



REVISED

BOYNE CITY
CITY COMMISSION REGULAR MEETING
Boyne City Hall
319 North Lake Street
Tuesday, July 8, 2014 at 7:00 p.m.

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE
2. ROLL CALL
3. CONSENT AGENDA
The purpose of the consent agenda is to expedite business by grouping non-controversial items together to be dealt with by one Commission motion without discussion. Any member of the Commission, staff, or the public may ask that any item(s) on the consent agenda be removed and placed as the last item under new business to receive full discussion. Such requests will be automatically respected.
 - A. Approval of the June 24, 2014 City Regular City Commission meeting minutes as presented
4. HEARING CITIZENS COMMENTS (on non-agenda items; 5 minute limit)
5. CORRESPONDENCE
6. CITY MANAGER'S REPORT
7. REPORTS OF OFFICERS, BOARDS AND STANDING COMMITTEES
 - A. Draft Minutes of the June 5, 2014 Parks & Recreation Advisory Board Meeting
 - B. Draft Minutes of the June 10, 2014 Economic Development Corp Meeting
 - C. Draft Minutes of the June 12, 2014 Main Street Board Meeting
 - D. Draft Minutes of the June 16, 2014 Planning Commission Meeting
 - E. Draft Minutes of the June 19, 2014 Historic District Commission Work Session
 - F. Draft Minutes of the June 26, 2014 Airport Advisory Board Meeting
8. UNFINISHED BUSINESS
9. NEW BUSINESS
 - A. City Facilities Public Hearing
Consideration to hold a Public Hearing regarding City Facilities
 - B. 2000 Sterling Dump Truck Sale Bids
Consideration to approve the sale of the 2001 Sterling Dump Truck to Midwest Tractor and Equipment of Buckley in the amount of \$16,200.00 and authorize the City Manager and City Clerk / Treasurer to sign the necessary documents

- C. Request of the City Manager to go into closed session to consider strategy connected with the negotiation of a collective bargaining agreement as provided in MCL 15.268 (c) of the Michigan Open Meetings Act (PA 267 of 1976)

10. GOOD OF THE ORDER

11. ANNOUNCEMENTS

- A City Facilities Open House will be held prior to the July 8, 2014 meeting beginning at 5:00 p.m.
- Mayor Exchange with the City of Frankenmuth will be on Monday, July 14, 2014
- The next regular City Commission meeting is scheduled for Tuesday, July 22, 2014 at noon

12. ADJOURNMENT

Individuals with disabilities requiring auxiliary aids or services in order to participate in municipal meetings may contact Boyne City Hall for assistance: Cindy Grice, City Clerk/Treasurer, 319 North Lake Street, Boyne City, MI 49712; phone (231) 582-0334



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agenda packets & minutes for each board

**JUNE 24, 2014
REGULAR MEETING**

RECORD OF THE PROCEEDINGS OF THE REGULAR BOYNE CITY COMMISSION MEETING DULY CALLED AND HELD AT BOYNE CITY HALL, 319 NORTH LAKE STREET, ON TUESDAY JUNE 24, 2014

CALL TO ORDER

Mayor Ron Grunch called the meeting to order at 7:00 pm followed by the Pledge of Allegiance.

Present: Mayor Ron Grunch, Mayor Pro-Tem Gene Towne, Commissioners Derek Gaylord, Laura Sansom and Tom Neidhamer

Staff: Cindy Grice, Jeff Gaither, Scott McPherson, Hugh Conklin, John Lamont, Annie Doyle, Michael Cain, Barb Brooks and City Attorney Jim Murray

Others: There were 50 citizens in attendance including representatives from the Petoskey News Review and Charlevoix County News.

**CONSENT AGENDA
MOTION**

2014-06-092
Moved by Towne
Second by Gaylord

Approval of the corrected May 13, 2014 City Regular City Commission meeting minutes as presented

Approval of the corrected May 27, 2014 City Regular City Commission meeting minutes as presented

Approval of the June 10, 2014 City Regular City Commission meeting minutes as presented

Ayes: 5
Nays: 0
Absent: 0
Motion carried

CITIZENS COMMENTS

Ron Crozier said he came down too hard on the Police Chief and the DPW Director at a past meeting regarding the Veteran's Memorial. They are doing their job.

Dr. Richard Fish stated regarding the removal of fluoride and if you could ignore 60 years of science and all of the data and rely on the schematics of the internet, but all three Commissioner made the comment it should be a personal choice. He said he is challenging them to put this on a ballot and let the people vote on this issue. He feels you owe it to the citizens to put it back on the ballot.

Boyne City Schools Superintendent and resident of Boyne City, Peter Moss spoke on the elimination of fluoride and the possible negative effect it will have on our children. He is an advocate of our children. There are our nearly 500 students within the City limits. All 1300 plus students drink City water during school on a daily basis. Boyne City students fall well behind the county average on dental cavities. We won't know for a while the effect of the decision. He added he would echo Dr. Fish's request that it becomes a ballot issue and let the voters decide. He trusts in the voters of Boyne City.

Dr. Paga, a dentist, said he is an advocate of fluoride. The vote should be

None

up to the people. There are some things you have to do when you live in the City for the common good. Fluoride has been proven thru American Dental Assoc and American Med Association for advocacy and safety. It's well intentioned what you're trying to do but he agrees it should be up to the people.

Arch Wright said he is also in agreement with putting the decision on a ballot.

Mayor Grunch said there is a request from citizens and asked the Commissioner if the board would consider discussing the ballot request at this meeting. Commissioner's Gaylord said not at this time. Commissioner Sansom said not at this time either. Mayor Pro-Tem Towne said probably the next commission meeting. Commissioner Neidhamer said he is in favor of putting it before the people for a vote. Mayor Grunch said he thinks it would be best to move it to the next meeting. He added he thinks it is a reasonable request to let the Citizens decide.

2014-06-093
Moved by Neidhamer
Second by Grunch

MOTION

That the fluoridation of the Boyne City Water system be put forth before the people in the matter of a vote and have staff bring something back as soon as possible..

Ayes: 2
Nays: 3, Mayor Pro-Tem Towne, Commissioners Gaylord and Sansom
Absent: 0
Motion denied

2014-06-094
Moved by Neidhamer
Second by Grunch

MOTION

That to put the issue of the vote before the people concerning fluoridation on the agenda for the July 23rd City Commission Meeting.

Ayes: 2
Nays: 3, Mayor Pro-Tem Towne, Commissioners Gaylord and Sansom
Absent: 0
Motion denied

Mayor Pro-Tem Towne said if someone would take a petition around house to house and get the required amount of signatures, he would know if the citizens would want it on the ballot. If you don't get the required signatures, then it won't go on the ballot.

Correspondence from Arbor Day Foundation regarding tree pruning was received and filed.

CORRESPONDENCE

CITY MANAGERS REPORT

City Manager Cain reported:

- The new book bike rack was installed at the Library late last week.
- The East and Ray Street reconstruction project is now out to bid with bids due on July 17th and scheduled to come before the City Commission at our August 22nd meeting.
- The vast majority of the work on the Division and Pleasant Street repaving project has now been completed.
- We are in very early discussions with Wilson Township and the Charlevoix County Road Commission on exploring the possibility of repaving the section of Anderson Road from Marshall south to the City limits.
- Thirteen of the new power pedestals at the Marina approved by the City Commission at our last meeting were being installed today. Barb is still determining the total number we will purchase for future use. Major progress on the three new fixed piers has also been made since our last meeting with the new main decks in place.
- Progress continues to be made at the Dog Park where the fence was for the large dog portion was going up today. Work on the water lines for the park was going on as well.
- Today the Boyne City Main Street program received congratulations from the National Main Street Center on being named a 2014 Nationally Accredited Main Street Community and meeting the 10 Standards of Performance.
- Concerts at the Gazebo resume tomorrow, Wednesday at 6:30 p.m.
- The other two pieces of sculpture arranged for public display this summer by the Main Street Design Committee are scheduled to be installed yet this week.
- The history of the Dilworth will be explored this coming Saturday during a meeting in the Library Community room at 1pm and then followed by tours of the hotel. This is a great opportunity to learn about this community landmark and take a firsthand 'before' tour of the facility
- Absentee Voter Ballots for the upcoming August 5th primary election are now available at City Hall
- The SOBO arts festival will be held this Friday and Saturday down in the SOBO arts district and at Peninsula Beach Park.
- East Jordan is holding their annual Freedom Festival with fireworks scheduled to take place Saturday night.
- Summer tax bills and our summer newsletter will be going in the mail on Monday, June 30th
- A reminder that at our next meeting on July 8th here at 7pm we will be holding a public hearing on the City Facilities concepts recently presented by Environment Architects

Commissioner Gaylord thanked Harbormaster Barb Brooks for her hard work and research on the pedestals and the dock work.

