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BOARD MEETING MINUTES

Tuesday, March 19, 2024 – Noon – Hudson's

1. Roll Call

A. PRESENT:

- Frank Stabile - Chairman (Superior Oasis)
- Michael Morgan – Co-Chairman (First National Trust & Wealth Management)
- Chuck Williams (mediaBrew)

B. ABSENT

- Jim Borowski (Goodwill)
- Michelle Lajoie (CAAM)
- Jenn Wallner – Treasurer (Tailored CPA's)

C. GUESTS

- Ernie Johnson

2. Consent Agenda

A. Treasurers Report:

- a. Bank Statement Balances as of February 28, 2024:
 - i. Checking: \$3,661.17
 - ii. Savings: \$3,553.29
 - iii. CD: \$7,088.13
- b. Invoices to be Paid:
 - i. Media Brew: \$100.00
 - ii. Sarah Stabile for Secretarial Services: February \$36.00
 - iii. State of Michigan Raffle License: \$50.00
 - iv. Marquette Alternative High School Donation: \$250.00
 - v. North Star Montessori Academy Donation: \$250.00

B. Correspondence:

- a. Chris Germain LSCP Email
- b. mediaBrew Sponsorship Request

3. Regular Agenda

A. Motion for Approval of February Agenda, January Meeting Minutes, Joint Meeting Minutes and Consent Agenda- No quorum, no voting.

B. Reports:

a. Marquette Township Board Treasurer (Ernie Johnson):

- i. It is still a quiet time for the Township right now.
- ii. The Township did have a work session last night.
 1. Different policies were discussed.
 2. An update was given from the attorney regarding the treasury position. Previously the Township

didn't have much information regarding what the treasurer could and couldn't do. Now they have a better understanding.

3. The treasurer can use about 10-12 financial institutions, and all were not being used before.
4. Ernie will be working to update missing information.
5. The budget is coming up in June, so the Township will begin to work on that.
6. All departments are putting together the projects they want to do and need funding for, for the next 12-18 months.
7. The Township is mandated by the State of Michigan to check all pipes for lead. This has to be completed by October. Township should be done by this summer.
8. Voting employment has become an issue with the extended voting days. Voting was opened for nine days and five employees are needed per day.
9. This is an issue that larger cities will probably start to push back on and Marquette Township hopes to piggyback on them.

b. Events (Chuck Williams):

- i. mediaBrew sent over a sponsorship proposal for the MTBA with two different options:
 1. Sponsorship for one event (car show OR tree lighting) would be \$1,000.
 2. Sponsorship for both events would be \$1,500.

c. Marquette Township Planning & Zoning Administrator (Erik Powers):

- i. Marquette Township was awarded a MSHDA Housing Readiness Incentive Grant. It is the Townships intention to use these funds to hire a consultant to assist with the update process. Staff is drafting an RFP to seek interested consultants, with an expected kick off in May. Public interfacing is anticipated to begin in June.
- ii. The owner of the parcel behind the Meijer gas station requested that the property be rezoned from Rural Residential to Development District.
- iii. Development District zoning districts main intention is to serve as a buffer between residential zoned districts and the General Business District, which makes up most of the US-41 corridor.
- iv. The Planning Commission recommended approval for the change, and from here it will be sent along to the County Planning Commission for their comment and ultimately the Township Board for their vote to formalize the change.
- v. The owner previously requested the same change in 2017, but was denied. At the time, the Future land use map labeled the parcel as residential, however during the 2020 Master Plan update, the parcel label was changed to Development District/Commercial.
- vi. General residential applications for the upcoming construction season continue to come in. 5 new single-family homes have been approved/are in the review process.
- vii. There have been many inquiries at the front desk for various projects.
- viii. The staff continues to work with various commercial real estate brokers about different properties, but nothing to update on at this time.
- ix. The five-acre property across from the old Township Hall where there is potential housing going in, the company has until next month to make a decision to buy it, otherwise it's going on the market.
 1. They've had 18 months. They have been waiting on grants.
 2. There are two potential buyers interested.

d. DDA Update (Frank Stabile):

- i. First quarterly meeting has already happened.
- ii. As of now, there is not much going on.
- iii. Mainly the DDA is waiting on grants to come in.

e. MTBA Facebook Page & Website (Sarah Stabile): No Update.

