February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

A meeting of your Environment, Lands and Buildings Committee was duly called and held on February 1, 1982 and copies of the minutes of that meeting have been furnished to all members of the Board of Commissioners and a copy of the minutes is attached hereto and made a part of this report.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

__________________________
Chair

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February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

At the January 27, 1982 Committee of the Whole meeting, the Committee reviewed a report and recommendation from the Planning Commission and Planning Commission staff on the possibility of transferring the county owned Sugar Loaf Mountain Natural Area to the State of Michigan. You recall, the Planning Commission staff report, prepared in August, 1981, analyzed the matter in terms of the County Comprehensive Plan, and recommended that preliminary discussions be held with the Department of Natural Resources on the transfer of this property to the State. You may also recall, the Planning Commission had voted "to take no action on this item at this time". Subsequent to the Committee of the Whole's review and discussion of the report it was referred to the Environment, Lands and Buildings Committee for review and recommendation.

That Committee met on February 1, 1982 with Alan Chase, Planner, and Ron Koshorek, Senior Planner, and once again reviewed the staff report. As a result of your Committee's discussion, it is their recommendation that the County contact the Michigan Department of Natural Resources to investigate the possibility of transferring county owned land in the Sugar Loaf Mountain Natural Area to the State of Michigan by means of a land exchange; direct sale; or gifting of the property.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

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Chair

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February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

On November 30, 1981 the Environment, Lands and Buildings Committee reviewed a communication from Gerald Devine, Area Forester, Department of Natural Resources, requesting permission for the State to construct a hiking trail through a portion of county owned land in the Sugar Loaf Mountain area as part of their planned hiking trail from Little Presque Isle to Sugar Loaf Mountain. The Environment, Lands and Buildings Committee was of the opinion at that time that the proposed hiking trail was a good idea, but also felt the County Parks Commission should review the proposal and, therefore, referred the matter to them. The Parks Commission recommended that the DNR's request be approved. Thus, it is the recommendation of your Environment, Lands and Buildings Committee that the DNR's request for permission to extend its planned hiking trail improvements through county owned land in the Sugar Loaf Mountain area be approved.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

Chair
February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

The Environment, Lands and Buildings Committee at its February 1, 1982 meeting discussed the Courthouse renovation project. A portion of the discussion involved the Committee's application for an Economic Development Administration (EDA) grant for the project, and a recent communication from the EDA Regional Office in Chicago stating the county may proceed with its renovation project without jeopardizing the grant application as long as EDA regulations are adhered to. The Controller recommended to the Committee that the county conduct the project under those conditions, and the Committee was in concurrence with that recommendation. Therefore, the Environment, Lands and Buildings Committee recommends that the County Board regard the Courthouse renovation project as an EDA funded project in order not to jeopardize the possible receipt of EDA funding, should such become available.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

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Chair

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February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

Lincoln Poley, Architect for the Courthouse Renovation Project, presented to the Environment, Lands and Buildings Committee the following estimated time schedule of events for the renovation project:

- Drawings and Specifications Out for Bid
- Receive Bids
- Construction Begins
- Project Substantially Complete

March 17, 1982
April 14, 1982
April 26, 1982
October 26, 1982

Your Committee recommends that the County Board adopt the estimated schedule as it appears above.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

__________________________________________
Chair
February 1, 1982

Honorable Chair and Members of the
Marquette County Board of Commissioners
Marquette, Michigan

Ladies and Gentlemen:

Duane Beard, Controller, presented the Environment, Lands and Buildings Committee an Agreement between the County of Marquette and Sheila Stack for services rendered in the capacity of caretaker for the Brookridge facility. The Agreement was prepared by Patricia Micklow, Chief Civil Counsel, and reviewed and approved by the Controller.

The Environment, Lands and Buildings Committee recommends that the County Board approve the Agreement and authorize the Board Chair to execute it.

Respectfully submitted,

ENVIRONMENT, LANDS AND BUILDINGS COMMITTEE

_________________________________________
Chair
The Environment, Lands and Buildings Committee meeting was duly called and held on February 1, 1982 in the County Courthouse.

Present: Commissioners Cheatham, Farrell, Racine, Steele and Villeneuve.