**REPORTS OF OFFICERS,
BOARDS AND STANDING
COMMITTEES**

The May, 2014 Financial Statement was received and filed

Food Vendor Ordinance 2nd Reading

Consideration to reject the proposed Mobile Food Vending ordinance and adopt the moratorium as presented.

Mayor Grunch opened the Public Hearing at 7:25 pm.

Assistant Planner Annie Doyle discussed the recommendation to reject the proposed ordinance in order to provide the City with sufficient time to develop a new ordinance. The City attorney advised staff that a moratorium must be as short as a period as possible, specifically tailored to the immediate situation and is limited in regards to the activities and uses of private property that can be restricted. Legal counsel prepared a moratorium based on those parameters. Planning Director Scott McPherson said based on the new information, he supports the recommendation as proposed.

Citizens Comments: Jim Baumann said he was at the meeting where the negative feedback was given. Everyone agreed we need to start over. He thinks the fact that its private property changes things. We're only talking 90 days to get our feet on the ground, let things cool and make this work better.

Julie Kolehmainen of Subway said she agrees completely. It's critical especially for business owners to include private property as part of the moratorium.

Brian Froyne from Brians Ice Cream said we have to be really careful. The truth is it's more wider scoped than most people are focusing on. What's the difference with the Schwan's truck, lemonade stands, Girl Scouts selling cookies at Glens. The rules should be the same way for everyone. He understands the local businesses trying to protect themselves. You have to be really careful when putting the rules together.

John McClorey, Bike Fix said he has been working with Boyne City since 2000 and he lives here. It's such a nice place and what makes it a nice place is we're so inviting. He wants the Commission to consider that the more we get people to visit, the better we're all going to be. The lifeblood is the people living around here. Think of the Community as a whole - being inviting and having people come here.

Tom Keena inquired if it fits zoning? Are they going to run generators that are noisy. He loves Boyne City but proceed with caution and do it right.

Shelly Bush, Korthase Road said she also owns and operates a food truck. She inquired about the meeting last week and asked if it was an open meeting to the public. How and who was involved. Hugh Conklin said he received a letter from Julie Kolehmainen requesting the meeting with 8 or 9 business owners, plus others. Ms. Bush also said she wants to see the board focus on what's important. We need to come up with a reasonable solution. They should not be allowed on Water or S East Street for public safety. The board was voted by the public not just business owners. Food Trucks do not have restrooms, limited or no seating. Isn't that what Boyne City wants, people to come into town? She added she is ok with Old City Park location and believes Boyne is big enough to allow them.

Drew Wright of Happy's Taco said he was raised in Boyne City. He studied entrepreneurship and wanted to come back to the City he loves, bringing something new and trendy. He won the Boyne Enterprising Business award and has won other awards nationwide and state wide. He was voted 6th best food truck in the nation. He tries hard, bringing something new to the City and thinks something needs to be done and be fair. The trucks need to be regulated. Consideration should be given to entrepreneurial ship in the city.

Tony Williams, owner of Freshwater Studio said he is a big supporter for the brick and mortar restaurants. Hears other communities are not really being welcome. Everyone said this is moving forward. This is a curve. Who likes the food trucks are the people who come here. They should be regulated and pay a fee. How to make this a level playing field will be tough. He thinks the people who come here will appreciate it. He understands the restaurants don't want the competition. All ships rise with the tide. In the long run, Boyne City will be a little hipper than the rest of the cities. It's a way of moving forward. He thinks we should do it.

Chris Nelson, BC Pizza said he would like to point out he thinks this is getting a spin that it's self preservation for the restaurants. He believes in capitalism. He is concerned about the Boyne City that's worked hard to build the business it has. He added he thinks it would be a detriment.

Marty Moody said part of the issue is we have all these vacant store fronts and it's not doing the town any good. If there's nothing in the building, when the trucks leave, there's nothing left. There's nothing encouraging people to buy the buildings. He doesn't have a stake in a restaurant. He hears there's a lot of negative feedback now. The original meeting was not all forward. It was presented that we're bringing food trucks, how do we accept them, not a positive rah rah, how do we get this done. Food trucks will show up when the getting's good and get when it's bad. He added it's not about not wanting competition for restaurants. We just lost Dunigan's Antiques. We need to focus on filling the empty businesses. He wants to make sure what moratorium is being considered. He agrees allowing them on private property doesn't do anything. Those dollars leave the community. No support for the schools. He's not saying no food trucks forever. We have to get Boyne City to crawl before we can walk.

Robin Berry said she understand the food trucks have ability to come in and leave unannounced unless Boyne City creates provisions. She likes hearing that this is an up and coming town. It's essential we're working to bring more people to Boyne City for a variety of experiences, including places to eat. We do have a limit on restaurants in town right now. There are a lot of different needs that bring people into town. People want that. If we can create an environment for young entrepreneurs they can possibly create capital to invest in brick and mortar. This town is a land of opportunity. This is a phenomenal environment. These are the people who are going to be inheriting Boyne City. See how it works, tweak it from year to year. If we can continue to open this up rather than follow the fears, I think we're going to see Boyne City get congratulations for it. The bylaws for Main Street are to create a working environment.

Zac Bush said his mom owns the Dairy Stop that is parked in the Old

Carter's parking lot. There are a lot of people that work at Lexamar right near there and it's nice for people to have a place to go get nice, warm food. There's McDonalds, but it's always packed and they don't have that much time on their breaks.

Meg McClorey said to remember that Boyne City is known throughout the whole area as a place of innovation. Young people can start with a food truck. It's a lot harder for people to start a brick and mortar business. Stuff happens in Boyne City and it's really good. Don't shut the door.

Eric Frykberg said he is in favor of food trucks. This town is about local first. Happy Tacos are local residents. What happens at the Farmer's Market. Does that market go into town. On Farmer's market days, he sells no tomatoes.

Drake Nagle from Happys Taco said they are operating in town on Wednesdays and Saturdays. He can tell you 100% that people love food trucks and people want to support fresh local food.

Greg Wright said Stroll the Street is a great event he has attended a few times. The only thing lacking is food vendors. They ended up dining in one of the local places waiting for quite some time. Drew is his son. He and Drake decided this would be a good business to get into. They support them wholly. They operated at Boyne Mountain all winter long. It was a challenge, with the sub-zero temperatures. They were extremely well received. There certainly needs to be restrictions. These guys are putting out a quality produce that is healthy that people enjoy. People have a choice of where they want to dine.

Shelly Bush said she employs people from Boyne and gives back. The Traverse City Truck is concerning to her. If permits are issues, they should go closest to Boyne City – out.

Barb Brooks said she attended the first food truck meeting. There were a lot of good comments at that meeting as well. She reminded the Commissioners about the surveys that were received. Not all were totally against the food trucks. The decision should be based on all the input, not just tonight.

Larry Glasgow, Water Street Café said about 26 people at the meeting were not in favor of bring in food trucks. We have brick and mortar businesses who pay taxes year around. Food trucks will be coming in and picking their days. They don't want 10 – 12 food trucks. The restaurants are not afraid of competition but everybody has to play by the same rules. Competition makes them step up their game.

Becky Harris said she thinks we're comparing apples and oranges. Brick and mortar are an experience. She loves all our restaurants. They're too different things. There are ways to regulate this and keep the money in town. You use a radius as the farmer's market does. We support each other. We can regulate how many and even what kind. She thinks it innovative and cutting edge. Competition is good.

