

**APPROVED MINUTES  
COLDSPRINGS TOWNSHIP  
REGULAR BOARD MEETING MINUTES  
COLDSPRINGS TOWNSHIP HALL-COUNTY ROAD 571  
MONDAY, SEPTEMBER 11, 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. Eleven (11) members of the public were present, including Deputy Beaver from Kalkaska County Sheriff's Office.

**Adoption of the Agenda:** Amend agenda as follows: Add Under Correspondence: (C) Resignation Letter from Treasurer (D) ANR Storage. Add Under Old Business: (C) Branch Library Update. Add Under New Business: (C) Consider Appointing Dawn Moses to Coldsprings Township Treasurer as of October 1, 2023, (D) Consider Approving Danielle Stein-Seabolt as Deputy Treasurer as of October 1, 2023. **Motion** by Delaney, **second** by Smith, 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 August 14, 2023 Regular Board:** **Motion** by Delaney, **second** by Smith, to approve the minutes from the August 14, 2023 Regular Board Meeting as presented. All Ayes, Motion Carried.

**Presentation:**

(A) Kalkaska County Road Commission – John Rogers – Not Present

**Correspondence:**

(A) **EGLE Permit Approval**

(B) **Request to Repeal Anti-Noise Ordinance – J. Lamie**

(C) **Resignation Letter from Treasurer**

a. Resignation Letter read by Supervisor Hoffman

b. Motion by Gentelia, second by Delaney, to accept Treasurer Smith's resignation as of September 30, 2023. A voice vote was taken, all ayes. Motion Carried.

(D) **ANR Storage**

a. ANR Storage withdrew their petition against the Township regarding personal property tax

b. Tax valuation will continue as before

**Assessors Report:**

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**Memorandum**

September 10, 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-September-23

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Site inspections continue.

At this time, we are beginning the sales analysis for the upcoming 2024 assessments. The Equalization Departments and assessors work together to determine appropriate ratios for valuations. By statute, the 2024 sales study shall use sales occurring between 4/1/21 through 3/31/23. As this time frame represents the strong post covid-19 market, I anticipate the 2024 assessments will be strong and reflect increasing values.

Soon I will prepare for fall/winter site inspections for all new construction projects. "Tax Day" is December 31st of each year so it is important that we represent valuations as of this date. If a project is incomplete as of December 31, 2023, only that partial pro-ratio of value will be attributed to the 2024 assessment roll. The remainder value will come on in the successive year(s).

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

Sally

### Committee Reports:

#### (A) Planning & Maintenance: Non

#### (B) Fireboard:

COLDSPRINGS- EXCELSIOR FIRE & RESCUE  
MINUTES  
September 6, 2023

**Call to order @ 4:42 p.m.**

**Roll Call:** Norm Groner, Ray Hoffman, Dick Paternoster, Brenda Smith, Annie Wallace. Also present, Chief Rusty Headley, Assistant Chief Scott Tinker, Captain Steve Guidebeck.

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

**Minutes:** Minutes of the August 2 meeting were presented. Motion by Paternoster, 2<sup>nd</sup> by Smith to approve. All ayes, motion carried.

**Old business:** Web-site- Motion by Wallace, 2<sup>nd</sup> by Paternoster to send one more letter to Chase Hoffman. Four ayes, Ray Hoffman abstained. Motion carried.

