



Capital Improvements Committee

May 17, 2016

MEETING SUMMARY

A meeting of the Capital Improvements Committee of Oshtemo Township was held on Tuesday, May 17, 2016 at 1:00 P.M. in the north meeting room of Oshtemo Township, 7275 West Main St., Kalamazoo, Michigan. Persons in attendance included Dave Bushouse, Libby Heiny-Cogswell, Marc Elliott, Zak Ford, Tim Mallett, James Porter and Tom Wheat. Nancy Culp and Mark Worden had earlier requested leave of absence due to other commitments.

1. Meeting Summary. Dave Bushouse called the meeting to order and requested a review of the meeting summaries that were submitted. Upon motion by Mallett and second by Heiny-Cogswell the meeting summaries of October 20, 2015 and January 19, 2016 were approved.
2. Standard Specifications, Non-Motorized Facilities. Staff presented proposed changes to the Oshtemo Township Sidewalk/Shared-Use Path Construction Standards. Staff reviewed the changes, stating that the changes primarily provided greater clarity with respect to quality of work items. These changes were initiated due to the new field inspections being carried out this year by the Township's Ordinance Inspection Officer. These inspections were initiated when it was discovered that KABA did not generally review ADA requirements beyond direct access into structures. One noteworthy change is to require concrete curbing through intersections in order to cast ADA curb-ramps in concrete. The second change is to require that ductile iron be the required material for detectable warning plates installed on approaches to public roadways. The proposed changes were unanimously endorsed.
3. Public Participation in Sanitary Sewer Extension and Oversizing. Members considered whether the Township should participate in the oversizing and construction of a dry interceptor sewer as part of a private development project. Concept plans were presented by staff. Attorney Porter described several meetings and discussions which staff has had with the owner and his consultants. In summary, an extension of public sewers has been tentatively agreed to. The proposed collaborative sewer project includes a dry-sewer and the up-sizing of the sewer main to accommodate future sanitary flows originating off-site. These off-site flows are unrelated to providing sanitary sewer service to the proposed project. The developer's consultant has tentatively budgeted these additional items of cost. A significant portion of these additional construction costs are proposed to be borne by (1) the parcels within the development (via adjusted connection fees) plus (2) the contribution (as they become available) of the sanitary sewer benefit-use fees collected by Oshtemo as the project is built-out. The proposed Oshtemo contribution is entirely limited to the deferral of fees benefit sewer fees directly associated with the project. What the Township receives from this agreement is the dedication of an installed (constructed) dry-sanitary sewer interceptor (as public sewer) that will (a) accommodate new sanitary sewer flows from about 70 acres outside the proposed project and (b) facilitate the future

abandonment of an 80 GPM sanitary sewer pump station serving approximately 60 acres of single family homes. This pump station would be abandoned into the new gravity-interceptor sewer. Upon motion by Mallett and second by Ford, the CIC membership voted to recommend this outlined partnership to the Oshtemo Board.

4. Remote single-family structures with available public utilities. Members discussed the burden of “reasonably” available sewer and water utilities in the context of a landowner’s “remote” placement of their structure on a large lot. Members conceded that Oshtemo should reflect the 200-foot rule used by the State of Michigan in defining whether sanitary sewer is “reasonably” available. It was further noted that the same footage should be applied when determining whether public water is “reasonably” available. This sense of reasonableness was believed by members to be representative of the intent of the Oshtemo Board when the Board discussed and adopted mandatory connection requirements for sanitary sewer and public water. This “reasonableness” consideration would only be applied to a single-family use on an existing parcel. Subdivisions and commercial and industrial uses would generally be required to connect if available. It was further clarified that this “remote” setback exception for a single-family structure from the mandatory connection requirement applied only to the actual use of the service. That is, benefit-use fees would not apply without a connection to the service. But all other fees (parcel and front foot) would still be applicable—these fees being based upon the equability of the homeowner having to participate in the utility extension (limited to 200-ft of the front foot charge), and to include the homeowner’s benefit from fire-protection at the roadway.
5. Non-motorized Facility Maintenance and Snow Removal. CIC members were informed that discussions have been initiated between the Township Board and the SoDA Board (South Drake Road Corridor Development Authority) to coordinate and/or partner with abutting property owners for snow removal and other maintenance of the future Drake Road Shared-Use Non-motorized Facility. CIC members endorsed recommending that the SoDA Board assume snow removal functions along the proposed Drake Road Shared-Use Path. It was further recommended that this issue be considered for other select areas of the Township. That is, a public role (e.g. Special Assessment or Cost Share Agreement, etc.) to coordinate/facilitate efficient snow removal may be warranted where unique conditions (size and speed of adjoining roadway, facility-type, user profiles, etc.) justify a public role in coordinating/facilitating snow removal.
6. Strategic Plan for Public Sewer Extensions and Roadway Reconstructions. Staff briefed CIC members that they were making continued, slow progress in moving this topic forward. Meetings had been held with bond specialist and other public works financing specialists.
7. Atlantic Public Sewer and Public Water Extension. Staff reported that Balkema Excavating was awarded this project by the Board as low bidder (in combination with the DDA Commercial Access Drive). Construction is scheduled to start as soon as all permits, bonds and insurance submittals are obtained.
8. DDA Commercial Access Drive. (see above)
9. 10th Street Sanitary Sewer, Sanitary Sewer Pump Station and Roadway Improvements. Staff reported that Balkema Excavating was awarded this project by the Board as low bidder. Construction is scheduled to start after the public schools close.

10. Drake Road Non-Motorized Safety Grant (New Non-Motorized Facility). Staff reported that the project is substantially designed. However there are still several outstanding easement agreements and easement acquisitions which have not been finalized. Some utility guy wire relocations are also needing additional easement acquisitions.
11. Next Meeting. The next regularly scheduled meeting of the CIC for Oshtemo was set July April, 19, 2016 at 1:00 PM. **[Subsequently, the next meeting was deferred one week and rescheduled for July 26, 2016.]**