Bruce Brown owner of the Alpine Chocolate Haus. Boyne City is not a large community. Not a Traverse City or Grand Rapids. We don't have the

masses of people. Happy Taco can move and go to different places. They do not have the restrictions. The image we wanted for Boyne City is very important. He has not hear one restriction on signs, noise from generators. There's a place for them. Boyne City's not big enough for this. Food trucks come and go and take away. His business pays a lot of money each year in taxes. This could be the beginning of the end of Boyne City as we know now. He is very opposed to it. Consider this really close because what's going to happen in the future. Once you open up Pandora's box you may not be able to close it.

Gayle Harbaugh said she loves the competition. Has become friends with Bruce at the Chocolate Haus. She borrows money in the winter to get to the summer to be here all year. They give a lot of money back in donations and charity. How many food trucks are chamber members?

Val Glasgow, Water Street Café saie she agrees with Bryce and Gayle. They do not have a portable business when things get bad. Be innovative about something yourself. Let other people copy what Boyne City has done. They work in other cities that are larger. We are not comparing apples to apples. All the brick and mortar have to abide by one set of regulations and the mobile vendors have another set of rules. It will be bad for the lake front, noise pollution and there will be trash. On Saturday mornings, bins are overflowing. Everyone will use the facilities of the local facilities. That's what they get when the vendors come into town. When you bring food trucks in you will infringe on people who travel with the carnival who contract to provide food.

Mike McCaig of Thick & Juicy said their bathrooms get used already when something happens. The average tax bill is over \$6,000. If you want to level the playing field, would any of the food trucks pay that amount? Will they be restricted on signage? He only gets a certain amount of square footage for his building. Will they be here in January, February and March? He would love if they brought more people to town during those months. He has 6 employees at his business and he would have to cut back if his business starts dropping. How many would they employ in town? Now, there are 11 food trucks that have shown interest. He doesn't think Boyne City is ready. This town is not big enough for 11 food trucks. In the Summer, he needs every business night to get him thru the winter. He would love to set up at Boyne Mountain. They could probably do pretty good out there.

Nicole, from Thick & Juicy said she has worked there the past 8 years and gets laid off in the winter. She is already picking up trash on Friday nights and added she doesn't want their customers having no place to sit because food truck customers will use their seating.

Marty Moody added this is about what's right for Boyne City and this does not fit. What makes Boyne different is we don't follow. We lead.

Julie Kolehmainen of Subway said if we move too quickly we can't back out. She is not opposed to the competition. Too much clutter, too much noise pollution. The moratorium will carefully control what we are doing so we can tiptoe into it. A lot of us are worried about going under.

Barbara Brown of Gaylord, suggests they open up a business and be a local

business. Also a non-chamber member received an award? She strongly suggests we tread lightly and make sure to go thru everything with a fine toothed comb.

Board Discussion: Commissioner Sansom said there has been a lot of information from both sides. Attorney Murray said the moratorium should apply to public property only. That will be supportable. It is not a recommendation for a potential regulation. Commissioner Sansom added there is a lot to consider and proceed cautiously. Tread lightly and consider what everyone has said. She appreciates the remarks that everyone has made. We should weigh the opposition.

Commissioner Gaylord said he thinks the hydrofluoric acid topic is nothing compared to this topic. It's his job to represent the people of Boyne City with the information that we get. He has had some recent conversations with business owners and other individuals in town. This is one of the 2nd ordinance readings where he's prepared to invoke the changes. There are two different viewpoints here. New friends would be food trucks, old friends would be those who have invested in our community. What do we want Boyne City to be? There is varied opinion on that. There's not set answer, but no question that Boyne City is the envy of other communities in the area as the result of hard work, tough decisions and choices made by all. What do we want the direction of town to be? Is not anti-food truck. He voted to approve a special food truck event for Main Street and that environment gives the experience of a food truck. He is all for business and we move forward. Food trucks may not put one penny back into the community. Businesses that are here step up and donate to charities. We've heard comments from them It's important to the brick and mortar businesses that they do give back to the community. We should also consider esthetics as well, the proper place and time. He would like to see something where they're either tied to a brick and mortar or are one.

Mayor Pro-Tem Towne said he is not against competition, but we need to look at what's best for Boyne City. He has talked to citizens and business owners and understands their concerns. He too has safety, noise and congestion concerns in the main business district. He doesn't want to see Stroll the Street jeopardized. He added that he thinks we can incorporate them somehow if we limit the amount of trucks, their locations to set up and possibly keep them local.

Commissioner Neidhamer said he was in favor in of concept of food trucks from the beginning. Food trucks are coming because we have no ordinance. We had 11 requests coming, they could come. Boyne City has become a great town because we are creative and progressive. Our feedback was to continue forward, he thought we could come to a consensus. He agrees with every comment made on both sides. For and against. Our challenge is to come up with a consensus that would work for everybody. We're not there yet. Recommendation from staff is to start over. He says ok, let's start over. Legally we're okay on the public moratorium, but could be challenged on the private. Attorney Murray said it may not be supportable. Commissioner Neidhamer said he is in favor of some type of moratorium, in favor of some type of ordinance. Start over.

Mayor Grunch said the recent meeting was an eye opener to him. His empathy is with the business owners. He thinks about the need for a level

and fair playing field. There are a lot of options. He added he believes we can only create a moratorium on public property only and supports it.

City Manager Cain said we can possibly regulate late night noise with the current noise ordinance we have.

2014-06-095
 Moved by Sansom
 Second by Towne

MOTION

To adopt the most current version of the Food Truck moratorium as presented, on public property in the City of Boyne City

Ayes: 5
 Nays: 0
 Absent: 0
 Motion carried

**Brief Recess
 MOTION**

2014-06-096
 Moved by Grunch
 Second by Gaylord

To briefly recess at 9:27 p.m.

Ayes: 5
 Nays: 0
 Absent: 0
 Motion carried

**Reconvene
 MOTION**

2014-06-097
 Moved by Grunch
 Second by Gaylord

To reconvene at 9:35 p.m.

Ayes: 5
 Nays: 0
 Absent: 0
 Motion carried

**Property Sale-south side
 of 427 Lewis Street**

Consideration to accept the bid of \$5,200 from Indian Garden Associates LLC for the purchase of Lot 0 of CG Lewis Addition and authorize the City Manager to sign all necessary documents to facilitate the sale.

Planning Director Scott McPherson discussed the one bid received on the property as the City Commission directed staff to advertise.

Staff Comments: City Manager Cain said it is not a great price.

Citizens Comments: None

Board Discussion: Commissioners are all in favor.

MOTION

2014-06-098
 Moved by Towne
 Second by Gaylord

To accept the bid of \$5,200 from Indian Garden Associates LLC for the purchase of Lot 0 of CG Lewis Addition and authorize the City Manager to sign all necessary documents to facilitate the sale.

Ayes: 5
 Nays: 0
 Absent: 0
 Motion carried

Consideration to adopt the certifying resolution for the Boyne City to Charlevoix Non-Motorized Trail as proposed and authorize the City Clerk/Treasurer to submit it on behalf of the City of Boyne City

**Boyne City to Charlevoix
 Non-Motorized Trail
 MDOT Certification**

City manager Cain discussed the \$565,900 MDOT grant received as part of the funding package for the first phase of the Boyne City to Charlevoix Non-Motorized Trail. There are other funding sources including \$11,072 from the City of Boyne City. The project is ready to bid and in order to do so, MDOT request a resolution from the City that certifies the funding is in place, including the match funds, certifies a maintenance commitment, and authorizes an agency agent. Since the funding is in place, the County has agreed to maintain the project outside of the City and we have previously indicated our willingness to maintain the portion of the trail within the City. We are willing to serve as the agency agent on this project much like we do on most other City projects involving grant dollars.

Staff Comments: None

Citizens Comments: None

Board Discussion: Commissioner Neidhamer is in full support. It's a great project and construction needs to be started. Commissioner Sansom is in full support of the trail. Commissioner Gaylord said the section from Young State Park to Boyne City makes the most absolute sense. Mayor Pro-Tem Towne and Mayor Grunch are in support.

