

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
January 19, 2015**

Members Present: Haywood, Bleam, Mansfield, Brown, Miner, Redman, Medendorp, Graham, Carr.

Members Absent: Jasperse, McManus, Carpenter.

Ex-Officio Members Present: Geiger.

Ex-Officio Members Absent: Hart, Byrnes.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the November 17, 2014 meeting of the JPA, the draft agendas for the December 17, 2014 and January 7, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the November 10, 2014 and December 17, 2014 meetings of the Rutland Township Planning Commission, and the draft minutes of the December 1, 2014 meeting of the City of Hastings Planning Commission. No comment was forwarded.

Motion by Redman, second by Haywood to approve the minutes of the November 17, 2014 meeting of the JPA, and to receive and place on file the draft agendas for the December 17, 2014 and January 7, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the November 10, 2014 and December 17, 2014 meetings of the Rutland Township Planning Commission, and the draft minutes of the December 1, 2014 meeting of the City of Hastings Planning Commission. .

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No comments were forwarded. Motion by Miner, second by Graham to approve the agenda for tonight's meeting as submitted.

Motion carried.

Carr asked for comments from the public.

Brown stated that he wished to apologize to Geiger for comments he made recently related to the Barry County Facility Master Plan, and to Mansfield for comments he made regarding the

extension of utility services. Brown stated that he noted Graham's photo in the newspaper in recognition of her recent wedding.

Carr asked for additional comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Mansfield stated that the City's Planning Commission did not meet in January, 2015 and that no new projects had been started in the recent past.

Geiger stated that the Barry County Commission had recently approved the Facilities Master Plan prepared by Tower Pinkster. Geiger stated that he expected the final document to be complete by March, 2015. Geiger stated that it was likely that the first improvements in the Master Plan to be completed would be related to Court security. Geiger stated that the County had recently approved a revision to their zoning ordinance to allow the installation of min-towers for wireless communication. Geiger stated that this was a similar ordinance to the ordinance that had previously been adopted by Rutland Township.

Carr stated that Rutland Township continued to work on amendments to their zoning regulations. Carr stated that the Township intended to hold a public hearing on the new zoning regulations in March of 2015. Carr stated that Rutland Township no longer allowed the installation of electronic/digital signs outside of the primary commercial corridor. Carr stated that Milestones Child Development Center had recently experienced problems related to their well. Carr stated that Milestones had addressed the problems for now, but wished to obtain water from a public water supply. Carr stated that Rutland Township was working with Milestones to explore the creation of an urban service district to allow water to be provided by the City under an Urban Services and Economic Development Agreement. Carr stated that he and Brown would be meeting to discuss the boundaries of an urban services district the following day.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that the JPC did not meet in November or December. Mansfield stated that the JPC was waiting for Rutland Township to complete an amendment of their code before continuing work on the JPC zoning ordinance. Mansfield stated that the JPC continued to work on the Master Plan for the area for which the JPC had zoning authority (Urban Services Eligibility Area). Mansfield stated that the JPC would meet next on January 21, 2015

Carr introduced discussion regarding revision and re-adoption of the Joint Future Land Use Plan. Carr stated that he would check on the status of this work with Clerk Robin Hawthorne.

Carr stated that the proposed hospital facility project at the Ferris site was currently on hold. Mansfield asked if Pennock had publicly announced that yet. Carr stated that they had not.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated that the Barry County Solid Waste Oversight Committee had recently solicited proposals for the

service of a County-wide Recycling Coordinator. Mansfield explained that the cost for the services of the Recycling Coordinator as contained in the proposals was significantly higher than anticipated by the BCSWOC, and was beyond their approved budget for this work. Mansfield stated that the BCSEOC was to meet with the most qualified applicant for this work to determine if the scope of services could be adjusted to allow the work to fit within the approved budget. Mansfield stated that the BCSWOC might also explore sources for additional funding for the work. Mansfield stated that a budget adjustment for BCSWOC's recycling mini-grant program had been approved by the County Commission and that the mini-grants were now available. Mansfield stated that grant applications were available at the Health Department. Mansfield stated that the Barry Community Foundation had also agreed to match the mini-grants, so applicants could now seek as much as \$3,000 in grant funding for eligible projects.

Carr asked Mansfield to report on the effort to build a new Fire Station / Emergency Services Facility to serve the JPA area. Mansfield stated that the City staff continued to work on compiling a list of potential grant sources, and would continue to pursue grant funding for the construction of the facility over the course of the coming months. Mansfield stated that to date, it appeared that only limited funds would be available through grants.

Carr introduced discussion regarding the Barry County Facilities Master Plan project. Geiger stated that he would have the most recent version of the study e-mailed out to the members of the JPC.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. The JPA reviewed the list of tasks. No new tasks were added to the list.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Brown stated that the electronic sign at the Commission on Aging was not very legible. Brown stated that the BCSWOC/BCF recycling mini-grant program was great. Brown stated that there were funds available through the State of Michigan for recycling efforts.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Brown to adjourn at 6:27 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
February 16, 2015**

Members Present: Phillips, Mansfield, Brown, Miner, Redman, Medendorp, McManus, Carpenter, Carr.

Members Absent: Jasperse, Blead, Haywood, Graham.

Ex-Officio Members Present: Hart, Byrnes.

Ex-Officio Members Absent: Geiger.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the January 19, 2015 meeting of the JPA, the draft agendas for the January 7, 2015 and February 4, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the January 7, 2015 meeting of the Rutland Township Planning Commission, the draft minutes of the January 21, 2015 meeting of the Joint Planning Commission, and the draft minutes of the February 2, 2015 meeting of the City of Hastings Planning Commission. No comment was forwarded.

Motion by Redman, second by Brown to approve the minutes of the January 19, 2015 meeting of the JPA, and to receive and place on file the draft agendas for the January 7, 2015 and February 4, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the January 7, 2015 meeting of the Rutland Township Planning Commission, the draft minutes of the January 21, 2015 meeting of the Joint Planning Commission, and the draft minutes of the February 2, 2015 meeting of the City of Hastings Planning Commission.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No comments were forwarded. Motion by Redman, second by McManus to approve the agenda for tonight's meeting as submitted.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Brown stated that the Hastings Township Board had voted to annex the parcels within the "island" of property in the jurisdiction of Hastings Township west of the City of Hasting to the City of Hastings. Brown stated that he was working with the Township's attorney at the current time to review the process required for such an annexation, and would approach the City in the near future with a proposal to annex the subject property to the City. Brown stated that the Township's attorney had recommended a contract annexation. Brown asked that Mansfield forward him copies of the Urban Services and Economic Development Agreement and the Intergovernmental Agreement for Sharing Urban Services. Carr stated that he had recently contacted the owner of the property on which the Chrysler Dealership was formerly located, and that the property owner had indicated that she preferred that her parcel be transferred to the jurisdiction of Rutland Township.

