AGENDA
CHOCOLAY TOWNSHIP BOARD
January 20th, 2014 - 7:00 P.M.

I. MEETING CALLED TO ORDER

II. PLEDGE OF ALLEGIANCE TO THE FLAG

III. ROLL CALL Gary Walker (Supervisor), Max Engle (Clerk), John Greenberg (Treasurer), Richard Bohjanen, Susan Carlson, Mark Maki, and Judy White.

IV. MINUTES
   A. Township Board – Regular Meeting of December 16th, 2013.

V. AGENDA - Additions / Deletions

VI. PUBLIC COMMENT

VII. PUBLIC HEARINGS – None

VIII. BILLS PAYABLE

IX. FINANCIAL REPORT - None

X. TREASURER’S REPORT

XI. PRESENTATIONS - None

XII. APPOINTMENTS / RESIGNATIONS - None

XIII. SUPERVISOR’S REPORT

XIV. UNFINISHED BUSINESS
   A. Discussion of Township Senior Center.

XV. NEW BUSINESS
   A. 2013 General Fund Budget Amendment #7 to Reflect End of Year Revenues & Expenditures.
B. 2013 Capital Improvement Fund Budget Amendment #5 to Reflect Receipt of KBIC 2% Gaming Funds.

C. 2013 Sewer Fund Budget Amendment #1 to Reflect Uncollectable Revenues Associated with Wahlstrom’s Restaurant.

D. Request for Wage Audit of Fire Station Mechanical Contract by UP Plumbers and Pipe fitters and Sheetmetal Workers Union.

E. Approval of Fire Hall Construction Project Change Order #2 for Wright Electric.

F. Consideration of Charter TV Service for Township Buildings.

G. Consideration of Request for Sewer Charge Relief.

H. Discussion of Draft Master Plan Chapters 1-3.

XVI. PUBLIC COMMENT

XVII. INFORMATIONAL REPORTS AND COMMUNICATIONS


B. Minutes – Marquette Area Wastewater Treatment Authority, November 21st, 2013.

C. Communication – Marquette County Solid Waste Management Authority 2014 Board Meeting Schedule.

XVIII. ADJOURNMENT
December 16, 2013

A Regular meeting of the Chocolay Township Board was held on Monday, December 16, 2013 at the Chocolay Township Office, 5010 U S. 41 South, Marquette, MI. Supervisor Walker called the Township Board meeting to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE.

TOWNSHIP BOARD.
PRESENT: Gary Walker, John Greenberg, Max Engle, Mark Maki, Judy White, Susan Carlson, Richard Bohjanen.
ABSENT: None.

STAFF PRESENT: Steve Lawry, Mary Sanders, Kelly Woodward.

MINUTES—NOVEMBER 18, 2013.
Greenberg moved White seconded to approve the minutes of November 18, 2013 with the addition of This will result in an overall savings, under appointment of Assessor.
AYES: 7   NAYS: 0   MOTION CARRIED.

AGENDA ADDITIONS/DELETIONS.
White moved Greenberg seconded to accept the agenda with the deletion of CIF Clerk Department request to purchase a passport camera.
AYES: 7   NAYS: 0   MOTION CARRIED.

PUBLIC COMMENT.
None.

ACCOUNTS PAYABLE.
Carlson moved White seconded that bills totaling $50,185.04 including checks numbered 19062 to 19082 and bills totaling $25,545.40 including checks numbered 19083 to 19109 are approved for payment.
AYES: 7   NAYS: 0   MOTION CARRIED.

Trustee White questioned payments to two Law firms. Manager Lawry replied that Fahey Shultz is the Lansing firm assisting with the Anderson tax tribunal case.

Trustee Bohjanen questioned the amount of the combination of Lowes and Menards maintenance supplies bills.

Trustee Maki asked about the Silver Creek Estates tax appeal settlement and the legality of changing the taxable value on the property.

