



CLAM LAKE TOWNSHIP DDA JOINT MEETING MINUTES

July 15, 2013

Jeremy Winkle called the July 2013 joint meeting for the Downtown Development Authority of Clam Lake Township to order at 07:50 A.M. This meeting was held in the Clam Lake Township Hall. The following board members were in attendance: Jeremy Winkle, Member; Mike Lueder, Vice Chairman; Steve Kitler, Treasurer; Scott Kleinsorge, Member; Dale Rosser, Supervisor; Mike McGuire, Secretary; Pat Carroll, Member. Members not in attendance: Julie Snider, Chairwoman; Steve Anderson, Member. Public present: approximately 10 members of the public present including Tino Breithaupt from MEDC, Terri Dee LLC owners, Cadillac News Reporter Rick Charmoli, Bob Meijer, Gerard Winkle, the entire Clam Lake Township Board, and the Cadillac City Council including the City Manager Marcus Peccia.

Pledge of Allegiance

Public Comment:

Tino Breithaupt offered the support of MEDC by helping the redevelopment of McGuire's Resort by committing a CDBG Grant of \$210,000 to the project.
Attorney for TerriDee LLC Mr. Cracker, glad to see this joint meeting.

Close Public Comment

New Business:

Status of joint sewer agreement between the township, DDA, and the City of Cadillac presented by each agencies representative; for the DDA, Steve Kitler's opinion, for the township, Dale Rosser's opinion, and for the City of Cadillac City Manager, Marcus Peccia.

- There is a draft agreement dated July 2012

The township and the DDA believed the agreement was farther along than the City of Cadillac. The city had some confusion regarding the size of the service area, first thought to be McGuire's only and then the entire DDA was added.

- March 2013 the agreement became known by the city to encompass the entire DDA

Discussion:

Question asked by DDA Vice Chairman Mike Lueder "Will the city provide services to the DDA phase I and phase II"? The area was shown on a map by visual aid. Support offered by Cadillac City Councilmember Tiyi Schippers, "We should act as a family and start at this point."

Clam Lake Township Trustee Dave Mackey asked, "Since the city already provides fire as a service why not sewer"?

Clam Lake DDA and Township Trustee Steve Kitler asked, "Is the city willing to go back to the table and discuss providing sewer to phase I and phase II"?

Cadillac City Manager Marcus Peccia stated, "Although it would be wonderful to provide services to the Clam Lake DDA, the city would rather work together on solving the larger issue of the TerriDee annexation into the city in exchange for services to the DDA."

Cadillac City Councilmember Art Stevens and Doug Mellema would like clarification on who they are negotiating with; the township or the DDA?

Cadillac Mayor Bill Barnett asked, "Should the city step back and create a path forward to provide services to phase 1 only"?

Clam Lake DDA Member Jeremy Winkle stated, "I would rather we talk about both phase I and phase II."

Clam Lake Township Supervisor Dale Rosser stated, "The agreement will be either with the township and or the DDA but the DDA has full support."

Cadillac City Councilmember Tiyi Schippers stated, "I want to do this and help the DDA but not harm the city."

Clam Lake Township Supervisor Rosser stated, "Is it a win for the city if we fail to develop and not bring investment to the area"?

Action:

- The city asked the group to determine the negotiator either the township or the DDA.
- The township and DDA asked the city to answer the letter dated May 21, 2013 from the Clam Lake DDA and to add the subject to their agenda as early as possible.

Public Comment:

TerriDee LLC Attorney Mr. Cracker: "Most cities have a policy to annex those properties that require sewer in order to grow." "There is no equitable solution for just providing sewer." "I recommend the TerriDee property be annexed into the city as part of this discussion."

Jim Vanderlaan: "TerriDee is willing to pay for the infrastructure to our property if annexed to the city and pay city taxes."

Bob Meier: Thanks Mike Lueder for his comments during the meeting and stated, "The more development in the area the better for all of us." "I hope you can get this done it would be great for the community." Bob Meier is representing CCI.

Terry Harvey: Haring Township Resident-City of Cadillac business owner. "Business at McGuire's benefits all." "McGuire's is a professional organization with well trained employees that represent Cadillac." He further stated, "Allow sewer to go to the DDA as they were part of the original system."

City of Cadillac Good of the Order:

Various comments from the city councilmembers, city manager, and the mayor. The city needs time to review what was said today and hope to meet again soon.

Meeting adjourned 09:15