MOTION

2014-06-099
 Moved by Neidhamer
 Second by Sansom

To adopt the certifying resolution for the Boyne City to Charlevoix Non-Motorized Trail as proposed and authorize the City Clerk/Treasurer to submit it on behalf of the City of Boyne City

Ayes: 5
 Nays: 0
 Absent: 0
 Motion carried

Good of the Order

Commissioner Gaylord said he agrees with the viewpoint of Mayor Pro-Tem Towne regarding fluoride. The mechanism is already in place. Petitions can be garnered to put it on the ballot in that way. That is the proper process. I

would fully support that and absolutely live with the vote of the people.

Commissioner Sansom said she is looking forward to the visit from Frankenmuth. We might all want to jot down some ideas and present what we want to show here. Commissioner Gaylord agrees. He thinks activities that tie into the lake, one of our prime things we show off.

**ADJOURNMENT
MOTION**

Moved by Mayor Grunch, seconded by Mayor Pro-Tem Towne to adjourn the regular City Commission meeting of Tuesday, June 24, 2014 at 10:00 p.m.

Ron Grunch
Mayor

Cindy Grice
Clerk / Treasurer

DRAFT



Approved: _____

**MEETING OF
JUNE 5, 2014**

RECORD OF THE PROCEEDINGS OF THE **REGULAR BOYNE CITY PARKS AND RECREATION COMMISSION MEETING HELD AT 6:00 P.M. AT THE VETERANS PARK PAVILLION ON THURSDAY, JUNE 5, 2014.**

CALL TO ORDER

Meeting was called to order by Vice-Chair Swift at 6:00 p.m.

ROLL CALL

Present: Jo Bowman, Bill Kuhn, Heath Meeder, Darryl Parish, Marie Sheets, Jerry Swift and Gail VanHorn

Absent: Mike Sheean

**MEETING
ATTENDANCE**

City Staff: Streets/Parks & Recreation Superintendent Andy Kovolski and City Clerk / Treasurer Cindy Grice

Public Present: Two

**APPROVAL OF
MINUTES ****MOTION****

VanHorn moved, Parish seconded, PASSED UNANIMOUSLY, a motion approving the May 1, 2014 meeting minutes as presented.

CITIZENS COMMENTS

Susan Palaski of the Health Department of NW Michigan presented information and a video regarding their support of tobacco free parks and beaches. There is a reported decrease in young people smoking when youths see less of it in public places. This is about signage and education, not an ordinance. They would provide signs at no cost.

Swift suggests this issue be put on the next parks and recreation meeting agenda.

DIRECTOR'S REPORT

Kovolski reported that all irrigation is on except the newly installed section. He was verbally advised we received the \$7,500 grant for way-finding signs, kiosks and Wi-Fi for Old City Park. The new bike racks will start to be installed beginning Friday, June 6.

VanHorn provided pictures of the lift station by the river mouth and asked if we could do something to beautify it. There is also a tree needing trimming in Sunset park.

CORRESPONDENCE

E-mail correspondence from Dan Powers regarding products used on our city park lawns was received and filed. Parish said anything we throw on lawns, especially near lakes, goes into the water system. Kovolski updated the board on what the City uses on park lawns for weed control and fertilizer.

REPORTS OF OFFICERS, BOARDS AND STANDING COMMITTEES

Park Inspection Reports – Sheets reported that smaller parks are in good to excellent condition. Some details have been improved upon. Old City Park looks great. Rotary park looks neat; however there are a few dead trees behind the stands that need to be removed. Kuhn said the ash trees at Avalanche are in rough shape and are dangerous to cut. Swift reported that Veteran’s park is in good shape considering all of the events and usage.

Disc Golf

Kovolski reported he will be asking the City Commission to approve the purchase of new disc golf baskets at their next meeting.

Trail(s) Updates

The first draft materials of the proposed Trail Town Master Plan were provided to the board for their review and future discussion.

UNFINIHSED BUSINESS

Mountain Bike Trail at Avalanche

Kovolski reported that some work has been on the Mountain Bike Trail. A recommendation to adjust trails will be given to him. Winter storm damage has been cleared.

Tree Removals at face of Avalanche/Dead and/or downed tree removal from trails

Kovolski reported the request for bids for tree removals is currently out. City Crews have been working on removing downed trees from the trails.

Avalanche Signage

Avalanche signage should be available by July 4.

Dog Park Update

Some excavating and tree cutting has been done. You can tell its happening. The committee is only \$2,500 short of their \$30,000 goal. There is a fundraiser at Café Santé on June 19 from 5-9 p.m.

NEW BUSINESS

**Election of Officers
MOTION

VanHorn moved, Bowman seconded, PASSED UNANIMOUSLY, a motion to re-elect the existing officers of the Parks & Recreation Commission.

GOOD OF THE ORDER

Bill Kuhn announced that he will be resigning from the Parks and Recreation Board effective in September, 2014. He also discussed with the board, an opportunity to purchase a gas fireplace for the warming house for \$1,000. It is brand new and for sale by a local contractor. Labor to install, along with the cultured stone and a barn beam mantel will be donated.

NEXT MEETING

The next regular meeting of the Parks and Recreation Board is scheduled for Thursday, June 17, 2014 at 6 pm at Rotary Park.

ADJOURNMENT

The June 5, 2014 meeting of the Parks and Recreation board was adjourned at 7:04 p.m.

Cindy Grice, Recording Secretary

Draft



Approved _____

**MEETING OF
JUNE 10, 2014**

MINUTES OF THE BOYNE CITY ECONOMIC DEVELOPMENT CORPORATION MEETING DULY CALLED AND HELD ON TUESDAY 10, 2014.

CALL TO ORDER

Chair Gillette called the meeting to order at 1:00 p.m.

ROLL CALL

Present: Pat Anzell, Michael Cain, Michelle Cortright, Pete Friedrich, Ralph Gillett, Marilee Grom and Josette Lory

Absent: Kelly Bellant

Staff: Planning/Zoning Administrator Scott McPherson and Recording Secretary Karen Seeley

Public: One

EXCUSED ABSENCE

Cain moved Cortright seconded PASSED UNANIMOUSLY to excuse Kelly Bellant

UNFINISHED BUSINESS

Proposed Kennel in Air Industrial Park

The board reviewed the site plan application for a conditional use in the Industrial Park for a Dog Kennel. There will be very little structure change to the building itself, however it does not fall within the permitted use in the Industrial Park. City Manager Cain did a site visit of a dog kennel in an Industrial Park in Royal Oak, and thought that it fit in very well aesthetically, with very little noise at 8:00 p.m. Planning/Zoning Administrator Scott McPherson has spoken to Planning Directors in a few towns that have kennel's and did not receive any negative feedback. This would be approximately 1200 feet from any residence. Board discussion regarding the noise issue, (natural conifer would help as a buffer) the impact of the dogs, and the nature of the park itself. Cortright out at 1:45 p.m. After board discussion

MOTION

Lory moved, Friedrich seconded PASSED UNANIMOUSLY to recommend the conditional use for the Dog Kennel with the following conditions:

- 1) Hours of operations for outside of the pens to be from 6:30 a.m. to 6 pm and then walked outside individually until 9 p.m.
- 2) Dumpster and trash can enclosure will be three sided plus gate.
- 3) Screen of the East property line with natural obscuring conifers.
- 4) If external lighting needs review it shall be run through the Planning Director.

ADJOURNMENT

The June 10, 2014 Economic Development Corporation meeting was adjourned at 1:53 p.m.

Karen Seeley, Recording Secretary

Draft



Approved: _____

**Meeting of
June 12, 2014**

MINUTES OF THE BOYNE CITY MAIN STREET BOARD REGULAR MEETING HELD ON THURSDAY June 12, 2014 AT 8:30 A.M. CITY HALL, 319 NORTH LAKE STREET

Call to Order

Chair Swartz called the meeting to order at 8:31 a.m.

Roll Call

Present: Jodie Adams, Robin Berry Williams, Michael Cain, Michelle Cortright, Jim Jensen, Larry Lenhart, Pat O'Brien, Rob Swartz, and Ben Van Dam

Absent: None

**Meeting
Attendance**

City Staff: Main Street Manager Hugh Conklin, Planning/Zoning Administrator Scott McPherson, Assistant Planning/ Zoning Administrator Annie Doyle, and Recording Secretary Karen Seeley

Public: Two

**Approval of Minutes
MOTION**

Cortright moved Adams second PASSED UNANIMOUSLY to approve the May 1, 2014 regular meeting minutes.