**Run Report for March:** Fire-4, Medical-19. Frederic Runs: Grayling-4, Kalkaska Memorial-13, Munson-8, Cancelled-1, Refusal-5, DOA-0, Other-0

**Chief's Report:** \* Motion by Hoffman, 2<sup>nd</sup> by Wallace to accept the bid for repairs to the dry hydrant at Crawford Lake from K.E.O. for \$3,000. All ayes, motion carried. \* Airpack Grant was approved 12 air packs. \* Truck Bids – Still waiting on more bids. \* *Resolution to start a Cadet Program for 16-17 year olds was presented. Motion by Hoffman, 2<sup>nd</sup> by Wallace to adopt the Resolution. Roll call: Hoffman-yes, Wallace-yes, Groner-yes, Smith-yes, Paternoster-yes. Motion carried.*

**Bills and Wages:** Motion by Hoffman, 2<sup>nd</sup> by Paternoster to pay bills and wages for September in the amount of \$41,796.30, with the corrected check numbers and voiding check #10650. Roll call: Hoffman-yes, Paternoster-yes, Smith-yes, Wallace-yes, Groner-yes. Motion carried. Check #s 10640- 10655 were used for payment.

**NEW BUSINESS:** \*The Fire Board is in need of a Resolution for the Treasurer to move money. \* Brenda Smith will be retiring at the end of September. Thank you for all of your hard work over the last 8 years!

**Public:** None

Upon proper motion, meeting adjourned at 5:25 p.m.

Annie Wallace, Clerk

**(C) Road Commission:**

**Road Committee Report  
Coldsprings Township Board Meeting  
September 11, 2023**

There has not been a Kalkaska County Road Commission board meeting since our last Township board meeting. The next KCRC Board Meeting is Wednesday, September 13<sup>th</sup>. I am waiting for status updates on the following Road Projects:

1. Updates on the following list of approved or potential road fixes:
  - a. Tower Road – this is about 700’ of Tower Road off of Sunset Trail to Rita Drive. Miss Dig was out there in July.
  - b. East Shore Drive – Design Engineering and Survey services.
  - c. KCRC is preparing cost estimates for our other potential road projects:
    - i. W.C. Cross Drive – Gravel would help a lot, but John does not suggest ditching. John will get measurements and quotes.
    - ii. Sunset Trail and Twin Lake Road - shoulder work, and maybe overlay patches where needed. John will get measurements and quotes.
  - d. Ford Road - Potentially doing some overlay patches in a couple areas and then a chip and seal.
2. Follow up regarding:
  - a. Twin Lakes Road – “No Parking” signs were installed between the two lakes, near where the dry hydrant is located.
  - b. Shore Road – 25 MPH signs were installed. Repaving project is now completed.

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: Absent**

**(C) Hospital**

**Talking Points from KMHC Board Meeting 8/22/23**

- Introduction of Guests and New Leadership:
  - Ms. Sandy Dilley was introduced as the new KMHC Chief Human Resources Officer. Ms. Dilley comes to KMHC with an extensive history working in human resources with community and regional hospitals.

- Mr. Ed Ness, CEO of Munson Healthcare (MHC), and Ms. Laura Glenn, Chief Operating Officer of MHC were introduced to the KMHC Board.
- Munson Healthcare Update (Mr. Ness and Ms. Glenn):
  - An update was shared with the KMHC Board including MHC Strategic Priorities, changes to the future of the MHC system structure (transition to regionalized care), an overview of “state of healthcare”, and discussion of how the partnership between KMHC and MHC could continue to evolve in the future.
- Committee Updates and Board Chair Report:
  - Executive/Finance Committee:
    - Mr. Andrew Raymond, CFO, gave an overview of a Workforce and Retention Grant that was awarded to KMHC from the Michigan Health and Hospital Association (MHA). The funds require distribution by the end of September with the intent to support retention of healthcare workers. The grant money was approved to be distributed to all KMHC staff based on hours worked over the last 12 months.
    - The KMHC Board completed a self-evaluation survey and were requested to turn in their annual Conflict of Interest, Contact, and Member Job Description Forms.
- CEO Report:
  - FY24 Performance Scorecard: Mr. Rogols, CEO, reviewed changes made to the Scorecard, incorporating FY24 Goals and Objectives. The Scorecard is reviewed on an ongoing basis and reflects how we are doing each month.
  - Mancelona Update: KMHC Administration, at the direction of the Board in July, re-issued the last proposal to acquire Mancelona Family Practice.
  - Kaliseum Update: KMHC leadership presented a forecasted operating plan in August to the Kalkaska County Board of Commissioners (BOC). KMHC received feedback that the presentation was well received; KMHC is awaiting direction from the BOC.
  - Act 47 versus Not-for-Profit Update: Mr. Kevin Rogols, CEO, updated the Board of the discussions occurring at the Strategic Planning Committee and Executive/Finance Committee Meetings pertaining to Act 47 versus not-for-profit. Mr. Rogols is currently working on a summary document as requested by the board as well as continuing discussions regarding possible changes to ACT 47 with the Michigan Legislature. A special meeting is being planned to allow for more detailed discussion on the topic.
- Medical Staff Report:
  - Dr. Elizabeth Godfrey, Family Medicine Physician, has joined Kalkaska Medical Associates and started seeing patients in August.
  - Through continued reorganization and part of the financial improvement plan, MHC made the decision to eliminate the System Chief Medical Officer position, staffed the last several years by Dr. Christine Nefcy.
- September Board Meeting:
  - Proposed amendments to the Safety and Quality Committee by-laws shared in August will be presented for potential adoption at the September meeting.

