



**ACME TOWNSHIP
FACILITIES ADVISORY COMMITTEE
Tuesday, October 21, 2008, 2:00 p.m.
Acme Township Hall
6042 Acme Road, Williamsburg MI 49690**

MEETING CALLED TO ORDER AT 2:15 pm

Members present: B. Boltres (Chair), B. Kurtz ,R. Scheiern, C. Walter,
S. Vreeland, Township Manager

Members excused: D. Hoxsie, T. Henkel, D. Smith

Staff: N. Edwardson, Recording Secretary

A. Consider approval of the October 7, 2008, meeting minutes

MOTION BY KURTZ. SECONDED BY SCHEIERN TO APPROVE THE OCTOBER 7, 2009, MEETING MINUTES AS PRESENTED. MOTION CARRIED.

B. Old Business

1. Discuss Options and possible recommendation to the Board

Boltres said he is prepared to send a motion to the Board. He feels there are only two options possible, one to stay in the current building and the other to purchase the Real Estate One (REO) building. He mentioned the lease information that was provided by, Lee Bussa, at a earlier meeting. To lease would be \$10.00 per square feet which translates to \$87,460 per year. Boltres commented that the township as tenant would be responsible for payment of taxes, insurance and maintenance. Boltres mentioned the donation of land from The Village of Grand Traverse and also Dr. Johnson. He felt in this situation that there are no “free lunches” and at some point someone would expect a favor in return. Vreeland agreed that there could be political difficulties as a result of accepting one of the offers. Walter asked what the township could afford. Boltres thought a payment of between \$5,000 and \$6,000. Walter commented that if the township were to purchase the REO building, down the road 5-7 years we could build a new building and rent out the REO building, thus creating some revenue. He felt the REO building could be used as is.

Boltres and Vreeland talked about financing. Vreeland commented in the current township budget \$250,000.00 had been allocated for a down payment.

Vreeland prepared a “New Township Hall Decision Making Matrix” for committee members. She listed six options available. They were 1. Do nothing, 2. Modify/enlarge existing township, 3. Build new township hall on existing site, 4. Build new township hall on adjacent site owned by East Bay Masonic Lodge, 5. Acquire current REO building, 6. Acquire vacant property and build new township hall. Committee members reviewed the options.

Kladder expressed concerns about making a left turn out of the REO building. He also said we should have Brad Schnaidt, Metro Fire Marshal, review the building for occupancy in the meeting rooms and that we have met all the fire codes.

Kurtz raised the question about the roof. Scheiern said the shingles need repair in the front and the rain runs down the side of the building into the foundation causing water in the partial basement. We have two proposals on roofing. Boltres asked Bussa if the owner would repair the roof. Bussa responded that you could make an offer with that being a condition.

MOTION BY SCHEIERN TO FORWARD TO THE BOARD THE SIX OPTIONS

**PREPARED BY THE FACILITIES ADVISORY. SECONDED BY WALTER.
MOTION CARRIED.**

Kladder told the committee about the meeting with Paul Soma, Chief Director of Finance for TCAPS, earlier in the month. Boltres and Kladder met to discuss the status of Bertha Vos. It was reported that TCAPS will maintain the building for the next year. While testing is being done in the other local high schools, freshman will hold classes at Bertha Vos. Soma also said that TCAPS will encourage the public to rent the building for weddings, church services, Boy Scouts activities and so forth. Kladder also asked Soma about the rumors on the building that have circled around. The boiler is about ten years old, the pipes in the hallway have never had any leaks and the roof is not leaking.

Boltres said that the Facilities Advisory had met the goals that were established in the beginning and will not be meeting again until further notice. He thanked all the committee members for their time.

Bussa commented that the current owner of the REO building paid 1.2 million. As a vacant lot it sold for \$300,000.

ADJOURNED AT 2:55 pm