Citizens Comments

None

**Main Street Committee
Reports**

The board reviewed the committee reports included in the agenda packet and Main Street Manager Conklin added:

- The Historic Banner went up with the help of Mark Brzezinski. We received a quote of \$2500 to install it and he volunteered to put it up. His contribution and hours made the project possible and Conklin feels that a gift of appreciation may be appropriate. **Cain moved Adams seconded PASSED UNANIMOUSLY** to present him with a \$100 gift certificate to Café Sante.
- Three of the art bike racks are out and receiving good reviews
- The SOBO Arts Festival is June 27-28 with 41 artists and 7 food vendors.

Managers Report

- Our request for Drogheda Ireland as our sister city is on hold as they are reorganizing their Municipal Government.
- The Zingerman's customer service training went well, with about 100 people in attendance.
- The RRC (Redevelopment Ready Community program) was approved by the City Commission.

**Unfinished Business
Trail Town-update**

Mike Sheenan and Assistant Planning/ Zoning Administrator Annie Doyle presented the board with a copy of the final draft (received and filed) of the Trail Town Master Plan. The committee of seventeen helped compile the information and they are requesting the board read and review the draft and forward any comments to Mike or Annie. After receiving comments from this board and the Planning Commission it will go to the City Commission. The project would be done in phases. Board suggestions were to include Boyne Mountain more and incorporate the Avalanche trails. The plan is to have the trail head located at Old City Park.

Boyne Volunteer Network-Update The Boyne Volunteer Network has been rolled out; the Committee has made contact with most all organizations.

Food Truck Ordinance-Update Assistant Planning/ Zoning Administrator Annie Doyle updated the board on the Food Truck Ordinance. The fees proposed are \$840 for private and public property, \$420 for private property only and an application fee of \$25 for everyone. The City Commission recommended a 100-foot set back as opposed to the 50-foot setback originally requested and the city's attorney is looking at the legality of setbacks. Chair Swartz read a letter from Jim Jensen (received and filed) and the email from Julie Kolehmainen (received and filed) expressing concern of allowing food trucks in the downtown district with only a 50-foot buffer. Ms. Kolehmainen asked that a meeting be set up with the downtown businesses to address their concerns. Board discussion/suggestions: Part of our success is welcoming new opportunities into our community. Could we make this a 6-month trial period? Could we incorporate a non-compete clause? Main Street Manager Conklin encouraged the Main Street Board to attend the June 24th Commission meeting.

Boyne City Main Street Mission Statement and Vision Statement A draft of the vision statement and mission statement was presented to the Board at its May meeting. The vision statement reflects minor changes recommended by Conklin, while the mission statement reflects changes the Organization Committee discussed and agreed on during preparations for our 2014 planning session. After board review, **O'Brien moved Cortright seconded PASSED UNANIMOUSLY** to approve the updated Mission Statement and Vision Statement as presented.

MOTION

City Facilities Project-Report City Manager Cain updated the board on the City Facilities Project. He explained that this site was not designed as a municipal complex and it is not an efficient layout. The existing Fire Hall and Public Works Garage building is too small for the city's need and EMS is in a leased facility to better meet its needs. The City hired Environment Architects out of Traverse City to hold a public input session and meet with all the departments involved to come up with some renderings to best suit our needs. There are four concepts ranging from \$6.8 million to \$7.5 million. Our previous goal sessions have moving city facilities off the waterfront as a priority, however we did look at different options and if we stay here, we will not be taking any properties off the tax rolls. The public hearing will be at 7:00 p.m. on July 8th, with an open house and walk through of the present facilities from 5-7 p.m.

Main Street Manager: Search Results We have received 19 applications for the Main Street Director's position. A hiring committee consisting of the Chair Rob Swartz, Vice Chair Pat O'Brien, Michelle Cortright, Bob Carlile and City Manager Cain will review the applications and set up interviews.
O'Brien out at 10:15 a.m.

New Business

Boyne City Main Street Façade Grant: Design Committee recommendation to award grant to Bill Noblett 419 Boyne Ave and Chris Frasz 109 Water St The board reviewed the two applications that were received for the Main Street Façade Grant Program and reviewed by the Design Committee. Bill Noblett submitted an application for his building at 440 Boyne Avenue (the corrugated metal building) and Chris Frasz submitted an application for his building at 109 Water St., known as the Atrium Building. Both applications are attached. Funds for the façade grant program are raised from Boyne Thunder. Mr. Noblett plans to renovate the entire exterior of the building and replace the roof. The estimate for the project is \$62,250. Mr. Frasz plans to continue the restorative exterior masonry work started last fall, with work on the west façade and the front façade. After reviewing the applications, the design committee is recommending a \$10,000 grant to Mr. Noblett and \$2,000 grant to Mr. Frasz. This is \$2,000 more than budgeted for the program but the design committee feels these two projects deserve support. The strong support for Mr. Noblett's building is that it addresses a long-standing priority of the Main Street Program to improve the entryway into downtown. The building received

design services from the Michigan Main Street Center three years ago and the restoration will closely match the recommendations. The committee feels improvements to this building will have a positive impact on the downtown entryway corridor and hopefully spark additional investment in the area. **Adams moved Cain seconded PASSED UNANIMOUSLY** to approve \$12,000 for the 2014-15 façade grant program and support the recommendation of the Design Committee to allocate \$10,000 for 444 Boyne Avenue property and \$2000 for the 109 Water Street property and authorize the Main Street Manager to sign the appropriate documents. No funds will be released until the projects are completed.

MOTION

July Main Street Board Meeting

MOTION

The next regularly scheduled Main Street Board meeting is scheduled for July 3rd. Should we move it to the next week because of the holiday? **Cain moved VanDam seconded PASSED UNANIMOUSLY** to move the July board meeting to July 10 at 8:30 a.m.

Good of the Order

MOTION

-
- The Grain Train's grand opening is June 20th
 - Good things are happening at the Dilworth
 - The City was successful in obtaining a grant for Old City Park for Wayfinding signs, installing a kiosk and wireless internet.
 - Safe Routes to school was approved by the City Commission

ADJOURNMENT

MOTION

Lenhart moved Cain seconded PASSED UNANIMOUSLY to adjourn the June 12, 2014 meeting of the Boyne City Main Street Board at 10:15 am.

Karen Seeley, Recording Secretary

Approved: _____

**Meeting of
June 16, 2014**

Record of the proceedings of the Boyne City Planning Commission meeting held at Boyne City Hall, 319 North Lake Street, on Monday, June 16, 2014 at 5:00 pm.

Call to Order

Chair MacKenzie called the meeting to order at 5:00 p.m.

Roll Call

Present: Jason Biskner, George Ellwanger, Jim Kozlowski, Jane MacKenzie, Lori Meeder and Joe St. Dennis
Absent: Chris Frasz, Aaron Place (arrived at 5:02 pm) and Tom Neidhamer

**Excused Absence(s)
MOTION

2014-6-16-02
Ellwanger moved, Meeder seconded, PASSED UNANIMOUSLY, a motion to excuse the absences of Frasz and Neidhamer

Meeting Attendance

City Officials/Staff: Planning Director Scott McPherson and Recording Secretary Pat Haver
Public Present: Five

Consent Agenda

2014-6-16-03
Meeder moved, Ellwanger seconded, PASSED UNANIMOUSLY, a motion to approve the consent agenda; approval of the Planning Commission minutes from April 21, 2014 and May 19, 2014 as presented.

**Citizen comments on
Non-Agenda Items**

None

**Reports of Officers, Boards
and Standing Committees**

The Trail Town plan will be discussed later in the meeting.