McManus stated that Hastings Township was due for a flood plain audit. McManus invited those present to attend the audit to become familiar with the audit process. McManus stated that the audit would likely take place in early March.

Mansfield stated that the City's Planning Commission continued to consider rezoning of several areas on the northwest side of the City to allow denser residential development. Mansfield stated that the Planning Commission also continue to consider amendments to the Business zoning district regulations to address inconsistencies and omissions. Mansfield stated that the Planning Commission recommended adoption by the City Council of the amended Joint Future Land Use Plan, and distribution of the JPC Master Plan. Mansfield stated that the City Council had subsequently approved both.

Carr stated that Rutland Township's Planning Commission had also recommended adoption of the amended Joint Future Land Use Plan and distribution of the JPC Master Plan, and that the Township Board had approved both. McManus stated that the Joint Future Land Use Plan had been incorporated into the County's Master Plan, and therefore amendment of the Plan was subject to all of the requirements for master plan amendment prior to formal approval. Carr stated that the public hearing for comment on Rutland Township's zoning amendments had now been delayed until April to allow the Planning Commission to make several additional changes to the draft regulations.

Geiger arrived at 5:40 p.m.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that the JPC's agenda remained light. Mansfield stated that the JPC approved the draft JPC Master Plan for distribution to the adjoining units of government for review and comment. Mansfield stated that the JPC had also discussed the possibility of the City providing water service to the Milestones Child Development Center under an Urban Services and Economic Development Agreement. Mansfield stated that the JPC supported the development of such an agreement.

Carr stated that discussion regarding agenda items 8.c and 8.d had occurred earlier in the meeting.

Carr stated that the owners of Milestones Child Development Center continued to seek utility service under an Urban Services and Economic Development Agreement between the City and Rutland Township. Carr stated that he would be contacting the owners of the San Marcos Restaurant in the near future to determine if they wished to be included in an Urban Services District developed under such an agreement. Carr stated that the successful definition and development of an Urban Services District was dependent on the outcome of talks between Hastings Township and Rutland Township regarding the "island" of property in Hastings Township west of the City. Carr asked Mansfield to send him copies of the current USEDA and IGA agreements between Rutland Township and the City.

Carr asked Mansfield to explain the amended Joint Future Land Use Plan and the JPC Master Plan documents as included in the packet of information for tonight's meeting for the benefit of those present. Mansfield explained the documents.

Carr asked McManus to report on the activities of the M-37 Corridor Committee. McManus stated that no projects had come before the Committee in the recent past. McManus stated that the hospital project and the proposed improvements to the Wal-mart drive required no further action by the M-37 Committee at this time.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated the Solid Waste Committee was working with Iris to seek grant funding for the work of the County-wide Recycling Coordinator. Mansfield stated that the Solid Waste Committee had approximately one-half of the required funds in its budget, and believed that there was a good chance that they could obtain the remaining funds through grant programs intended for this purpose.

Carr asked Mansfield to report on the effort to build a new Fire Station / Emergency Services Facility to serve the JPA area. Mansfield stated that the City would continue to pursue options for funding this project in the coming months. Carr suggested that the City seek RFPs for architectural design of the facility. Carr stated that the City needed to determine the location, size and cost of the facility prior to seeking funding. Mansfield reminded Carr that the City had commissioned a study by C2AE that had defined all of these items.

Carr introduced discussion regarding the Barry County Facilities Master Plan project. Geiger stated that the draft facilities study had been approved by the Barry County Board of Commissioners in December of 2014, and that the final study was to be complete in March of 2015. Geiger stated that the Steering Committee for this project continued to meet. Carr asked when work on the less expensive items of work identified in the study could begin. Geiger stated that such work could likely begin in early summer of 2015. Mansfield stated that the City was currently exploring IT and phone system upgrades, and that Secant (the firm assisting the City with these upgrades and the County with the facilities study) had indicated that there might be opportunities for collaboration between the City and the County. Mansfield to explore.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. The JPA reviewed the list of tasks. No new tasks were added to the list.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

McManus stated that he would be leading a tour of Barry County for the Leadership Barry County participants on March 12th. McManus invited those present to suggest sites in Barry County that might be of interest to these participants.

Miner suggested that the City and the County actively explore opportunities to collaborate on IT and phone services. Geiger stated that identifying and pursuing such opportunities would be part of the County's facilities plan.

Byrnes explained Barry County's partnership with Ottawa County on an Agricultural Incubator Program. Byrnes stated that the Barry County Economic Development Alliance's Broadband Initiative was being reinvigorated.

Brown stated that Hastings Township had suggested that the Township and the Solid Waste Oversight Committee jointly file an application for a recycling grant. Brown stated that the Solid Waste Oversight Committee had decided to file an independent application for such a grant.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Medendorp to adjourn at 6:32 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
March 16, 2015**

Members Present: Phillips, Blead, Haywood, Brown, Miner, Redman, Medendorp, McManus, Carpenter, Carr.

Members Absent: Jasperse, Mansfield, Graham.

Ex-Officio Members Present: Hart.

Ex-Officio Members Absent: Geiger, Byrnes.

Carr called the meeting to order at 5:33 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the February 16, 2015 meeting of the JPA, the draft agenda for the March 4, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the February 18, 2015 meeting of the Joint Planning Commission, and the draft minutes of the March 2, 2015 meeting of the City of Hastings Planning Commission. No comment was forwarded.

Motion by Haywood, second by Brown to approve the minutes of the February 16, 2015 meeting of the JPA, and to receive and place on file the draft agenda for the March 4, 2015 meetings of the Rutland Township Planning Commission, the draft minutes of the February 18, 2015 meeting of the Joint Planning Commission, and the draft minutes of the March 2, 2015 meeting of the City of Hastings Planning Commission.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No comments were forwarded. Motion by Miner, second by Medendorp to approve the agenda for tonight's meeting as submitted.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

McManus stated that there was nothing to report from the County's perspective in the JPA area.

Hart stated that the City continued to consider rezoning of a number of parcels of land from R-S and R-R to the higher density R-1A in accordance with the terms of the Joint Future Land Use Plan.

Haywood stated that Rutland Township was considering rezoning the M-37 Auto site to AG/OS Preservation.

Mansfield arrived at 5:40 p.m.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that the JPC's agenda remained light. Mansfield stated that the JPC continued to discuss many of the same items under discussion at the JPA, including the JPC Master Plan, the JPC zoning ordinance, the amendments to the Joint Future Land Use Plan, and the island of Hasting Township land located west of the City. Mansfield questioned if Barry County had considered amending their Master Plan to reflect the amended Joint Future Land Use Plan. McManus stated that this amendment was on the list of tasks for the County Planning Commission to consider.