PAYROLL.
Maki moved Bohjanen seconded that the payroll for November 21, 2013 for $30,465.02, including checks 9931-9936 and 21021-21053 and ACH payments for Federal tax, State tax and MERS retirement and December 3, 2013 for $2,447.13 including check 21054-21061 and ACH payments for Federal tax, State tax
and MERS and December 5, 2013 for $28,828,95 including checks 9937-9942 and 21062-21078 and ACH payments for Federal tax, State tax and MERS retirement be approved for payment.

AYES: 7 NAYS: 0 MOTION CARRIED.

FINANCIAL REPORTS.
Greenberg moved Carlson seconded to approve the October financial report.

AYES: 7 NAYS: 0 MOTION CARRIED.

White moved Bohjanen seconded to approve the November financial report.

AYES: 7 NAYS: 0 MOTION CARRIED.

TREASURER’S REPORT.
Engle moved Maki seconded to accept the Treasurer’s report.

AYES: 7 NAYS: 0 MOTION CARRIED.

PRESENTATIONS – NONE.

ANNUAL APPOINTMENTS TO BOARDS AND COMMISSIONS.
Greenberg moved Carlson seconded to accept the nominations as presented for Board and Commission appointments

East Marquette Solid Waste Disposal Authority – 1 year term
Gary Walker 01-01-2014 to 12-31-2014
Brad Johnson (Alternate) 01-01-2014 to 12-31-2014

Personnel Committee – 2 year Board Term / 1 year employee
Chris Lucas 01-01-2013 to 12-31-2014
Scott Jennings 01-01-2013 to 12-31-2014

Planning Commission – 3 year term
Andy Smith (Vice Chair) 01-01-2014 to 12-31-2016
Bruce Ventura 05-24-2013 to 12-31-2014
Tom Mahaney 01-01-2014 to 12-31-2016
Kendell Milton 05-24-2008 to 12-31-2014

Zoning Board of Appeals – 3 year term
Michele Wietek-Stephens 01-01-2014 to 12-31-2016
Kendell Milton 05-18-2009 to 12-31-2014
Sandra Page 01-01-2014 to 12-31-2016
Geno Angeli (Alternate) 01-01-2014 to 12-31-2016

Utility Review Committee – 4 year term
Kelly Drake Woodward (Alternate) 01-01-2014 to 12-31-2017

Election Commission - 4 year term
Susan Carlson 01-01-2014 to 12-31-2016

CABA Representative
Max Engle 01-01-2014 to 12-31-2018
Dale Throenle (Alternate) 01-01-2014 to 12-31-2018

2
AYES: 7                   NAYS: 0                  MOTION CARRIED.

Trustee Maki feels that the Planning Commission, Zoning Board of Appeals and Utility Review Committee members should fill out a informational report indicating number of meetings attended and accomplishments on the committee before being reappointed. There was Board discussion, but no action was taken.

SUPERVISOR’S REPORT.
We received a $30,000.00 check from Keweenaw Bay Indian Community as part of their 2% distribution.

Maki moved White seconded to allocated $10,000.00 toward fire department bunker gear, $9,000.00 for police department replacement of laptops, peripherals & software, $1,000.00 bicycle helmets and $10,000.00 in the Recreation department for playground equipment.

ROLL CALL:
AYES: Maki, Bohjanen, White, Carlson, Greenberg, Engle, Walker.
NAYS: None.
MOTION CARRIED.

PROPOSED ZONING ORDINANCE TEXT AMENDMENT ZA0003-13 PERTAINING TO OUTDOOR WOOD BOILERS, SECTION 6.5 AND SECTIONS 4.1, 4.2, 4.3, 4.5, 4.6, 4.7, AND 4.8 – SECOND READING.
Carlson moved Engle seconded to waive the reading and adopt the proposed amendment ZA0003-13, formerly #34-09-06 and #34-09-16 Outdoor Wood Boilers and Appliances as written.

AYES: 7                   NAYS: 0                  MOTION CARRIED.

Trustee Maki asked why some districts have this as a conditional use and in some districts the outdoor burner is a permitted use. Supervisor Walker stated that with a conditional use, the adjoining property owners would be able to weigh in. The AF district consists generally of larger parcels and the smoke from the outside boiler should not be as much of an issue.

