

DRAFT

EVELINE TOWNSHIP BOARD OF TRUSTEES  
REGULAR MEETING MINUTES  
EVELINE TOWNSHIP HALL  
8525 FERRY ROAD  
EAST JORDAN, MI 49727  
TUESDAY MARCH 9, 2021  
7:00 P.M.

1. **CALL TO ORDER:** The monthly meeting of the Township Board of Trustees was opened at 7:00 p.m. by Supervisor John Vron dran with the Pledge of Allegiance.
2. **ROLL CALL:** Board members present – Supervisor John Vron dran, Trustees Janet Blossom and Eric Beishlag, Treasurer Ron Chapman and Clerk Sandi Whiteford. Others present, Zoning Administrator Nelson McDonald, Mr. and Mrs. Passinault, Jordan Valley EMS Director Jay Peck and Assistant Director Meghan, Charlevoix City Manager Mark Heydlauff, Susan Vron dran, Art Zawada and Webmaster Tom Repichowski.
3. **AGENDA:** Ms. Blossom made a motion supported by Mr. Chapman to accept the agenda as presented. Motion Approved
4. **MINUTES:** Mr. Chapman made a motion to approve the February 9, 2021 Board of Trustees Meeting minutes as written. Supported by Mr. Beishlag. Motion Approved.

Mr. Beishlag made a motion to approve the March 2, 2021 Board of Trustees Special Meeting minutes as written. Supported by Mr. Chapman. Motion Approved.

5. **PAYMENT OF BILLS:** Ms. Blossom made a motion to approve payment of bills in the amount of \$18,041.75. Checks numbered 13606 through 13638, as well as EFT payments to the IRS and voided check #13601. Motion supported by Mr. Beishlag.

Upon roll call vote the following voted:

Aye: Mr. Beishlag, Ms. Blossom, Mr. Vron dran, Mr. Chapman, Mrs. Whiteford

Nay: None

Motion Approved.

6. **TREASURER'S REPORT:** As of February 28, 2021, the General Fund balance, including Huntington Bank Money Market of \$13,033.06, Charles Schwab Treasury Account of \$514,649.03 and the General Fund Checking of \$1,246,939.10 is \$1,774,621.19. Road Fund \$597,578.68, Fire and Ambulance Fund \$179 ,869.55, Tax Account \$228,094.07 Accounts balance with Clerk, supported by the balance sheet. Treasurer Chapman also presented a summary of the tax settlement.

7. **EMS DISCUSSION:** Mark Heydlauff, Charlevoix City Manager, explained that the City of Charlevoix is transitioning out of providing EMS service. The City of Charlevoix, Hayes Township, Charlevoix Township and Marion Township are proposing to develop the Lake Charlevoix EMS Authority. Norwood Township may also be joining. The authority board will set the budget once the authority is formed. They are proposing a  $\frac{3}{4}$  to 1 mil tax levy to the voters that they would like to put on the ballot in August. The authority board would determine the amount requested. The contract allows but does not mandate a board member at large as an additional appointment to the authority board. Jay Peck, Jordan Valley EMS Authority director stated that there is an ongoing discussion with Boyne City and Boyne Valley EMS services regarding combining to provide a more efficient combined service. They currently levy  $\frac{1}{2}$  mil for operations and  $\frac{1}{4}$  mil for equipment. Mr. Peck introduced Meghan Meyer, Jordan Valley EMS Co-Director. Meghan stated that the authority will work with Eveline Township to provide the services desired by the Township. Should the Township wish to contract with Jordan Valley EMS for the area being discussed they would work with Charlevoix City or Lake Charlevoix Authority for coverage of the area as it would best service the residents. Mr. Peck stated “why collaborate” it would provide a bigger organization to help, more resources and system sustainability, using examples of the past year of Covid creating situations for all EMS services. Mark Heydlauff stated that more collaboration is better, this is an interim step. Ms. Blossom asked Mr. Peck if the Township contracted with JVEMSA, would they then sub-contract with Charlevoix for some services. Mr. Peck responded, yes. Susan Vrondran inquired of Mark Heydlauff about the liabilities that would be transferred to the new authority. Mr. Heydlauff responded there would be some liabilities and assets transferred. Some liabilities would be with the benefits that would follow the employees. The Board of Trustees thanked the representatives of the EMS districts for attending and providing information.