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

- a. Completed the second week survey. A couple of very small milfoil growth
- b. Fish Survey by Dr. Jude has been completed. Will see results in the spring
- c. No meeting until survey is received in the spring
- d. Manistee Lake Meeting discussion on repairs at E. Shore Drive
  - i. Special Assessment District discussion
  - ii. Trustee Delaney will have some information by Memorial Day 2024

## Treasurers Report:

All Accounts: \$387,583.67

Tax Account: \$669,152.86

Cash: \$ 200.00

The Treasurer reported that we have some CD's maturing and balances will be moved to Michigan Class Motion by Gentelia, second by Delaney, to accept the Treasurer's Report as presented. A roll call vote was taken: Ayes – Delaney, Smith, Gentelia, Hoffman; Nays – None; Absent – None. Motion Carried.

## PUBLIC INPUT ON BUSINESS ITEM (as listed on the agenda): 5:39 PM

- J. Lamie –
    - We have animals
    - Our dogs are working dogs
    - Provided a copy of Anti-Noise Ordinance with Highlighted sections that needs to be removed from the Ordinance
      - Section III (D)
        - 1. The sounding of any horn or signal device on any automobile, motorcycle
        - 2. The playing of any radio, television, stereo system, or any musical instruments
        - 3. Singing
        - 4. Grating, grinding, rattling, or exhaust sounds
        - 6. Dogs to bark
        - 7. Mechanically created noise
    - Loss Chickens
      - Question from Trustee: Can you put up a fence?
      - Response: We have a fence
      - Can't stop coyotes
    - These ordinances needs to be in a city not in the country
    - It's ridiculous
  - D. Patton – Clerk read email received from Debra Patton
    - I would like to address the issue of the requested repeal of the anti-noise ordinance that is up for discussion. As a resident on Rogers Rd, I was directly affected last year by the person that played ridiculously loud music outside 24hrs a day, 7 days a week. There were also car horns and yelling as loud as possible all hours of the day and night. I have a 94 year old neighbor and she was scared to go into her own yard. None of us could sleep even with the windows closed and an air conditioner running. The police were contacted numerous times by numerous people and were told there was nothing that could be done without a noise ordinance in place. I was quite frankly concerned that the stress of the situation was going to cause a confrontation that would not end well, as every neighbor within a half mile radius of the noise had frayed nerves. I am one of the residents that contacted the township last year begging you to put an ordinance in place and we celebrated when it was passed. Please keep the ordinance in place so that one individual does not have the right to ruin the peace and quiet of our community.
- Debra Patton
- A. Clore
    - Is there a timeframe that these noises are not allowed or is it 24 hours
      - Response: As long as it's not a constant noise, it shouldn't be in violation.