Reconsideration of Delinquent Sewer Charge Tax Lien and Sewer Use Rate.
Greenberg moved Engle second to amend the list of delinquent sewer charges and penalties added to the Chocolay Township December 2013 tax roll in accordance with Ordinance 39, Section 9.E.2.c by deleting Wahlstrom Enterprise, Inc. parcel #52-02-107-007-00 in the amount of $9,682.64.

AYES: 7                   NAYS: 0                  MOTION CARRIED.

Trustee Bohjanen asked if the Township is stuck with this large bill because it was turned over to the tax roll and then not followed up on. Supervisor Walker indicated that the reason this tax and sewer bill was allowed to become so large was due to the foreclosure and bankruptcy rules. This is the first time this has ever occurred in the Township. Normally a property owner pays all the back taxes and sewer charges so they do not lose their property to tax sale. Trustee White asked what the total cost to the Township from the Wahlstrom foreclosure was. Manager Lawry stated that the total to general and sewer fund is approximately $60,000.00. An exact total will come to the Board at the January 2014 meeting. Trustee Bohjanen asked if we explored shutting off the utilities to Wahlstrom’s . Manager Lawry stated that without a water system and meters, we do not have the ability to shut off service without excavating the sewer line. We would have had problems with the County Health Department if we did that. The Board will have the discussion at a future date on a possible alternative to the tax roll for collection of delinquent sewer fees.
White moved Carlson seconded to classify delinquent sewer charges of $17,810.90 for services delivered January 1, 2012 through October 10, 2013 as bad debt of the Chocolay Sewer Utility Fund and recorded per the advice of the Township auditor.

AYES: 7  NAYS: 0  MOTION CARRIED.

Engle moved White seconded to reconsider the sewer use classification change for parcel #52-02-107-007-00 approved on November 18, 2013 and set the equivalent user fee for 5043 US 41 South and 5045 US 41 South at zero from October 11, 2013 until such time as the buildings are reopened for use as provided for in Ordinance 39, Section 9.D.3.a.

AYES: 7  NAYS: 0  MOTION CARRIED.

Maki moved Greenberg seconded to authorize repayment to the County Treasurer of delinquent tax and sewer liens not recovered through foreclosure sale of the Wahlstrom Enterprise property in the amounts of $3,218.49 in General Fund taxes, $1,033.40 in Road Millage Fund taxes, $503.18 in Fire Department Millage, and $24,045.10 in liens of the Wastewater Treatment Fund.

ROLL CALL.

AYES: Maki, Bohjanen, White, Carlson, Greenberg, Engle, Walker.

NAYS: None.

MOTION CARRIED.

ADOPTION OF 2014 MEETING CALENDAR.

Greenberg moved White seconded to approve the 2014 Chocolay Township meeting dates.

 **Chocolay Township Board – 7:00PM**

- January 20
- February 17
- March 17
- April 21
- May 19
- June 16

- July 21
- August 18
- September 15
- October 20
- November 17
- December 15

 **Chocolay Township Planning Commission – 7:30PM**

- January 6
- February 3
- March 3
- April 7
- May 5
- June 2

- July 7
- August 4
- September 8
- October 6
- November 3
- December 1

 **Chocolay Township Zoning Board of Appeals – 7:00PM**

- January 23
- February 27
- March 27
- April 24
- May 22
- June 26

- July 24
- August 28
- September 25
- October 23
- November 20
- December 18

 **Chocolay Township Fire Department – 7:00PM**

1st Thursday of each Month – Business Meeting
2nd, 3rd and 4th Thursday of each month – Training
Chocolay Township Tax Board of Review – Times to be set March 4th
March 4, 10, 11
July 22
December 9
AYES: 7 NAYS: 0 MOTION CARRIED.

ANNUAL REVIEW OF BOARD POLICIES.
Greenberg moved, Carlson seconded to change Special Meetings delete creating the agenda and.

MOTION CARRIED.

Maki moved Engle seconded to change Board Appointments to November or December Township Board meeting each year.

MOTION CARRIED.

