

**APPROVED MINUTES  
COLDSPRINGS TOWNSHIP  
REGULAR BOARD MEETING MINUTES  
COLDSPRINGS TOWNSHIP HALL-COUNTY ROAD 571  
MONDAY, OCTOBER 9, 2023 5:00 P.M.**

Supervisor Hoffman called the meeting to order at 5:00 p.m.

Pledge of Allegiance

Board members present at roll call were Supervisor Hoffman, Treasurer Smith, Clerk Gentelia and Trustee Delaney. Fourteen (14) members of the public were present, including Deputy Farrier from Kalkaska County Sheriff's Office.

**Adoption of the Agenda:** Amend agenda as follows: Add Under Correspondence: (C) Email from Dave Cook. Under New Business: Add (B) Consider Removing Brenda Smith and Deborah Schaller from all Financial Accounts as of September 30, 2023, move Item (B) to (C), move (C) "Consider Appointing Carol Phillips to Coldsprings Township Trustee" to item (E), Add (D) Consider Appointing Dawn Moses, Treasurer, as authorized signatory for Michigan CLASS accounts. **Motion** by Delaney, **second** by Moses, to adopt the agenda as amended. All Ayes, Motion Carried.

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

**Approval of Minutes from the September 11, 2023 Regular Board:** **Motion** by Delaney, **second** by Gentelia, to approve the minutes from the September 11, 2023 Regular Board Meeting as presented. All Ayes, Motion Carried.

**Presentation:**

(A) Kalkaska County Road Commission – John Rogers

KCRC Director John Rogers presented KCRC \$23,000,000 Bond Proposal on the November 7, 2023 ballot. New building is required to keep equipment and employees safe. Per engineers, current building built in the 1950's is unable to be upgraded and is unsafe for occupants. A new building cannot be paid out of the general fund, a 30-year bond is only solution. Beginning Tuesday, October 10, tours of the current facility will begin every hour between 1 – 6pm and be available every Tuesday through October 31. There will also be a tour on Saturday, October 28 between 11am – 2pm. More information, video and presentation is available at: [https://www.kalkaskaroad.org/bond\\_proposal\\_information/index.php#outer-584](https://www.kalkaskaroad.org/bond_proposal_information/index.php#outer-584)

**Correspondence:**

- (A) **Request to Remove Dog Barking from Anti-Noise Ordinance – J. Lamie**
- (B) **2022-/2023 Audit Report**
- (C) **Email from Dave Cook**

**Assessors Report:**

---

**Memorandum**

October 5, 2023

To: Coldsprings Township Board  
From: Sally Murray, MAAO  
810 Cottageview Dr, Suite 301, Traverse City, MI 49684  
231.499.7682

Routine site inspections continue. In addition, I will begin examining new construction project. If anyone is aware of any building projects under way—without permits—please contact me so that I can place the improvements on the assessment roll. All tips to my office remain anonymous.

Senate bills 176, 330 and 364 passed the house this week and will return to the senate for concurrence and presentation to the governor. These bills would make changes to the disabled veterans property tax exemption. Specifically, it would allow an exemption, once filed, to remain in effect until it is rescinded by the property owner or denied by the assessor. It will prescribe methods by which to allocate the exemption for individuals occupying a home for only a portion of the year. Finally, it will propose an assessor audit program to oversee and administer the exemptions. This has been a long awaited change and will likely be signed into law.

The current exemption process required the disabled veteran to petition the township each year (at the March, July or December sessions of the board of review).

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

## Sally

Comment by Trustee Delaney: Sally has been our assessor for four years and is tasked to do property assessments for the entire township at a rate of 20% per year. Year 5 will be done soon. There have been comments on the Mansitee Lake Association Facebook page regarding “Property Records”. These record requests should go to the Assessor. Separately, when no one is home, it is a “best effort” assessment by the assessor.