Carr stated that agenda item 8.d. had been discussed previously.

Carr introduced discussion regarding the potential urban service district to allow municipal services to be provided to the Milestone Child Development Center. Carr asked Brown if Hastings Township was prepared to submit documents to the City related to the "island" of property within the jurisdiction of Hastings Township located west of the City. Brown stated that he intended to ask the City to accept jurisdiction of the property within this "island". Carr asked if Brown intended to pursue an urban services agreement for this area. Brown stated that he intended to pursue contract annexation with the terms of the contract to be agreed upon between the City and the Township. Carr stated that he wished to be present when Brown presented his proposal to the City Council.

Carr stated that agenda item 8.f. had been discussed previously.

Carr asked McManus to report on the activities of the M-37 Committee. McManus stated that there was nothing new to report at this time. McManus stated that Byrnes was arranging a tour of the Grand Rapids MDOT Transportation Service Center, since Barry County would soon be transferred to this TSC.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated the Solid Waste Mini-grant program was now in place. Mansfield stated that he understood that approximately 3 agencies had requested mini-grant applications. Mansfield stated that the Solid Waste Committee was working on grant funding for the work of the County-wide Recycling Coordinator. Mansfield stated that the Solid Waste Committee had approximately one-half of the required funds in its budget, and believed that there was a good chance that they could obtain the remaining funds through grant programs intended for this purpose.

Carr asked Jon Smelker to report on the progress of the Barry County Facilities Master Plan. Smelker stated that Tower Pinkster had asked to meet with the Board of Commissioners in April to present the final Master Plan. Smelker stated that he did not have any additional information.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. The JPA reviewed the list of tasks. No new tasks were added to the list.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Brown stated that Mensch Manufacturing had received a Certificate of Occupancy for their new facility on January 14th, but had then learned on January 24th that their well permit had been denied. Brown stated that he would be investigating this matter in more depth at a future time.

Carr stated that the Barry County Road Commission would be holding an informational session on April 14th at the Expo Center related to Proposal 1 on the May, 2015 ballot for road funding. Carr welcomed those present to attend. Carr stated that he hoped that consideration of Miner's reappointment to the Barry County Planning Commission would not be tainted by political considerations.

Mansfield invited those present to review the draft JPC Master Plan documents submitted to the JPA by Attorney Craig Rolfe.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by McManus, second by Bleam to adjourn at 6:25 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
May 18, 2015**

Members Present: Phillips, Haywood, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Carr.

Members Absent: Brown, McManus, Miner, Blean.

Ex-Officio Members Present: Hart.

Ex-Officio Members Absent: Geiger, Byrnes.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the March 16, 2015 meeting of the JPA. No comment was forwarded.

Motion by Redman, second by Haywood to approve the minutes of the March 16, 2015 meeting of the JPA.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No comments were forwarded. Motion by Redman, second by Jasperse to approve the agenda for tonight's meeting as submitted.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Mansfield stated that the City had commenced construction of the next phase of the Riverwalk. Jasperse reported that a new restaurant would soon open on South Jefferson Street, and that all of the storefronts on South Jefferson Street would then be full.

Carr stated that the Township had tentatively approved the sale of a property owned by the Township west of the Holiday Inn Express, but that the sale now appeared likely to “fall through” due to wetland issues. Carr stated that the site was likely not large enough for the intended retail use due to the presence of wetlands. Carr stated that it did not appear that the MDEQ would allow the use of wetland mitigation measures to enlarge the usable area of the site. Carr stated that other developers were interested in purchasing this site.

Carr stated that the amendments to the Rutland Township Zoning Ordinance and Zoning map were now tentatively complete. Carr stated that an 8 day referendum period would start on May 21st, and that the ordinance would then be complete following the referendum period. Carr stated that the ordinance would be placed in final form following the referendum period.

Carr stated that Rutland Township had adopted the amended Joint Future Land Use Plan eliminating wetlands from the areas to be considered “built out” under the plan. Mansfield stated that the City had done so as well. Mansfield stated that Barry County had reported previously that they needed to amend their Master Plan to adopt the amendments to the Joint Future Land Use Plan.

Geiger arrived at 5:45 p.m.

Carr reported that he did not have a site plan to present to the JPA as noted under agenda item 8.e. due to the wetland issues discussed previously.

Carr stated that agenda item 8.d. had been discussed previously.

Carr introduced discussion regarding an expanded urban services district. Carr stated that urban services would likely be necessary to serve the property owned by the Township west of the Holiday Inn Express Hotel. Carr stated that as he considered boundaries for a logical expansion of the urban services district, it appeared reasonable to extend the west limits of the proposed district to Heath Road – Green Street. Carr explained that he had then met with representatives from Flex-fab to see if they were interested in having urban services provided. Carr stated that Flex-fab was currently served by public sewer, but wished to have public water to eliminate the need for their on-site fire protection system. Carr stated that this request would then move the west boundaries for the urban service district out to include Flex-fab, Save-a-Lot and the east half of a property owned by Carpenter. Carpenter stated that he wished to have his entire lot within the proposed urban services district. Mansfield noted that the extension of Carpenter’s west property line to the south (as the west boundary for the proposed USD) would then also add the ENT physician’s property on the south side of M-37/M-43 to the proposed USD.

Motion by Jasperse, second by Redman to pursue a second USD including properties along and on both sides of M-37/M-43 with a west boundary of the west line of Carpenter’s property and the west line of the ENT property.

In favor: Phillips, Haywood, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Geiger, Carr.

Opposed: None.

Absent: Miner, Bleam, McManus, Brown.

Motion carried.

Phillips stated that Brown wished to have the parcels in Hastings Township north of the property owned by Cathy Wood excluded from the proposed USD. Mansfield questioned why this was. Phillips stated that she was not sure of the basis for Brown's request. Mansfield stated that since Hastings Township wished to eliminate their jurisdiction of this property, it might be easier to do so under a conditional transfer than under a potential annexation action in the future. Carr stated that he would discuss this matter with Brown in the near future.

Carr stated that agenda item 8.g. had been discussed previously.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated that the Solid Waste Oversight Committee was still considering options for a recycling program without funding through a supplemental grant. Mansfield stated that the Committee was considering pursuing a partnership with Eaton County where a recycling program was already in place.

Carr asked Geiger to provide an update on the County's Facilities Master Plan. Geiger stated that the Master Plan was now complete and available on line. Geiger encouraged those present to visit the County's website to review the plan.

Carr asked Mansfield to provide a status report on the Emergency Services Facility. Mansfield stated that a number of representatives from various participating agencies had recently met to continue exploring funding options for the facility. Mansfield stated that the group would soon be traveling to Marshall, Michigan to review their recently constructed fire and police facilities.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. The JPA reviewed the list of tasks. No new tasks were added to the list.