APPROVAL OF FIRE HALL CONSTRUCTION PROJECT CHANGE ORDER.
Greenberg moved White seconded to approve Fire Station contract change order #3 for Associated Constructors in the amount of $4,489.00.

ROLL CALL.
AYES: Maki, Bohjanen, White, Carlson, Greenberg, Engle, Walker.
NAYS: None.
MOTION CARRIED.

DISCUSSION OF TOWNSHIP SENIOR CENTER.
Trustee White would like to have a committee or discussion group set up to look at utilizing the meeting room a couple of days a week for a few hours for seniors or other township residents to gather to play cards and have coffee. The Board agreed to have Trustees White and Carlson work on setting up a committee for senior gatherings.

PUBLIC COMMENT:
Trustee Maki had a comment on the Planning Commission site plan review; that the adjoining property owners are not notified of site plan reviews. Planner Woodward stated that adjoining property owners do not get notified if it is a permitted principal use, they are notified if it is a conditional use. Supervisor Walker suggested adding this item for discussion at the joint Township Board/Planning Commission meeting. The Board was in agreement.

Trustee Bohjanen asked the Board if they wanted to continue receiving the Master Plan Chapters as they are written or would they prefer to wait and receive the entire Master Plan at once. The Board preferred receiving the chapters as they are written.

INFORMATIONAL REPORTS AND COMMUNICATIONS.

B. Minutes – Marquette County Solid Waste Management Authority, November 13th, 2013 Draft.

C. Communication – Marquette County Solid Waste Management Authority Notice of Possible Change in Tipping Fee.
D. Communication – Charter Communications Rate Increases.

E. Communication – Marquette Township Potential Revenue Loss Due to Commercial Tax Appeals.

Supervisor Walker adjourned the meeting at 8:15 p.m.

________________________  _________________________
Max Engle, Clerk                Gary Walker, Supervisor
### General Fund
- **$20,025.45**

### Fire Millage Fund
- **$18,922.06**

### Wastewater Fund
- **$2,258.30**

### Total
- **$41,205.81**

### Range Credit Card
- **Post Office-postage**
  - **$31.75**

- **Tigedirect-cables**
  - **$50.21**

- **Officemax-printer**
  - **$366.98**

- **Battdepot-Battery**
  - **$67.12**

  **Total**
  - **$516.06**

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### Check Register Report

**BANK: RANGE BANK**

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General Fund  $46,482.66
Fire Millage Fund  $17,851.42
Wastewater Fund  $4,048.63
Total  $68,382.71
### Check Register Report

**Date:** 01/15/2014  
**Time:** 2:19 pm  
**Page:** 1

#### General Fund
- $37,235.20

#### Fire Fund
- $1,466.89

#### Capital Imp.
- $800.00

#### Wastewater
- $2,682.98

#### Total
- $42,185.07

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**Total Checks:** 30  
**Checks Total (excluding void checks):** 42,185.07
## Chocolay Township Payroll

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Chocolay Township Board  
John Greenberg, Treasurer  
Investments  

12/30/2013  

Charter Township of Chocolay  

Certificates of Deposit  

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Attention Chocolay Township Residents

There will be an informational gathering to determine the feasibility of drop-in senior hours at the township hall.

Please come and share your ideas and concerns.

Date: Wednesday, January 15, 2014
Time: 3:30 PM
Place: Chocolay Township Hall Board Room
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan  49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 15, 2014
Subject: 2013 General Fund Budget Amendment #7 to Reflect End of Year Revenues & Expenditures.

BACKGROUND:
During the course of the last fiscal year the Board discussed several times the amount being spent on legal services for defense of tax appeals, ordinance and enforcement advice, and services and advice related to the collection of delinquent personal property taxes. Billings also increased after former Township Attorney Mike Summers retired, as he often provided advice without billing for his services. As early as September it was acknowledged that a budget amendment would be necessary to cover the full legal expenses for the year. Final billings for 2013 have now been received and total $25,868.19 as compared with the line item budget of $13,000.