### Committee Reports:

#### (A) Planning & Maintenance:

- a. Sands Park
  - i. Dock was removed a bit early.
    1. Was reinstalled and will be removed again the first week of November
    2. Was removed due to the direction of the Clerk and blame should not be directed at the contractor
    3. Any questions contact the Clerk at 231-587-8633 x112
- b. Townhall
  - i. Received a quote from Kuhn Electric on installing outlets on floor of township hall. Awaiting date for installation
  - ii. Deep cleaning completed
- c. Cemetery
  - i. Cemetery cleanup will be done the second week of November
  - ii. Clerk will place ad in the Review for loved ones to remove items from gravesites by November 5, 2023

#### (B) Fireboard:

COLDSPRINGS- EXCELSIOR FIRE & RESCUE  
MINUTES  
October 4, 2023

**Call to order @ 5:00 p.m.**

**Roll Call:** Dawn Moses, Ray Hoffman, Dick Paternoster, Norm Groner, Annie Wallace. Also present, Chief Rusty Headley.

**Agenda:** Motion by Hoffman, 2<sup>nd</sup> by Wallace to approve agenda as presented. All ayes, motion carried

**Minutes:** Minutes of the September 6 meeting were presented. Motion by Hoffman, 2<sup>nd</sup> by Wallace to approve minutes with an *amendment to New Business, removing Smith from accounts at Forest Area Federal Credit Union and adding Dawn Moses. Authorized signers to be Norman Groner, Annie Wallace, & Dawn Moses.* All ayes, motion carried.

**Old business:** Web-site- Motion by Paternoster, 2<sup>nd</sup> by Groner to forgive the debt owed by Chase Hoffman for the incomplete job on the website. Roll call: Paternoster-yes, Groner-yes, Wallace-yes. Hoffman and Moses abstained. Motion carried.

**Run Report for March:** Fire-10, Medical-26.

Frederic Runs: Grayling-3, Kalkaska Memorial-18, Munson-9, Cancelled-0, Refusal-5, DOA-0, Other-2

**Chief's Report:** \* Airpack Grant was approved for 12 air packs in the amount of \$140,000 the Fire Department share will be \$5,000. \* Pumper Tanker Truck Bids – CSI bid for \$319,678 was presented. Motion by Hoffman, 2<sup>nd</sup> Groner to approve the bid. Roll call; Hoffman-yes, Groner-yes, Paternoster-yes, Wallace-yes, Moses abstained. Motion carried. \* A State Grant for \$10,000 was approved to reimburse the Fire Dept for pagers purchased in December of 2022. \* The old truck was sold through an auction for \$18,500. \* Crawford School – Fire Safety Week. The Dept will send a fire truck and speak to the children. The school is in need of an AED. Motion by Paternoster, 2<sup>nd</sup> by Wallace to purchase one using the Ordinance money and donating it to Crawford School. Roll call: Paternoster-yes, Wallace-yes, Moses-yes, Groner-yes, Hoffman-yes. Motion carried.

**Bills and Wages:** Motion by Hoffman, 2<sup>nd</sup> by Paternoster to pay bills and wages for October in the amount of \$5575.14. Roll call: Hoffman-yes, Paternoster-yes, Groner-yes, Moses-yes, Wallace-yes. Motion carried. Check #s 10656-10667 were used for payment.

**NEW BUSINESS:** \*Snowplowing bids- Todd's Welding \$ 80 a push. Lodi Home & Outdoors \$70 a push. Motion by Paternoster, 2<sup>nd</sup> by Wallace to approve Lodi Home & Outdoor bid. Roll call: Paternoster-yes, Wallace-yes, Hoffman-No, Moses-yes, Groner-yes. Motion carried.

**Public:** None

Upon proper motion, meeting adjourned at 5:50 p.m.

Annie Wallace, Clerk

## (C) Road Commission:

### Road Committee Report Coldsprings Township Board Meeting October 9, 2023

The following is a recap of the Kalkaska County Road Commission board meeting I attended on September 13, 2023. The next KCRC board meeting is Wednesday, October 11, 2023.

I received the following updates (in italics) for our list of potential 2023 road fixes:

- a. Tower Road – Gravel was installed on September 19<sup>th</sup>. 700' of Tower Road off of Sunset Trail to Rita Drive Expected cost is about \$10,000 and Township Board approved May 8, 2023.
- b. East Shore Drive – No new information. Design Engineering and Survey services. Huron Engineering has done some of the work, but a final report has not been received.
- c. KCRC is preparing cost estimates for our other potential road projects:
  - i. W.C. Cross Drive – No new information. Gravel would help a lot, but John does not suggest ditching. John will get measurements and quotes.
  - ii. Sunset Trail and Twin Lake Road – No new Information. Shoulder work, and maybe overlay patches where needed. John will get measurements and quotes.
- d. Ford Road - No new information. Potentially doing some overlay patches in a couple areas and then a chip and seal.

