Regular Board Meeting
Blackman Charter Township
April 21, 2025

The Blackman Charter Township Board convened at 6:00 p.m. on Monday, April 21, 2025 at the Township Hall, 1990 West Parnall Road, Jackson, Michigan.

Members present: Supervisor Jancek, Clerk Elwell, Treasurer Preston, and Trustees: Ambs, Boulter, Pack and Thomas

Members absent:

Public Attendance:

Nate Edwards	Ray Snell	Byron Schroeder
Joseph Merritt and family	James Desy	Hannah Slaven

CALL TO ORDER / PLEDGE OF ALLEGIANCE

BRIEF PUBLIC COMMENTS - (two-minute limit)

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AGENDA APPROVAL

1. Amendment - Move item #1 from New Business to item #1 Public Safety.

   Motion by Clerk Elwell, supported by Trustee Ambs to approve the Board of Trustee agenda for the Regular Board Meeting held on Monday, April 21, 2025 as amended.

   Unanimously approved by voice vote

MINUTES APPROVAL

1. No changes/corrections.

   Motion by Trustee Thomas, supported by Trustee Pack to approve the Board of Trustee minutes for the Regular Board Meeting held on Monday, March 17, 2025.

   Unanimously approved by voice vote

CONSENT AGENDA

1. Approval of payroll for the dates 03/14/25 in the amount of $167,210.30 and for 03/28/25 in the amount of $190,529.99.
2. Receive Revenue and Expenditure Report for the month of March 2025.

   Motioned by Treasurer Preston, supported by Trustee Boulter

   Roll Call: *Ayes - Elwell, Pack, Thomas, Boulter, Ambs, Jancek, Preston*
   Nays - None *Motion Approved*

SUPERVISOR'S UPDATE

1. Clean Up – Thursday 9am – 12pm
2. LDFA closing on property in Jackson Technology Park North on Thursday
3. Land Bank Authority
4. Airport Rd. bridge update after accident. 7 beams were compromised. Expected repair time is 6-12 months.
5. Airport Rd. project for continuous left turn lane from Meijer to County Farm Rd.
6. Mike Levine trail extension work to resume April to November
7. Transportation Improvement Plan Draft is online on Region 2 website

TREASURER'S UPDATE

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CLERK'S UPDATE

1. Preliminary and Public Accuracy Testing and Election Inspectors Appointed.
2. Application submitted; 2024 Federal Election Security Grant under Help America Vote Act.
    a. Up to $6,000.00 could be awarded to offset the cost of installing Accessible Doors at the Township Hall.

PUBLIC SAFETY

RESOLUTION #11-2025-0421

Motion by Trustee Ambs, supported by Clerk Elwell to approve Resolution #11-2025-0421; a resolution to Honor and Commend Public Safety Detective Joseph Merritt of the Blackman-Leoni Department of Public Safety on the occasion of his retirement.

Unanimously approved by voice vote

PURCHASE OF SERVICE WEAPON

Motion by Trustee Thomas, supported by Trustee Pack to authorize the approval for retired Detective Joseph Merritt to purchase his Glock, 9mm 43X MOS handgun for the appraisal price of $256.20 based off quote provided by The Gun Vault.

Roll Call: *Ayes - Ambs, Thomas, Jancek, Elwell, Preston, Pack, Boulter*
Nays - None *Motion Approved*

RECEIVE TRANSFER OF AN ARMORED PERSONNEL CARRIER (MRAP)

Motion by Trustee Ambs, supported by Clerk Elwell to authorize the Director of Public Safety to receive transfer of an Armored Personnel Carrier (MRAP) as part of the 1033 Program.

Roll Call: *Ayes - Jancek, Preston, Pack, Thomas, Elwell, Ambs, Boulter*
Nays - None *Motion Approved*

PLANNING COMMISSION

CASE #1590: COND. USE

Motion by Treasurer Preston, supported by Clerk Elwell to approve Case #1590 – Conditional Use Permit: 51.9 KW AC Roof Mounted Solar Array at 2251 Springport Road, Jackson, MI 49202, Parcel #000-08-28-101-001-01, Zoned RM-1 (Multifamily Residential), requested by Solar Harvest (Alex Brown) with Conditions: Airport Authority and Bureau of Fire Services be notified with clarification of either party having jurisdiction/approval.

Roll Call: *Ayes - Boulter, Preston, Thomas, Jancek, Elwell*
Nays – Ambs, Pack *Motion Approved*

CASE #1591: REZONING

Motion by Treasurer Preston, supported by Trustee Pack to approve Case #1591 – Rezoning: Blackman Charter Township Property, Rezone from C-1, C-2, RS-1, O-01 to C-2; located at 1990 W. Parnall Rd., Jackson, MI 49201, Parcel #000-08-15-351-001-02, requested by AE Design Solutions (Byron Schroeder)

Roll Call: *Ayes - Jancek, Ambs, Boulter, Pack, Elwell, Preston, Thomas*
Nays - None *Motion Approved*

CASE #1592: CONDITIONAL ZONING OVERLAY

Motion by Treasurer Preston, supported by Trustee Pack to approve Case #1592 – Conditional Zoning Overlay: Blackman Charter Township Property, Rezone from C-2 to Conditional Zoning Overlay RO-1; at 1990 W. Parnall Rd., Jackson, MI 49201, Parcel #000-08-15-351-001-02, requested by AE Design Solutions (Byron Schroeder) with the restriction that Blackman Township must be the current owner of property to keep conditional rezoning overlay.