8. **CORRESPONDENCE:** No Correspondence Received.

9. **SPLIT COMMITTEE REPORT:** No meeting was requested or held.

10. **ZONING REPORT:** Three zoning permits were issued. A total of \$737.40 collected.

11. **ASSESSOR REPORT:** Here is the current status of the Tax Tribunal.

Valuation disclosures are due April 5th. We tried to open a dialogue on some middle ground for settlement purposes. To date, that has not happened. I have been working with Bryan Graham to proceed forward.

I am conducting the valuation disclosure myself on this property. This will save thousands of dollars. Due to the timeline of the valuation disclosure, an outside appraiser is not an option at this time. I have experience in creating narrative appraisals for the full tax tribunal.

It is my recommendation we proceed a little longer in the appeal process before discussing a low settlement of value with the petitioner. With going forward a little

further in the appeals process, the township will incur more legal counsel fees in this process.

At that point we can wait to see what the petitioner has come up with for valuation evidence. Right now, they have only given us an online Zillow estimate of 4.5 million. I am at 7.5 million with my value. We are conducting a full property inspection next week. This home is the Merrilat home on the South Arm of Lake Charlevoix. There is over 800' of frontage on the lake and the home has over 18,000 sq ft with additional outbuildings and acreage.

- 12. PLANNING COMMISSION REPORT:** Holding a public hearing on April 7, 2021 regarding Campground and Seasonal Trailer Parks. Continuing Short Term Rental Review. Beckett and Raeder have provided a proposed contract to assist with development of a plan for 8530 Ferry Road Property. The Planning Commission would work with Carrie Klingsmith for public input, data and information to guide design, assist with attendee generated input, compile public meeting input and assist with finding dollars to complete the project. Mrs. Whiteford made a motion to accept the contract for \$7,500.00 from Beckett and Raeder to assist the Planning Commission with the development of possible plans for the property at 8530 Ferry Road. Motion supported by Mr. Chapman.

Upon roll call vote the following voted:

Aye: Mr. Beishlag, Ms. Blossom, Mr. Vron dran, Mr. Chapman, Mrs. Whiteford

Nay: None

Motion Approved

- 13. ROADS:** Reviewed engineer estimates for Loomis Road, Reich Road, Wangeman Road and Charlevoix Shores Estates Bridge Drive, Starboard Lane and Halyard Way. Mr. Beishlag made a motion to release bids on Loomis Road, Reich Road, Wangeman Road and Charlevoix Shores Estates - Bridge Drive, Starboard Lane and Halyard Way. Motion supported by Ms. Blossom.

Upon roll call vote the following voted:

Aye: Mr. Beishlag, Ms. Blossom, Mr. Vron dran, Mr. Chapman, Mrs. Whiteford

Nay: None

Motion Approved

- 14. PUBLIC COMMENT:** Art Zawada stated an excellent job was done on the tree trimming on Marshall Road. Marcia Passinault inquired as to the EMS millage increasing property taxes. Terry Passinault stated he did research on LED signs, available on the internet for \$6,700.00. Commented on public comments section of the agenda.

**15. OTHER BOARD AND STAFF COMMENTS:** Ms. Blossom suggested hiring R. B. Lyons Inc. to put in the buoys. Mr. Beishlag made a motion to hire R. B. Lyons Inc. for installation of the Buoys, supported by Ms. Blossom.

Upon roll call vote the following voted:

Aye: Mr. Beishlag, Ms. Blossom, Mr. Vrondran, Mr. Chapman, Mrs. Whiteford

Nay: None

Motion Approved

**16. ADJOURNMENT:** There being no further business before the board at 8:05 p.m. the meeting was declared adjourned.

Respectfully,

Sandi Whiteford, Clerk