

# Community Building Development Team

## Minutes

Date: Tuesday, October 21, 2014      Time: 6:00 p.m.

Location: Amish Warehouse – 141 S. Main St., Cedar Springs

### MISSION:

The Community Building Development Team (CBDT) exists to construct buildings and spaces where the greater Cedar Springs community can gather for cultural, educational, recreational, commercial and family/community events.

### VISION:

The Vision of the Community Building Development Team (CBDT) is to retain the small-town character of Cedar Springs, incorporate natural features, link neighborhoods and people, enhance characteristics that already define our community and make it easy for families, youth, senior citizens, organizations, and all community members to gather, celebrate and serve each other.

- I. Call to order: Nick Andres called the meeting to order at 7:05.
- II. Roll call and Introduction of Team Members  
Board Members Present: Betty Truesdale, Tom Mabie, Carolee Cole, Sue Wolfe, Nick Andres, Sally Howland  
Board Members Absent: Kurt Mabie, Tom Holloway
- III. Approval of minutes from September 16, 2014 Team Meeting. Sue Wolfe Made a motion to approve the minutes as presented. Dale Larson supported. Approved.
- IV. Review/Questions from October 7, 2014 Board of Directors Meeting Minutes. Change heading from “Agenda” to “Minutes”.
- V. Treasurer’s Update: There was no money received this month. \$464.04 was spent on the Red Flannel Day parade.
- VI. Review and Approval of Agenda: Dale Larson made a motion to accept the Agenda as presented. Sue Wolfe seconded. Approved
- VII. Presentation: Josh Zuiderveen explained the Trout Unlimited Department of Environmental Quality 319 Grant Proposal.
  - A. This is a grant that requires a minimum of 25% matching funds. The Board of Director’s approved pledging \$20,000 as a matching contribution toward this 6-figure grant, much of which will be spent in the Cedar Springs area.
  - B. The grant will restore and enhance wetlands in downtown Cedar Springs and elsewhere in the Rogue River Watershed, if funded. Additionally, the project will look to develop future conservation projects in the Rogue Watershed, including other wetland restoration projects, buffer strip plantings, and other efforts directed at improving the health of the Rogue River.
  - C. The Grant, if funded, could be from in excess of 6-figures in value to the community.
  - D. If the grant request is not approved, the money will be returned, so there is no risk to our contribution.
  - E. Qualification is based on many factors and, considering the factors, J. Zuiderveen believes we have a good chance of qualifying for this grant. He has had staff from the DEQ on the land, and they like the plans. We are a lower income area, the White Pine Trail and North Country Trail cross in our area providing connectivity, we are in

- an urban greenway, it does and will provide a high-quality natural resource experience.
- F. The money is made available by the EPA and distributed by the Michigan DEQ.
  - G. CS Manufacturing, City of Cedar Springs, the CBDT, and Trout Unlimited will all have access to some of the money.
  - H. We have to have a 25% match toward the grant. You can use in kind time, dollars, etc. When J. Zuiderveen gives us information at this meeting it counts as an in kind contribution.
  - I. There is interest in protecting the Rogue River (partially due to groups like ours). We can apply for protection of the water temperature of Cedar Creek and the sediment that gets into the creek and is emptied into the Rogue as well as the rest of the health of Cedar Creek. Cedar Springs floods because it is so flat. When it floods, water rushes off roads, parking lots, etc. into the Creek at a much higher temperature than is healthy for the Creek or the Rogue River and carrying a lot of chemicals and silt.
  - J. Projects that would be addressed with money from the grant:
    - 1. Enhance/Restore the wetland near the natural spring near the new library site. It's already a wetland, but it will qualify better if we dig it out by 18 inches. It will also then hold 33000 gallons of water which will help with flooding in the area.
    - 2. North Park is an historic wetland. The City approved restoring it to a wetland. So they plan to dig it down 18 inches. It will hold 742,000 gallons of rainwater, also giving a place to flood waters in the City.
    - 3. Bob and Betty Truesdale own property on 5<sup>th</sup> and Cherry where there will be a third wetland enhancement. Several inches will be dug out and it will hold 48,000 gallons of storm water.
    - 4. There are two projects in Sparta designed to protect Nash Creek and store water to reduce flooding in the area.
    - 5. There are grant funds for interns to plant trees in order to shade the creek.
  - K. Things that enhance our opportunity to obtain the grant:
    - 1. The trail along the Creek with educational signage.
    - 2. Creating floodwater storage.
    - 3. Nutrient transformation.
    - 4. Reducing the flow of sediment into the Creek.
  - L. These proposed projects will help significantly with standing water on the land behind the new library site.
  - M. Questions:
    - 1. Will the wetlands smell bad? No.
    - 2. Is there a plan to control the mosquito population? Bat houses, fish eat mosquitoes, etc.
    - 3. Will this affect the need for a retaining wall for the library? Probably not.
    - 4. Mayor Mark Fankhouser asked for sample pictures of what the area by the spring might look like with concern for providing a pleasing view for visitors of the Brewery. He also asked regarding the purpose of the wetland creation near the natural spring and the size of the area it will comprise. 500 square feet. It is needed to help with runoff from the library building and area parking.
    - 5. Will there be a defined edge to the wetland? Yes, it will be dug out and will be planted with some plantings.
  - N. J. Zuiderveen suggested the City get involved in the Trust Fund for Trails as there is a lot of money available.

