The Marquette County Board of Commissioners met as a Committee of the Whole on Tuesday, April 23, 1996 at 6:00 p.m. in Room 231 of the Henry A. Skewis Annex, Marquette, Michigan.


It was moved by Comm. Trudell, seconded by Comm. Joseph, and unanimously carried by voice vote that the minutes of the Committee of the Whole meeting held on March 26, 1996 and April 9, 1996 be approved.

Chairperson Corkin opened the meeting for public comment, none was forthcoming.

It was moved by Comm. Joseph, seconded by Comm. Braamse and unanimously carried by voice vote that the agenda be approved with the following late addition: Item 16) Resolution Supporting the Commission on Aging for a Waiver request to the UPAAA.

It was moved by Comm. Trudell, seconded by Comm. Rapport and unanimously carried by voice vote that Claims and Accounts for the period March 22, 1996, through April 4, 1996 in the amount of $1,027,775.72 be approved.

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The Committee considered a recommendation from Larry Bussone, County Representative for Remonumentation, for the 1996 remonumentation grant contracts. Larry Bussone was present and explained that at the present time Engineering Consultants and Sundberg & Carlson are doing research on the work that is scheduled for 1996. The work should be completed on schedule by late October or the beginning of November. There are two contracts, one for Engineering Consultants in the amount of $20,490 and another contract to Sundberg & Carlson in the amount of $97,000.

It was moved by Comm. Joseph, seconded by Comm. Seppanen, and unanimously carried by voice vote, that the Committee of the Whole recommend the County Board approve of the State Remonumentation Grant Contracts, Professional Services Agreement with Engineering Consultants and Sundberg & Carlson as presented.

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The Committee considered a request from James Alderton, Chairperson, Marquette County Road Commission, that the County Board consider allowing per diems to be paid to Road Commission members along with their salary. During last fall’s budget process the County Board changed the compensation of the Road Commission to straight salary and eliminated the per diem. The salary was set at $1,800 per year for the Chairperson and $1,200 per year for the other members. Since that time Civil Counsel David Payant has researched whether or not it is legal for the County Road Commissioners to receive both a per diem and a salary. He has concluded that there is no prohibition against having both a per diem and a salary for County Road Commissioners.

It was noted by Commissioners that should the Road Commission also receive the $30 per diem it would increase their annual pay by $360 per year, which would still be below half of the labor market average.

It was moved by Comm. Minelli, seconded by Comm. Rapport, and unanimously carried by voice vote, that the Committee of the Whole recommend the County Board approve the reinstatement of the $30 per diem to the Road Commission along with the salary already approved during last year’s budget process.

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The Committee considered an amendment to the Marquette Township TIF District. Ron Koshorek, Resource Management Director was present and explained that Staff has reviewed the proposed amendment and determined it will be an improvement in County finances. The amendment does not extend the life of the present TIF District. The amendment will also discourage unnecessary costly strip development along U.S. 41, improve the existing water service system, and future development in the DDA area.

The schedule of actions for amending the Marquette Township Ordinance to change the DDA/TIF District will include a public hearing to be held on Tuesday, May 7th at 7:00 P.M. in the Marquette Township Community Center. Mr. Koshorek recommends that the County Board support the amendment and does not believe it necessary to be present at the hearing.

It was moved by Comm. Seppanen, seconded by Comm. Minelli, and unanimously carried by voice vote, that the Committee of the Whole recommend the County Board support the Marquette Township DDA/TIF Boundary Development Plan changes.

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The Committee considered a resolution to endorse and recognize the Alger-Marquette Human Services Coordinating Body as the local multipurpose collaborative organization for State sponsored inter-agency initiatives and joint planning on human service systems reform on behalf of Children and Families. Several weeks ago the County Board passed a resolution requesting that a member of the County Board of Commissioners be allowed a seat on the Coordinating Body.

It was moved by Comm. Rapport, seconded by Comm. Braamse, and unanimously carried by voice vote, that the Committee of the Whole recommend the County Board adopt the Resolution endorsing and supporting the Alger-Marquette Human Services Coordinating Body.