Carr stated that he had recently discussed the possible use of the County's contract appraiser for use by other jurisdictions. Carr stated that he was exploring this possible arrangement with Michael Brown. Geiger suggested that there might be other contracted services that the County might be able to share with other units of government. Geiger stated that he would obtain a list of the services for which the County contracted.

Carr stated that he had recently been approached by Jim Carey with a request to have the Township provide assistance with development of the trail along or near the former railroad grade in Rutland Township. Carr stated that he would be in favor of this project, and that the Township would likely provide support in the form of a resolution or other document.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Phillips reported that the Hastings Township recycling facility would be available for use starting today. Phillips stated that the "high tech" components of the facility were not yet

functional, but would be in the near future. Phillips stated that students from GVSU were working on these components.

Geiger reported that Commissioner Joyce Snow would be stepping down in the near future, and that the Commission would fill the vacancy within 30 days.

Graham reported that the annual Charlton Park Day would be held this coming Saturday, and invited all to attend.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Carpenter to adjourn at 6:25 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
June 15, 2015**

Members Present: Brown, Haywood, Miner, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Carr.

Members Absent: Phillips, McManus, Blead.

Ex-Officio Members Present: Geiger.

Ex-Officio Members Absent: Hart, Byrnes.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the May 18, 2015 meeting of the JPA. No comment was forwarded.

Motion by Redman, second by Medendorp to approve the minutes of the May 18, 2015 meeting of the JPA.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. Jim Brown asked that realtor John Colburn be provided an opportunity to address the JPA. Carr suggested that item be added under 8.a. on the agenda. Motion by Redman, second by Graham to approve the agenda for tonight's meeting as amended.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Jim Brown introduced John Colburn, and explained that he was interested in assisting in development of the site of the former Chrysler dealership on State Street in Hastings Township. Colburn explained that he had identified a purchaser / developer for the site, but that the developer was interested in the site only under "perfect" conditions. Colburn stated that this

included the extension of Apple Street west to an extension of Cook Road north of State Street, and the installation of a traffic signal at the proposed State Street – Cook Road intersection. Colburn explained that he had discussed with Brown and Mansfield that similar improvements had been envisioned in the Joint Future Land Use Plan. Colburn stated that it would also be beneficial to his client to have Apple Street shifted north on the former Chrysler Dealership site to allow for additional development along State Street. Much discussion regarding potential projects, infrastructure and improvements in the area ensued, as well as potential jurisdictional boundary changes and the use of special assessments to pay for various improvements. Redman stated that he was 100% behind progress. Consensus of the JPA was to forward the request for various road realignments to the M-37 Corridor Committee for their review and comment.

Mansfield stated that the City of Hastings Planning Commission was currently considering a request for rezoning of several parcels of land near the State Street – Railroad Street intersection from Industrial to B-4 Business. Mansfield stated that the Planning Commission participated in a tour of the community to look at a variety of locations that were being considered for development, rezoning or other potential changes.

Carr stated that there was nothing to report from the Barry County Planning Commission.

Geiger stated that he was working with Michael Brown to compile a list of services which Barry County used contractors to provide. Geiger stated that he would report if other units of government might also use these contractors for similar services.

Carr stated that the Rutland Township Zoning Ordinance and Map amendments were now complete. Carr stated that Flexfab was considering changing the use of the Milestones Day Care facility to use as administrative offices. Carr stated that he was continuing to pursue a second urban service district to provide municipal services to Milestones facility as well as other properties along West State Street. Carr reported that he would be administratively approving an addition to the building used by Plucky Knitters east of Daval's. The addition will be 56 feet by 42 feet and will be used for storage.

Carr distributed a map of the proposed area to be considered for the next urban services district. Brown asked that the property owned by Hastings Township and within the jurisdiction of Hastings Township be withdrawn from the proposed urban service district. Redman stated that he opposed withdrawal of this property from the urban service district. Mansfield questioned if the adjacent property owned by Hastings Township in the jurisdiction of Rutland Township should also be withdrawn if Hastings Township was going to withdraw the property in their jurisdiction (to avoid an uneven boundary or creation of an island of conditionally transferred land). Consensus of the JPA was to approve Hastings Township's request to withdraw the two parcels of land that they owned in Hastings and Rutland Townships from the proposed USD.

Motion by Brown, second by Jasperse to approve continued effort to establish a second USD as depicted on the map distributed by Carr, with amendment to remove the two parcels of land owned by Hastings Township in the northeast corner of the proposed USD.

In favor: Brown, Haywood, Miner, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Carr.

Opposed: Redman

Absent: Phillips, Blead, McManus.

Motion carried.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that now that Rutland had completed the amendments to its zoning ordinance and zoning map, the JPC could begin work on the JPC zoning ordinance that would apply to the properties under the JPC's planning and zoning jurisdiction (the Urban Services Eligibility Area / PIUSA). Mansfield stated that the JPC expected to begin work on that zoning ordinance on Monday night. Mansfield stated that once the JPC had an approved zoning ordinance and zoning map, they could adopt their Master Plan for the area under their planning jurisdiction (USEA / PIUSA). Mansfield stated that when the JPC assumed authority for planning and zoning within the USEA / PIUSA, it would eliminate the need for a transfer of zoning / planning authority following construction of a project.

Carr asked Geiger to report on the status of Barry County's adoption of the amended Joint Future Land Use Plan. Geiger stated that he would need to investigate the status of this matter. Mansfield stated that it was his understanding that Barry County had adopted the Joint Future Land Use Plan as a component of their Master Plan, and consequently a formal amendment of their Master Plan was required to implement the amendment to the Joint Future Land Use Plan. Geiger to explore and report back.

Carr stated that agenda items 8.d. and 8.e. had been discussed previously.

Carr noted that McManus was not present to comment on agenda item 8.f.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated that the Barry County Solid Waste Oversight Committee intended to meet with their regional MDNR representative for promotion of recycling to discuss ideas for recycling programs. Mansfield stated that the BCSWOC continued to pursue collaborative opportunities with other counties for the provision of a recycling coordinator. Mansfield encouraged those present to consider applying for recycling mini-grants through the BCSWOC.

Carr asked Mansfield to provide a status report on the Emergency Services Facility. Mansfield stated that a group had traveled to Marshall Michigan earlier in the day to tour Marshall's new Fire Station and joint State Police – County Police – City Police building. Mansfield stated that the group continued to explore funding options for the proposed facility. Geiger to provide additional information / connections in the future.

