00
14	Culv End Sect, 12 inch	3.00 Ea	1.00	4.00	\$450.00	\$450.00
16	Culv, CI E, Conc, 12 inch	553.00 Ft	8.30	561.30	\$70.00	\$581.00
21	Dr Structure, 48 inch dia	3.00 Ea	1.00	4.00	\$3,250.00	\$3,250.00
25	HMA Surface, Rem	557.00 Syd	24.17	581.17	\$10.00	\$241.70
27	HMA, 5E3	296.00 Ton	46.41	342.41	\$140.00	\$6,497.40
28	HMA, LVSP	16.00 Ton	11.94	27.94	\$160.00	\$1,910.40
29	Curb and Gutter, Conc, Det B2	481.00 Ft	60.00	541.00	\$58.00	\$3,480.00
30	Driveway Opening, Conc, Det M	56.00 Ft	1.50	57.50	\$58.00	\$87.00
32	Sidewalk, Conc, 8 inch	631.00 Sft	326.00	957.00	\$12.00	\$3,912.00
34	Sign, Type III, Rem	8.00 Ea	8.00	16.00	\$28.00	\$224.00
35	Sign, Type IIIA	5.00 Sft	11.75	16.75	\$24.00	\$282.00
39	Barricade, Type III, High Intensity, Lighted, Furn	6.00 Ea	4.00	10.00	\$120.00	\$480.00
40	Barricade, Type III, High Intensity, Lighted, Oper	6.00 Ea	4.00	10.00	\$1.00	\$4.00
45	Pavt Mrkg, Wet Reflective, Type NR, Paint, 4 inch, Yellow, Temp	1376.00 Ft	624.00	2000.00	\$1.00	\$624.00
46	Pavt Mrkg, Wet Reflective, Type R, Tape, 4 inch, White, Temp	657.00 Ft	143.00	800.00	\$2.00	\$286.00
47	Pavt Mrkg, Wet Reflective, Type R, Tape, 4 inch, Yellow, Temp	1739.00 Ft	261.00	2000.00	\$2.00	\$522.00
52	Sign, Type B, Temp, Prismatic, Spec, Furn	20.00 Sft	64.00	84.00	\$16.00	\$1,024.00
53	Sign, Type B, Temp, Prismatic, Spec, Oper	20.00 Sft	64.00	84.00	\$1.00	\$64.00
56	Slope Restoration, Type A	1223.00 Syd	812.13	2035.13	\$14.00	\$11,369.82
114	Sidewalk, Rem	3.00 Syd	46.73	49.73	\$15.00	\$700.95
117	Dr Structure, Tap, 12 inch	1.00 Ea	1.00	2.00	\$600.00	\$600.00
121	Curb Ramp Opening, Conc	34.00 Ft	8.00	42.00	\$70.00	\$560.00
122	Sidewalk Ramp, Conc, 6 inch	569.00 Sft	32.68	601.68	\$11.00	\$359.48
128	Pushbutton and Sign	4.00 Ea	1.00	5.00	\$600.00	\$600.00
129	Flsh Beacon, Rectangular Rapid, Solar Power	4.00 Ea	1.00	5.00	\$8,500.00	\$8,500.00

**Additional Items to the Contract:**

153	Undercut and backfill Softspots Restoration with Geofabric	0.00 Cyd	67.00	67.00	\$110.00	\$7,370.00
155	Utility Conflict - New Utilites conflicting with Storm - Gas and Electric	0.00 Ea	1.00	1.00	\$5,177.97	\$5,177.97

**SUB-TOTAL INCREASES DIVISION A: \$59,651.72**

**Division: B**

135	Pathway, Grading	25.00 Ft	24.00	49.00	\$450.00	\$10,800.00
138	Aggregate Base, 6 inch	70.00 Syd	59.69	129.69	\$26.00	\$1,551.94
143	Sidewalk, Conc, 6 inch	410.00 Sft	66.91	476.91	\$16.00	\$1,070.56

**SUB-TOTAL INCREASES DIVISION B: \$13,422.50**

**THE FOLLOWING ITEMS AND OR CONTRACT UNIT PRICES SHALL BE SUBTRACTED FROM THE CONTRACT AMOUNT**

**Division: A**

8	Erosion Control, Inlet Protection, Fabric Drop	4.00 Ea	-4.00	0.00	\$130.00	(\$520.00)
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Charter Township of Superior - Harris Rd Widening