Unfinished Business

None

New Business

**Public Hearing to
consider a request for a
dog kennel in the
Planned Industrial
District located at 1441
Lexamar Drive**

Planning Director McPherson reviewed his staff report included in the agenda packet. Barbara Green was before this board last month to look into the appropriateness of operating a dog kennel in the Industrial Park, and has submitted a formal application for that use. Because this use is not specifically listed as an allowed use in the district, a determination needs to be made if the use is compatible, is in character and fits within the district. If you determine the use is appropriate, then you can go on to look at the Standards of Approval and Development Plan Approval. Recently, this request was also presented and reviewed by the EDC (Economic Development Committee) for their review and comment. This board unanimously approved the conditional use of a dog kennel is an appropriate fit, and have recommended approval with the following conditions:
(1) Hours of operations for outside in the pens to be from 6:30 am to 6:00 pm and then walked outside individually until 9:00 pm
(2) Dumpster and trash can enclosure will be three sided plus gate
(3) Screen the East property line with natural obscuring conifers and
(4) If external lighting needs review, it shall be run through the Planning Director.

Barbara Green, Applicant – I really don't have much more to add, I am here to find out what type of questions or concerns that you may have. She discussed the placement of the kennels and the play yards, and has no concerns with the outside hours that were recommended. Eventually the kennel will have space for up to 50 dogs, which includes the day care dogs. Fencing around the parking area is being

considered to keep fingers out of the reach of the animals, and to keep the animals from seeing all of the newcomers and causing barking. The board had some concerns about waste and the possible odor that is given off. Dan Meads, Superintendent of the Water Wastewater Department has looked at the proposed plans for the Powerloo that will be connected to the city's sewer system. He has no questions, and does not foresee any problems. The kennels will be cleaned and power washed daily, and the yard waste will be picked up immediately. The board also had concerns about possible noise and how far it can actually carry across the valley and river. There is a 10 foot utility easement that must be adhered to.

Public hearing opened at 5:15 pm

With no comments, public hearing was closed at 5:16 pm

Board Discussion

McPherson – The primary concerns with the EDC was possible noise and their recommendations were to set outside time limits. Staff did follow-ups with other kennels in similar situations in SE Michigan; one was adjacent to a residential neighborhood. They did not have any complaints. Our closest residential neighbor is about 1200 feet away. On one side is the potential of an industrial neighbor, to the north and west is city owned property that has a ravine that falls off. Staff had no concerns with noise mitigation. The board had concerns about noise and how it might be handled. They plan on keeping the dogs busy during the day, so noise at night should not occur while sleeping. As certified trainers, they have protocols that they use to deal with excessive noise. The building is heavily insulated, and they have no problems abiding by the recommended hours. It is pretty quiet in back and there are no neighbors close by.

Place – How close would this be to the proposed Boyne Valley Trail?

McPherson – The proposed trail is adjacent, the boardwalk trail is a little further away. As the trail is close there is some concern about noise from that.

Ellwanger – If noise becomes a problem, where do we go, what are the options? Do we have anything to fall back on?

McPherson – At the present time no. The old noise ordinance was found unconstitutional, a new one has not been adopted, however, if one is adopted, this would be the type of thing that would be addressed. If this is approved, the conditions at approval would be the place to make stipulations. There will be business noise during the day; you will not find any other use that does not create some type of noise in the industrial park, no matter what type of future business it may be.

St. Dennis – How did the EDC fit this in with an Industrial Park; not as a business?

McPherson – Their covenant allows them to identify similar uses that are not specifically listed, and allows them to specifically approve them, as long as they are not specifically prohibited. They looked at the situation, and as the city was going to give a parcel in the park to the Humane Society for a similar use, they determined this request was not out of character for the park. They looked at concerns, and made recommendations to address those concerns.

There are several components to this review. The first is the determination if this use can be permitted, then make a finding that it is in character in the district, and if you make that finding, move on to the conditional use review, and the specific site plan.

MacKenzie – Read 14.30 O which gives the board the authority to allow this request if the board felt it met the character of the district.

****MOTION**

With no further board discussion **motion by Meeder, seconded by Kozlowski** that the proposed use is in character with the conditional use of the district.

2014-6-16-7A.1

Roll Call:

Aye: Biskner, Ellwanger, Kozlowski, MacKenzie, Meeder, Place and St. Dennis

Nay: None

Absent: Frasz and Neidhamer

Motion Carries

Chair MacKenzie facilitated the board through the Conditional Use Findings 2.70 Standards of Approval as presented by staff. There were a couple of additional recommendations made by the board:

6. Adding EDC proposed that the east side have fencing or natural obscuring junipers put into place as screening.
10. Adding recommended hours by the EDC of 6:30 am to 6:00 pm for outdoor times and walking dogs individually up until 9:00 pm to be implemented.

With no further board discussion on the Conditional Use Findings section 2.70 **motion by Meeder, seconded by Place** the findings meet the conditional standards with conditions stipulated for 6 with screening required and 10 hours of outside operation.

****MOTION**

2014-6-16-7A.2

Roll Call:

Aye: Biskner, Ellwanger, Kozlowski, MacKenzie, Meeder, Place and St. Dennis

Nay: None

Absent: Frasz and Neidhamer

Motion Carries

Chair MacKenzie facilitated the board through the Development Plan Review Standards Findings of Fact Section 19.40 Development Plan Approval Criteria as presented by staff. The board recommended the addition of a couple of items: **J:** Dumpster enclosure to be approved by staff; **K:** Coordinate with Dan Meads for placement of the Powerloo in relation to sanitary sewer lines; and the landscape plan/screening to be approved by staff and Joe St. Dennis; **P:** Daytime outside hours to be from 6:30 am to 6:00 pm for multiple animals and individually walk animals until 9:00 pm; **R:** Any proposed signage to be reviewed by staff.

With no further board discussion on the Development Plan Review Standards Findings of Fact Section 19.40 **motion by St. Dennis, seconded by Ellwanger** approval of the Development Plan Review Standard Finding of Fact as presented with the conditions noted:

****MOTION**

- Dumpster enclosure to be approved by staff
- Coordinate with Dan Meads for placement of the Powerloo in relation to sanitary sewer lines
- Landscape plan/screening to be approved by staff and Joe St. Dennis
- Daytime outside hours to be from 6:30 am to 6:00 pm for multiple animals and individually walk animals until 9:00 pm
- Proposed signage to be reviewed by staff

2014-6-16-7A.3

Roll Call:

Aye: Biskner, Ellwanger, Kozlowski, MacKenzie, Meeder, Place and St. Dennis
Nay: None

Absent: Frasz and Neidhamer

Motion Carries

Review of the Boyne City Facilities Concept renderings

Planning Director McPherson reviewed the (4) conceptual plans with the board. The city is asking for input and opinions on the plans. The concepts range in scope from remodeling the current facilities to complete construction, remodeling the current DPW facilities to moving them to the North Boyne site. The board was invited to a public input session to be held on Tuesday, July 8th in the auditorium. There will be an open house of the current facilities the same day at 5:00 to 7:00 pm.

Ellwanger left the meeting at 6:30 pm

Review Boyne City Trail Town Plan

Mike Sheean, a member of the Trail Town committee was at the meeting to give an update to the board. Emailed with the agenda packets was the Trail Town Master Plan final draft. This is provided for board comments and review. He indicated all suggestions are welcome and the final plan to be submitted for approval by the City Commission later this summer.

Review Redevelopment Ready sites for Boyne City Master Plan

Planning Director McPherson gave the board an update on the RRC requirements. The next step is to identify existing sites which could be re-developed for the Boyne City Master Plan and a map with possibilities was reviewed with the board. After board discussion, additional sites were identified, and added to the map. As a part of the RRC certification process, their committee will look at them, select three and begin marketing them; however, it must be included in the City's Master Plan.

417 Boyne Ave. LLC sketch plan review

At this point in the meeting, Chair MacKenzie stepped into the audience as the applicant for this project; Joe St. Dennis moved to the Chair position at 6:48 pm.

Planning Director McPherson reviewed the request that was submitted in the agenda packet. Northern Homes is in the process of purchasing the building and procuring grant funds to convert the structure to a 4 unit senior apartment complex. Because this house falls within the Historical District of the community, the Historical District Board will hold a meeting on 6-19-14 to review the request. It does meet all criteria standards, and is a permitted principal use in the Central Business District. The applicant is before the board today to complete a sketch plan review as per article 19 Development Plan Requirements.

