

**APPROVED MINUTES
COLDSPRINGS TOWNSHIP
REGULAR BOARD MEETING MINUTES
COLDSPRINGS TOWNSHIP HALL-COUNTY ROAD 571
MONDAY, MARCH 20, 2023 5:00 P.M.**

Supervisor Hoffman called the meeting to order at 5:07 p.m.

Pledge of Allegiance

Board members present at roll call were Supervisor Hoffman, Clerk Gentelia, Treasurer Smith, Trustee Delaney and Trustee Schaller. Ten (10) members of the public were present.

Adoption of the Agenda: Motion by Smith, **second** by Gentelia to adopt the agenda as presented. All Ayes, Motion Carried.

Establish any conflict of interest of items that are on the agenda: None

Approval of Minutes from the February 13, 2023 Regular Board Meeting: Motion by Gentelia, **second** by Schaller, to approve the minutes from the February 13, 2023 Regular Board Meeting minutes as presented. All Ayes, Motion Carried.

Presentation:

Correspondence:

- (A) **Kalkaska County Clerk – ARPA Funds Approval**
- (B) **Rapid River Township Board – Master Plan Adopted**
- (C) **Hazard Mitigation Plan – draft**
- (D) **Kalkaska Conservation District Postcard for 2023 Events**

Assessors Report:

Memorandum

March 2, 2023

To: Coldsprings Township Board
From: Sally Murray, MAAO
810 Cottageview Dr, Suite 301, Traverse City, MI 49684
231.499.7682
SallyAnnMurray8120@gmail.com
Subject: Assessor Report-Mar-23

AS A REMINDER:

The 2023 March Board of Review meetings will be held at the township hall on the following dates/times:

Tuesday March 7th at 4:30pm

Organizational Meeting; Board of Review accepts the 2023 assessment roll; Valuation appeals are not heard at this time

PUBLIC APPEAL DATES:

Monday March 13th: 9am-3pm

Thursday March 16th 3pm-9pm

The annual Notices of Assessments have been mailed. Taxpayers have been contacting my office with questions and concerns. At this time, we do not have any appointments scheduled for the March Board of Review, but I expect we will have some traffic.

Busy, Busy...!

As always, feel free to contact me if you have any questions or concerns!

Sally

Committee Reports:

(A) Planning & Maintenance:

Maintenance & Planning Report for 3-20-2023

TOWNSHIP HALL

1. The new ceiling tiles have been installed in the meeting room, front entrance hallway, as well as the Supervisor and Assessor's offices. It was a challenge to install them due to the rolled insulation covered with a thick layer of blown in insulation. (Dust everywhere from falling blown in insulation.)

Even though the maintenance man and myself wore a mask, eye protection and a hat, the dust caused issues for us. For our health, I do not recommend we continue with replacement of the ceiling tiles in the hallway, Clerk and Treasurer's offices at this time. Those tiles are slightly faded, but still in good condition. (They were replaced a few (?) years ago.). We can either return the unused new tiles, or store them until a contractor can be hired to install them in the future.

- Will obtain bids from contractors to complete ceiling tile installation

2. The new toilets have been installed in the men's and women's restrooms.

3. New lock for mailbox has been installed

4. We need to hire a cleaning service to do a deep cleaning of township hall and ducting after ceiling tiles are completed

5. Need to decide on what to do with old furniture. We will request for bids

6. THANK YOU TO LOWELL AND JOSE FOR ALL THEIR WORK AT THE TOWNSHIP HALL

CEMETERY

1. After the snow melts, we will assess the damage to the CR571 fence from the snow and ice thrown from the county snowplows. We can discuss this further at the May meeting.

2. By the May meeting, I will have estimates on removing the old storage shed and cleaning soil and debris from the back of the cemetery. This will prepare us for future cemetery expansion on the southwest corner behind the Twp. Hall.

SANDS PARK

1. I will be contacting Living Water Well Drilling for an estimate on the well installation at the park. (They are highly recommended by the former Piltz water well drilling company.). I will have details at the May board meeting.

2. The Kalkaska Conservation District is pleased to report that the "Boat Cleaning Station" grant has been awarded for the project at Sands Park. Thank you, Renee Penny!

Once the station is installed early this summer, we will explore the possibility of including a boat wash addition to the station. (IE: new well) 3. Todd's Welding Service will install the dock ASAP when the ice is off the lake.

