

Bear Creek Township Board Meeting
August 7, 2019

- I. Called to order at: 7:00 p.m.
- II. **Roll Call**
 - a. Golding, Hoffman, Nowland, Keiser, and Kendziorski
 - b. Others present: Jeff Milner, Mitch Brown, Al Welsheimer
- III. **Pledge of Allegiance**
- IV. **Approval of Minutes**
 - a. Minutes from two meetings: Regular BCT Board Meeting on July 10, 2019 and Special BCT Board Meeting on July 30, 2019.
 - b. **Motion** by Nowland to approve both sets of minutes, 2nd by Hoffman. **Unanimous**
- V. **Request from the Floor/Discussion**
 - a. Jeff Milner: Jeff is the co-owner of White Pines Electric. He addressed the board regarding an incident that happened during an inspection of a jobsite. He has also sent a letter regarding this matter. Milner was not on the jobsite when the incident happened, but was present to represent his employees. Milner expressed that at the inspection, his employees felt that the building inspector did not treat them with respect. Both of his employees felt that the inspection was handled inappropriately. Jeff feels the integrity of his company was challenged and believes the inspection was handled poorly. Jeff would like the board to take action. He is expecting a written apology from the building inspector to his company. He would like for the building inspector to be held accountable for his actions.
 - i. Keiser reassured Milner that action will be taken.
- VI. **Approval of the Agenda**
- VII. **Unfinished Business**
 - a. **Roads- Report by Keiser**
 - i. We are starting work on the culverts on Atkins Rd. Another culvert was found that needs to be replaced that wasn't included in the original bid.
 - ii. Dust control was put down a little over a week ago.
 - iii. As of now, we are about \$90,000 under budget for road projects for the year. In regards to the section of Cedar Valley Rd between Atkins Rd and Greenwood Rd, Elmer's would like to do that project this year. Elmer's has offered to pay the difference between local road standards and all-season standards. It would cost about \$35,000 more to upgrade the road to all-season standards. We are continuing communication with Elmer's regarding this project.
 - iv. **Motion** by Nowland that we move forward to pave Cedar Valley Rd between Greenwood Rd and Atkins Rd., 2nd by Golding. **Unanimous**
 - b. **Library Report- Report by Golding**
 - i. The minutes, bills, and treasurer's report were all approved.
 - ii. The Library Book Sale did well during sidewalk sales.
 - iii. There is a Friends of the Library dinner coming up on October 27, 2019.
 - iv. The Library is working on a new program called Growing Readers Together. This is a summer school like program that works together with parents.
 - c. **Blight- Report by Villemure**
 - i. Villemure gave a report on eight blight cases. He is working on seven of the cases and the eighth is now complete.
- VIII. **New Business**
 - a. Memorial Policy for Township Property

- i. This is a new policy (recommended by the Recreation Committee) which would allow individuals to make a donation to have a memorial put in place in the township.
- ii. The primary risk is that the Contributor wouldn't take care of the memorial and the cost would fall on the township.
- iii. Concerns from the Board:
 - 1. Would this be a liability issue? Would the Contributor have to contract out the memorial or would they be allowed to do it themselves?
 - a. Keiser clarified that either is fine. The policy leaves it open to the individual.
- iv. **Motion** by Hoffman to approve the Memorial Donation on Township Property Policy, 2nd by Nowland. **Unanimous**

b. City Recreation Agreement

- i. Annually, the township signs a City Recreation Agreement to give the Bear Creek Township residents the same recreation privileges as the city residents. This year, we budgeted \$40,000, but the bill came back as \$31,500. 120 less residents signed up for recreation.
 - 1. **Motion** by Hoffman to pay the Bear Creek Township Participation Agreement with the City of Petoskey in the amount of \$31,514, 2nd by Golding. **Unanimous**

c. November Election

- i. We now have an election this November for an EMS millage. At the time the budget was prepared, we did not plan for an election. We will need to amend the budget.
 - 1. Keiser confirmed that the county is not responsible for paying for the election.
- ii. **Motion** by Kendziorski to amend the budget for \$5,000 for the November election, 2nd by Golding. **Unanimous**

IX. **Planning/ Zoning Report- Report by Kendziorski**

- a. McBride approached the Planning Commission requesting a rezone of properties 1597 & 1663 N US 31 Hwy, Section 27 from R-2 to B-2 in order to make this property commercial. McBride would like to build storage units and possibly have some small businesses on this property as well. Motion was passed to approve the rezone by the Planning Commission.
 - i. **Motion** by Golding to accept the Planning Report and the Planning Commission's recommendations, 2nd by Nowland. **Unanimous**
- b. Keiser reported that Networks Northwest has given us a new planner for our Master Plan named Matthew Cook.
 - i. Matthew Cook will be meeting on August 12th with Tammy Doernenburg, Denny Keiser, and either Tom Urman or Mitch Brown.
 - ii. The next joint meeting is scheduled for August 28, 2019.

