

Community Building Development Team

Board of Director's Minutes

Date: Tuesday – September 8, 2015 Time: 7:30 a.m.

Location: Cedar Springs Tool Engineering

- I. The meeting was called to order at 7:37
- II. Board Members Present: Kurt Mabie, Tom Mabie, Betty Truesdale, Carolee Cole, Dale Larson, Sally Howland, Nick Andres, Sue Wolfe, Julie Wheeler
Board Members Absent: None
- III. Dale Larson made a motion to approve the agenda with the following addition: Add \$20,000 Wetland Restoration grant. Betty Truesdale second. Approved.
- IV. Tom Mabie made a motion to accept minutes from the following meetings: July 21, 2015 special meeting, August 11, 2015 meeting regular meeting, August 18 special meeting, and August 27 special meeting. Sally Howland second. Approved.
- V. Julie Wheeler made a motion to approve the Treasurer's Report. Sally Howland second. Approved. See Attached.
- VI. Presentation of HRC Proposal by Dennis Benoit.
 - A. Jesse Morgan will be doing most of the quality control.
 - B. Mr. Benoit asked that we suggest a list of things the project must have and a list of things that it must not have. He clarified we are talking about entire site development except for the library building as Andrus is taking care of that. The following items were noted by CBDT members:
 1. We want to make sure all the pieces get put together efficiently and productively.
 2. We want help getting things through the various arms of government in a streamlined way.
 3. We hope they will help us mesh the various projects and groups smoothly and seamlessly.
 4. It's important for HRC to know the various projects and keep communication clear with us.
 5. There are so many businesses coming into town that we need clarity and awareness and sensitivity and vision to what is going to happen and to how things might change as each of these entities come into the area and we mesh them and us together.
 6. Jesse Morgan will give us a written report of where we are in the expenditures toward the agreed upon cap. HRC will give us construction cost estimates/opinions. HRC promises professional thoroughness, actively pulling the pieces together, that we will keep planning things together, that they will work with Planning Commission to get things approved expeditiously.
 - C. Sue Wolfe Motion made a motion to accept the second HRC proposal which broadens the scope of the first proposal. (See Attached) Julie Second. Approved.
- VII. Natural Flowing Spring –
 - A. Sculpture is being built.
 - B. Perry is working through City Council to get it approved as water control rather than as a construction item.
 - C. Josh Zuiderveen is doing the permit paperwork.
- VIII. Boardwalk –
 - A. We have to get the wetland restoration done before we can get the base for the boardwalk installed.
 - B. Some things may start this fall but most of it will be started in the spring.
- IX. Amphitheater. John Ensley will have some drawings and cost estimates/opinions together this week.
- X. Design Committee will meet September 9 at 10:00 to work with Jesse Morgan from HRC.
 - A. Kurt suggested that we start working on sketches and floor plans for the Community Building.
 - B. Reminder that the Lions Club wants to get involved with this project.
 - C. Suggestion to put together a presentation packet to be sent to Mr. Bolthouse as it appears he has returned to California earlier than we expected.

- XI. North Country Trail –
 - A. The documents approving the route through Cedar Springs should be signed by the DNR soon.
 - B. Suggestion that we meet with the Saddlebrook Association to see if they would be amenable to the trail going through their greenspace.
 - C. Would like to get Len Allington involved.
- XII. Marketing Communication – We need a blurb for the Red Flannel Day announcer. “The CBDT and the Library are on-track and steaming forward with plans for a new Library building, amphitheater, boardwalk, and community building.”
- XIII. The offer on the property at 157 Main Street has been accepted and we are submitting an earnest check immediately. Julie made a motion to obtain bids and move ahead with the lowest bid not to exceed \$10,000. Betty seconded. Approved.
- XIV. Library
 - A. Kurt showed the new drawings.
 - B. The planning commission expressed some reservations or concerns about the pole barn look.
 - C. The library is concerned about spending the community’s money on a big, expensive building. It was noted that if we build the building with no debt it will not cost the community anything more than their freely given donations.
 - D. Capital Campaign Kick Off Party on Saturday – Goal is to get advocates for the new library.
- XV. Planning Commission –
 - A. Discussion regarding the struggle some companies have had in working with the City of Cedar Springs.
 - B. Kurt reminded us that we don’t ever want to be involved in divisiveness in the City. Our job is to move Cedar Springs forward.
 - C. A public hearing for community input on the update to the Master Plan is planned to be scheduled for sometime in November, 2015.
 - D. Duane McIntyre, Sue Wolfe, Kurt Mabie and Jesse Morgan met last week.
 - 1. They are suggesting that we start a new Zoning District that has a “Parks” designation.
 - 2. This would help the NCT, the Boardwalk and other parks related projects and places.
 - 3. Jesse is providing talking points to Kurt that will allow Kurt to present this concept to the Planning Commission tonight.
- XVI. Julie Wheeler made a motion that we participate in the DEQ 319 Matching Grant wetland restoration proposal through Trout Unlimited again this year. Dale second. Approved.
- XVII. City Council
 - A. City Council will be voting on the land use document this Thursday.
 - B. Presentation Schedule: Kurt is presenting regarding zoning this Thursday.
- XVIII. Agenda Development for September 15, 2015 Team Meeting. Kurt Mabie and Sue Wolfe will be absent. Nick will run the meeting.
- XIX. New Business – Sue Wolfe made a motion to move the Board of Director’s meeting to October 6, 2015. Sally Howland seconded. Approved.

Adjourned at 9:00 a.m.

Next Director’s Meeting – Tuesday, October 6, 7:30 a.m.

Respectfully Submitted
Carolee Cole
Secretary