2. Shore Road – spoke with a resident of Shore Road who has left messages with KCRC, as have her neighbors. 13 driveways on Shore Road had concrete replaced by road contractor, Payne & Dolan. 10 of the driveways have cracks already. Some cracks are very significant with grass growing in the cracks. Some are hairline cracks, but it has only been 3-4 months and residents are concerned over what happens after one winter. Very appreciative of new paved road and ew speed limit signs but would like to have concrete fixed.

a. John Rogers was aware of the issue and had been out there to investigate. He thinks it is possible the garbage truck drives over that section of concrete and is causing the cracks. I got back with the resident to let her know, and she said that it was possible, but she did not think it was the cause. She has never seen a garbage truck off the road. Old concrete never had cracks. There is flaking where the old concrete meets the new. Neighbors are concerned that snow plow trucks have a wider path and will tear up the concrete.

3. Much of the meeting was taken up by public comments from many residents of Clearwater Township, plus a couple other townships, who were upset about the condition of their roads.

4. There was also a presentation regarding the November 7<sup>th</sup> bond proposal to construct a new maintenance facility, but I was unable to stay for it.

Rick Delaney  
Coldsprings Township Trustee

**(A) Sheriff Department:**

- a. Deputy Farrier was present to provide monthly report and blight update
- b. Monthly Sheriff's Report available at the Clerk's Office

**(B) County Commissioners:**

- a. Kaliseum
  - i. Repairs have begun
  - ii. Only a \$100,000 difference between demolition vs. fixing
  - iii. Removing pool and create exercise space
  - iv. Two or three pickle ball courts are planned
- b. Exploring hiring a county administrator
- c. County DPW
  - i. Bob Henig (sp?) was hired a year ago and did a fantastic job
  - ii. Bob will be leaving Oct. 13
  - iii. New DPW Director hired and Bob is providing training before he leaves
- d. Road Commission
  - i. They go out of their way to help improve roads
  - ii. Cost of roads have increased and funding is not available
- e. KMHC and Kaliseum
  - i. No additional momentum
  - ii. Commissioners are very much interested in partnering with KMHC

**(C) Hospital**

**Talking Points from KMHC Board Meeting 9/26/23**

- Moments of Excellence:
  - Jeremy Cannon, Chief Nursing Officer, shared that KMHC has recently hired 2 experienced advanced practice providers (APP's: Nurse Practitioners and Physician Assistants) to help support Acute Care Services. We have recently seen an increase in admissions and will help support the opening of our new building.

- Medical Staff Report:
  - Dr. Jeremy Holmes recently attended a conference and shared a few highlights:
    - The proposed legislation regarding mandated nursing ratios in Michigan.
    - Munson received a \$5 million grant to support pediatric Behavioral Health,
    - Presentation and discussion on physician burnout; KMHC has had great success supporting our physicians and limiting burnout.
  - Information was shared that some communities are seeing difficulty in accessing the medication to treat COVID as well as potential patient out of pocket costs for the medication that was previously covered by insurance companies.
- Committee Updates and Board Chair Report:
  - Strategic Planning Committee:
    - An update was given regarding the ongoing negotiation with Mancelona Family Practice.
  - Board Chair Report:
    - Munson Healthcare has recently made significant announcements about its Regional Transformation Care Plan.
    - Certain services will be eliminated or reduced at smaller community hospitals with a focus on outpatient care, while specialized, high level care will be the focus of Munson Medical Center.
    - Munson continues to focus on recruitment with many remaining open positions as well as their financial improvement plan.
- CEO Report:
  - Proposed amendments to the KMHC by-laws of the Safety and Quality Committee will be on the October Board agenda in order to vote on adoption of the changes.
  - Discussion continued regarding Act 47 vs. Not-for-Profit Status.
  - A special meeting will be held to review the results of a decision matrix (to help guide the board in discussion and decision regarding Act 47 vs. Not-for-profit) that each board member has been asked to complete.
  - Investigation into potential legislative changes to Act 47 has been tabled for the time being as the law firm proposal to support the process would take significant time, financial resources and has a very low likelihood of success.
- YSIO Max System (Digital Radiology System)
  - KMHC is in need of updating the general radiology room as parts are no longer being manufactured for the current x-ray system.
  - The Board approved the purchase of new equipment; other capital items were moved to next year to help offset the cost.