Absent: None.

In Attendance: Alan Chase, Planner; Dr. Randall Johnson, Director, Health Department; Mike Zorza, Emergency Services Coordinator; Duane Beard, Controller; Ron Koshorek, Senior Planner; Linc Foley, Architect; and Kip McMahon, Architect.

The meeting was called to order by Chair Steele.

The first item of business was approval of the minutes of the November 30, 1981 meeting. It was moved by Commissioner Cheatham, supported by Commissioner Villeneuve and carried unanimously to approve the minutes of the November 30, 1981 meeting.

The public comment section was opened. No one present wished to speak and the section was closed. Approval of the agenda was the next order of business. Duane Beard asked that the contract prepared by Chief Civil Counsel for the Brookridge Caretaker be added to the agenda.

Ron Koshorek was present to discuss the possibility of transferring county owned land in the Sugar Loaf Mountain area to the State of Michigan. He noted the Planning Commission staff prepared a report on this and it was sent to the Committee last August. He said the only thing the Committee specifically asked at that time was for the Planning Commission to study the possibility of transferring the property to the state upon completion of the grant funded Sugar Loaf trail improvements project. Ron said the Planning Commission staff studied the matter in terms of how the site fits in with the County Comprehensive Plan. A survey of users was taken at the site and it was found that 71% of the people who use the area are out of county residents. He said this is in conflict with the comprehensive plan objective to provide recreational sites for county residents. Another goal is to provide a wide variety of uses at recreational sites. The Sugar Loaf site is used almost exclusively for hiking. He said there are various ways in which the County can transfer the land to the state, such as exchange of property; sale; and direct gifting of the land. The Planning Commission had recommended no action be taken on the transfer because of the state's fiscal situation. It was feared there would not be money for the state to develop the area under the present economic conditions. Also there is local pride connected with the ownership of the area.

Alan Chase said the state is agreeable to taking over the property. Beard believes a land exchange would be a possibility but was not sure what land the county would want to trade for at this time. He said the state would probably like to acquire the land because of its proximity to Little Presque Isle. It was noted there is one phase left to complete of the Sugar Loaf trail improvements project and this will be completed this summer.
Following discussion it was moved by Commissioner Farrell, supported by Commissioner Cheatham and carried unanimously to recommend to the Board to contact the Michigan Department of Natural Resources to investigate the possibility of transferring county owned land in the Sugar Loaf Mountain area to the State of Michigan by means of land exchange, direct sale or gifting of the property. Ron Koshorek left the meeting.

A letter was received from John Beerling, Supt.-Engineer, Road Commission, in response to the Committee's letter to the Parks Commission that they comment on a proposal received from the DNR to permit the state to build a trail through county owned land in the Sugar Loaf Mountain area in conjunction with planned improvements in the Little Presque Isle area. Mr. Beerling informed the Committee that the Parks Commission thinks it is a good idea, and recommends that the DNR's request be approved. It was moved by Commissioner Farrell, supported by Commissioner Villeneuve and carried unanimously to recommend to the Board that the request by the DNR be honored.

Chair Steele read a communication from Steve Carlson, Planning Commission, acknowledging receipt of a request from the Committee that they determine a feasible site for the location of an emergency service vehicle facility. A report was received from the Planning Commission outlining six alternatives for location of such a facility, along with estimated costs. The Planning Commission recommended that a building be constructed adjacent to the existing Airport CFR building for the vehicle at a cost of approximately $28,500.

A communication was received from Dr. Johnson, Director, Health Department, stating that the Board of Health recommended that the facility be built adjoining or adjacent to the west wall of the existing Service Center building because it would be more accessible to U.S. 41, close to EMS Offices, and there would be less congestion in that area than at the Airport.

Commissioner Villeneuve said he believes Dr. Johnson's proposal is more in keeping with the Committee's previous discussion on the matter. Commissioner Farrell favored constructing the facility on the northeast side of the Service Center. He said the county would have to determine whether the Negaunee Township Board would approve a variance to allow the construction on that site.

Duane Beard said the vehicle facility is in the capital improvements program but did not score high enough for funding for 1982. It is set for funding in 1983. Mike Zorza said he has been given verbal notice by the Negaunee Township Fire Department that the fire equipment they ordered will be received later this summer at which time the county unit will have to relocate.