Lowell Schaller, Trustee

(B) Fireboard:

COLDSPRINGS- EXCELSIOR FIRE & RESCUE
MINUTES

MARCH 1, 2023

Call to order @ 5:00 p.m.

Roll Call: Brenda Smith, Norman Groner, Dick Paternoster, Ray Hoffman, Annie Wallace. Also present, Chief Rusty Headley.

Agenda: Motion by Wallace, 2nd by Smith to approve agenda with the addition of an attorney firm, Carey, & Jaskowski. All ayes, motion carried.

Minutes: Minutes of the February 1, 2023 meeting were presented. Motion by Hoffman, 2nd by Paternoster to approve the minutes. All ayes, motion carried.

Old business: Website- Still no website. Motion by Wallace, 2nd by Paternoster to cancel the website contract as it has been almost 2 years. Clerk Wallace will draft a letter to Chase Hoffman requesting the return of funds paid. Roll call: Wallace-yes, Paternoster-yes, Groner-yes, Smith-yes. Ray Hoffman abstained.

Run Report for March: Fire-10, Medical-21.

Frederic Runs: Grayling-2, Kalkaska Memorial-9, Munson-11 Cancelled-3, Refusal-8, DOA-1, Other-1

Chief's Report: *U.S. Senator Gary Peters sent a letter of support for the Air Packs Grant applied for.

* Budget wish list (1) New bay doors and remotes (2) LED lights in the bays (3) Paving a parking lot along the east side of the fire barn bypassing the C.E.T.A. driveway. Motion by Paternoster, 2nd by Hoffman to deny the driveway. All ayes, motion carried. * Chief Headley requested purchasing a Lifting Cushion.

Motion by Hoffman, 2nd by Wallace to buy the cushions. All ayes, motion carried. * Chief will be on vacation March 11th-19th.

Bills and Wages: Motion by Hoffman, 2nd by Smith to pay bills and wages for March presented in the amount of \$5,326.49. Roll call: Hoffman-yes, Smith-yes, Groner-yes, Wallace-yes, Paternoster. Motion carried. Check #s 10539-10550 were used for payment.

NEW BUSINESS: Budget adjustments – Take \$ 900 from Sign-on Bonus moving it to Legal & Audit. Take \$3,000 from Sign-on bonus moving it to Salaries & On-call. Motion by Smith, 2nd by Hoffman to adjust the 2022-23 budget. Roll-call: Smith-yes, Hoffman-yes, Groner-yes, Paternoster-yes, Wallace-yes.

Motion carried. * Attorney firm Carey & Jaskowski from Grayling. Motion by Wallace, 2nd by Paternoster to approve using the firm for the Fire Department. All ayes, motion carried.

Public Comment- None

Upon proper motion, meeting adjourned at 6:07 p.m.

Annie Wallace, Clerk

(C) Road Commission:

Road Committee Report Coldsprings Township Board Meeting

March 20, 2023

The following is a recap of the Kalkaska County Road Commission board meeting I attended on March 15, 2023.

We discussed the proposed fix of Shore Road for which our township board previously approved spending up to \$120,000. I received the KCRC's Opinion of Probable Cost amounts. These are not the actual costs until project bids are received and accepted. KCRC estimates what they expect the pricing to be. Two options were presented:

1. To do a 3" overlay on all of Shore Road at a total cost of \$97,712. The township's 80% portion is

\$78,169.

2. To do a 3" overlay on all of Shore Road, along with in the final 400' pulverizing the existing road, adding 6" of gravel, and then paving, at a total cost of \$112,784 (80% = \$90,227). This raises the level of the road 9" in the final 400' (including the cul-de-sac). This could become a problem for drainage to adjacent properties, driveways, etc. where there may already be water problems. This type of fix will probably make the road last longer, but the concern is raising the road 9" and people may feel it causes additional drainage problems on their properties.

These estimates will fix the entire .55 mile stretch of Shore Road. As we have discussed many times, the Prein & Newhoff engineering study from 2020 determined that all but the final 400' of the road has a good existing base underneath the asphalt. The good sections of the road base are where water drains very well. Thus, KCRC feels an overlay will be successful and last for many years on all but the final 400'. As I have detailed in my previous reports, the final 400' is where there are no good solutions. That area is only 4" above the level of Manistee Lake, and along with a high-water table, there is very little area for water to drain. The engineering study revealed that part of the road has a saturated base underneath the road that extends down about 5 feet. Removing and replacing 3-5 feet of saturated base would be the best way to fix this area, but costs would be in the neighborhood of an additional \$75,000-\$100,000 and there would still be no guarantee that the road will last.