**(D) Drain Commissioner/Manistee Lake Improvement**

- a. Nothing to report
- b. Comment on roads
  - i. Clearwater Township roads are in need of many repairs, too, but no funds
  - ii. Road issues are popping up everywhere, but there is no funding

**Treasurers Report:** None

**PUBLIC INPUT ON BUSINESS ITEM (as listed on the agenda):** 6:12 PM

**OLD BUSINESS:**

**(A) ARPA Funds Update**

- a. Clerk presented a quote to GIS cemetery if there is funds available

**(B) Electronic Sign**

- i. Rescheduling meetings

**(C) Branch Library – None**

**NEW BUSINESS:**

**(A) Consider Approving Election Inspectors for November 7, 2023 Elections**

- a. Motion by Gentelia, second by Delaney, to approve election inspectors for the November 7, 2023 elections as presented. A roll call vote was taken: Ayes – Delaney, Moses, Gentelia, Hoffman; Nays – None; Absent – None. Motion Carried

**(B) Consider Removal of Brenda Smith and Deborah Schaller from all Financial Accounts as of Sept. 30, 2023**

- a. Motion by Delaney, second by Gentelia, to remove Brenda Smith and Deborah Schaller from all financial account. A roll call vote was taken: Ayes – Moses, Gentelia, Hoffman, Delaney; Nays – None; Absent – None. Motion Carried.

**(C) Consider Appointing Dawn Moses, Treasurer, Danielle Stein-Seabolt, Deputy Treasurer, Gayenell Gentelia, Clerk, and Marion Hilliker, Deputy Clerk, as Authorized Signatory for Coldsprings Township Bank Accounts**

- a. Motion by Delaney, second by Gentelia, to appoint Dawn Moses, Treasurer, Danielle Stein-Seabolt, Deputy Treasurer, Gayenell Gentelia, Clerk, and Marion Hilliker, Deputy Clerk, as Authorized Signatory for Coldsprings Township Bank Accounts. A roll call vote was taken: Ayes – Gentelia, Hoffman, Delaney, Moses; Nays – None; Absent – None. Motion Carried.

**(D) Consider Appointing Dawn Moses as Authorized Signatory for Michigan CLASS accounts**

- a. Motion by Delaney, second by Gentelia, to appoint Dawn Moses as authorized signatory for Michigan CLASS accounts. A roll call vote was taken: Ayes – Hoffman, Delaney, Moses, Gentelia; Nays – None; Absent - None. Motion Carried.

**(E) Consider Appointing Carol Phillips to Coldsprings Township Board**

- a. Motion by Hoffman, second by Moses, to appoint Carol Phillips to Coldsprings Township Board. A roll call vote was taken: Ayes – Delaney, Moses, Gentelia, Hoffman; Nays – None; Absent – None. Motion Carried.

**Approval of Bills:**

- A Motion by Delaney, second by Hoffman, to approve \$46, 628.48 to pay October bills. A roll call vote was taken: Ayes – Moses, Gentelia, Hoffman, Delaney; Nays – None; Absent – None. Motion Carried.

**Public Comment: Started at – 6:36 PM**

- M. Lamie
  - Requested working dogs be excluded from the Anti-Noise Ordinance
  - There is a difference between working dogs and regular dogs
  - I don't want to be here every week to ask about it
  - I hardly have any more chickens
  - All you talk about are roads
  - Trustee asked if there are any other ways to protect your chickens
  - Informed that it is the noise of the dogs that are impacting your neighbors

- S. Phillips
  - I appreciate the difficult position of the Board
  - I understand her concerns
  - Some of us don't appreciate dogs barking all the time
  - Rick's question of alternate solutions is a good question
  - I oppose any removal of dog barking from the ordinance
- L. Heineman
  - I oppose repeal of Noise Ordinance or removal for dog barking from the ordinance
  - We used to have many dogs barking and couldn't do anything about it
  - I moved up here for peace and quiet
  - She doesn't have the right to infringe on my right for peace and quiet
- S. Shook
  - Live on Puffer Road in Garfield Township
  - I oppose the way the road commission maintains roads
  - Puffer is a secondary road, have you seen it.
  - I advise you to take a look and see how bad the roads are in Garfield Township
  - Mr. Shook was advised that our Board has no influence or decision rights for Garfield Township
- C. Phillips
  - Are you aware if the DNR ever meet with people that have problems with predatory animals
  - Deputy Farrier responded that he doesn't think so
  - Maybe chickens can be fenced in with maybe a coyote deterrent on top of fence

**Adjournment:**

**Motion** to adjourn at 6:46p.m. by Delaney, **second** by Hoffman. All Aye, Motion Carried.

Next meeting Monday, November 13, 2023 at 5:00 PM

Gayenell Gentelia  
Clerk, Coldsprings Township