Former Assessor Tina Fuller was entitled to payment for accumulated vacation and personal leave when she left Township employment in October. While Mr. Bode did not begin his employment as the new Assessor until December 4, the savings available in the salary line of the Assessor Department budget are insufficient to cover the final payout to Ms. Fuller. The Township annually budgets an amount in the Salary/Benefit Contingency line of the Other General Government Department to cover the payout for accumulated leave associated with such unanticipated departures. The 2013 budget contained $26,000 for this purpose and it will be necessary to transfer $4,000 of the total to the Assessing Department.

FISCAL EFFECTS:
Based upon preliminary reports, with the two exceptions noted above all departments in the Township finished 2013 with expenditures well within the allotted budgets. A pre-audit year end Revenue & Expenditure Report will accompany the Board’s next agenda. As detailed below, sufficient funds are available within other lines of the 2013 budget to cover the over-expenditures for legal services and Assessor compensation.

RECOMMENDATION:
It is recommended that the Board amend the 2013 General Fund budget to account for two areas of over-expenditure by transferring available funds from other portions of the General Fund. By funding a special contingency account line each year, the Township assures that funds are available to cover the final payouts of any employees who terminate their employment unexpectedly.
A number of circumstances combined to cause fees for legal services to exceed the budgeted amount for 2013. To some degree the Township is required by law to defend tax assessments and collect taxes for the benefit of other taxing entities, and to do so at Township expense. Efforts will be made, however, to work more diligently with the Township Attorney to control the costs of these actions to the Township and to provide the Board with upfront estimates of the costs of certain courses of action. Township staff will also strive to be more efficient in their use of Attorney time while still working to minimize risk and liability associated with ordinance amendment and code enforcement. It must be noted however that a slight increase in hourly billing rates and billing for all services provided may still result in 2014 expenses exceeding historic levels.

SUGGESTED MOTION:

____________________ moved __________________ seconded that Whereas, a budget was adopted by the Chocolay Township Board to govern the anticipated General Fund expenditures of the Township on November 19th, 2012 for fiscal year 2013, and Whereas, as a result of unanticipated expenditures it is necessary to modify the aforesaid budget, Now Therefore, Be It Hereby Resolved, that the aforesaid budget be modified as follows:

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<td>$6,100.00</td>
</tr>
<tr>
<td>Planning Commission-Professional Services</td>
<td>$2,500.00</td>
<td>-$2,500.00</td>
<td>$0.00</td>
</tr>
<tr>
<td>Other General Government-Contingency</td>
<td>$21,475.00</td>
<td>-$6,500.00</td>
<td>$14,975.00</td>
</tr>
<tr>
<td>Assessor-Salaries</td>
<td>$48,131.00</td>
<td>+$4,000.00</td>
<td>$52,131.00</td>
</tr>
<tr>
<td>Other General Government-Salary/Benefit Contingency</td>
<td>$30,000.00</td>
<td>-$4,000.00</td>
<td>$26,000.00</td>
</tr>
</tbody>
</table>

A roll call vote is required.

ALTERNATIVES:
The Board may select alternate accounts from which to transfer the needed funds.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 8, 2014
Subject: 2013 Capital Improvement Fund Budget Amendment #5 to Reflect Receipt of KBIC 2% Gaming Funds

BACKGROUND:
At last month’s Board meeting, Supervisor Walker reported that a check in the amount of $30,000 had been received from the Keweenaw Bay Indian Community as a part of the latest distribution of 2% gaming funds from the Ojibwa II Casino. At that meeting the Board directed that the money be allocated $10,000 to the Fire Department for purchase of replacement turn out gear, $10,00 to the Police Department ($1,000 for purchase of children’s bicycle helmets for safety promotion and $9,000 for replacement of patrol car laptops and peripherals) and $10,000 to recreation for the purchase of new playground equipment.

FISCAL EFFECTS:
Since allocations from this source are not certain or predictable, these funds were not included in 2013 projected revenues of the Township. Formal action of the Board is still required to amend the 2013 Capital Improvement Fund budget to account for this unanticipated revenue which will assist with the future purchase of the items listed above. While the table below shows only the totals available in each department of the Capital Improvement Fund, a more detailed accounting of the individual capital purchases being saved for within each department is being prepared for Board review at the February 2014 meeting. It will reflect the specific purposes for which the Board has directed this money be used.