We are still waiting on cost estimates to fix the following roads:

- a. W.C. Cross Drive
- b. Tower Road (small portion off Sunset Trail)
- c. Begin spreading Afton stone on shoulders of Sunset Trail (612 north to Blue Lake Township line) and Twin Lake Road (several areas).

The Board discussed a proposed EGLE regulation that would no longer allow mineral brine, which is used for dust control and ice control. Initially slated to take effect April 1, 2023, EGLE has backed off due to a large volume of concerns expressed by road commissions from across the state. If not allowed our costs for dust control will increase considerably.

Finally, the KCRC is in the preliminary stages of designing a new maintenance and office facility. A presentation was made regarding overall project costs. A millage request will go to Kalkaska County voters, probably in November 2023.

Rick Delaney
Coldsprings Township Trustee

Discussion on communicating with Shore Road NE property owners:

- Should we have a special meeting?
- Will add it to the agenda of the April 10 Board Meeting
- Clerk will send a letter to all Shore Road NE property owners inviting them to the April 10 Board Meeting
- Varilone Comments:
 - Public Meeting would be a great idea
 - Raise street 9" and then gravel
 - Road is sunk
 - Survey driveways? May show going 9" is not too significant
 - Ditching for runoff to south side of street
 - KCRC is aware of this option, but it is not feasible due to road design
 - Can't tilt road
 - Neighbors are ecstatic with this project

(D) Sheriff Department:

- a. Deputy Lester has moved on
- b. New deputy should be assigned
- c. Sargent will cover until a deputy is assigned
- d. Reviewed monthly report. Full report available in the Clerk's office

(E) County Commissioners:

- a. Kaliseum
 - i. Old Pool Area
 - 1. Architect drawings are complete
 - 2. RFP's going out in the next few weeks
 - a. South wall
 - b. Remove pool
 - c. Resurface
 - ii. Hospital has shown some interest to utilize space
 - 1. Power Wellness Program
 - 2. 37 different hospital rec centers
 - 3. Survey results coming
 - 4. Business plan may be in process
- b. BOC
 - i. Board agreed to advertise for a new position – Director of Parks & Rec
 - ii. Raise additional resources for Kaliseum and County Assets
- c. Future Use discussion

(F) Hospital

Talking Points from KMHC Board Meeting 2/28/23

- Moments of Excellence
 - Mr. Daniel Conklin, VP Ancillary Services, shared that adding the Infusion and Chemotherapy Center has allowed caring for patients close to home and how important that has been to patients. Recently had a case that through testing protocols identified a patient with lymphoma, despite no symptoms. With the discovered diagnosis, we were able to prevent the patient from needing chemotherapy; a great example of improving quality of life and preventive care at its finest.
 - Mr. Jeremy Cannon, Chief Nursing Officer, was selected 18 months ago into a rural health care fellowship program. After a yearlong program, Mr. Cannon wrote a policy brief about lack of widespread broadband in rural areas and the related challenges it presents. He presented his policy brief last month in Washington D.C. in front of legislators and healthcare leaders.
- Annual Election Update Amendment:
 - Kim Stephens and Valerie Thornburg's At Large terms were amended from 3 to 4 years.
- Munson Affiliation Agreement Update:

- KMHC leadership continues to negotiate the Munson Healthcare affiliation agreement. The current agreement will expire this year and KMHC was provided last year with a notice of non-renewal. Munson would like to move away from the current vendor type of relationship, going from a per unit of service structure to a flat fee structure. Negotiations are making progress but are still ongoing.
- Board Member Education: KMHC has several orientation session opportunities planned for Board Members over the next several months to learn about KMHC and healthcare in greater detail. Chandra Whiting, executive assistant, has also assembled an extremely thorough manual for all board members.
- Long-term Care Update:
 - Long-term care has been one of the most significantly impacted healthcare services by the COVID pandemic. Long-term care facilities across the country are reducing beds, and many are closing their doors.
 - Staffing continues to be a challenge for the entire healthcare industry and LTC facilities.
 - Despite the challenges the industry is facing, KMHC's LTC has a 5-star quality rating from the Centers for Medicaid and Medicare, the highest possible rating. Quality metrics are moving in a very positive direction, including a significant reduction in resident falls.
 - How LTC is paid for is very complex and frequently misunderstood. In addition to the complexity, post COVID, insurance companies are significantly pushing short versus long term stays.
 - KMHC is looking to create an educational series for the community to help better understand payor sources for LTC including Medicaid enrollment and steps you can take to plan ahead for when the time comes for needing LTC.
- Kaliseum Update:
 - A team at KMHC has been working with a third-party company, Power Wellness, that specializes in business analysis and management of multi-generational centers across the U.S. Power Wellness has performed consumer and market research to assess the feasibility of expanding rehab and medically based wellness services in the Kaliseum.
 - With initial positive results, the second phase of the study is underway which includes a more in-depth business plan and expense analysis to present to the board later this Spring.
- Campus/New Service Update:
 - The Acute Care Pavilion construction is going very well and is currently under
 - The Certificate of Need application has been submitted with the State of MI for a fixed MRI.
 - Anticipating that the CON will be approved, the board approved the contingent purchase of a new MRI machine for KMHC with an estimated October delivery date, and potential go-live beginning of January 2024.
 - Future campus planning process has commenced, including assessment of the space on the Corner of Birch and Island Lake Rd.
- Medical Staff Report:
 - Munson Healthcare is anticipating the end of the public health emergency in May and how that will impact policies including masking and visitation.

- Munson is working towards “one patient record” as some Munson hospitals and clinics are still on different electronic health record platforms.

(G) Drain Commissioner/Manistee Lake Improvement

- a. Excellent Progress
- b. Boat Cleaning Station Grant was approved
 - i. Outreach Activities
 - ii. Mobile Boat Washing Station
 - iii. Still awaiting date(s)
- c. MLIB
 - i. Augmented survey work not going to happen (vendor too busy)
 - ii. Sucker removal in spring

Treasurers Report:

All Accounts: 747,412.70
General Fund: 10,749.77
Tax Account: 37,787.30
Cash on Hand: 200.00

Motion by Gentelia, second by Schaller, to approve Treasurers Report. A voice vote was taken. All Ayes.
Motion Carried.

PUBLIC INPUT ON BUSINESS ITEM (as listed on the agenda): PM - None

OLD BUSINESS:

(A) ARPA Funds Update

- a. County approved our request for \$25,000 of county ARPA funds

(B) Clean Boats, Clean Waters Program

- a. Covered in Maintenance and MLIB Reports

NEW BUSINESS:

(A) Consider Adoption of Resolution 2023-008 – 2023-2024 Cost Center Budget

- a. Motion by Gentelia, second by Schaller, to adopt Resolution 2023-008 – 2023-2024 Cost Center Budget. Discussion: Trustee Delaney would like us to do better on budgeting. Trustee Delaney and Clerk will meet with auditors to discuss government budget planning. A roll call vote was taken: Ayes – Schaller, Smith, Gentelia, Hoffman; Nays – Delaney; Absent – None. Motion Carried.

Approval of Bills:

A **Motion** by Hoffman, **second** by Delaney, to approve \$50,313.46 to pay March bills. A roll call vote was taken: Ayes – Delaney, Smith, Gentelia, Hoffman, Schaller; Nays – None; Absent – None. Motion Carried.

Public Comment: Started at – 6:17 PM

- M. Cole
 - KEO Invoice \$2,960
 - There would be a surplus in the account
 - Administrative Expense of \$705

- How was this approved?
 - This is considered administrative expenses and was included in the cost breakout for the SAD
- Keo ends April 1
 - Have new bids been received
 - No, committee is obtaining bids from vendors
- K. Lashbrook
 - Did not send bids, yet, because still waiting bids from contractors
 - Will send communication to residents once negotiated
- M. Hilliker
 - Boat Wash
 - Can we get a teenager to help with Boat Station
 - We will have a self-served station

Adjournment:

Motion to adjourn at 6:28 p.m. by Smith, **second** by Gentelia. All Aye, Motion Carried.

Next meeting Monday, April 10, 2023 at 5:00 PM

Gayenell Gentelia
Clerk, Coldsprings Township