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It was moved by Comm. Braamse, seconded by Comm. Trudell and unanimously carried by voice vote that a report and comment by Gary Yoder, Finance Manager, regarding Central Dispatch/911 recurring and nonrecurring costs be accepted and placed on file.

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It was moved by Comm. Seppanen, seconded by Comm. Rapport and unanimously carried by voice vote that a communication from James F. Sodergren, County Treasurer, be referred to the Legislative Committee. Chairperson Corkin reported that Jim Sodergren will be organizing a meeting within the next 15 days regarding the matter.

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Randell Girard, Human Resources Director, provided an update on applications for County Administrator. Mr. Girard reported that as of April 19th, the deadline for applications, 40 were received. These 40 have been narrowed down to the 15 qualified and copies of their applications have been forwarded to Mr. K. Ross Childs. Both Mr. Girard and Mr. Childs will rank these 15 applicants by the matrix. Mr. Childs has only one more Commissioner to interview, however, the hiring process is on schedule. During the first week of May County Commissioners will establish the number of candidates to be interviewed and begin the process of scheduling the interviews.

Comm. Braamse provided a report from the Ad Hoc Jail Expansion Committee. The Committee, comprised of Commissioners Bergdahl, Joseph, Minelli and Braamse, has met three times, once with Sheriff’s Department Staff providing a tour of the jail, once with the Judges, and once with the Prosecutor. The next meeting will be with the Parole Officers.
The Focus of the meetings has been to get input and opinions on the necessity versus alternatives to jail expansion. These discussions cover the regional jail concept, rehab services, sentencing procedures, off premises monitoring, and yearly additional expenses related to staffing and operating costs of a third floor addition to the jail. The involvement from County Staff has been excellent and the Committee has appreciated their candid opinions.

The biggest concern for all is financing. The estimated cost for the third floor jail expansion is $1.5 million, but with the recent denial of the State’s $.5 million grant the urgency for the jail expansion has been somewhat diminished. It is still a relative issue and the Committee will proceed with their findings and have a report and recommendation in the future.

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The Committee considered the Marquette County Airport Reuse Study (Working Paper No. 1) by Greiner, Inc. Consultants. Mr. William Malinowski, Project Manager, was present to review the Study with Commissioners and answer questions. Mr. Malinowski pointed out as an introduction that the County Airport Reuse Study is not a study as to whether or not to move the County Airport. That study has already been done and the recommendation made. This study is an addition to the previous study to determine what the present Marquette County Airport Reuse will be.

The Study has been divided into four tasks. Task A is a "Summary of Identified Areas of Environmental Concern at the Marquette County Airport" which was prepared by Sundberg, Carlson Associates for the Marquette County Resource Management Development Department. The six areas of concern identified by the Study are County owned lands without any FAA participation. They would require cleanup whether the Airport is moved or not. The cost estimates for budgetary planning purposes range from $207,000 to $647,000 for the cleanup.

Task B includes legal matters. To date 31 of 44 parcel title opinions have been obtained which make up the property. The remaining 13 parcels are easements or leased land, none of which would be used in reuse alternatives. Nine of the parcels were determined to be owned by the County and were not purchased with any FAA grant funds, therefore, the reinvestment of those parcels would not be necessary. A letter was sent to FAA to verify Greiner’s information and map. Confirmation was received as to which parcels have had federal participation and which parcels there has been no federal participation from Jack D. Roemer, Project Manager, FAA.

Task C a survey of the tenants. Each tenant identified either leases terminal space, owns buildings, hangers, or an airplane and has been contacted by letter. To date 32 responses out of 43 letters. Aircraft owners indicate a reluctance to relocate to K.I. Sawyer. The responses from the three commercial airlines indicate they would be willing to relocate. Simmons Airlines is interested in additional hanger space for expanding their maintenance operations. This additional hanger space requested is currently not available at the County Airport.

Mr. Malinowski reported that Greiner is now in position to hire appraisers to determine the value of the properties at the County Airport. Should any properties be sold that have previous FAA grant participation, this would require the County to reinvest a similar dollar amount at K.I. Sawyer. Mr. Malinowski requested County Board concurrence with the first three chapters of the County Airport Reuse Study.