Roll Call: *Ayes - Thomas, Ambs, Elwell, Jancek, Pack, Boulter, Preston*
Nays - None *Motion Approved*

CASE #1593: REZONING

Motion by Treasurer Preston, supported by Supervisor Jancek to approve Case #1593 – Rezoning: Desy Enterprises, Rezone from I-2 (Heavy Industrial) to I-1 (Light Industrial); at 2522 Lansing Ave, Jackson, MI 49202, Parcel #000-08-22-326-006-03, requested by Desy Enterprises (James Desy).
Roll Call: *Ayes - Preston, Boulter, Thomas, Ambs, Pack, Elwell, Janck*
Nays - None *Motion Approved*

CASE #1594: HOME OCCUPATION

Motion by Treasurer Preston, supported by Clerk Elwell to approve Case #1594 – Home Occupation: Daycare at 110 Cardinal Crest, Jackson, MI 49202, Parcel #000-08-15-254-014-02, Zoned Urban Residential, requested by Hannah Slaven. Conditions: Provided the township receives final state approval/license and hours of operation M-F, 6am-6pm.
Roll Call: *Ayes - Pack, Elwell, Preston, Boulter, Thomas, Jancek, Ambs*
Nays - None *Motion Approved*

ZONING BOARD OF APPEALS

1. Case#1589 – Variance for a Land Burm & Landscape was unanimously approved.

PARKS & RECREATION

1. Boom Vault toilet discussion
    a. Cost projections for a water toilet were too high.
    b. Installation of the vault toilet to proceed. Can be moved in the future if a water toilet is to be built in the future.

    Motion by Supervisor Jancek, supported by Treasurer Preston to approve AE Design Solutions to request bids for pavilion.
    Unanimously approved by voice vote

TECHNOLOGY COMMITTEE

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UTILITIES COMMITTEE

1. Water tower to be repainted
2. County Farm Rd. waiting for parts to complete repair work
3. Sewer project – ongoing discussions about contract negotiations

ORDINANCE REVIEW COMMITTEE

1. Cemetery and Parks continued review, discussion, and updates. Next meeting May, 01, 2025

NEW BUSINESS

RESOLUTION #12-2025-0421 LCC TRASFER OWNERSHIP OF SDM LICENSE

Motion by Clerk Elwell, supported by Trustee Pack to approve Resolution #12-2025-0421; a Resolution acknowledging no opposition for a RID#2410-14731, a Conditional License; Transfer Ownership 2024 SDM license issued with Sunday Sales Permit (AM), Beer & Wine Tasting Permit and Gas Pumps from GPM Southeast, LLC to MMG Jackson MI, LLC; located at 2500 Airport Rd., Jackson, MI 49202
Roll Call: *Ayes - Ambs, Thomas, Jancek, Elwell, Preston, Pack, Boulter*
Nays - None *Motion Approved*

SIGN METRO ACT METRO FIBERNET, LLC

Motion by Supervisor Jancek, supported by Trustee Ambs to authorize the Clerk and Supervisor to sign Metro Act application for access to and ongoing use of the Public Right-of-Way by telecommunications providers, Metro Fibernet, LLC

Roll Call: *Ayes - Jancek, Preston, Pack, Thomas, Elwell, Ambs, Boulter*
Nays – None *Motion Approved*

PURCHASE ECXA30 SINGLE HALYARD FLAGPOLE

Motion by Trustee Thomas, supported by Trustee Pack to approve the purchase of new ECXA30 one piece external single halyard flagpole, including installation and freight charge, in the amount of $5,400.00 from Fritz Signs.

Roll Call: *Ayes - Boulter, Preston, Thomas, Jancek, Ambs, Elwell, Pack*
Nays – None *Motion Approved*

BILLS

Motion by Treasurer Preston, supported by Clerk Elwell to approve payment of bills on the Board Invoice Post Audit Report dated 04/08/2025 in the amount of $452,844.19 and Board Invoice Report dated 04/22/2025 in the amount of $2,506,533.07

Roll Call: *Ayes - Jancek, Ambs, Boulter, Pack, Elwell, Preston, Thomas*
Nays - None *Motion Approved*

EXTENDED PUBLIC COMMENT (Three-minute limit)

1. **Nate Edwards**, *resident*
    a. Jackson County GOP is hosting a Golf Fundraiser, Flags, Fathers and Freedom, at Hankerd Hills Golf Course on June 14, 2025. $400.00/team.
2. **Ray Snell**, *9th District County Commissioner*
    a. Parks Meeting report
    b. Fari meeting report – playground is almost completed at Keely Park
    c. Planning budget
    d. Sheriff's Department to partner with ICE for temporary detention/holding of subjects
    e. Airport upgrades
        i. Aeronautics Mechanic School for Jr./Sr. in High School and Adult Education
        ii. Charter Service is looking to locate at Jackson County Airport
        iii. Tuck pointing completed
        iv. Windows, roof, and boilers replaced

OPEN DISCUSSION

1. Recycle Jackson April 22 from 3pm-6pm courtesy of Gerdau
2. Waterloo Township legal case discussion
3. Gilberts and Hotel on Shirley Dr. has new owner – plans to demolish Gilberts and build two new hotels.
4. Rate Sheet update – Board to review once per year
5. Contracts and Agreements records review and renewals
6. Public Safety Building: report from Byron Schroeder, AE Design Solutions, building interior has been gutted

The Supervisor declared the meeting adjourned at 7:33pm.

David Elwell, Township Clerk