Jane MacKenzie: applicant - No elevator will be needed and a handicapped ramp will be added on the parking lot side of the structure, the front porch will be changed back to the original wrap around, the parking lot will have 6 parking spots with 5 of those as permeable, the hard surface will be paved, the existing dumpster will be removed and 1 or possibly 2 roll off trash containers will be provided; the 3 trees along the property line will be removed, at this point landscaping has nothing proposed, so could possibly have something in the future. The plan is to have the electrical put underground, and have the air conditioning units screened, undetermined at this point exact location, but they will be ground condensers. We are going to attempt to hide the electrical meters, and the existing location of the gas meters will not change. Due to the type of vehicles that would access the parking area, such as the transit buses, both existing curb cuts will remain, one on Boyne Ave. and the other on Pearl St.

McPherson – When staff reviewed the plans, he came up with some recommended conditions; they must obtain the appropriate permits, the Historical District Committee must review and make approval, any exterior mechanical equipment must be screened, and removal of the existing dumpster.

With no further board discussion **motion by Meeder, seconded by Place** the approval of the Development Plan as presented based on the sketch plan review findings.

2014-6-16-7E

Roll Call:

Aye: Biskner, Kozlowski, Meeder, Place and St. Dennis

Nay: None

Absent: Ellwanger, Frasz and Neidhamer

Abstain: MacKenzie

Motion Carries

Staff Report

None

Good of the Order

- Lexamar – Are we not coming up on their deadline? McPherson - they are done, the requested trees have been planted. The board questioned the City’s Certified Business Park designation, which has been taken away due to this situation; they did not stand by their word to remove the extra items as they promised, as there appears to be more stuff outside.
- Food Truck status? – It is in front of the City Commission, the second reading of the draft ordinance is scheduled for Tuesday, June 24th at 7:00 pm. There has been a lot of activity, and not sure where it is going. There has been a lot of interest on both sides.
- Bike racks and the mural are up. The books are done and will be placed soon

Adjournment

The next meeting of the Boyne City Planning Commission is scheduled for July 21, 2014 at 5:00 pm in the Auditorium.

****MOTION**

2014-6-16-10

Meeder moved, Place seconded, PASSED UNANIMOUSLY a motion to adjourn the June 16, 2014 meeting at 7:08 p.m.

Jane MacKenzie, Chair

Pat Haver, Recording Secretary

**Boyer City Historical District Commission
Meeting of June 19, 2014**

Call to Order: Meeting was called to order by Jeff Wellman at 1:00 PM.

Present: Chris Bandy, Marie Sheets, Jeff Wellman and Kelly Martin.

Absent: Chris Glassford

Guest: Jane Mckenzie

Staff: Michele Hewitt, Scott McPherson, Annie Doyle.

Approval of

Minutes: It was moved by Martin, second by Sheets to approve the minutes from the April 15th and May 5th, 2014 meetings, all ayes. Motion carried.

Public

Comment: None

Old

Business: None

New

Business: Review of application for 417 Boyne Avenue. Jane McKenzie indicated that she would jump in with comments as the board reviewed all 10 Standards.

Wellman informed the board that he would go thru all ten points as address by Architect Richard Neumann reading each standard individually allowing for board comment.

Standard #1-Sheets questioned the wording minimal change was this definition proper for the amount of work being done.

Standard #2- Martin was glad to see original porch being restored.

Standard #3- McKenzie remarked that the old photo that they have has been very helpful in the restoration detail.

Standard #4- No Comment

Standard #5- No Comment

Standard #6- Using old photo has helped to guide with restoration.

Standard #7- No Comment

Standard #8- No Comment

Standard #9- Ramp, Basement entry door, stoop are new but will match the character of the rest of the house.

Standard#10- No Comment

McKenzie talked about the windows and size will be different on three sides (70/30) and backside (60/40) this is due to the building codes for bedroom windows allowing for egress.

Motioned by Martin, based on the findings of the design review submitted by Architect Richard Neumann and based on the United States Secretary of the Interiors Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings, as set forth in 36CFR, part 67, as well as the factors set forth in Michigan Local Historic District Act, the submitted plans would meet all the standards of review and a Certificate of Appropriateness is granted, Second by Sheets, all ayes. Motion carried.

Announcements:

None

Adjournment: 1:21pm

Next Meeting: October 21, 2014



Approved: _____

**MEETING OF
June 26, 2014**

**RECORD OF THE PROCEEDINGS OF THE REGULAR MEETING OF THE
BOYNE CITY AIRPORT ADVISORY BOARD HELD June 26, 2014**

CALL TO ORDER

Chair Schmidt called the meeting to order at **5:30 p.m.** followed by the pledge of allegiance.

ROLL CALL

Present: Richard Bouters, Jerry Schmidt, Oral Sutliff , Roger Reynolds Ed Hennessy, Bud Chipman*,

Absent:, Jim Kozlowski* Larry Trumble* Leon Jarema* Rod Cortright*

**Ex Officio Members*

Citizens: Ron Ludgin

Staff: Airport Manager/City Manager, Michael Cain

ATTENDANCE

EXCUSED ABSENCES

None

MOTION

APPROVAL OF MINUTES

Sutliff moved Reynolds seconded PASSED UNANIMOUSLY to approve the **May 22, 2014** minutes as written.

MOTION

CORRESPONDENCE

NONE

COMMITTEES/REPORTS

NONE

UNFINISHED BUSINESS

A. Airport Capital Improvement Plan

The Airport Capital Improvement Plan was presented to the city commission in June and Unanimously approved to move forward. The board will determine the next steps in this process.

B. Hangar Inquires/ Leasing:

A full term lease has been signed for hangar C-19. Hangar A-18 is currently available for lease and is used for overnight and short term rental.

C. Goals/Priorities:

Motion by **Sutliff and seconded by Bouters, PASSED UNANIMOUSLY** to budget not more than \$200.00 for paint and supplies to paint and re-hab the Segmented Circle around the Wind Sock.

As many board members as able will meet on Wednesday, July 2, 2014 to work on this project.

D. Wildlife Undate: Wildlife encounters at the airport have reportedly decreased.

NEW BUSINESS

A. Hangar Inspections

Bi-Annual hangar inspections will take place in July or August.

B. Terminal Roof:

The city will begin to put out bids to re-shingle the Terminal Roof with work to be completed by the fall.

C. Drag Race:

At this time, there are no firm plans for a Drag Race to be held at the Airport during the Labor Day weekend. The board will re-visit this topic in July.

D. Trail Project:

Plans continue for a biking/walking trail from Boyne City to Boyne Falls with a trail head at the airport terminal. Trail construction will likely begin in 2015.

E. Remote Control Airplanes:

Remote control airplane pilots have been using the airport and some are reported to be using the runway. The board will monitor this activity to ensure the safety of arriving and departing airport users.

F. Other:

*The Annual Pilots Safety Seminar is scheduled for Tuesday, September 16, 2014 at 6:00pm in the airport terminal.

*A sub-committee of Michael Cain & Oral Sutliff will look at the possibility of providing bicycles at the airport as a mode of transport for fly-in visitors. They will report to the board in July.

GOOD OF THE ORDER

*Fuel price is \$6.05 per gallon as of June 19, 2014.

ANNOUNCEMENTS NEXT MEETING MOTION

*The next regular Airport Advisory Board meeting is scheduled for **Thursday, July 24, 2014 at 5:30pm** in the Airport Terminal.

ADJOURNMENT

Chair Schmidt adjourned the Airport Advisory Board meeting at **6:25pm**.

Richard L. Bouters-Secretary _____



City of Boyne City

MEMO

Agenda Item 9A

Date: July 3, 2014

To: Mayor Grunch and the Boyne City City Commission

From: Michael Cain, City Manager *Mc*

Subject: City Facilities Public Hearing and Tour

For some time now the City has been looking into what, if anything to do regarding facilities for our City Hall, Police, Fire, EMS and DPW operations. This spring we hired Environment Architects (EA) to look into our facilities, our past research and studies dealing with these matters and give us options to consider. After gathering fresh input from the City Commission, other City board and Commission members, City staff and the public they developed four options for us to consider and presented those in a public meeting on May 27th at the Boyne Senior Center. Those concepts have been and are available for review at City Hall and on the City's website.