Jim Kippola, Senior Planner, was present and explained that the work done to date by Greiner has been within the Contract specifications and the study is making progress. Ron Koshorek, Interim Administrator, also pointed out that the information in two out of the first three tasks in the study was provided by the County of Marquette, there should be no problem with concurrence.

Mr. Malinowski continued his presentation by displaying large diagrams of various proposed development reuse plans and options for the County Airport. Mr. Malinowski noted that Negawnee Township officials indicate they do not want to see the Airport moved. Their position is that there should be no other use of the property except as the Marquette County Airport. They have indicated no other alternative and will not support any alternative except to keep the County Airport open and operating.
Greiner has made several contacts with some developers and has reviewed the County’s Comprehensive Plan, the Recreation Plan, and its Forest Management Plan in an attempt to evaluate and identify County needs and determine whether or not the Airport property has the potential to fill some of these needs. Even though some of these plans are old there seems to be no significant shift in land use patterns over the past ten years. The Recreation Plan indicates a need for additional golf courses, as well as biking, hiking and cross country skiing trails. The Comprehensive Plan indicates a desire for quality housing sites. Developers indicated industrial growth, warehousing and manufacturing would be best served by promoting the Sawyer Industrial Park, therefore, an industrial park is not recommended as a County Airport reuse.

Mr. Malinowski displayed design sketches of an 18 hole golf course which provided the main part of the reuse plan of the Marquette County Airport. Should the golf course be located on the west then the east could contain various options including: a recreational area with jogging trails, ball fields, biking trails and in the wintertime ski trails; a residential housing area rather than a recreational area; or even a low security, privately operated, prison. These options could be combined. Variations to these alternatives would be to move the golf course to the east half of the County Airport with similar uses on the western half. A west end recreation area would allow future expansion of the golf course. The present terminal building could be used for office space and storage of files for record management. The Simmons building would be an ideal place for an indoor tennis, sports complex. The 300 feet along U.S. 41 could be a commercial site. All of these proposed uses including the golf course, commercial, housing, recreation, office space and hotel are currently in the Neguane Township Zoning Plan for this area.

Mr. Malinowski requested, if the concept put forth by Working Paper No. 1 for the County Airport Reuse is believed to be a viable concept to the County Board, then the next step would be to talk with developers. If the County Board believes there are not viable concepts for reuse and says "stop," then Greiner will stop.

Several Commissioners expressed concern about mixing a low security prison with a residential and recreational area. Another concern, where would the people be moving out of to relocate in such a development? Another concern, golf course development provides seasonal jobs rather than year around jobs. (It was noted that the Marquette Branch Prison has been surrounded by some prime residential areas for many many years.) All agreed that the appraisal is an important next step.

Tom Rumora, Base Conversion Authority Director, was present. Comm. Rapport asked for an update on the possible expansion by Simmons of its maintenance facilities. Mr. Rumora reported that Herb Parsons has been discussing the matter with Simmons and he did not know any details at this time.

Chairperson Corkin asked when the $12.8 million EDA grant would be approved? Mr. Malinowski had no idea, the matter is still being reviewed in Washington D.C.

It was moved by Comm. Seppanen, seconded by Comm. Minelli and unanimously carried by voice vote that the Committee of the Whole place the Summary of Identified Areas of Environmental Concern of the Marquette County Airport and the Marquette County Airport Reuse Study (Working Paper No. 1) on file.

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The Committee considered a request for a resolution supporting the Marquette County Commission on Aging’s request for a waiver. David Thayer, Director, Marquette County Commission on Aging, was present and explained that at the April 22, 1996 meeting of the Commission on Aging a motion was passed seeking the County Board of Commissioner’s support on their request to the Upper Peninsula Area Agency on Aging (UPAAA) for a waiver on subcontracting direct services provisions. The request would preserve the service delivery system established years ago by allowing the subcontracting with in-county multipurpose senior centers directly upon acceptance of the Commission’s applications for grants administered by UPAAA.
It was moved by Comm. Seppanen, seconded by Comm. Minelli, and unanimously carried by voice vote, that the Committee of the Whole recommend the County Board adopt the resolution supporting the Commission on Aging request for a waiver for consideration by the full Board of the UPAAA.