Carr asked Geiger to provide an update on the County's Facilities Master Plan. Geiger stated that the County was currently exploring the legality of a combined millage to fund the various improvements outlined in the Plan. Geiger stated that there was a concern that there may be a statutory bar against millages to fund dissimilar functions or uses ("log rolling"). Geiger stated that the County Commission would be interviewing candidates on Thursday to fill the seat on the Commission left vacant by the recent resignation of Joyce Snow, and that a candidate would be appointed to fill the position next Tuesday.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. The JPA reviewed the list of tasks. No new tasks were added to the list.

Carr stated that there was no new business to discuss.

Carr asked for comments from the public.

Cindy Vujea of the Barry County Economic Development Corporation stated that the BCEDA would be holding a workshop on Tax Increment Finance Authorities on September 24th, and on land use Master Planning later this fall.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Redman stated that the meeting room at the Barry County Central Dispatch Facility was now available for use.

Medendorp stated that he had noted that the farm owned by Larry Haywood was listed as a Centennial Farm in the recent Great Lakes Energy magazine. Medendorp congratulated Haywood on this designation.

Carpenter asked Brown how the new Hastings Township recycling facility was working out. Brown stated that it was performing very well and had received lots of use initially but was now tapering off. Brown stated that GVSU was putting the finishing touches on the solar power units. Redman asked if non-Hastings Township residents could use the facility. Brown stated that they could not.

Mansfield stated that the Woodridge Building on State Street had been purchased and was being renovated at the current time.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Brown to adjourn at 7:03 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
August 17, 2015**

Members Present: Brown, Phillips, McManus, Bleam, Haywood, Miner, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Carr.

Members Absent: None.

Ex-Officio Members Present: Geiger.

Ex-Officio Members Absent: Byrnes.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the June 15, 2015 meeting of the JPA. No comment was forwarded.

Motion by Redman, second by Haywood to approve the minutes of the June 15, 2015 meeting of the JPA, and to receive and place on file the draft agenda for the August 5, 2015 meeting of the Rutland Township Planning Commission, the draft minutes of the July 1, 2015 meeting of the Rutland Township Planning Commission, the draft minutes of the July 2, 2015 special meeting of the Rutland Township Planning Commission, the draft minutes of the July 15, 2015 meeting of the Joint Planning Commission, and the draft minutes of the August 3, 2015 meeting of the City of Hastings Planning Commission.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. Carr asked that consideration of a site plan for a retail development west of the Holiday Inn Express Hotel be added to the agenda under New Business. Redman asked that consideration of an offer from Hastings Township to transfer property along State Street west of the Viking Corporation be added to the agenda. Carr noted that this topic would be discussed under existing agenda item 8.e. Motion by McManus, second by Redman to approve the agenda for tonight's meeting as amended.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Mansfield reported that the City was nearing the start of construction of the new Thornapple Plaza amphitheatre project, completing work on the current phase of the Riverwalk, and completing improvements at the Riverside Cemetery.

McManus reported that Barry County was working text amendments to its code, but that these text amendments would have limited impact on properties within the areas subject to review by the JPA. Geiger stated that he had invited Barry County Administrator Michael Brown to attend tonight's meeting to assist in consideration of the transfer of property from Hasting Township to the City of Hastings.

Carr stated that Rutland Township was pursuing further amendments to the text in its Mixed Use Zoning District. Carr stated that the revisions to the MX Zoning District were prompted during review of the draft JPC Zoning Ordinance. Carr noted that Stacy Graham had recently been appointed to serve on the Rutland Township Planning Commission.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that the JPC had received a copy of the latest draft of the JPC ordinance at their July meeting. Mansfield stated that the JPC planned to complete its review of this ordinance at their August meeting. Mansfield stated that the JPC was also working with Rutland Township on a Zoning Map for the area under JPC zoning jurisdiction (the Urban Services Eligibility Area). Mansfield stated that the JPC and Rutland Township were considering holding a joint public hearing on the Zoning Map to limit confusion (since both bodies intended to adopt the same map). Mansfield stated that once the final JPA Zoning Ordinance and Zoning Map were approved, the JPC could adopt its Master Plan for the USEA.

Carr asked McManus to report on the status of Barry County's adoption of the amended Joint Future Land Use Plan. McManus stated that the Barry County Planning Commission had discussed this matter at their last meeting, and had decided to wait to consider the amended plan until the JPC had adopted its zoning ordinance, zoning map and master plan. McManus explained that the County needed to process a formal Master Plan amendment to approve the revised Joint Future Land Use Plan, so they wanted to make sure that no additional changes were forthcoming prior to initiation of the process.

Carr stated that agenda item 8.d. had been moved to New Business.

Carr introduced discussion regarding the development of a new urban services district (USD) along the M-37 / M-43 corridor west of the Hastings City Limits. Carr distributed a map of a proposed USD extending from the West City Limits to a point west of the State Street – Green Street – Heath Road intersection. Carr stated that he had discussed the proposed USD with most of the owners of property in the proposed USD. Carr stated that the Township had retained an engineer to complete preliminary design and cost estimates for a water distribution system extension to serve the properties within the proposed USD. Carr stated that the preliminary cost estimate for this work was \$557,000.

Carr noted that the proposed USD included all of the property currently under the jurisdiction of Hastings Township located west of the City limits. Carr stated that he was concerned because Hastings Township had forwarded a variety of proposals in the past related to this property. Carr stated that he understood that Hastings Township had recently requested that the property in this area be transferred to the City of Hastings possibly through some proceeding other than an urban services and economic development agreement (USEDA). Carr stated that it was his position that the JPA had established the USEDAs as the "standard" method for intergovernmental provision of services among the units of government participating on the JPA, and that he was opposed to other means of doing so. Carr stated that Brown had expressed concerns related to some of the terms contained in the "standard" USEDAs, and that he would understand if a USEDAs unique to Hastings Township's needs needed to be developed, but that he was opposed to pursuing annexation as a method for transfer of governmental jurisdiction.

Mansfield suggested that it was likely that a separate USEDAs between the City and Hastings Township would be required. Mansfield suggested that this USEDAs could be tailored to suit Hastings Township's desires. Mansfield stated that he understood for instance that Hastings Township did not wish to participate on the JPC, since the JPC was currently focusing on properties west of the City of Hastings (and remote from Hastings Township). Mansfield stated that he also understood that Hastings Township wished to have the property remain with the City at the end of the term of the USEDAs. Mansfield stated that he understood that Hastings Township wished the City to be charged with responsibility for planning, zoning and building inspection and administration. Mansfield stated that he understood that Hastings Township wished to retain the revenue sharing provisions in the original USEDAs (1 mil for the first 25 years, 0.5 mil for the second 25 years). Mansfield stated that he understood that Hastings Township wished the USEDAs to be effective immediately upon signing, rather than to allow a 3 year "deferment period" for undeveloped property. Mansfield suggested that the "standard" USEDAs could be modified to reflect these requirements.

