

**Northfield Township Board Meeting  
Minutes of Regular Meeting  
Public Safety Building; 8350 Main Street  
August 12, 2008**

the subcommittee has prepared a much shorter alternative document.

Lupi questioned why the Planning Commission decided to move forward with preparing an alternate proposal before the Board had had an opportunity to review the other information provided by the Commission to the Board. Gordon said the Commission subcommittee decided, on their own time and at no expense to the Township, to prepare a simpler alternative. He said the Commission is asking for direction from the Board.

Wojtys said the petitions indicate there is clearly a lot of opposition to this proposal, especially from the business community, and he asked if Gordon thinks the shorter version will be more acceptable to those. Gordon said there were a lot of misconceptions about the proposal issued before the public hearing, and in some ways it appears to have been a political football during a time when contested political campaigns were being undertaken. He said, however, that he believes the concerns of those who voiced opposition would be addressed with the new, shorter version.

Manning said she agrees with Lupi that the addition of the new, shorter version, which was very recently prepared, adds confusion to what the Board is being asked to do. Cicchella noted that the plans recently submitted by Meijer meet the requirements of the originally proposed lighting ordinance, and, in fact, they are finding that following it may actually save them money. He said the anticipation of these lighting standards has not scared away any of the developers who have recently come to the Township including Tractor Supply, Northfield Station, or Meijer.

Cicchella suggested that the Board direct the Planning Commission to finish this process. Wojtys agreed that the Township should have lighting standards of the type proposed, but he noted that it was the older, established businesses who expressed concerns, so he suggested that those people be asked to express their opinions about the new version. Gordon said the originally proposed standards will not require any business to upgrade any existing lighting if it breaks, it does not apply to residences, and it does not require that lights necessary for safety be turned off at any time. Wilson said people she has talked to have expressed concern about the maximum height of 16 feet for light poles and the prohibition of higher poles in industrial areas. Gordon said the proposed ordinance would allow higher poles in the middle of a parking lot, but lower ones at the edges keep light from going onto neighboring properties.

Manning said she is also in favor of having some lighting standards, but she also wants the public to have another opportunity for input on the newer, shorter version of the standards. Lupi said she is uncomfortable discussing a proposal that has not been reviewed by the Planning Commission, which has the expertise to review it and professionals available to them for advice.

In answer to a question from Cicchella, the Board agreed that there should be Exterior Lighting Standards.

► **Motion:** Cicchella moved, Manning supported, that the Planning Commission be directed to complete their work on the new, shorter version of the Lighting Standards, and to take whatever steps are necessary to

process it and bring it back to the Board for consideration. **Motion carried 6—0 on a voice vote.**

**5.  
FDIC Discussion**

John McManus of National City Bank explained that the Township currently has a “target balance” account, and when the set limit for that account, which is currently \$150,000, is exceeded, the excess funds are put into other accounts. He said those excess funds are not subject to any creditors of the bank because the intent of the legislation creating such accounts is to allow the Township to remain insured without worrying about FDIC insurance limits being exceeded on a day-to-day balance.

He said the \$150,000 is not insured and would be at risk if the bank failed. He said the Township should not be concerned about that, however, because National City has been in existence for about 160 years. He acknowledged that the last couple years have been financially difficult for banks, and said National City is not immune to those forces, so they have been taking steps to protect itself, such as raising \$7 billion in capital this past April. He said they did this in consultation with Goldman Sachs by issuing additional shares in the bank.

McManus said their capital ratio is now far in excess of other banks in their peer group, and in the last five years their business mix has shifted from brokered business and home equity loans to more corporate and retail banking. He said Fortune Magazine calls National City one of the most admired banks in the country.

He noted that the Library has financial exposure due to \$350,000 being held in Money Market accounts and he would like to discuss ways for moving those funds into safer investment vehicles.

In answer to a question from Gordon, Wilson said additional Township funds are in CDs at other banks, some of the in excess of \$100,000, but she is looking into those, too.

Gordon asked Wilson if she is convinced that the Township is safe from an unexpected fluke of National City Bank going under. Wilson said she is confident the Township’s funds are safe there. Gordon asked that this issue be placed on a future agenda for further discussion about the funds held in other banks.

**6.  
Discussion on Purchase of Lots  
from Washtenaw County**

Manning noted that some lots in Horseshoe Lake are up for sale for back taxes by Washtenaw County, and she questioned whether the Township should purchase them for possible future use. Lenore Zelenock said these are sometimes purchased by the DNR.

Lupi said she wanted to disclose that she may have an interest in a number of lots in this area because her grandfather purchased many of them for \$.05 each a long time ago and they have been passed on to his heirs. She