Alan Chase said the Planning Commission recommended building adjacent to the CFR building because it would not require a large expenditure of funds; it would take advantage of existing facilities there; it is a more economical way to go. He felt the easier access to U.S. 41 from the Service Center was not that important. He said it would cost too much
to build a new, separate building adjacent to the Service Center. It was felt the Airport Manager does not want the vehicle housed in the Airport area, and it was noted the FAA said the CFR building could not be used to store the unit. However, the Planning Commission is recommending the building be constructed adjacent to the existing CFR building, not to use the same one.

Duane Beard said at this time there is no source of money in the program budget to construct the facility.

The Committee felt it must be determined what permits, variances, etc. must be obtained from local, county and state in order to construct at either of the two sites. Therefore, it was moved by Commissioner Racine and supported by Commissioner Villeneuve to direct Mike Zorza, EMS Coordinator, to pursue both alternatives to determine what requirements are needed in terms of zoning variances; FAA requirements at Airport; permission for direct access to U.S. 41 from Department of Transportation, etc. and after this is determined a design may be developed for the facility. It was further moved that the request for the facility as a capital improvements project be reinforced by a second request from the Board of Health. The motion carried unanimously. Alan Chase, Dr. Johnson, and Mike Zorza left the meeting.

Linc Poley, Architect, and Kip McMahon, Architect, were present to discuss plans, specs, and bids for Courthouse renovation project. A copy of a request from the Controller to Linc Poley asking that he take necessary steps to comply with EDA requirements to assure the Courthouse renovation proceeds as if it were an EDA funded project was submitted for the Committee's information. A memo to the Committee from the Controller was also presented on the possibility of the county obtaining EDA funding for the Courthouse renovation. He recommended that the County proceed with the renovation project as if it were an EDA project so that the County will not jeopardize EDA funding by not complying with regulations. Duane Beard reported on contacts he has had with the EDA regarding the county's grant application. The application has been forwarded to Washington from the Regional Office in Chicago. He said $1.1 million in county funds is on hand for the project, including $70,000 for a fire/smoke alarm system for the entire Courthouse Complex.

It was moved by Commissioner Farrell and supported by Commissioner Villeneuve to recommend to the Board that the county proceed with the Courthouse renovation project as an EDA funded project. The motion carried unanimously.

Linc Poley presented an estimated time schedule of events for the project:

- Drawings and specifications out for bid: March 17, 1982
- Receive bids: April 14, 1982
- Construction begins: April 26, 1982
- Project substantially complete: October 26, 1982
Beard said Board authorization is needed to go out on bids. He said it must be determined how to deal with the EDA grant: Should the project be bid out with receipt of EDA funds in mind? Should additional phases be developed with that in mind?

Linc briefly reviewed work which will be accomplished in phase one of the project. He said the exterior work on the building will be done during the first phase. They intend to repair, and replace, where necessary, sashes on windows; provide handrails to comply with MIOSHA; rebuild front steps; work on heating and ventilating system (not air conditioning); work on stained glass windows, and dome.

Commissioner Farrell suggested that a presentation be made by the Architect at the February 24, 1982 Committee of the Whole meeting and that department heads be invited to attend that meeting so they are aware of inconveniences that may arise during the project, as well as the sequence of work to be done. It was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously to ask the Architect to present the scope of the first phase of the project at the Committee of the Whole meeting of February 24 in order to inform commissioners and departments heads of the renovation project.

It was moved by Commissioner Farrell, supported by Commissioner Villeneuve and carried unanimously to recommend to the Board to adopt the estimated schedule of events for the Courthouse renovation project prepared by Linc Poley.

Linc said that Greg Doucette and Kip McMahon will be Clerks of the Works for the project. He will also be present at the project periodically.

A letter was received from Judge Quinnell inviting the Committee to tour the Circuit Court facilities at their next meeting to become familiar with existing facilities in order to compare them with the Architect's drawings. It was moved by Commissioner Farrell, supported by Commissioner Villeneuve and carried unanimously to decline the invitation since the Committee has access to drawings, etc. of the area.