9 Erosion Control, Silt Fence	150.00 Ft	-150.00	0.00	\$3.75	(\$562.50)
11 Aggregate Base, 8 inch	1873.00 Syd	-268.17	1604.83	\$12.00	(\$3,218.04)
12 Maintenance Gravel	271.00 Ton	-271.00	0.00	\$1.00	(\$271.00)
13 Shoulder, CI II, 6 inch, Modified	287.00 Syd	-10.00	277.00	\$8.50	(\$85.00)
17 Culv, CI E, Conc, 18 inch	280.00 Ft	-7.70	272.30	\$80.00	(\$616.00)
18 Dr Structure Cover, Adj, Case 1	3.00 Ea	-1.00	2.00	\$500.00	(\$500.00)
22 Underdrain, Subgrade, Open-Graded, 6 inch	838.00 Ft	-332.00	506.00	\$15.00	(\$4,980.00)
23 Underdrain Outlet, 6 inch	20.00 Ft	-18.00	2.00	\$24.00	(\$432.00)
26 HMA, 4E3	243.00 Ton	-51.51	191.49	\$145.00	(\$7,468.95)
31 Spillway, Conc	30.00 Ft	-7.00	23.00	\$68.00	(\$476.00)
33 Post, Steel, 3 lb	81.00 Ft	-24.00	57.00	\$18.00	(\$432.00)
36 Sign, Type IIIB	100.00 Sft	-84.00	16.00	\$24.00	(\$2,016.00)
37 Pavt Mrkg, Polyurea, 4 inch, White	868.00 Ft	-868.00	0.00	\$1.00	(\$868.00)
38 Pavt Mrkg, Polyurea, 4 inch, Yellow	1958.00 Ft	-1958.00	0.00	\$1.00	(\$1,958.00)
41 Lighted Arrow, Type C, Furn	2.00 Ea	-2.00	0.00	\$800.00	(\$1,600.00)
42 Lighted Arrow, Type C, Oper	2.00 Ea	-2.00	0.00	\$1.00	(\$2.00)
44 Pavt Mrkg, Wet Reflective, Type NR, Paint, 4 inch, White, Temp	2052.00 Ft	-2.00	2050.00	\$1.00	(\$2.00)
50 Sign, Type B, Temp, Prismatic, Furn	320.00 Sft	-11.00	309.00	\$8.00	(\$88.00)
51 Sign, Type B, Temp, Prismatic, Oper	320.00 Sft	-11.00	309.00	\$1.00	(\$11.00)
55 Riprap, Plain	8.00 Syd	-8.00	0.00	\$55.00	(\$440.00)
57 Permit Allowance	1.00 Dir	-1.00	0.00	\$12,500.00	(\$12,500.00)
115 Sewer, Rem, Less than 24 inch	13.00 Ft	-13.00	0.00	\$100.00	(\$1,300.00)
118 Sewer, CI E, 12 inch, Tr Det B	33.00 Ft	-33.00	0.00	\$100.00	(\$3,300.00)
119 Curb and Gutter, Conc, Det F6	75.00 Ft	-17.00	58.00	\$60.00	(\$1,020.00)
120 Detectable Warning Surface	42.00 Ft	-0.40	41.60	\$70.00	(\$28.00)
123 Sidewalk, Conc, 4 inch	972.00 Sft	-56.20	915.80	\$10.00	(\$562.00)
125 Pavt Mrkg, Polyurea, 12 inch, Crosswalk	306.00 Ft	-26.00	280.00	\$8.00	(\$208.00)
130 Irrigation Valve, Salvage and Relocate	1.00 Ea	-1.00	0.00	\$2,000.00	(\$2,000.00)

**SUB-TOTAL DECREASES DIVISION A: (\$47,464.49)**

**Division: B**

131 Audio Video Route Survey	1.00 Ls	-1.00	0.00	\$2,800.00	(\$2,800.00)
133 Curb and Gutter, Rem	20.00 Ft	-7.80	12.20	\$20.00	(\$156.00)
134 Pavt Marking, Rem	100.00 Ft	-100.00	0.00	\$15.00	(\$1,500.00)
136 Subgrade Undercutting, Modified	5.00 Cyd	-5.00	0.00	\$85.00	(\$425.00)
137 Erosion Control, Inlet Protection, Fabric Drop	4.00 Ea	-4.00	0.00	\$150.00	(\$600.00)
139 Maintenance Gravel	10.00 Ton	-10.00	0.00	\$28.00	(\$280.00)
141 Curb Ramp Opening, Conc	40.00 Ft	-28.50	11.50	\$70.00	(\$1,995.00)
142 Sidewalk, Conc, 4 inch	230.00 Sft	-32.00	198.00	\$14.50	(\$464.00)
144 Post, Steel, 3 lb	20.00 Ft	-20.00	0.00	\$20.00	(\$400.00)
145 Sign, Type IIIB	27.00 Sft	-27.00	0.00	\$35.00	(\$945.00)
146 Pavt Mrkg, Polyurea, 12 inch, Crosswalk	264.00 Ft	-264.00	0.00	\$14.00	(\$3,696.00)
147 Pavt Mrkg, Polyurea, 24 inch, Stop Bar	12.00 Ft	-12.00	0.00	\$60.00	(\$720.00)
152 Slope Restoration, Type A	130.00 Syd	-130.00	0.00	\$16.00	(\$2,080.00)

**SUB-TOTAL DECREASES DIVISION B: (\$16,061.00)**



OFFICE OF  
**LISA A. LEWIS**  
Treasurer

**CHARTER TOWNSHIP OF SUPERIOR**

3040 North Prospect Road • Superior Township, Michigan 48198  
Telephone (734) 482-6099 • Fax (734) 482-3842  
e-mail [llewis@superior-twp.org](mailto:llewis@superior-twp.org)

Date: November 20, 2023 (REVISED)  
To: Superior Charter Township Board  
From: Lisa A. Lewis, Treasurer  
Re: 2023 Special Assessments

I am requesting authorization from the Board to levy the following 2023 Special Assessments on the Winter Tax Roll. These totals include applicable fees.

Delinquent Water Bills	\$138,738.29
False Alarms	\$305.00
Side Street Maintenance	\$23,517.00
Ordinance Violations	\$2,155.00
Streetlights	\$87,411.98
Drains	\$105,174.92
Sycamore Meadows	\$33,878.64
<b>TOTAL:</b>	<b>\$391,180.83</b>