RECOMMENDATION:
It is recommended that the Board amend the 2013 budget to account for these funds and allocate them as determined at the December Board meeting.

SUGGESTED MOTION:
______________moved ______________seconded that Whereas, a budget was adopted by the Chocolay Township Board to govern the anticipated Capital Improvement Fund receipts within the Township on November 19th, 2012 for fiscal year 2013, and Whereas, as a result of receipt of unanticipated revenue it is necessary to modify the aforesaid budget, Now Therefore, Be It Hereby Resolved, that the aforesaid budget be modified as follows:
<table>
<thead>
<tr>
<th>ACCOUNT</th>
<th>PREVIOUS BUDGET</th>
<th>CHANGE</th>
<th>AMENDED BUDGET</th>
</tr>
</thead>
<tbody>
<tr>
<td>REVENUE</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>KBIC 2% Gaming Money</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>401.000.582</td>
<td>$ 51,135.40</td>
<td>+$ 30,000.00</td>
<td>$ 81,135.40</td>
</tr>
<tr>
<td>EXPENDITURE</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Police</td>
<td>$113,172.90</td>
<td>+$ 10,000.00</td>
<td>$123,172.90</td>
</tr>
<tr>
<td>401.305.957</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Fire Dept.</td>
<td>$720,638.12</td>
<td>+$ 10,000.00</td>
<td>$730,638.12</td>
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<tr>
<td>401.340.957</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Recreation &amp; Grants</td>
<td>$ 94,184.43</td>
<td>+$ 10,000.00</td>
<td>$104,184.43</td>
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<tr>
<td>401.708.957</td>
<td></td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

*A roll call vote is required.*

**ALTERNATIVES:**
The Board may choose to change the allocation of funds received. The Board may also wish to suggest items to be included in future requests to the KBIC for funding.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 8, 2014
Subject: 2013 Wastewater Treatment Fund Budget Amendment #1 to Account for Unrealized Revenue

BACKGROUND:
As previously reported to the Board, the foreclosure of the Wahlstrom’s Restaurant property by the County Treasurer and subsequent short sale left the Township unable to collect $41,856.00 in unpaid sewer utility service charges and associated tax liens. While some of these costs date back as far as 2008 or 2009, the oldest had been previously paid to the Township by the County Treasurer when she annually assumed the delinquent tax roll. Those liens not covered by the sale now must be repaid to the County. The process of foreclosure and tax sale prevents the Township from collecting from the new property owners fees for service provided during 2012 and 2013, the costs of which were not yet on the tax roll at the time of sale. It is anticipated that total expenses of the Wastewater Treatment Fund budget will still be under the actual 2013 revenues of the fund plus the budgeted transfer from fund balance. This is due to significant unexpended balances in several of the expenditure accounts of the fund and will eliminate the necessity to amend revenue side of the budget. The contingency account of the utility is however insufficient to cover the large debt now owed the County Treasurer. An amendment to the 2013 expenditure budget is therefore in order.

FISCAL EFFECTS:
The Township Wastewater Fund will be required to pay an unbudgeted $24,045.10 to the County from the 2013 budget. The Contingency Account of the Wastewater Fund contains only $15,000 for 2013 but there are unexpended balances of $4,500 in the Professional Services Account and $8,000 in the Capital Outlay Account which can be used to cover the repayment of the County. Reallocation of the dollars from the Contingency and Capital Outlay Accounts will allow the County to be paid from the Professional Services Account and can be accomplished through the amendment detailed below.