The next items on the agenda were communications regarding MIOSHA Citation - Stair Railings. The Controller said the County has been recited for non-compliance with handrails and panic bars on outside doors by the Department of Labor. The County has been given a six month extension to comply and no additional fine was given. Duane Beard said the county may or may not be able to comply with the deadline. It depends on how the renovation project progresses since those two items are included in that project. Beard said the county should request an extension of the deadline if it looks like they will not be able to comply with the deadline.

A copy of a memo from Judge Anderegg to Civil Counsel on ice build-up at the Youth Home, and an incident where Don Merckx slipped and fell on the ice was presented. Also received was a communication from the Controller on this matter. He noted funds are budgeted for the Youth Home weatherization project which hopefully will alleviate the problem and he recommended that bids be called for the project and presented to the Finance Committee on February 10 for possible recommendation to the Board on February 17, rather than wait until the next meeting of this Committee to review the bids.
During discussion it was stated that it appears the problem is a result of a design deficiency. Ice build-up resulting from the problem has caused individuals to slip and fall. Commissioner Farrell felt staff at the Youth Home should be responsible for clearing the walks of ice until the problem is solved. Following discussion it was moved by Commissioner Racine, supported by Commissioner Farrell and carried unanimously to concur with the Controller's recommendation.

A memo from the Controller to the Committee on the Marquette County Jail masonry was presented. He transmitted a communication from Daverman Associates, designer of the Jail, regarding cracks in the Jail. Daverman's was of the opinion that no "impairment of building function or loss of strength" is caused by the cracks. The communication was placed on file. Linc Poley and Kip McMahon left the meeting.

A copy of DNR solid waste rules pursuant to Act 641 were presented. It was moved by Commissioner Farrell, supported by Commissioner Racine and carried unanimously to place on file.

The Committee then reviewed the 1981 Committee pending items list.

1. Site for emergency services vehicle:
   Status: Presently under consideration.
2. Engineering information on Harbor of Refuge water improvements:
   Status: Memo from Controller on subject on present agenda.
3. DNR request to place hiking trail through Sugar Loaf Mountain area:
   Status: Taken care of earlier in present meeting.
4. Planning Commission concerns on inventory of county lands:
   Status: No action taken to date.
5. Acquisition of honor farm property:
   Status: No current progress.
6. Judge Anderegg's request for storage area for duplicate Probate Court records.
   Status: No action taken to date.
7. Use of Brookridge facility.
   Status: Report from Planning Commission has been requested.
8. Lighting on staircase between Clerk's Office and second floor:
   Status: Light recently placed on staircase.

It was moved by Commissioner Farrell, supported by Commissioner Racine and carried unanimously that the Controller and Committee Chair meet to discuss disposition of remaining pending items.

A communication from NACo on workshops on HEW 504 Regulations, non-discrimination on basis of handicap, was presented. The Controller informed the Committee that the Courthouse is in compliance with these regulations. It was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously to place on file.

A Department of Navy communication and materials on ELF were presented.
It was moved by Commissioner Farrell to recommend to the Board to oppose
Project ELF. The motion died for lack of support. It was then moved by Commissioner Racine, supported by Commissioner Farrell and carried unanimously to make the material available to interested persons for review.

Commissioner Cheatham left the meeting.

A copy of a communication from Bruce Rukkila, Finance Officer, to the Department of Energy, on technical assistance energy grant was read. It concerned a grant received three years ago for an energy audit of the Courthouse Complex. The county has been waiting to see if the EDA grant will come through before using the energy grant. The Department of Energy has now indicated they will allow the county to pursue to bid the energy audit if done so immediately. Duane Beard recommended that when the bids are received for the audit that the bids be presented to the County Board at the earliest Board meeting. It was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously that this be done.

A copy of the "Final Supplement to the Operation and Maintenance Environmental Impact Statement for the Federal Facility at Sault Ste. Marie" from the Corps of Engineers was presented. It was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously to place on file.