C. Membership:

- a. Members: 43
- b. Contact List Updated: Sarah has updated the contact list with all the correct contact people and emails.
- c. Mike will be scheduling a membership meeting soon to discuss visiting our current members.
- d. It will be very important to talk with our members about joining the board, because we need new board members.
- e. Sending monthly emails will be a good way for members to see what we are doing for them.

D. New Business: None

E. Unfinished Business:

a. Raffle:

- i. Sarah has applied for the 2024 raffle and is waiting to hear back about approval. Once approved, Sarah will get tickets printed from Pride Printing.
- ii. We will be trying to sell 500 tickets again this year.
- iii. Tickets will be sold at the car show, community days, and the Christmas tree lighting.
- iv. This year we will try to list cash only on the fliers for the raffle so people come prepared with cash.
- v. Sarah will look into creating a MTBA Venmo account though, so it is possible to accept another form of payment.
- vi. It has also been suggested that a QR code be added directly to the tickets with the Venmo link.

b. Strategic Meeting Discussion:

- i. The board wanted to discuss this more via email, but no discussion has happened since the last meeting.
- ii. Chris Germain responded to Sarah's email answering all of the board's questions. This email was forwarded to the board for further review.
- iii. Chuck likes LSCP and would like to work with them, but is unsure of how that would really work. It doesn't seem like we need a lot of the services that they offer. Becoming members may be a better option rather than being a partner. But most of the board is already a member and receives LSCP information. Brainstorming and strategizing with LSCP could be very beneficial though.
- iv. Mike explains that we need guidance on ways to make our organization more relevant and that is not what LSCP is offering. The plans are expensive and not useful for what the MTBA needs.
- v. The board discussed that LSCP would be helpful to consult with, but their services are not what we need.
- vi. At one point it was discussed that joining LSCP would be joining MTBA and vice versa, but the board does not seem to like this idea.
- vii. LSCP is focused on a large area, while the MTBA is just specifically for the Township community.
- viii. Frank has suggested to have quarterly or yearly meetings with LSCP to exchange information and help each other grow. This could be similar to what we do with the Township, but more of an open conversation to help each other.
- ix. There is interest in LSCP hosting conferences.

c. Business Cards:

- i. Sarah has been in contact with Pride Printing regarding business cards. Waiting to hear back from them with a draft.
- ii. Quoted \$50 for 250 business cards.
- iii. Board would like Sarah to ask about pricing for 500 cards as well.

F. Donations

a. Yearly Donations:

- i. Marquette Alternative High School- Sarah is waiting to hear back on a date.
- ii. North Star Montessori Academy- Donation happening tomorrow!
- iii. Car Show & Christmas Tree Lighting (mediaBrew):
 1. mediaBrews sponsorship letter has been received.
 2. Last year the MTBA donated \$500 and this year the donation could range from \$1,000-\$1,500.
 3. The board is unsure if we can afford that, but no decision can be made because there is not a quorum.
 4. With the sponsorship package the MBTA's name would be listed on all event information, would have access to sell raffle tickets at both events, and would be recognized at both events.
 5. This would be a lot more money, but could be very helpful in getting our name out there.
 6. The car show brings in people from all over, not just the Township. Same goes with the Christmas tree lighting.
 7. Board will need to discuss what the best way to proceed is and if our money is best spent on events, school donations, or something else.
- iv. Community Days (Marquette Township):
 1. Donation request letter is on its way.
 2. It is expected that the Township will ask for \$500 again.

G. Round Robin

Next Meeting: Tuesday, April 16th, 2024 – Noon – Hudson's

Meeting adjoins at 1:03pm.