

Leland Township Board Workshop Meeting

December 4, 2023, 12:00 p.m.

Munnecke Room, Township Library, Leland, MI

PRESENT: Supervisor Susan Och, Clerk Lisa Brookfield, Treasurer Shirley Garthe, Trustee Clint Mitchell, Trustee Mariann Kirch

A quorum of the Leland Township Board is present, but no Board action will be taken.

GUESTS: Mitch Gawrysiak, Jim Redmond, Mark Morton, Steve Patmore

CALL TO ORDER

Ms. Och called the meeting to order at 12:00 p.m.

DISCUSSION

Sewer Contract for 2024

Steve Patmore discussed his recent meeting with Bob Polanik (IAI) about providing a contract of services for Leland Township for 2024. IAI was hoping to expand into this geographic area but that did not happen. Also, they expected to provide a part-time worker to Leland Township but there was a need for a full-time worker. Another part-time worker was also needed for emergencies. In order to provide services, IAI has to charge this significant increase. The new contract would be approximately \$70,000 more than this year's contract.

Terminating the contract and other options for Leland Township were discussed. Steve Patmore has looked into other companies to provide our service needs. He found other companies would be about the same cost. Another option to consider would be to hire an in-house employee for that position. Mitch Gawrysiak would be the preferred candidate for that position. He's certified to run our system and has done an excellent job as the IAI employee for Leland Township. There is a potential cost savings by doing it in-house. The consensus at the Sewer Commission meeting was to hire Mitch. Other communities like Leland Township have an in-house person to run the sewer department. We could call on IAI for mechanical needs, although we can get that through Traverse City as well. We would need to buy a truck, a snowplow and have back-up emergency help. We would need to figure out how it would be organized and how we would have a back-up when Mitch wasn't available. We might be able to work with the Park and Rec Department. We would need to explore our liability insurance. Steve Patmore has already starting researching buying a truck. We could also arrange for mutual aid from other communities. Mr. Patmore would like to decide today how we would move forward. Mr. Redmond stated that the Sewer Commission was unanimous in the decision to do it in-house and hire Mitch Gawrysiak.

We have about 3 months to put in a notice of termination with IAI. Lisa Brookfield will investigate the insurance needs for a new employee. We need a job description. Mr.

Mr. Patmore would be the supervisor. He could also be a back-up person although he would not be able to do the manual work, but he could trouble shoot. IAI is willing to stay as a consultant for the asset management project. Mitch is interested in in this position with Leland Township.

The Board was in favor of moving forward with creating an in-house position to run and maintain the sewer system. The subject will be presented at the next Board meeting on January 8, 2024.

Coyle Property Access Requests

Gary Coyle was not present at this meeting. Mr. Coyle has asked for a private meeting with the Board. The Coyle's requests concerning their boathouse improvement cannot be legally done by the Township. The Board members went outdoors to look at the property. Mr. Tiffany was consulted by phone.

The Township will also need an easement from Mr. Coyle for the proposed remodel of the Library. Mr. Coyle is concerned about access to his property during the construction. He would like the Township construction on the wall to be done at the same time as the Library construction. It is Mr. Tiffany's opinion that the construction would not harm the boathouse unless it is fragile and rotted. Workers would be able to monitor the effect on the boathouse as the work is being done. The encroachment area can be fixed. Mr. Mitchell asked if the work could be done without the easement. An attorney's assessment of the situation may be needed. Mark Morton will provide a copy of the survey to the Board.

There was discussion about the removal of some trees. Mr. Coyle has expressed his approval of the tree removal.

There was discussion about whether some of these items can be discussed in close session.

Lisa Brookfield will contact the attorney with board questions.

The Board will discuss this situation in a meeting with Mr. Coyle after the Board gets the information needed.

ADJOURNMENT – The meeting was adjourned at 1:31 p.m.

Respectfully Submitted,
Cindy Kacin, Recording Secretary

Lisa Brookfield, Township Clerk

Date Approved