A copy of a letter from Carl Spitz, Office Manager, DSS, to Duane Beard on lighting on Spring Street was read. Ms Spitz said DSS employees were concerned for personal safety because of lack of lighting on the Spring Street side of the building during early and evening hours. The Controller submitted a memo to the Committee addressing this matter, and a concern about the lack of lighting on the staircase between the Clerk's Office and the second floor of the Old Courthouse. He re to the Clerk's staircase, a light has been installed. In regard to Ms Spitz' letter, he said the county has been complying with State and Federal regulations concerning energy conservation and lighting on Spring Street was reduced as part of compliance of those regulations. Following discussion on the possibility of assaults in that area, it was moved by Commissioner Villeneuve to ask the Controller to see that adequate lighting is provided. After further discussion, Commissioner Villeneuve withdrew his motion, and it was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously to table the matter until the next meeting and write to Ms Spitz asking if any incidents have occurred in the Spring Street area that prompted DSS employees to be concerned.

The Controller read a letter from Carol Spitz requesting folding doors for a Conference Room in DSS. Duane also submitted a memo to the Committee on the matter. He said the County's lease with DSS does not require the County to provide such appurtenances, but that he was of the opinion that the County would not oppose one being installed by DSS. He informed the Committee verbally that DSS asked to use the folding door at the Youth Home, since it is not used there. Duane Beard reported to the Committee that the Buildings Maintenance Supervisor was advised him that the folding door at the Youth Home will not fit the DSS Conference Room. The communication was placed on file.
A communication from various employees from the Service Center on complaints regarding maintenance of the building, and mechanical and design problems was read. Several communications between the Controller and Building Maintenance Supervisor on the complaints were also read. Some of the complaints concerned functions that are the responsibility of the custodial contractor, and others the responsibility of the county custodian. Each complaint was responded to by the Maintenance Supervisor and actions are being taken to alleviate them. A memo from the Controller to the Committee on the matter was read. He said some of the concerns are legitimate and have been addressed by: 1) A revised request for proposals for contracted services; 2) Change in responsibility between county staff and contractor; 3) Written responsibilities for the county custodian to assure no misunderstandings occur with regard to staff responsibilities.

A communication was received from the Controller on rough draft specifications for public address/recording equipment for the Commissioners Room for the Committee's information, and was placed on file.

The Controller presented a communication informing the Committee he will be receiving requests for proposals for the Harbor of Refuge water supply system, and they will be available for the Committee's review in March.

A communication from the National Park Service on the North Country Scenic Trail was presented. Copies will be provided to Committee members wishing to obtain them.

A copy of a memo from Duane Beard to the Clerk on a rental adjustment agreement was provided for the Committee's information. The Controller transmitted the agreement to the Clerk for placement in official county files.

A public notice from the Corps of Engineers on permits issued/denied during November, 1981 for construction on waterways was noted and filed.

A notice from the DNR re application by Champion Timberlands to place portable steel bridge and ramps on Dishno Creek, Michigamme Township was presented. The deadline for comments has elapsed and the notice was filed. A DNR notice on application by LS&I Railroad Co. to remove existing railroad bridge structure and replace with culvert was noted and filed.

A DNR communication on Michigan Coastal Management Program - Request for Proposals was presented. It was moved by Commissioner Farrell, supported by Commissioner Villeneuve and carried unanimously to ask the Parks Commission to be sure that they submit an application for the Sugar Loaf Mountain area project.

A-95's were considered. UPCAP's application for its areawide information system project was presented. The Controller suggested a conference be requested on the project. It was moved by Commissioner Farrell, supported by Commissioner Villeneuve and carried unanimously to request a special conference for the next meeting.
Environment, Lands and Buildings Committee  
February 1, 1982  
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An A-95 on Propylon's project to provide housing for physically impaired but mentally alert adults was presented. It was moved by Commissioner Farrell and supported by Commissioner Villeneuve to support the project. The motion carried unanimously.

An agreement prepared by Chief Civil Counsel on Brookridge Caretaker arrangement was presented. It was moved by Commissioner Farrell, supported by Commissioner Racine and carried unanimously to recommend to the Board that the Agreement be approved and that the Board Chair be authorized to sign it.

There was no public comment.

It was moved by Commissioner Racine, supported by Commissioner Villeneuve and carried unanimously to adjourn at 10:20 p.m.

Respectfully submitted,

[Signature]
Karen Chubb, Commission Aide