Present: Mayor, Lee McNew; Councilmembers Bill Lembke and Jon Cabot; Police Chief, John Roehrig; Building Official, Leon Genre; Treasurer, Julie Frakes; Attorney, Dan Christ; Clerk, Rosalie Lake
Absent: Councilmembers Gail Haines and Karl Storrie
Visitors: Heidi Hoyles, Jim Howlett, Brad Rachwal, Linda Daniels, Jon Hammond

Mayor McNew called the meeting to order and the Pledge was recited. The Minutes of the September 2008 meeting were approved as corrected. There were no resident or public comments. It was moved by Councilmember Cabot and seconded by Councilmember Lembke to permanently move the Building and Permit section of the meeting agenda to follow directly the Police Department report to accommodate the attendance of Building Official Genre. Motion carried unanimously.

The Clerk reported a successful election on November 4th. There were 283 registered voters, of which 262 voted, 110 by absentee ballot. The City’s election results will be published in the ‘Angelus’. Great appreciation was expressed for the diligence of 15 residents who worked as Election Inspectors on a busy election day. Thanks also were extended to Ray Siwiec and Katie Vick who achieved the archiving of over 30 years of copies of the ‘Angelus’ onto the City’s website. The Howletts made this possible by providing their collection of the copies to be scanned. The Clerk will attend the No-Haz meeting this week to receive projections of costs for next year’s program. A contract will have to be signed by January 31st for the City to be eligible for the program. The election machines have been removed to the Police Station and other preparations have been made for the ceiling renovation due to dust and debris. Thanks to Linda Daniels for help.

Police Chief, John Roehrig, gave the Police Department report. The Boating Rules will be published on the website. Chief Roehrig spoke about a security system for homes that could be put in place by Bill Rogers who owns a security company that does police work. The City could be covered in sections. He would install a security system at twenty homes for $2000 each and then offer 2 homes for free. Councilmember Cabot felt that the plan that Dick Lund proposed was providing a lot more in terms of police services. Mr. Roehrig was asked to invite Mr. Rogers to talk with the Council further about this. Treasurer Frakes inquired about unemployment benefits for former officer Marty Gaynor. Attorney Christ commented that there may have been misconduct issues. Mr. Roehrig indicated that there had been behavioral problems and inappropriate comments made by Mr. Gaynor. Mr. Gaynor may seek claims against the City. The Council must decide whether there has been misconduct or whether to pay the unemployment benefits claims. Mr Gaynor may be waiting for the Council’s response before deciding to take any action. The cost of defending a suit would be covered by MMRMA. The rates for unemployment insurance will increase if the claim is paid. Councilmember Cabot moved to appeal the Employment Agency’s decision to grant unemployment benefits. Councilmember Lembke seconded. Motion carried unanimously. The City’s response must be made by November 20th.
Building and Permits: The size and location of structures needs to be researched and discussed. Minutes of the Planning Commission should come to the Council and discussion will be held in December. The issue can then be returned to the Planning Commission with some direction. Mayor McNew suggested that Councilmembers physically go to the Hovey/Hammond site to be familiar with the issues there.

Building Official, Leon Genre, indicated that the revised site plan of Paul Glantz, 303 Gray Woods Lane, had been approved. He had verified a measurement in question and found it to be consistent with the ordinance. Mr. Genre further reported:

- Issues at the Shea’s have been resolved and the escrow is being returned.
- Landscaping on the roadside of the Biggers residence is being done. The Temporary Occupancy permit expired on November 10th. Mr. Genre will check on it.
- Mr. Greenlea has been notified that the retaining walls are in violation. They have not been removed. Mr. Genre will send a letter allowing 10 days for removal or a citation will be issued.
- Everything is completed at the Glantz residence and a Certificate of Occupancy has been issued.
- A stop work order was placed on the fence work at the Doremus’. Kieft Engineering verified that the fence was more than one foot on Mr. Doremus’ property. The fence has now been replaced.
- The architect for a purchaser of property on Gray Woods Lane owned by Mr. Derocher has called numerous times regarding the existing grade on the property. A previous home on the property had been torn down leaving the grade in question. Attorney Christ will look into this.

City Property: Bill Lembke has obtained three bids for the work at the dam. He was comfortable with the lowest bid of $3780 by Ultra. Mr. Lembke is trying to reach Ken Nash, who lives on the property closest to the dam at the end of Lake Angelus Lane. An additional $785 will be needed to repair Mr. Nash’s lawn which will have to be crossed to access the dam. Councilmember Cabot moved to approve the amount of the lowest bid and the funds for repair after the work is done. Councilmember Lembke seconded. Motion carried unanimously.

Council Business: Mayor McNew will publish the agenda on the Saturday prior to the Council meetings. There is an opening on the Board of Review. Chair of the Board, Ray Siwiec has been consulted. Terms expiring on the Planning Commission at the end of the year are Heidi Hoyles and Forrest Milzow. Terms expiring on the Environmental Board are Starr Foster, Janette Kolodge and John Shimpke. Councilmember Gail Haines was congratulated on her election as State Representative. Her position on the City Council will be filled by appointment for the year left of her term. The remaining four members will elect her replacement in December. Residents who would like to serve should submit a brief statement of interest by December 1st.

