

APPROVED MINUTES OF THE VILLAGE OF UNIONVILLE COUNCIL MEETING
HELD ON APRIL 19, 2021

In light of the current Coronavirus (COVID-19) pandemic, special accommodations have been set in place for public and member attendance via Zoom and telephone for the Monday, April 19, 2021 Council meeting.

President Matt Prime called the meeting to order at 7:17 pm.

Council Present: Andrew Armstead, Vickie Balzer, John Katnik, Matt Prime, Jon Townsend and Dave VanHove.

Council Absent: Jeff Anker

Others Present: Clerk Jessica VanHove, Deputy Clerk Dottie Zube, Treasurer Leila Rish, Police Chief Bill Owens and DPW Supervisor Dave Yoder.

Guests Present: Stacey Speciale, Wade MacFarlane and Kathy Trischler

APPROVAL OF MINUTES:

- **Motion** by Katnik, second by Balzer to approve the Budget Public Hearing minutes as presented. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.
- **Motion** by Balzer, second by Townsend to approve the 2020-2021 Year-End meeting minutes as presented. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

PUBLIC COMMENT: Public comment was requested by President Prime. Resident Stacey Speciale attended the meeting to ask if she can set up a party tent at the end of Monroe Street for her daughter's graduation party on June 26, 2021. Motion by Balzer, second by Armstead to approve the use of a party tent at the end of Monroe Street for a graduation party on June 26, 2021. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

AUTHORIZE PAYMENT OF BILLS: **Motion** by Katnik, second by VanHove to pay the April 2021 accounts payable of \$26,725.70. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

UNFINISHED BUSINESS:

Resolution VOU061-2021: Resolution to Rezone 043-036-000-1000-00, located at 3302 Church Street in the Village of Unionville from I-1 Light Industrial to R-1 Residential was offered by Katnik, supported by Balzer. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Resolution passed. This resolution will be attached to the end of the minutes as permanent record.

Resolution VOU062-2021: Resolution to Rezone 043-001-001-1100-00, located at 6415 Center Street in the Village of Unionville from O-S Office Services to R-1 Residential was offered by Katnik, supported by Balzer. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Resolution passed. This resolution will be attached to the end of the minutes as permanent record.

Resolution VOU063-2021: Resolution to Rezone 043-001-000-4600-00, located at the southwest corner of Center Street and Phelps Street in the Village of Unionville from B-2 General Business District to R-1 Residential was offered by Katnik, supported by Balzer. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Resolution passed. This resolution will be attached to the end of the minutes as permanent record.

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Motion by VanHove, second by Townsend to accept the sealed bid from Ace Saginaw Paving for Phelps Street for \$51,535.52. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Motion by Katnik, second by VanHove to accept the sealed bid from Kemp Tiling Company for the Phelps Street Storm Sewer Project for \$22,764.70. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Motion by Katnik, second by VanHove to accept the sealed bid from MacFarlane Excavating for the Marvin Street Storm Sewer Project for \$22,800. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

NEW BUSINESS:

Motion by Balzer, second by VanHove to approve the 2021-2022 Council Meeting Schedule. Meetings will be held on the third Monday of every month beginning at 7pm at the Village Hall. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Motion by VanHove, second by Balzer to charge the average sewer fees based on the past three billing cycles and waive the amount above that average for the requested reduction in sewer fees for account 009 due to a water leak. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Motion by Armstead, second by Balzer to approve the Special Events request submitted by the USA Little League for their opening day ceremony on May 1, 2021. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Motion by Balzer, second by Katnik to renew the farm lease agreement with Vermeersch Farms effective on the 19th day of April 2021 and continuing until the 18th day of April 2024. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

TREASURER REPORT: Treasurer Leila Rish gave the Treasurer's report to the Council including the Village's account balances. The water vendor received \$505.00 for March 2021 and \$8,513.00 for the fiscal year.

FIRE DEPARTMENT: Treasurer Leila Rish reported on the ACW-Unionville Fire Department Financial Report.

POLICE: Police Chief Bill Owens gave his report to the Council.

PARKS & RECREATION: **Motion** by VanHove, second by Balzer to approve the use of a food truck for the USA Little League Opening Day ceremony in replace of having a concession stand on May 1, 2021 with no fee charged by the Village of Unionville. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Nay, VanHove-Yea, and Prime-Yea. 5 Yeas. 1 Nay. 1 Absent. Motion carried.