Mansfield questioned if the elimination of these provisions in a modified USEDAs for the subject property was a concern for Rutland, since these provisions were essentially considered "benefits" for Rutland Township in the original USEDAs. Carr stated that he thought such an agreement would be acceptable. Consensus of the JPA was to have Mansfield reduce the draft terms of a potential modified USEDAs to writing for review and approval (or comment) by Carr and Brown. Carr questioned if Hastings proposed to "give" the property it currently owned west of the City limits to the City. Brown stated that he intended to do so, and that this would be a condition of any agreement with the City related to the Hastings Township property. Brown stated that the transfer of ownership of the property would need to occur currently with the execution of any USEDAs. Mansfield stated that he believed the City would likely require that the revenue sharing provisions of a USEDAs not apply to this property. Phillips noted that the Township would also likely require that the property transferred to the City be used for park purposes only for a period of twenty years.

Carr asked McManus to report on the recent meeting of the M-37 Corridor Committee. McManus distributed minutes from the meeting, and explained the comments in the minutes. McManus noted that Carr was to write a letter to MDOT asking that MDOT review and comment on the possible realignment of the intersection of Cook Road and West State Street. McManus stated that MDOT had

commented at the meeting that it was unlikely that a traffic signal would be installed at this intersection, but that they would conduct an analysis to determine if the conditions at the intersection warranted the installation of a signal. Carr stated that this had not yet occurred.

Carr asked Mansfield to report on the current status of the County-wide recycling program. Mansfield stated that the Barry County Solid Waste Oversight Committee was revising its proposal for the work of a recycling coordinator based on recommendations from the County's MDNR recycling program representative. Mansfield stated that it was likely that the Oversight Committee would soon approach the Board of Commissioners to request permission to spend a portion of their fund reserves to retain a consultant to serve as a recycling coordinator for a two year period. Mansfield reported that the Oversight Committee had recently awarded three mini-grants for recycling projects in Barry County. Miner stated that he understood that Kent County had recently started charging \$10 per ton for receipt of recyclable materials. Mansfield stated that Steve Essling of Waste Management had reported this same finding to the Oversight Committee, but that this constituted only a portion of the actual cost of recycling these materials. Mansfield reported that Essling had stated that it actually cost Kent County something more on the order of \$25 per ton to process the recyclable materials.

Carr asked Mansfield to provide a status report on the Emergency Services Facility. Mansfield stated that he had recently met with a private construction manager / developer to review the project. Mansfield stated that this firm also provided financial consulting services and was seeking ways to fund the project. Mansfield stated that no significant source of external funds had yet come to light.

Carr asked Geiger to provide an update on the County's Facilities Master Plan. Geiger briefly explained the findings in the master plan, but deferred to Michael Brown to explain the details. Brown explained that the master plan proposed six initiatives. Brown stated that the County Commission had agreed to pursue the first two initiatives immediately, including security improvements at the Courthouse and relocation of the MSU Extension office to the former library building. Brown stated that the third initiative was for renovations/improvements at the animal shelter, but that his initiative was currently on hold at the request of the newly appointed director of the shelter. Brown stated that the last three initiatives included construction of a new facility for the Commission on Aging, construction of a new jail, and a major addition to the Courts and Law Building. Brown stated that the County Commission was currently considering options for funding these major projects with a total estimated cost of \$36 million.

Geiger excused himself from the meeting at 6:25 p.m.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. No new tasks were added to the list.

Carr introduced discussion regarding a draft site plan for two buildings to house retail operations on M-37 / M-43 west of the Holiday Inn Express Hotel. Carr introduced Jim Morgan, a representative for the developer of the project. Morgan briefly explained the proposed project. Morgan stated that the site had 735 feet of frontage along M-37 / M-43, but was not deep. Morgan stated that the site was bordered on each end by wetlands. Morgan stated that site dimensions and conditions led to the need for two driveways to provide for access to the site while still allowing for required parking. Carr

stated that parking was allowed in front of the buildings in the mixed use district. Mansfield stated that he would prefer to see connectivity between sites along M-37 / M-43. Morgan stated that the developer preferred this as well, but the wetlands on the site, an adjacent creek, and the existence of a detention pond on the Holiday Inn site made this difficult. McManus reported that the site plan would be referred back to the M-37 Corridor Committee for further review. No other comments were forwarded.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

McManus stated that Pam Wyerman would soon be retiring from Barry County, and invited those present to attend a party in her honor next Thursday from 2 to 4 p.m.

Medendorp stated that the response to the Hastings Township property transfer request was handled well by the members of the JPA.

Brown stated that he was pleased to see a "level headed" director at the Animal Shelter.

Miner stated that the JPA had responded admirably to the request from Hastings Township for the transfer of property.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Medendorp to adjourn at 6:41 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
September 21, 2015**

Members Present: Brown, Phillips, Haywood, Miner, Jasperse, Mansfield, Graham, Redman, Medendorp, Carpenter, Carr.

Members Absent: Blead, McManus.

Ex-Officio Members Present: Geiger, Klein, (Vujea).

Ex-Officio Members Absent: Byrnes.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the August 17, 2015 meeting of the JPA. No comment was forwarded.

Motion by Redman, second by Medendorp to approve the minutes of the August 17, 2015 meeting of the JPA, and to receive and place on file the draft minutes for the August 5, 2015 meeting of the Rutland Township Planning Commission, the draft minutes of the August 19, 2015 meeting of the Joint Planning Commission, and the draft minutes of the September 8, 2015 meeting of the City of Hastings Planning Commission.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. Vujea asked that discussion regarding telecommunication microtowers be added to the agenda. Carr stated that this could be added under public discussion. Motion by Redman, second by Graham to approve the agenda for tonight's meeting as amended.

Motion carried.

Carr asked for comments from the public. Vujea stated that she, Carr and Brown had recently met with representatives from MEI to discuss the need for additional high speed broadband access in Hastings and Rutland Townships. Vujea stated that the group had requested that MEI consider the construction of additional microtowers in the area similar to those constructed in the Algonquin Lake area. Vujea stated that MEI expressed concern regarding their ability to adequately staff and provide

support services for expanded telecommunication infrastructure at this time. Vujea stated that shed believed that MEI was in the process of evaluating their ability to provide additional broadband services in Hastings and Rutland Township at this time. Vujea stated that the JPA might be in a position to support a request to MEI for the placement of additional microtowers on the behalf of Hastings and Rutland Townships. Consensus of the JPA was to provide a letter of support for the installation of microtowers or other telecommunications infrastructure to increase broadband availability in Hastings and Rutland Townships. Carr and Vujea to draft the letter on behalf of the JPA.

Mansfield introduced the City's new Community Development Director, Alan Klein.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

Mansfield reported that demolition work had begun to facilitate construction of the new Thornapple Plaza performance venue. Mansfield stated that a number of downtown façade improvement projects were currently underway. Mansfield stated that the Hastings Planning Commission had advocated and planned to complete infrastructure and bicycle master plans.

