

HOMESTEAD TOWNSHIP
REGULAR MEETING
November 3, 2014

A regular meeting of the Homestead Township Board was called to order at 6:00 pm by Chair, Jessica Wooten.

The entire audience participated in the Pledge of Allegiance.

Present by Roll Call: Mary Geetings, Beverly Holbrook, Dan Moore, Shelley Rosa, Jessica Wooten.

Also present: AJ Zirkel, Fire Department, Frank Walterhouse, Roger Williams, Zoning, Brad Schaub, Benzie County Road Commission, Benzie County Commissioner, Karen Mallon, Recording Secretary. Residents attending: Sherry Taylor, Beulah.

PUBLIC INPUT – Karen Mallon, Beulah resident, asked the Board to consider approving any funding towards new basketball backstop and nets and new tennis nets, urging the Board to consult with the PTO of Platte River Elementary School for their contribution to the new equipment.

APPROVAL OF AGENDA

A motion by Rosa to approve the agenda as presented. Support Holbrook. All Ayes. Motion carried.

APPROVAL OF MINUTES

Regular Minutes – Motion by Rosa, support by Holbrook to approve the Regular Minutes of the October 6, 2014 meeting as presented with corrections as suggested. All Ayes. Motion carried.

PAYMENT OF BILLS

A motion by Wooten to pay current township bills as presented to the Board. Support Holbrook. Roll Call: Geetings, Aye; Holbrook, Aye; Moore, Aye; Rosa, Aye; Wooten, Aye. All Ayes. Motion carried.

APPROVAL OF REPORTS

Motion by Wooten to accept the Treasurer's, Clerk's, and Zoning Administrator's reports as presented. Support Moore. All Ayes. Motion carried.

Treasurer's Report – As submitted

Clerk's Report – As submitted with the addition of discussion to transfer funds to Park and Rec for Repairs and Maintenance due to an overage of \$54.83 due to an unexpected bill in the amount of \$683.13 for Port-A-Potty repairs. Motion called by Rosa to move monies in the amount of \$500.00 to Park and Rec (Repairs & Maintenance). Support Geetings. Roll Call: Geetings, Aye; Holbrook, Aye; Moore, Aye; Rosa, Aye; Wooten, Aye. All Ayes. Motion carried.

Zoning Administrator – Roger Williams presented annual (year ending October 31, 2014) Zoning report to the Board. Annual Report on file with Homestead Township. Year end total

showed an increase in activity over 2013 in the amount of \$1,130.00 which was the result of an increase in fees collected in Land Use Permits, Land Divisions and an appeal that was presented to the Zoning Board. Williams informed the Board that an increase in activity is usually seen in the Spring and Summer with another increase in the first part of the fall.

JPC Report – No meeting.

Fire Department – Chief Zirkel presented the Fire Department report with the following statistics for the month of October. 3 car accidents and 11 medical runs. Very quiet month. The department expects an increase with the coming colder months when residents will begin using wood burning stoves and fire places/chimneys.

A fire school will be held in Frankfort.

Parks and Recreation – Frank Walterhouse, Ball Park Manager. Walterhouse presented an update to the Board on repairs made to one mower. Parts are on order for the John Deere mower.

The park is closed for the season no activities planned until Spring.

Motion by Wooten to approve Fire Department and Parks and Recreation reports as presented. Support Holbrook. All Ayes. Motion carried.

COUNTY COMMISSIONER REPORT

Frank Walterhouse, County Commissioner, presented information on County matters to the Board.

Jail Year End Report – Walterhouse reported information on the County Jail Year End Report. Holbrook inquired on the jail capacity limits, and Walterhouse informed the Board that the jail has a holding capacity of 46 inmates and has 2 holding cells. He informed the Board that Jeff Conquest, County Administrator retired 10/31/2014.

Walterhouse further mentioned that the Benzie County Sheriff's Department is a "great department."

Walterhouse had no further information and encouraged any resident to contact him by phone if he could be of service in providing answers to questions.

BENZIE COUNTY ROAD COMMISSION REPORT

Brad Schaub was present on behalf of the Road Commission to discuss issues on local road improvements needed for Valley Road.

After a lengthy discussion on repairs needed due to flash drainage problems, it was disclosed that amount of repairs needed on Valley Road exceeded what was previously recommended to the Board. Schaub suggests that the unexpected increase comes from the need of a larger size culvert to make necessary repairs. Suggested repairs in the amount of \$6,500 for 3 sites was amended to \$8,000 for 2 sites. The following recommendations were made to the Board.

- 8 cross culverts under county road: Valley Road – all 8 in need of immediate repair.
- 11 driveway culverts on county road: Valley Road – 3 are in need of immediate repair.
- 7 locations on county road: Valley Road – were cited as need for immediate repair.
 1. Location 1 – Cross Culvert in adequate size – increase needed.
 2. Location 2 – Culvert too small. Larger culvert needed.
 3. Location 3 – Culvert too small. Larger culvert need with realignment.
 4. Location 4 – Culvert “way too small, creates a river.” Larger culvert needed.
 5. Location 5 – Culvert at end of pavement “blown out”.
 6. Location 6 – Culvert “way too small”. 18’ culvert in place, 48” culvert needed.
 7. Location 7 – Culvert “way too small, causes flooding at Glen Lake Electric”.
- DEQ requires larger culverts at all locations on Valley Road.