PUBLIC COMMENT: Public comment was requested by President Prime, no public comment received.

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ADJOURN: Motion by Balzer, second by Katnik to adjourn the April 19, 2021 meeting at 9:50 pm. **Roll Call Vote:** Anker-Absent, Armstead-Yea, Balzer-Yea, Katnik-Yea, Townsend-Yea, VanHove-Yea, and Prime-Yea. 6 Yeas. 0 Nays. 1 Absent. Motion carried.

Next Regular Meeting: May 17 at 7:00 pm at the Village Hall.

Jessica VanHove
Village Clerk

RESOLUTION TO REZONE 043-036-000-1000-00, LOCATED AT 3302
CHURCH STREET IN THE VILLAGE OF UNIONVILLE

VILLAGE OF UNIONVILLE
6454 MERRY ST.
UNIONVILLE, MI 48767

RESOLUTION TO REZONE 043-036-000-1000-00, LOCATED AT 3302 CHURCH STREET IN THE
VILLAGE OF UNIONVILLE.

At a regular village council meeting for the Village of Unionville on April 19, 2021, Trustee Katnik offered the following resolution and moved for its adoption, supported by Trustee Balzer.

WHEREAS the legal description for property 043-036-000-1000-00, located at 3302 Church Street is

COL-36-274 SEC 36 T15N R8E COM 20 RDS E &
26.14 RDS N OF SW COR OF SE 1/4, TH N 10
RDS, TH E 10 RDS, TH S 10 RDS, TH W 10
RDS TO POB VILL OF UNIONVILLE.

WHEREAS 043-036-000-1000-00, also known as 3302 Church Street is currently zoned I-1 Light Industrial.

AND WHEREAS after receiving public comment in a public hearing, has voted to rezone this property to R-1 Residential.

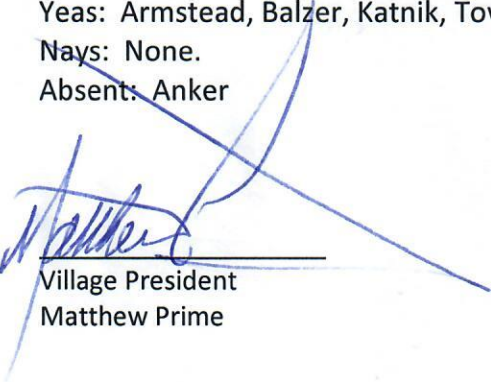
NOW THEREFORE BE IT RESOLVED that 043-036-000-1000-00, also known as 3302 Church Street, now be zoned R-1 Residential.

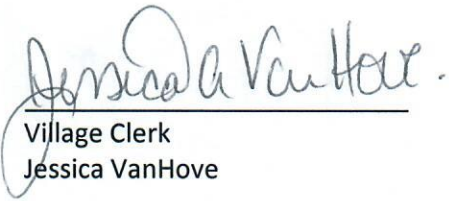
IT IS HEREBY CERTIFIED that the Village of Unionville Council adopted the foregoing resolution at a regular meeting on the 19th day of April, 2021 by the following vote:

Yeas: Armstead, Balzer, Katnik, Townsend, VanHove and Prime.

Nays: None.

Absent: Anker


Village President
Matthew Prime


Village Clerk
Jessica VanHove

RESOLUTION TO REZONE 043-001-001-1100-00, LOCATED AT 6415
CENTER STREET IN THE VILLAGE OF UNIONVILLE

VILLAGE OF UNIONVILLE
6454 MERRY ST.
UNIONVILLE, MI 48767

RESOLUTION TO REZONE 043-001-001-1100-00, LOCATED AT 6415 CENTER STREET IN THE
VILLAGE OF UNIONVILLE.

At a regular village council meeting for the Village of Unionville on April 19, 2021, Trustee Katnik offered the following resolution and moved for its adoption, supported by Trustee Balzer.

WHEREAS the legal description for property 043-001-001-1100-00, located at 6415 Center Street is

COL-1-95 SEC 1 T14N R8E COM 28 RDS S OF NE COR OF SEC TH W 20 RDS
S 5 RDS 11 1/4 LKS, E 20 RDS, N 5 RDS 11 1/4 LKS TO POB VILL OF UNIONVILLE

WHEREAS 043-001-001-1100-00, also known as 6415 Center Street is currently zoned O-S Office Services.