X. **Fire Department Report- Report by Welsheimer**

- a. The Fire Department is continuing training- ladder operations and fire extinguisher trainings. They also installed some smoke detectors in residences.
- b. There were 15 EMS calls and 37 fire calls.
- c. In regards to the fire at Hillside Club Apartments, there was a single unit apartment that was a total loss, but overall there were 8 units affected.
- d. In regards to the fire at Hideaway Valley: The BCT Fire Department helped out in Harbor Springs. Their ladder truck wouldn't operate and they needed man power.
- e. Welsheimer also reported a house fire in Bay Shore Sunday morning (8/4/19).

XI. **Parks and Recreation- Report by Nowland**

- a. Met to discuss Memorial Policy.
- b. Hoffman mentioned that the Sunscreen Station at Spring Lake is encased in bugs... can we clean it or get rid of it?

- i. Keiser agreed that action needs to be taken- whether we take it down or clean it.

XII. Correspondence

- a. Municipal Curbside Recycling Service Agreement: The Township agreed to this last February for the next 5 years.
 - i. **Motion** by Hoffman authorizing Keiser to sign the Municipal Curbside Recycling Service Agreement, 2nd by Kendziorski **Unanimous**
- b. FEMA: Updating floodwater maps, meeting August 15th.
 - i. If we were to adopt that, everyone included in the map would have to buy flood insurance.
- c. Walloon Lake Association: sent out a proxy for election of officers.
- d. Michigan Municipal League: We turned in a claim for the sewer backup. This letter was in response telling us that we have no coverage for that.

XIII. Clerk's Business/Bills- Report by Kendziorski

- a. \$143,088.02 reported bills this month.
 - i. **Motion** by Kendziorski to pay the bills for the amount of \$143,088.02, 2nd by Golding. **Unanimous**
- b. Kendziorski is continuing to go to trainings through October to prepare for election and to better understand clerk's duties.
- c. Kendziorski is working on hiring a Deputy Clerk. We have met with two candidates. One will be returning for a second interview.

XIV. Treasurer's Report- Report by Golding

- a. The Treasurer's Report shows a balance of \$7,263,252.53 as of 7/31/19.

XV. Building Department Report- Report by Golding

- a. Golding has been in communication with Pete Jobson regarding his building plans.
- b. In regards to Jeff Milner's statement:
 - i. Keiser reported that on Thursday, he and the building inspector went out to do a final inspection on a large remodel for an existing home. Initially, the general contractor obtained a permit for a bathroom remodel. He ended up remodeling on a much larger scale. During the inspection on Thursday, Keiser went downstairs and set off the fire alarm. He noticed that in one of the downstairs bedrooms, the fire alarm did not go off.
 - ii. Thursday afternoon, the building inspector stopped back at the site and did not approve it because the fire alarms were not all working.
 - iii. Golding stated that on Friday, the general contractor called and asked that the building inspector meet the electricians at the jobsite at 10:30 a.m. Later, the general contractor called because the building inspector was late.
 - iv. When the building inspector arrived, it was reported that during that conversation, the building inspector suggested that the electricians didn't check their work before calling for an inspection.
 - 1. The electricians said that they checked their work and told the building inspector to go check it. They went in together; the smoke alarm worked.
 - 2. The building inspector then approved it.
 - v. Keiser suggested that we talk to the building inspector to get his perspective. Milner is requesting a letter of apology.
 - vi. The board agreed that Keiser should talk to the building inspector first and if needed, then the building inspector can meet with the board.

XVI. Sewer Business/Bills

- a. Keiser reported bills for the amount of \$87,464.02.
 - i. **Motion** by Keiser to pay the sewer bills, 2nd by Hoffman. **Unanimous**
 - ii. Keiser reported that we are nearing capacity of our rented capacity through the Harbor Springs Sewer Authority. We will look to rent more in the future.

- iii. Keiser went to Springvale Township Meeting to discuss winding down the Sewer Authority.

XVII. Request from the Floor/Discussion

- a. Mitch Brown asked if there were any developments in the Tribal Lawsuit?
 - i. Keiser clarified there were not.
- b. Al Welsheimer commented that Boston Pizza is no longer coming to Petoskey.

XVIII. Closed Session: To Discuss Land Purchase

- a. **Motion** by Hoffman to go into closed session to discuss land purchase, 2nd by Nowland.
 - i. Roll Call: Golding, Nowland, Hoffman, Keiser, Kendziorski- **Yes**
 - ii. Time: 8:35 p.m.
- b. **Motion** to come out of closed session by Nowland, 2nd by Hoffman.
 - i. Roll Call: Golding, Nowland, Hoffman, Keiser, Kendziorski- **Yes**
 - ii. Time: 8:45 p.m.
- c. **Motion** by Hoffman to authorize the township supervisor to proceed with the potential land purchase; 2nd by Golding **Unanimous**

XIX. Adjournment: Meeting adjourned at 8:50 p.m.

Respectfully submitted,

Emma Kendziorski

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Bear Creek Township Clerk