At the very least, Schaub recommends that the following two locations be repaired. Location 1 (Fredericks) be replaced with a 30” culvert. Schaub suggests fixing this location will cause no additional problems, and repairs are expected at \$2,000. Location 7 (Glen Lake Electric) repairs expected at \$6,000 to repair and replace culvert as asphalt will need to be cut. Wooten requested estimates for locations noted at sites 2,3,4,5, and 6. Schaub stated that the cost for repairs on the 2 locations noted in the amount of \$8,000 “includes everything (asphalt digging, restoration and utility work).”

Schaub informed the Board that “one fix creates another problem as water will come at a greater velocity once larger culverts are in place.” Holbrook wondered when the project would begin and Schaub offered Spring 2015 at the earliest once thaw hits as utilities will have to be rerouted.

Schaub also informed the Board that the repairs could be funded with 100% of Township monies or through the Road Commission/Local Road Committee “Wish List”.

After discussion, Schaub revealed to the Board that monies are available to fund these local road repairs, but added that the Board must request funding every year as a “wish list road” to the Road Commission’s Local Road Committee. Schaub stressed the importance for the Board to attend these annual meetings as no carry over requests are made. Next meeting to be held on November 22, 2014.

Further discussion was held on other possible funding sources for road repairs and the following were suggested: Conservation Resource Alliance (Salmon/Fish Passage); Grand Traverse Band of Indians. It was noted that until the end of the millage, the Local Road Committee has to approve all road work EVERY YEAR. Moore asked for an estimated time table for all repairs needed on Valley Road, and Schaub offered 3 to 4 years. Holbrook stated that she wants more sites than the 2 noted repaired. Schaub offered that the more projects done at one time the better the pricing.

Moore suggests that because the Board had previously approved \$6500 in road repairs to Valley Road, that the Board move forward and add the increase of \$1500 to the project to repair the two (2) suggested sites. Wooten wondered if a price could be locked in if materials were purchased now and not in the Spring thereby holding the price at \$8,000.

Motion by Wooten to approve additional funds in the amount of \$1,500 (totaling \$8,000) for repairs at two (2) sites on Valley Road based on recommendations made by the Road

Commission. Support Rosa. Roll Call: Geetings, Aye; Holbrook, Aye; Moore, Aye; Rosa, Aye; Wooten, Aye. All Ayes. Motion carried.

CORRESPONDENCE

A letter of resignation was received from Ron Stocknick in which he requested a 6 month option to return. Fire Department is “ok” with the six (6) month time off.

ACTION ITEMS

A motion by Wooten to approve the appointment of Don Louisignau as a representative to Homestead Committee for the Township road improvements. Support Rosa All Ayes. Motion carried.

Discussion was held on quotes for the basketball backboard and hoops and a net for the tennis court. A quote was received by Moore in the amount of \$699 for tempered glass backboard and hoop. A quote was received by Moore for tennis nets. The Board opted to table further discussion on tennis court nets until Spring 2015.

A motion by Holbrook to purchase a Silverback basketball backboard and hoop in the amount of \$699 for placement at Platte River Elementary School. Support Wooten. Roll Call: Geetings, Aye; Holbrook, Aye; Moore, Aye; Rosa, Aye; Wooten, Aye. All Ayes. Motion carried.

A motion by Wooten to approve the resignation of Karen Mallon from the Board of Review, and appoint Nadine Sowden as Alternate. Support Rosa All Ayes. Motion carried.

NEW BUSINESS - NONE

OLD BUSINESS

Cemetery Ordinance – The Board was inclined to keep the Homestead Township Cemetery Ordinance in place as written with no exceptions made to the purchase of additional plots for families/residents of Homestead Township.

Township Materials for Disposal – Desk and Credenza. Per Township policy, materials listed as assets cannot be “donated” unless there is a historical purpose on said items. Bids for purchase are required for the desk and credenza. These items will continue to be listed for sale on the Township website.

OPEN FORUM

Sherry Taylor, Beulah, offered information regarding the disposal of surplus items owned by government agencies adding she will forward to the Supervisor such information.

Frank Walterhouse informed the Board that a push lawn mower that was purchased 12 years ago could be placed for sale once it is confirmed that the mower still works.

Geetings offered to pick up the basketball hoop from the supplier in Traverse City once the transaction is made.

Sherry Taylor, Beulah, inquired as to why power was lost the week prior to the meeting, wondering if a neighbor near her who utilizes 3 travel trailers as housing units on his property could have caused the outage. She further added this neighbor on Cinder Road has an “illegal” set up for growing marijuana. Geetings suggested that she file complaints with the appropriate authoritative body as the Board is not aware of the cause of the power outage.

Discussion was tabled regarding the ice skating rink until further funding can be received. Discussion was held regarding the well that was dug up and the hole that remains in its place. Wooten wonders if it should be filled in. It was suggested that it be capped and filled in. The Fire Department adds that when a new well is dug, it would be helpful to the Fire Department if said well was at least 10” so that the tanks could be filled at a faster rate.

Adjourn: Motion by Rosa to adjourn. Support Wooten. Adjourned 7:35 pm.

Respectfully submitted,

Karen Mallon
Recording Secretary