- We work on a bike with noise off and on, but not constant. Would I have to worry about the noise
  - Clerk read Section E. None of the prohibitions hereinbefore enumerated shall apply to any of the following, see Anti-Noise Ordinance. These are exceptions
- B. Larson
  - My mom lives on Sedwarft
  - I would appreciate it if you do not make any changes
  - Neighbor has stopped since the Anti-Noise Ordinance put in place
  - Maybe you could provide a special dispensation
- L. Huber
  - Trying to sell my place and it's hard with the noise
  - Thank you for putting in the ordinance
  - I'm deaf in one ear and could still hear all the noise
  - I couldn't sleep with all the noise
  - He was playing music really loud all day and night until ordinance was adopted

**OLD BUSINESS:**

**(A) ARPA Funds Update**

- a. Turck is ordered, waiting for it to be build and delivered
- b. No estimated time yet.

**(B) Electronic Sign**

- i. Rescheduling meetings

**(C) Branch Library – John Roberts**

- a. The grant funding has not yet been decided
- b. Announcement in mid-September
- c. Once announced, will email the clerk

**NEW BUSINESS:**

**(A) Consider Accepting Networking Proposal from Anavon\e Technology**

- a. Proposal is to clean up and organize inside a unit all electronic equipment that is sitting on clerk's desk
- b. Motion by Gentelia, second by Delaney, to accept proposal from Anavon and authorize up to \$1500.00 for Network Clean-up. A roll call vote was taken: Ayes –Smith, Gentelia, Hoffman, Delaney; Nays – None; Absent – None. Motion Carried

**(B) Consider Request to Repeal Anti-Noise Ordinance**

- a. Motion by Gentelia, to repeal Anti-Noise Ordinance. No second, motion is failed.
- b. Comment by Trustee Delaney
  - i. He was approached by 70 people regarding having a Noise Ordinance last summer
  - ii. We did not hear a single opposition to it

**(C) Consider Appointing Dawn Moses to Coldsprings Township Treasurer as of October 1, 2023**

- a. Motion by Gentelia, second by Hoffman, to appoint Dawn Moses to Coldsprings Township Treasurer as of October 1, 2023. A roll call vote was taken: Ayes – Gentelia, Hoffman, Delaney, Smith; Nays – None; Absent – None. Motion Carried.

**(D) Consider Approving Danielle Stein-Seabolt as Deputy Treasurer as of October 1, 2023**

- a. Motion by Gentelia, second by Delaney, to approve Danielle Stein-Seabolt as Deputy Treasurer as of October 1, 2023. A voice vote was taken. All Ayes. Motion Carried.

**Approval of Bills:**

- A Motion by Smith, second by Delaney, to approve \$36,719.21 to pay September bills. A roll call vote was taken: Ayes – Hoffman, Delaney, Smith, Gentelia; Nays – None; Absent – None. Motion Carried.

**Public Comment: Started at – 6:06 PM**

- A. Clore –
  - Nuisance Ordinance
    - Junk Complaint Status – what is that?
    - Considering bringing a business to the township
    - What is the blight?
    - Clerk discussed the collaborative Nuisance Ordinance
    - Are we doing anything for the blight in the area
    - We are addressing the blight around the township
- B. Larson
  - What about the blight down the road
  - Response: Township is addressing all blight, list is about 13 properties long
- M. Cole
  - Blight on 571 has been going on for years
  - What does it take to have action?
- D. Moses
  - Like to say I should have brought flowers for Brenda
  - She has been the Treasurer and the Deputy Treasurer since July 31
  - She's gone above and beyond in her duties and training me

**Adjournment:**

**Motion** to adjourn at 6:14p.m. by Gentelia, **second** by Smith. All Aye, Motion Carried.

Next meeting Monday, October 9, 2023 at 5:00 PM

Gayenell Gentelia  
Clerk, Coldsprings Township