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Chairperson Corkin opened the meeting for public comment. Leo Prusi, Negaunee Township Supervisor, was present and expressed his concern about the County Airport Reuse Study. It sounds to him like moving the Airport is all set. The suggestions made in the study could be made about any piece of land in Marquette County. Some are the same proposals that were provided before for the reuse of K.I. Sawyer.

Mr. Prusi continued by noting that Marquette County has had a good airport for the past 40 years. It is in good shape. He understands the recent policy of buying equipment that could be moved should the Airport have to be moved. There is no sense reinvesting these dollars at K.I. Sawyer.

Mr. Prusi believes that if the Marquette County Airport was overcrowded or too busy it would make sense to move. The Master Plan shows that there is room for at least four more 10,000 square foot hangers. Marquette County itself has not grown, the population has been going down since 1980. Flights from Marquette County are operating at a small percentage of full capacity. These facts do not indicate that Marquette County needs to spend $8 million to $12 million to move the Airport.

Mr. Prusi realizes the County Board must make the final and tough decision but pointed out that even if the EDA grant funds become available tomorrow, it still does not make sense to move the County Airport. There are about 225 jobs at the present County Airport which of course would look good on a K.I. Sawyer reuse report but most of the employees at the Airport, including Simmons, do not want to move. Mr. Prusi will prepare a detailed letter for the County Board.

There being no further public comment, Chairperson Corkin closed this portion of the meeting.

ANNOUNCEMENTS

Comm. Trudell reported that the Marquette County Medical Care Facility 1995 audit has been completed by the auditing firm of Plante and Moran. They do audits for 37 of the 38 medical care facilities in Michigan and contend that Marquette County’s Medical Care Facility is one of the best operated facilities in the State. They are financially in the black and doing a good job.

Comm. Angeli noted that the Marquette County Medical Care Facility gets a free ride on its building maintenance cost with the millage. Private nursing facilities must pay for building costs out of their operational budgets.

Chairperson Corkin announced that the EDC Reorganizational Plan is forthcoming soon for County Board consideration.

It was moved by Comm. Braamse, seconded by Comm. Trudell and unanimously carried on a roll call vote 9 Ayes (Comm. Braamse, Angeli, Bergdahl, Joseph, Minelli, Rapport, Seppanen, Trudell and Corkin) to 0 Nays that the Committee of the Whole go into closed session to discuss pending litigation: Northern Michigan Aviation v. Marquette County. Chairperson Corkin declared a brief recess at 7:32 P.M. to clear commission chambers.
The Committee of the Whole came back into open session at 8:17 P.M.

It was moved by Comm. Seppanen, seconded by Comm. Joseph and unanimously carried by voice vote that the Committee of the Whole invite the Airport Commission to attend the May 14, 1996 Committee of the Whole meeting to discuss the pending litigation, Northern Michigan Aviation vs. Marquette County in a closed session.

There being no further business, the meeting was adjourned at 8:19 P.M.

Respectfully Submitted,

[Signature]

David J. Roberts
Marquette County Clerk
MARQUETTE COUNTY BOARD OF COMMISSIONERS
COMMITTEE OF THE WHOLE
TUESDAY, APRIL 23, 1996, 6:00 P.M.
Room 231, Henry A. Skewis Annex, Marquette, MI 49855

1. ROLL CALL.
3. PUBLIC COMMENT.
4. APPROVAL OF THE AGENDA.
5. Review of Claims and Accounts.
6. Recommendation from Larry Bussone, County Representative, for Remonumentation Contracts.
7. Payment of Per Diem and Salary to County Road Commissioners.
8. Amendment to the Marquette 'TIF District.
10. Central Dispatch 911 Statement regarding Recurring and Nonrecurring Costs.
11. Information from James Sodergren, County Treasurer, regarding Iron Ore Taxes.
12. Update from Randell Girard, Human Services Director, on Applications for County Administrator (no packet materials).
14. Marquette County Airport Reuse Study (Working Paper No. 1).
15. Summary of Identified Areas of Environmental Concern at the Marquette County Airport.
16. Coad resolution for waivers.
17.
18. PUBLIC COMMENT.
19. ANNOUNCEMENTS.
21. ADJOURNMENT.