Brown stated that Hastings Township had now decided to wait for further environmental analysis to be completed prior to pursuing any property transfer or urban services agreement related to the site of the former Hastings Chrysler dealership.

Carpenter reported that one new customer had connected to the Township's STEP sewer system, and that others were considering future connections.

Carr reported that he was working with Rutland Township Attorney Rolfe to review the process for establishing the next urban services district under a second Urban Services and Economic Development Agreement. Carr stated that Rolfe was also assisting the Township and the JPC with review of the JPC Master Plan, Zoning Map and Zoning Ordinance. Carr stated that he (Carr) would serve as the Zoning Administrator for the JPC.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that as Carr had noted, the JPC continued to work on the JPC Zoning Map and Zoning Ordinance. Carr noted that the JPC had scheduled a public hearing to solicit comment on the JPC Master Plan for their October meeting.

Carr stated that agenda items 8.c., 8.d., and 8.e. had been discussed earlier in the meeting. Carr noted that McManus was not present to provide a report on agenda item 8.f. Carr stated that he had drafted a letter to MDOT as noted in agenda item 8.g. and that this matter was now in the hands of others.

Carr asked Mansfield to provide a report on a County wide recycling program. Mansfield stated that the Barry County Solid Waste Oversight Committee continued to struggle with this program, but that he expected that they would approach the County Commission in the near future to request to be allowed to use funds in the Solid Waste Fund balance to retain a recycling coordinator.

Carr asked Mansfield to provide a status report on the Emergency Services Facility. Mansfield stated that he was meeting with a private construction manager / developer to review the project. Mansfield stated that this firm also provided financial consulting services and was seeking ways to fund the project. Mansfield stated that no significant source of external funds had yet come to light.

Carr asked Geiger to provide an update on the County's Facilities Master Plan. Geiger stated that the County had hired an architect to prepare design documents for the first phase improvements identified in the master plan. Geiger stated that the County was currently in the process of completing their budget for the coming year, and would be preparing a list of subcontractors / vendors used by the County that might also be able to assist other units of government.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. No new tasks were added to the list.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Carr stated Tracy Baker no longer owned a business in Rutland Township, and would therefore have to resign from the Township Planning Commission and JPC. Carr stated that he had recommended the appointment of Gerald Schmidtke to replace Baker on these boards.

Graham and Medendorp congratulated and welcomed Alan Klein.

Brown stated that Hastings Township had purchased a surveillance system for their new recycling facility. Carr stated that the Township Supervisors and County Commission had recently held a joint meeting, and that it was a good meeting.

Miner stated that he understood that the County Commission was considering an ordinance to allow ORVs on County roads. Miner asked Geiger to bring additional information back to the JPA on this proposed ordinance.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Brown, second by Redman to adjourn at 6:16 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft Meeting Minutes
October 19, 2015**

Members Present: Brown, Phillips, Haywood, Miner, Blead, McManus, Mansfield, Graham, Medendorp, Carpenter, Carr.

Members Absent: Jasperse, Redman.

Ex-Officio Members Present: Geiger, Klein, Vujea.

Ex-Officio Members Absent: None.

Carr called the meeting to order at 5:30 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the September 21, 2015 meeting of the JPA. No comment was forwarded.

Motion by Mansfield, second by Miner to approve the minutes of the September 21, 2015 meeting of the JPA, and to receive and place on file the draft minutes of the September 16, 2015 meeting of the Joint Planning Commission, and the draft minutes of the October 5, 2015 meeting of the City of Hastings Planning Commission.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No suggestions were forwarded. Motion by Carpenter, second by Brown to approve the agenda for tonight's meeting as amended.

Motion carried.

Carr asked for comments from the public.

Vujea stated that the recent workshop on the topic of land use master planning presented by the Barry County Economic Development Alliance was well attended and well received. Vujea stated that the BCEDA's next workshop would provide information on the topic of Tax Increment Finance Authorities and that it would be held at the Rutland Charter Township Hall.

Vujea stated that Hastings and Rutland Townships continued to pursue the installation of additional micro-towers for the provision of broadband services by MEI in their respective jurisdictions. Vujea stated that the parties were meeting on Monday to review this request, and would be meeting with MEI's Board of Directors in the near future.

Carr asked for reports from the units of government regarding projects in their respective jurisdictions.

McManus reported that he was reviewing a possible development on South M-37 south of the City of Hastings. Carr recommended that the JPC consider the possibility of an urban service district in this area if services would be required.

Mansfield reported that the City's Planning Commission was currently working on possible ordinance amendments applying to parking requirements, to allow additional signage in the downtown, and to protect signature buildings. Mansfield stated that construction of the new Thornapple Plaza performance venue had commenced.

Haywood stated that not much new to report from Rutland's perspective.

Carr reported that there was a meeting held earlier in the day to discuss the proposed second Urban Services and Economic Development Agreement. Carr stated that a public hearing had been scheduled for October 21st to solicit comment regarding the draft JPC Master Plan. Carr stated that the JPC would be continuing work on the draft JPC Ordinance at their next meeting.

Carr asked Mansfield to provide a report on the work of the Joint Planning Commission. Mansfield stated that as Carr had indicated previously, the JPC would be working on their draft Zoning Ordinance at their next meeting, as well as considering adoption of their Master Plan.

Carr stated that agenda items 8.b. and 8.c. had been discussed earlier in the meeting.

Carr asked Brown to provide an update on Hastings Township's progress in establishing an urban service district for the property in Hastings Township located west of the City limits. Brown stated that there was nothing new to report, and that the urban service district was a "work in progress."

Mansfield stated that the JPA should be aware that the City and Rutland Township were pursuing an Urban Service District that was not contiguous to the City property on the north side of West State Street. Mansfield stated that the enclave of property in Hastings Township was located between the City property and the proposed USD. Mansfield stated that Rutland and the City intended to continue to pursue the new USD even without the contiguity anticipated in the Joint Future Land Use Plan, since Rutland Township needed to move their projects ahead and Hastings Township was not currently working on an Urban Service Agreement.

Carr asked Mansfield to provide a report on a County wide recycling program. Mansfield stated that the Barry County Solid Waste Oversight Committee had recently received a proposal from former BCSWOC member Jill Brown to have her company provide services as a recycling coordinator. Mansfield stated that this proposal appeared to offer a very cost effective option. Mansfield stated

that the BSCWOC was currently reviewing the proposal, and would likely seek permission from the County Commission to use funds from the Solid Waste Fund fund balance for this work.

Carr asked McManus to report on the activities of the M-37 Corridor Committee. McManus stated that there was nothing new to report.