The four concepts presented ranged from the lowest cost option which used portions of our existing facilities at an estimated cost of \$6.8 million dollars to an all new alternative at \$7.5 million dollars, a difference of about \$700,000 dollars or 10%. Those costs also included the construction of a new DPW facility on the City's North Boyne property at the North end of Robinson Street. The concepts also included possible locations on this site to keep the DPW facilities here if the Commission desired.

We have budgeted \$1 million dollars towards City facilities in this year's budget. We have estimated that with an additional 1 mill for 20 years, we could finance a loan of about \$5.1 million dollars or \$6.5 million dollars over 30 years. These estimates are based on a lot of general assumptions that would need to be fine tuned if pursued further, including that our taxable values remain stable and that we won't be losing any funds due to proposed upcoming changes in the Personal Property Tax. If the City Commission desired to put a millage request on this November's ballot it would have to be approved by our August 12th meeting.

As noted at the May 27th meeting, EA is looking for feedback from us as to what concept, or portions of concepts, we prefer and would like to see incorporated into a design that could be fleshed out further.

For tonight we have scheduled a Public Hearing to gather further input from the public, staff and the Commission. The public hearing has been well advertised including a front page article in our summer newsletter that was mailed to all City taxpayers on June 30th.

Just before the Public Hearing we have scheduled an open house of our existing City Facilities here on the City Hall site also on Tuesday the 8th between 5 and 7 p.m. so the public has a chance to examine them closer.

We will have representatives from EA in attendance to address any questions regarding their concepts.

I plan to present my thoughts on the matter after considering whatever input we may receive during Tuesday's Public Hearing.

It is my understanding that we may have people attending Tuesday's meeting who would prefer the City

Commission consider alternate locations for some or all of the facilities we have been considering.

RECOMMENDATION: That the City Commission holds the scheduled public hearing to receive input on City Facilities and the concepts presented by Environment Architects and then determine how it wishes to proceed.

Options:

- 1) Other options as determined by the City Commission.

BOYNE CITY

VISIONS *for the* FUTURE *of our* CITY FACILITIES



PUBLIC HEARING – TUESDAY, JULY 8
7 PM AT THE CITY HALL AUDITORIUM

Please let us know what you think!

Stop by City Hall or visit our website to learn about each option.

Four design concepts for the future of Boyne City's City facilities were developed during a public design process in April. These concepts were publicly presented on May 27th and now we want your feedback.

For more information, visit www.cityofboynecity.com
To provide feedback, e-mail: info@boynecity.com;
phone: (231)582-6597; or visit City Hall: 319 North Lake St.

MEMORANDUM

TO: MICHAEL CAIN; CITY MANAGER 
FROM: ANDREW KOVOLSKI; PUBLIC WORKS SUPERINTENDENT 
DATE: 7/8/14
RE: 2001 STERLING DUMP TRUCK SALE BIDS

As you are aware the 2001 Sterling dump truck with an underbody plow system has been advertised for sale. Six bids were received and opened at 3:00pm on July 7th 2014. Bid amounts ranged from the low of \$1,505.00 to the high of \$16,200.00. A copy of the bid tabulation is attached for your review.

While I am happy with the number of bids received, I feel the high bid is a little lower than expected. I felt the truck would bring at the very least a bid of \$20,000.00. At this time I see there being three options for us to consider regarding the sale of this truck. Award the sale to the high bidder, Re-bid as a high bid auction with a reserve price or list the truck for sale with a set price. Not knowing what the outcomes of the 2 selling options will be and the time it could take to reach a set price; I feel we should go ahead with the sale to the high bid of \$16,200.00.

RECOMMENDATION:

That the City Commission award the bid for the purchase of the 2001 Sterling Dump Truck to Midwest Tractor and Equipment of Buckley for the amount of \$16,200.00 and authorize the City Manager and City Clerk/Treasurer to sign the necessary documents.

OPTIONS:

1. Award the bid as recommended.
2. Direct staff to re-bid the sale of the Truck as a high bid sale with a reserve price.
3. Direct staff to advertise the truck for sale with a set price.
4. Other options as determined by the City Commission.

July 2014

| July 2014 | | | | | | | August 2014 | | | | | | |
|-----------|----|----|----|----|----|----|-------------|----|----|----|----|----|----|
| S | M | T | W | T | F | S | S | M | T | W | T | F | S |
| | | 1 | 2 | 3 | 4 | 5 | | | | | | 1 | 2 |
| 6 | 7 | 8 | 9 | 10 | 11 | 12 | 3 | 4 | 5 | 6 | 7 | 8 | 9 |
| 13 | 14 | 15 | 16 | 17 | 18 | 19 | 10 | 11 | 12 | 13 | 14 | 15 | 16 |
| 20 | 21 | 22 | 23 | 24 | 25 | 26 | 17 | 18 | 19 | 20 | 21 | 22 | 23 |
| 27 | 28 | 29 | 30 | 31 | | | 24 | 25 | 26 | 27 | 28 | 29 | 30 |
| | | | | | | | 31 | | | | | | |

| Monday | Tuesday | Wednesday | Thursday | Friday | Sat/Sun |
|--|---|---|---|---------------------------|----------------------------|
| | July 1 5:00pm ZBA | 2 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 3 City Offices Closed Independence Day (United States) 6:00pm Stroll The Streets | 4 | 5 8:00am Farmers Market |
| 7 | 8 | 9 | 10 | 11 | 12 |
| | 5:00pm Open House 7:00pm City Commission | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 8:30am Main Street Board mtg. | 6:00pm Stroll The Streets | 8:00am Farmers Market |
| 14 | 15 | 16 | 17 | 18 | 19 |
| Mayors Exchange/Frankenmuth in | | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 6:00pm Parks & Rec | 6:00pm Stroll The Streets | 8:00am Farmers Market |
| 21 | 22 | 23 | 24 | 25 | 26 |
| 12:00pm EDC/LDFA 5:00pm Planning Commission | 12:00pm City Commission | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 5:30pm Airport Advisory Board | 6:00pm Stroll The Streets | 8:00am Farmers Market |
| 28 | 29 | 30 | 31 | | |
| | | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | | | |

August 2014

| August 2014 | | | | | | | September 2014 | | | | | | |
|-------------|----|----|----|----|----|----|----------------|----|----|----|----|----|----|
| S | M | T | W | T | F | S | S | M | T | W | T | F | S |
| | | 5 | 6 | 7 | 8 | 9 | 7 | 8 | 9 | 10 | 11 | 12 | 13 |
| 3 | 4 | | | | | | 14 | 15 | 16 | 17 | 18 | 19 | 20 |
| 10 | 11 | 12 | 13 | 14 | 15 | 16 | 21 | 22 | 23 | 24 | 25 | 26 | 27 |
| 17 | 18 | 19 | 20 | 21 | 22 | 23 | 28 | 29 | 30 | | | | |
| 24 | 25 | 26 | 27 | 28 | 29 | 30 | | | | | | | |
| 31 | | | | | | | | | | | | | |

| Monday | Tuesday | Wednesday | Thursday | Friday | Sat/Sun |
|-------------------------------|--------------------------|--|---|---------------------------------------|--|
| | | | | August 1 6:00pm Stroll The Streets | 2 6:00am Ride the Charx 8:00am Farmers Market |
| | | | | | 3 |
| 4 | 5 | 6 | 7 | 8 | 9 |
| | 5:00pm ZBA | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 8:30am Main Street Board mtg. 6:00pm Parks & Rec | 6:00pm Stroll The Streets | Antique Auto Show/Flea Market 8:00am Farmers Market |
| | | | | | 10 Antique Auto Show/Flea Market |
| 11 | 12 | 13 | 14 | 15 | 16 |
| Antique Auto Show/Flea Market | 7:00pm City Commission | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | | 6:00pm Stroll The Streets | 8:00am Farmers Market |
| | | | | | 17 |
| 18 | 19 | 20 | 21 | 22 | 23 |
| 5:00pm Planning Commission | 7:00pm Historic District | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | | 6:00pm Stroll The Streets | 8:00am Farmers Market |
| | | | | | 24 |
| 25 | 26 | 27 | 28 | 29 | 30 |
| | 12:00pm City Commission | 8:00am Farmers Market 6:30pm Evenings at the Gazebo | 5:30pm Airport Advisory Board | | 8:00am Farmers Market |
| | | | | | 31 |