AND WHEREAS after receiving public comment in a public hearing, has voted to rezone this property to R-1 Residential.

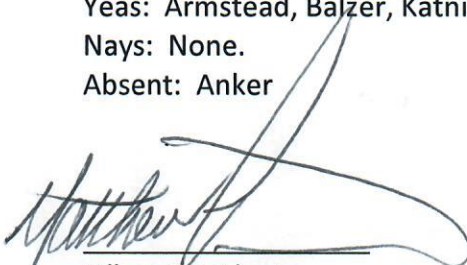
NOW THEREFORE BE IT RESOLVED that 043-001-001-1100-00, also known as 6415 Center Street, now be zoned R-1 Residential.

IT IS HEREBY CERTIFIED that the Village of Unionville Council adopted the foregoing resolution at a regular meeting on the 19th day of April, 2021 by the following vote:

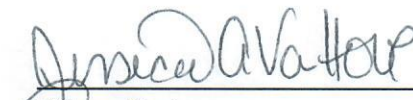
Yeas: Armstead, Balzer, Katnik, Townsend, VanHove and Prime.

Nays: None.

Absent: Anker



Village President
Matthew Prime



Village Clerk
Jessica VanHove

RESOLUTION TO REZONE 043-001-000-4600-00, LOCATED AT THE SW CORNER OF
CENTER STREET AND PHELPS STREET IN THE VILLAGE OF UNIONVILLE

VILLAGE OF UNIONVILLE
6454 MERRY ST.
UNIONVILLE, MI 48767

RESOLUTION TO REZONE 043-001-000-4600-00, LOCATED AT THE SOUTH WEST CORNER
CENTER STREET AND PHELPS STREET IN THE VILLAGE OF UNIONVILLE.

At a regular village council meeting for the Village of Unionville on April 19, 2021, Trustee Katnik offered the following resolution and moved for its adoption, supported by Trustee Balzer.

WHEREAS the legal description for property 043-001-000-4600-00, located at the southwest corner of Center Street and Phelps Street is:

COL-1-95 SEC 1 T14N R8E COM AT A PT 22 RDS S OF NE COR OF SD SEC,
TH W 12 RDS, TH S 122 & 68/100 FT, TH E 12 RDS,
TH N 122 & 68/100 FT TO POB VILL OF UNIONVILLE

WHEREAS 043-001-000-4600-00, located at the south west corner of Center Street and Phelps Street is currently zoned B-2 General Business District.

AND WHEREAS after receiving public comment in a public hearing, has voted to rezone this property to R-1 Residential.

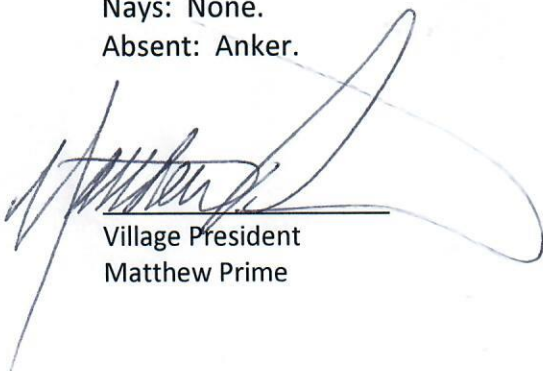
NOW THEREFORE BE IT RESOLVED that 043-001-000-4600-00, located at the southwest corner of Center Street and Phelps Street, now be zoned R-1 Residential.

IT IS HEREBY CERTIFIED that the Village of Unionville Council adopted the foregoing resolution at a regular meeting on the 19th day of April, 2021 by the following vote:

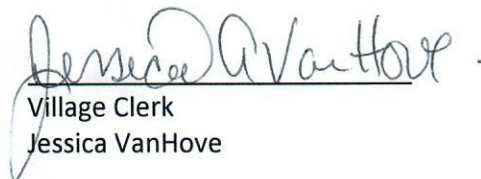
Yeas: Armstead, Balzer, Katnik, Townsend, VanHove and Prime.

Nays: None.

Absent: Anker.



Village President
Matthew Prime



Village Clerk
Jessica VanHove