

# Special Meeting of the Crystal Lake Township Board

Meeting held at 1651 Frankfort Highway, Frankfort MI 49635  
June 9, 2016

**Meeting was called to order** by Supervisor Amy Ferris at 3:35 PM.

## **Purpose of the Meeting:**

- A. Authorization of:
  - An on-site inspection of property at 1427 Frankfort Highway,
  - The issuance of civil notices of any violations of township ordinances found to exist on said property, and
  - An initial outlay of up to \$30,000 of Township funds if necessary to alleviate nonconforming conditions, not to preclude additional funds if required.
- B. Passage of a Dangerous Building Ordinance

**Roll Call:** Ferris, May, Nielsen, Sullivan, and Trentham were present, constituting a quorum. Zoning Administrator Tom Kucera was present as an invited guest.

**Public Comment:** None.

## **1427 Frankfort Highway:**

Nielsen moved that Supervisor Ferris and Zoning Administrator Kucera be authorized to conduct an on-site inspection of property at 1427 Frankfort Highway and to issue civil notices of violations of any township ordinances found to exist on said property, and that the Board authorize an initial outlay of up to \$10,000 of Township funds if necessary to alleviate nonconforming conditions, not to preclude additional funds if required; May seconded; roll was called; all ayes. Motion carried.

Trentham moved that the budget be amended to include a line item for Blight Remediation, with a beginning budget of \$10,000; Nielsen seconded; roll was called; all ayes. Motion carried.

## **Dangerous Building Ordinance:**

Questions were raised about the Hearing Officer position. It was agreed that the position must be filled by an outside person, i.e., someone who is not on the Township's payroll. Possibilities mentioned included Traverse City Engineering, whoever filled a similar role in Honor's recent blight cases, or preferably someone from the Benzie County building inspection office.

If a property owner refuses admittance to a property, the Township can get an administrative search warrant, but that is not necessary in cases like that above, where we have the owner's consent to be on the property.

Ferris moved that the Dangerous Buildings Ordinance be approved with the following amendments:

- Section II, B, 8 (pg 3): add "Building Safety & Code Enforcement or any other applicable agency" after "Benzie-Leelanau District Health Department"
- Section II, F (pg 3): add "and/or the state police" after "the Benzie County Sheriff's personnel"

- Section V, F (pg 6): change “Within five (50 days” to “Within five (5) days”  
Nielsen seconded; roll was called; all ayes. Motion carried.

**Meeting was adjourned at 4:12 p.m.**

Sue Sullivan, Clerk, reporting.