Carr reported that the Townships and the City had recently met with representatives from Aldi's and MDOT to consider extensions and realignments of various roadways near the site of the proposed Aldi's store. Carr stated that Aldi's traffic engineer was currently evaluating traffic flows

Carr asked Mansfield to provide a status report on the Emergency Services Facility. Mansfield stated that he was working with a developer to refine project cost estimates and to provide concept renderings for the facility. Mansfield stated that he hoped to have those documents within the next several days.

Carr asked Geiger to provide an update on the County's Facilities Master Plan. Geiger stated that Barry County had retained a design firm known as Landmark to develop plans for the renovation of the former library building and several areas within the Courthouse. Geiger reported that plans were under development at this time for those two facilities. Geiger stated that plans for improvements at the Animal Shelter had been suspended at the request of the Director of the Animal Shelter.

Carr asked Geiger to comment on regulations applying to ORVs on Barry County Roads. Geiger stated that the Barry County Road Commission had not chosen to restrict the use of ORVs. Geiger stated that the Barry County Board of Commissioners was currently waiting for the Sherriff's Department to "weigh in". Carr asked that the Commission also consider including snowmobiles and golf carts under the proposed regulations. Geiger stated that the State differentiated between ORVs and snowmobiles. Miner requested that the County consider including a sunset provision in the regulations to allow the regulations to be reviewed and possibly amended in the future.

Geiger distributed a list of contractors that provided services for the County. Geiger stated that these contractors could potentially provide services to other units of government under the same or similar contracts. Geiger asked that a standard agenda item be added to the JPA's agenda asking for the participating representatives to identify upcoming Requests for Proposals for contracted services.

Carr introduced discussion regarding the list of work tasks identified for completion by the JPA in 2015. No new tasks were added to the list.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

McManus informed the JPA that they had hired a new administrative assistant in the Planning Department. McManus noted that with the new technology proposed to be purchased should the upcoming Hastings Area Schools millage issue pass, the need for microtowers to provide broadband access throughout the County would become even more important. McManus

stated that some Delton Schools students were not able to get broadband access at their residences.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Brown, second by McManus to adjourn at 6:08 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary

**Hastings Charter Township
Barry County
Rutland Charter Township
Carlton Township
City of Hastings
Joint Planning Alliance
Draft SPECIAL Meeting Minutes
November 10, 2015**

Members Present: Brown, Phillips, Miner, Jasperse, Redman, Mansfield, Carpenter, Carr.

Members Absent: Haywood, Blean, McManus, Graham, Medendorp.

Ex-Officio Members Present: Geiger, Klein.

Ex-Officio Members Absent: Vujea.

Carr called the meeting to order at 5:32 p.m.

Carr led the JPA members and the public in attendance in the recitation of the Pledge of Allegiance.

Carr asked for comments regarding the minutes of the October 19, 2015 meeting of the JPA. No comment was forwarded.

Motion by Redman, second by Mansfield to approve the minutes of the October 19, 2015 meeting of the JPA.

Motion carried.

Carr asked for any suggested additions to the agenda for tonight's meeting. No suggestions were forwarded. Motion by Redman, second by Mansfield to approve the agenda for tonight's meeting as amended.

Motion carried.

Carr asked for comments from the public. No comments were forwarded.

Carr introduced discussion regarding proposed expansion of the area to be included in the Urban Services District (USD) to be created under the second Rutland Charter Township – City of Hastings Urban Services and Economic Development Agreement (USEDA) currently being drafted by the Township and the City. Carr presented a map depicting the boundaries of the revised USD as proposed. Carr explained that the revised proposed USD now included all of the properties in the area bounded by Cook Road – M/37 / M-43 (West State Street) – Green Street. Carr stated that a property owner within the area proposed to be added to the USD had requested to be included in the USD to allow the future provision of municipal services to their property. Carr stated that the City and

Rutland Township were now seeking comment regarding the proposed revised boundaries for the USD from the other units of government participating on the JPA.

Mansfield noted that the revised USD did not include properties on the south side of Green Street. Mansfield stated that he believed that the proposed USD still satisfied the intent of the JPA related to regional growth as expressed in the Joint Future Land Use Plan, since the revised USD would promote further urban development adjacent to the existing developed urban core. Brown questioned why the properties along the south side of Green Street were not included in the proposed revised USD. Carr stated that several of the property owners in that area would likely object to inclusion in a USD at this time, since they had no immediate need for additional urban services. Carr stated that he would prefer to pursue a USD that had significant support, and would accommodate the need related to more immediate development.

Redman stated that he believed that it made sense to create USD's that included large areas of property, rather than to create many smaller USDs over time. Carr stated that he agreed, and that he had pushed for larger USDs to the extent that property owners requested them. Carr stated that the current USD had been expanded to include property owned by Carpenter based on just such a request.

Mansfield stated that it was his understanding that there may be some additional development "pressure" along the south side of Green Street adjacent to the proposed USD in the not too distant future. Consensus of the JPA was that if additional properties along Green Street were included in a future USD, the USD would extend all the way from the City limits to the property to be served (i.e. contiguity along West Green Street required). Redman questioned how quickly a future USD could be created to allow service to such properties. Carr stated that it would likely take approximately 6 months to create a new USD. Redman questioned if such a delay would adversely impact a developer's desire to utilize this area. Carr stated that it should not. Tracy Baker stated that normally a developer would be working on other issues related to such development concurrently with pursuing municipal services, so the delay should not adversely impact potential development.

Motion by Redman, second by Miner to support the proposed expansion of the second Rutland Charter Township – City of Hastings Urban Services District as depicted on the map distributed by Carr at tonight's meeting (to include all of the property within the Cook Road – State Street – Green Street triangle).

In favor: Brown, Phillips, Miner, Jasperse, Redman, Mansfield, Carpenter, Carr.

Opposed: None.

Absent: Haywood, Bleam, McManus, Graham, Medendorp.

Motion carried.

Carr asked for comment regarding the possible cancellation of the regular JPA meeting scheduled for November 16, 2015.

Motion by Brown, second by Redman to cancel the regular JPA meeting scheduled for November 16, 2015.

In favor: Brown, Phillips, Miner, Jasperse, Redman, Mansfield, Carpenter, Carr.

Opposed: None.

Absent: Haywood, Blear, McManus, Graham, Medendorp.

Motion carried.

Carr asked for additional comment from the public. No comment from the public was forwarded.

Carr asked for comments from the members of the JPA.

Mansfield stated that the City Council had unanimously adopted the resolution approving the JPC Master Plan.

Redman recognized the service of all military veterans and wished them well on Veterans' Day.

Carr asked for additional comments from the members of the JPA. No comments from members of the JPA were forwarded.

Motion by Redman, second by Miner to adjourn at 5:57 p.m.

Motion carried.

Submitted by:

Jeff Mansfield
Secretary