

## Community Building Development Team

### Board of Director's Minutes

Date: Tuesday – December 9, 2014      Time: 7:30 a.m.

Location: Cedar Springs Tool Engineering

Members Present: Kurt Mabie, Tom Mabie, Carolee Cole, Sue Wolfe (left at 9:00 am), Dale Larson, Nick Andres

Members Absent: Tom Holloway, Sally Howland, Betty Truesdale

- I. Agenda Development and Approval: Moved by Dale Larson, second by Nick Andres to approve agenda as presented. Approved
- II. Approval of Minutes from November 11, 2014 meeting: Moved by Dale Larson, second by Sue Wolfe to accept the minutes as presented. Approved
- III. Treasurer's Report and Approval: Tabled in Betty Truesdale's absence. Treasurer's report will be presented and approved at the Team Meeting on 12/16/2014.
- IV. Review of the Bylaws regarding excused absences from meetings: Just a note that the Bylaws state, "The Board President is empowered to excuse Directors from attendance for a reason deemed adequate by the Board President. The President shall not have the power to excuse him/herself from the Board meeting attendance and in that case, the Board Vice President shall excuse the President." Board members are asked to request an excuse from Kurt Mabie, our Board President, if they are unable to attend a meeting.
- V. Johnson Property update:
  - A. CS Manufacturing is scheduled to close on the Johnson property tomorrow, December 10, 2014!
  - B. Kurt will ask Johnsons to remove all tires and other junk items at the closing.
    1. Suggestion to ask people to volunteer to help out with additional cleanup, etc.
    2. Kurt would like to remove some scrub trees and plant Maples in intentional locations.
  - C. Nick will begin the process with the DNR to obtain the right-of-way along the White Pine Trail. He will ask for everything from Pine Street to Cherry Street.
  - D. Suggestion to work in conjunction with the Library Board on getting the word out through a press release.
  - E. We will focus a great deal on communication with City Council as things move forward so they can make informed decisions.
    1. Will begin to make presentations on various aspects of the projects to City Council starting in January.
    2. Suggestion to send Press Releases to City Council before they are released to the newspaper.
    3. We have already discussed with city councilors in attendance at the November CBDT meeting, the CBDTeam's interest in abandoning the easement to Cherry St. and also the interest in the two city lots along Second St. and Pine St. This will be followed up with a formal request to City Council at a later date.
  - F. Nick asked whether there are any concerns with zoning regarding residential vs. other zone types with any of the properties that seem viable. Kurt will check with Thad.
  - G. Sue asked about building façade zoning concerns along the trail vs. façade rules along Main Street. Kurt will check into that as well.
  - H. Nick Andres will get the necessary forms and Kurt Mabie will talk to Thad Taylor regarding submitting a Not-For-Profit Organization Tax Exemption Application immediately so the property tax can be fully reduced based on the tax-exempt status of the CBDT.

- VI. Coxon Property:
  - A. Motion made by Tom Mabie to purchase the Coxon property, Parcels 180, 158 and 120 for \$15,000. Second by Dale Larson. Approved.
  - B. Nick Andres will get the necessary forms and Kurt Mabie will talk to Thad Taylor regarding submitting a Not-For-Profit Organization Tax Exemption Application immediately so the property tax can be fully reduced based on the tax-exempt status of the CBDT.
- VII. Other Possible Land Acquisitions:
  - A. Kurt Becker has shown interest in possible selling his property.
  - B. The land is very low and a large part of it is historic wetland.
  - C. Tom Mabie suggested we add to wetlands rather than always trading for wetland.
- VIII. Library Building Update:
  - A. They are working on the site plan.
  - B. They have been given the DEQ information which will help them move forward much faster.
  - C. Bob Ellick and Tony Owens expressed their appreciation to Kurt Mabie at the last Library Board meeting for what the CBDT has done.
  - D. We will approach the Library Board about the possibility of the CBDT and the library doing a joint press release for the new library and our land acquisitions.
- IX. Amphitheater: Sue will get a copy of the letter Tom is submitting to City Council requesting these permissions.
- X. Spring Development: Report will be made at the TEAM meeting.
- XI. Design Committee Update
  - A. We need the site plan from the library before we can finalize our site plan.
  - B. We already have elevations.
  - C. Kurt will talk to Duane McIntyre and see where the site plan is in the process.
  - D. No future meetings are scheduled at this time. Once there all land acquisition is completed and a library site plan is available the Design Committee will schedule a meeting.
- XII. Time Line Development – Tabled
- XIII. Delineation of Wetlands Report:
  - A. The survey is done and Duane McIntyre has it.
  - B. The City has had the information for several years
- XIV. DDA/Trout Unlimited/Walking Trail Along Creek Update:
  - A. Sally Howland was absent so there was not a report made.
  - B. This seems to be stalled. We will see what can be done to reinvigorate the development of the trail along the Creek.
- XV. Fire Barn Update:
  - A. Going ahead with doing drawings for the new fire barn.
  - B. However, it is confusing to know what is the best next step in the process because there is a focus on the Governor's request that groups consolidate, but no local decision yet.
  - C. Solon Township voted to do the study that would lead to a merger between groups.
  - D. The Cedar Springs City Council has not yet voted on the study.
  - E. There are other entities involved as well.
- XVI. City Council Update: Topics that can be covered at upcoming City Council meetings:
  - A. December - Amphitheater will be on the agenda with a request for the City to take responsibility for it once it is built.
  - B. January - Purchase and clean up of Johnson Property as well as the DNR purchase of easement and request the abandonment of Maple Street
  - C. This list will continue to be developed.

- D. Month to be announced - formal request to allow an amphitheater to be built on the same property owned by the city where the new library building will be built.
- XVII. North Country Trail Update: There will be a trek through the Rogue River State Game Area toward Cedar Springs on Saturday, December 13.
- XVIII. Website Update:
  - A. The committee met and have some concerns about what should and can be put on the website in terms of what is best for the CBDT and how other entities feel about having their writing, their plans, their ideas, etc., made available on our website.
  - B. These concerns are being addressed and the website is moving forward.
- XIX. Goals / Strategies Team: It's happening. Claudia Mabie has a good idea for going forward.
- XX. Marketing / Communication:
  - A. Sue will take care of several Thank You's.
  - B. We will start the process of going back to community groups in February. Suggestion that we try to incorporate the Library Board into the presentation process.
- XXI. Naming of the Area:
  - A. There were some questions on the process the committee will use.
  - B. Suggestion that the process include getting several ideas from the Committee, approval by the CBDT Board, the CBDTeam and then approval from the City Council.
  - C. There was consensus that we may not be ready for this part of the process.
- XXII. Grants and Fund Raising:
  - A. We need to start recruiting people to serve on a Capital Campaign Team.
  - B. Suggestion to put this need on the website.
  - C. We need a board member to spear head this.

Adjourned – 9:28 a.m.

Next Director's Meeting – Tuesday, January 13, 7:30 a.m.