Treasurer, Julie Frakes, reviewed the financial reports. Councilmember Cabot moved to approve the warrants noting those above $500. Councilmember Lembke seconded. Motion carried unanimously.
A preview of the Janz and Knight audit showed no real surprises. J&K wanted Mrs. Frakes to write a manual of what she does. She feels she has documented what she does in a number of ways which she demonstrated to the Council. Attorney Christ suggested showing her documentation to Mike Higgins of J & K. Janz and Knight got the correct road forms done this year.

Oakland County is cutting back on services to community treasurers. Mrs. Frakes will have to verify taxes herself now.

Holiday appreciation for Police Officers was discussed. Councilmember Cabot moved to provide a $50 gift card to Bass Pro Shop for all officers as was done last year. Councilmember Lembke seconded. Motion carried unanimously.

Mrs. Frakes made a presentation to the Council and residents attending and provided a packet of material regarding financial security for the City. She had attended several seminars on the subject and researched the City’s banking history. A presentation by Oakland County Treasurer Patrick Dohaney and David Heiber from OC Equalization which she attended focused on foreclosures and selling prices. Oakland County estimates the State Equalized Value dropping 14.5% next year. Property values will go down but taxes will go up due to the Headlee Act. There will be a significant negative impact on the City’s revenue. Another seminar given by the OC Treasurer’s office focused on managing risk by using a bank rating system. Banks are rated by analyzing many aspects of their functioning in any quarter. Trends can be determined and banks can be compared for risk status. The FDIC Enforcement Action Report is another useful tool in determining banking practices. National City Bank has been the City’s primary bank for over 20 years. The City has 11 accounts with a lot of interaction between them. They should remain together in one bank. The City has two accounts not insured by the FDIC. The goal is for the City to use only the most sound banking institutions and invest in low risk CD's. The City presently has two CD's, one at Clarkston State Bank for $150,841 maturing on 7/11/2010 and one at Flagstar Bank for $234760 maturing on 8/17/2009. The savings account has a higher than usual balance because the collection of summer taxes has just been completed. In October it was announced that PNC Bank will acquire National City. Mrs. Frakes attended a meeting regarding this merger and feels that the move will be good for the City. Both banks are highly rated and their ranking together may move up. The two banks have separate markets without branch overlap. National City has a big local presence although the National City name will disappear as the merger is complete in 26 months. Mrs. Frakes reviewed reasons for confidence in this merger. Mrs. Frakes presented proposals for minimizing financial risk. She feels that National City is still a good fit for the City. She will meet with the Sr. VP for MI Public Funds Manager to discuss options for City funds. CD's should be kept under FDIC insurance limits. Larger banking institutions should be used, while proactively evaluating for risk. Questions on Mrs. Frakes mind relate to the possible relocation of the Contingency Fund, the time to renegotiate the CD at Clarkston State Bank, and whether to place a portion of the General Fund Savings in a CD. Councilmember Cabot felt it best
to wait until the 3rd quarter of next year to determine moves. Mayor McNew felt investigating another place for the Contingency Fund would be wise. Mrs. Frakes explained that the Contingency Fund is a sweep account that moves off the books overnight less a $200,000 target balance. She will learn more about how this works and who then holds these accounts. Mrs. Frakes presentation was greatly appreciated by all present!

Environmental Quality: Linda Daniels presented a set of recommendations for protecting the Island. The Island belongs to the City and she feels its use should be regulated by the City. She was not asking for funds at this time. Councilmember Cabot moved to approve her recommendations with the exception of requiring a permit for overnight camping. Councilmember Lembke seconded. Motion carried unanimously. Fishing recommendations will be taken up by the Environmental Quality Board at its meeting on February 4th at 7 pm which is open to all interested residents. Fishing rules are not preempted by Marine Safety Rules, so fishing is open for regulation. Jim Howlett commented that it is critical that property owners not allow access to people from outside the community to fish on the Lake. Attorney Christ will continue to research this.

Attorney Christ presented Ordinance #117, an amendment to Section 1248.05 (f). The Planning Commission had held a public hearing, during which there were no comments, and approved the ordinance unanimously. Councilmember Cabot moved to approve the amendment to 1248.05(f). Councilmember Lembke seconded. Motion carried unanimously. Mr. Christ presented a revised Application for the Zoning Board of Appeals. The previous application did not address the ordinances at all. The proposed one does and provides information for the ZBA, as well. Councilmember Cabot moved to approve the new Zoning Board of Appeals Application. Councilmember Lembke seconded. Motion carried unanimously. Mr. Christ presented the Hazard Mitigation Plan which adopts by reference the Oakland County Mitigation Plan. It references above-ground storage tanks in Lake Angelus. Councilmember Cabot moved to adopt the Hazard Mitigation Plan. Councilmember Lembke seconded. Motion carried unanimously.

Treasurer Frakes requested $25 for an Oakland County Treasurers meeting. Councilmember Cabot moved to approve the $25. Councilmember Lembke seconded. Motion carried unanimously. The Clerk requested $135 to have the city hall rug cleaned. It had been removed prior to the ceiling restoration. The request was denied as there is not a plan at this time to reuse the rug.

Councilmember Cabot moved to adjourn at 8:55 pm. Councilmember Lembke seconded. Motion carried unanimously. The next regularly scheduled meeting will be held on December 9, 2008 at 7 pm.

Approved:  

Respectfully submitted,

Lee McNew, Mayor  
Rosalie Lake, Clerk