## VIII. Reports

- A. Johnson Property –
  - 1. Leon Stout has done a lot of work behind the scenes and hopefully we will be moving forward in November.

2. Nick contacted Josh Pellow from the DNR and will get back with us regarding what we need to do as far as getting permits for foot bridges across the creek.
  3. The liens held against the land by Independent Bank and Wesco are being negotiated and are likely to be resolved with no cost.
- B. Coxon Property –
1. Kurt has done some cleaning up.
  2. At the recent City Council meeting there was a suggestion by the City Manager that two parcels of land adjacent to the Coxon property and owned by the City, be given to Habitat for Humanity.
  3. Suggestion that we ask the City to donate the two lots to us. Bob will follow up with the City Council.
- C. DDA/Trout Unlimited/Walking Trail Along Creek – Perry Hopkins – Tabled. The next DDA meeting is October 24.
- D. Rain Garden by Fountain – Addressed in the Grant Proposal
- E. North Country Trail – Carolee Cole – One of the NCT staff made a comment to a friend of a friend that, “Cedar Springs could become a trail town if they would ask”. We’ll ask.
- F. Design Committee – Sue Wolfe –
1. Sue Wolfe shared a picture of the Johnson and Coxon property and showed where the buildings and other venues might potentially be set.
  2. We would need to ask the city if they will abandon Maple Street West of the White Pine Trail to the Community Building and Rec Center.
  3. Asked the library representatives if the library board would be willing to give the amphitheater project from the 2007 library site plan over to us to complete.
  4. The Design Committee believes we will need 150 parking spaces. There has been discussion regarding which streets might feed into the parking areas. Nothing decided at this point.
  5. Emphasis on leaving green space as much as possible between the amphitheater, the Brewery and the library.
  6. Danette Bailey asked whether the City might be willing to give us the property at the Southwest corner of Maple and Second Streets for parking. The Brewery has also asked about it being city parking for them. Mark Fankhouser said the City is very aware of the needs for parking at the North end and is supportive of using that lot for that purpose.
- G. Library Building – Board Members Present – They are waiting on wetland delineation and DEQ approval to move forward. J. Zuiderveen said the delineation of wetlands for the library will be done on Monday. There is a library board meeting on Monday night. J. Zuiderveen was asked if it would be possible to have the community building and the rec center wetland delineation done at the same time? Josh will make that happen. Amanda will email him a map.
- H. City Council – Board Members Present – The City Council pledged \$2,000 for the 319 grant.
- I. Website Development – Carolee Cole – Danette Bailey, Claudia Mabie and Amanda Gerhardt volunteered to help with the development of the website.
- J. Public Relations – Sue Wolfe
1. Red Flannel Day – Becky Powell –
    - a. The CBDT won 3<sup>rd</sup> place for the non-profit category in the Red Flannel Day Parade.
    - b. Thank you to Bob Truesdale for his amazing work in designing and building the train.
    - c. Bob and Becky were willing to take charge of the parade entry next year.
    - d. We will need at least 3000 flyers and 6 – 8 volunteers to walk in the parade.

2. Branding is trains. Anything we can do to brand as a train will be great!!
  3. There was an article on the front page of the post along with the Brewery article on October 17.
  4. There are post cards for the CBDT available for local businesses to distribute in their stores.
- K. Amphitheater – Kathy Bremmer –
1. Tom Holloway and Kathy Bremmer presented the possibility to the City Council.
  2. They showed the City Council original library site plans that included an amphitheater.
  3. They will take further information to the December City Council meeting.
- L. Fire Barn – Dale Larson – They will be able to start putting costs together. The hope is to place the building behind the current library where the old community building used to stand and use the current library for offices.
- IX. Other Old Business – None
- X. New Business – Discussion regarding whether we want to move to a new location. It is very hard to see each other at the Amish Warehouse and it lacks necessary technology to do power point presentations.

Next Team Meeting Date: Tuesday, November 18, 2014, 6 pm at Amish Warehouse

Adjournment: 7:49

Respectfully submitted  
Carolee Cole  
Secretary