

**HAYES TOWNSHIP BOARD
PUBLIC HEARING MINUTES
September 15, 2014**

The public hearing of the Hayes Township Board was called to order by Supervisor Ethel Knepp at 7:04 p.m. at the Hayes Township Hall, 09195 Old US 31 N. The purpose of this hearing is to take public comment on the proposed park master plan for Hayes Township Park, Camp Sea-Gull.

Board members present were Marlene Golovich, Ethel Knepp, Rich Burnett, Douglas Kuebler and Robbin Kraft. Audience members were Annie Burnett, Jim McMahon, Paul Zardos, Mary Lou Wickowski, Pat Wickowski, Jerry Baronska, Bill Tudor, Lou Tudor, David Zipp, Leslie Cunningham, Bob Jess, Ben Cunningham, Colleen Mohr, Laurence White, Ed Bajos, Warren Nugent, Dee Hoadley, Paul Hoadley, John Campbell, Mike Dow, Rhea Dow, Anne Kantola, Jim Malewitz, and Bob Ford.

Supervisor Knepp turned the meeting over to Bob Ford of Landscape Architects & Planners. Bob Ford presented what their firm feels is the “best plan” based on topography, soil samples and public input and other information they gathered.

Mr Ford showed a video of Camp Sea-Gull prepared by Charles Dawley from Little Traverse Conservancy. Mr Ford presented a series of slides explaining the steps his firm and others took to come to the final proposed plan. Mr Ford stated that the road location depicted on the final proposed plan could result in reducing the cost by ½ from the first plan prepared by Performance Engineering.

Mr Ford took comments and questions from the public;

There is a need for additional parking for day use/swimming.

What is the max boat & trailer length? *Maximum would be 37’*

Would there be a sign indicating the maximum length allowed? *A sign could be utilized.*

Will there be tent camping? *Tent camping needs a lot of room and would be very limited.*

Camping in the forested areas could cause ground compacting that would damage the trees.

What are the real costs? *The costs will be provided after the Board adopts the proposed plan or a plan with changes.*

How wide is the proposed road? *The road will be 24’ wide plus shoulders.*

How many retaining walls will we have and at what cost? *The final cost estimate will be given after the Township adopts a master plan. The current proposed plan will use a 15% grade for a portion of the road and that will reduce the amount of needed retaining walls as well as the cost. The Board needs to decide if this is the “best plan” and if it is not “why not” so final costs can be done.*

Could the boat size be limited? *The size of the boats that can be launched can be controlled by the radius in the middle of the proposed boat launch.*

This is a brilliant plan that is based on public input and smart design ideas.

Couldn’t we keep the cafeteria building? *That area is one of the only level areas near the water*

that can provide parking for day use. The building is large, needs multiple renovations, it would incur costs to maintain and manage and it was not recommended that the Township keep it
Could the beach be separated from the boat launch? *There is ample area and separation for swim areas. The plan proposes an additional swim area at the furthest eastern side of the property. This would require a boardwalk thru the wetlands and would be implemented in a future phase. It appears that pavement is replacing the trees. How many oak trees will be removed? Maybe 12 but will verify that.*

More trees could be saved if the plan called for a single lane road with a timed traffic light and feels it is really important that work be done to maintain a one way road. *The plan proposes a two lane road for safety reasons. Some of the things to consider are people not waiting for the light to change and backing everything up at the bottom, maintenance on the light, what happens when it quits working? Access for emergency vehicles could be impeded and the development of pull out areas will also mean the removal of trees.*

This is a spot on design but would the limitation of boat size reduce the width of the road and couldn't turnouts be created. *A single lane road is a safety issue.*

A more realistic amount of tree removal may be 100-150 trees. *There is 853' feet of road designed to remove as few trees as possible and limit the amount of retaining walls needed. Preserving this parks natural feature is very important and has presented a challenge to design. I like what you have done but think you could minimize the impact with a one lane road with lights. It does not address the safety issues. People will run the lights, it only takes one person who cannot back up a boat trailer to make grid lock.*

Bob Ford has improved the plan that was submitted for grants. He has protected a lot of trees, reduced the retaining walls and you may only see a 10% road cost savings by having just one lane.

We need to make the park safe now so it can be used now. There are cement blocks in the water that need to be removed. Items that were left lying on the beach are unsafe. *The Parks & Recreation Committee are having volunteer days to do the needed work at CSG. Everyone is invited to join in.*

The proposed cafeteria parking area is overkill. *The plan should be reevaluated every 5 years. Why can't the existing boat launch be rejuvenated? The grade is too steep for pulling boats out of the water. The proposed plan allows for a gentler grade and handicap accessibility. The grade should not exceed 15%.*

The proposed road is within the 100' setback.

The old boat launch cuts the park in half.

We must just do the best we can to make it a nice park and move on.

I don't want to ooze into the "only plan" we will do with this proposed plan. *Masterplans change all the time. They are created for direction.*

Now is the time to tell the Board the direction we want them to go in. One item that needs to be discussed is the cabins and their cost to revamp and maintain.

Great job on the plan, I am just concerned about the cost of the cabins.

It is important to reduce the number of trees removed.

Could the proposed road be staked for a visual of the amount of tree removal? *Yes, that might be helpful and something the Township might consider.*

At the last meeting the majority of the people present voted on a different plan that showed the entrance in a different location. *That plan was taken into consideration and after evaluating all the criteria this proposed plan is the better plan. It leaves the whole top portion of the park open*

for use without a road cutting it in half.

The bottom of the park had a road cutting it in half. Why is it ok at the bottom but not at the top? *This plan minimizes the areas that are cut in half by a road and give children an area to run and play without a road to cross. What other choice do we have at the bottom for the road? There is a wetland on the east side that we are trying to preserve and the best area for the boat launch is on the west side.*

The proposed road goes thru the existing playground area and the current basketball court. *These items can be relocated.*

The plan where the road ran parallel with the Boyne City Road was the better plan. *If you run the road parallel with the BC Road you will be sandwiching the bike trail between two roads.*

This is not the plan I voted on but the changes make sense.

Bob Ford stated that this is a master plan and like all master plans can be tweaked at any time. Master plans give you a beginning point with a long range vision and a plan to help start the future phasing. Right now Phase I is the road and boat launch. Safe access to the water is the first priority.

John Campbell stated that a catch basin for run off will have to be incorporated into the road and boat launch.

Bob Ford thanked everyone and stated that even with divided opinions it was a great job. He is turning it over to the Board now and stated that after the Board adopted the plan he would provide the gross costs. He will also provide copies of his powerpoint to be included in the minutes.

Without objection the meeting was adjourned at 9:30 p.m.

Respectfully submitted

Marlene Golovich
Hayes Township Clerk

Minutes approved as written October 13, 2014