RECOMMENDATION:
It is recommended that the Board amend the 2013 Wastewater Treatment Fund budget by transferring unexpended balances from the Contingency Account and Capital Outlay lines to the Professional Services Account within the fund. It is further recommended that the Board authorize repayment of the County Treasurer for uncollectible sewer service liens in the amount of $24,045.10 from this Professional Services Account.
SUGGESTED MOTIONS:
________________ moved _______________ seconded that Whereas, a budget was adopted by the Chocolay Township Board to govern the anticipated revenues and expenditures of the Wastewater Treatment Fund within the Township on November 19th, 2012 for fiscal year 2013, and Whereas, as a result of an unanticipated expenditure it is necessary to modify the aforesaid budget, Now Therefore, Be It Hereby Resolved, that the aforesaid budget be modified as follows:

<table>
<thead>
<tr>
<th>ACCOUNT</th>
<th>PREVIOUS BUDGET</th>
<th>CHANGE</th>
<th>AMENDED BUDGET</th>
</tr>
</thead>
<tbody>
<tr>
<td>EXPENDITURE</td>
<td></td>
<td></td>
<td></td>
</tr>
<tr>
<td>Professional Services</td>
<td>$10,700.00</td>
<td>+$ 20,000.00</td>
<td>$ 30,700.00</td>
</tr>
<tr>
<td>Contingency</td>
<td>$15,000.00</td>
<td>-$ 12,000.00</td>
<td>$ 3,000.00</td>
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<tr>
<td>Capital Outlay</td>
<td>$ 8,000.00</td>
<td>-$ 8,000.00</td>
<td>$ 0.00</td>
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</tbody>
</table>

A roll call vote is required.

ALTERNATIVES:
The Board may opt to take the required funds from different accounts within the Wastewater Treatment Fund.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Township Manager
Date: January 6, 2014
Subject: Fire Station Wage Audit Request.

BACKGROUND:
The attached letter was received from Mr. Michael Hares, Business Manager for Local #111 of the Plumbers and Pipefitters Union requesting the Board take steps to facilitate a wage audit of the mechanical contract for the Chocolay Fire Station. Mr. Hares alleges that the Township’s mechanical contractor, Berger & King of Escanaba, failed to pay their employees “prevailing wage” scale as required by the contract documents. I have also attached an excerpt from the project specifications detailing the requirement to comply with Department of Labor schedules of prevailing wages. The contractor has refused to provide the payroll records to the Union, but is required to provide them to the Township in response to a formal request. The Union would then seek copies under the Freedom of Information Act, conduct their audit of the amounts paid and provide that documentation to the Department of Labor with a request for enforcement action.

FISCAL EFFECTS:
The project specifications required compliance with prevailing wage rules and therefore any additional costs incurred as a result of the audit by the contractor would not be the responsibility of Chocolay Township. Once the Township provides copies of the payroll records the audit would be performed by the Union and the U. S. Department of Labor without cost to the Township.

RECOMMENDATION:
It is recommended that the Township act as the intermediary and formally request the payroll records from Berger & King.

SUGGESTED MOTION:
[Blank]

ALTERNATIVES:
The Board could choose to take no action or inform the Plumbers & Pipefitters that it is unwilling to request the documentation they seek.
December 18, 2013

Chocolay Township
5010 US Hwy 41 S
Marquette, MI 49855

To Whom It May Concern:

I am asking the Chocolay Township Board to request a wage audit for the new Township Fire Hall. I have been informed that all of the members from the UP Plumbers and Pipefitters Local #111 and Sheetmetal Workers Local #7 were not paid prevailing wage on this job. I obtained the wage documents from your township manager recently indicating indeed this is a prevailing wage job.

Thank you for your consideration.

Michael Hares
Business Manager
Local #111
Add the following paragraph 14.2.3.1

14.2.3.1 Termination for Breach: The Owner may terminate this contract when violations are not stopped immediately and corrected within five (5) working days after notification by the Owner. In the event of such termination, the Owner may complete the contracted work and the Contractor will be liable for any excess cost occasioned by the Owner thereby, and in such case, the Owner may take possession of and utilize in completing the work such materials and equipment as may be on the site and necessary therefore.

ARTICLE 15 – CLAIMS AND DISPUTES

15.1.2 Time limits on claims - Change 21 days to 5 days
Change the last sentence to read as follows: “The approval or rejection of a Claim by the Architect or Owner shall be final and binding on all parties.”

ADD THE FOLLOWING SECTION

ARTICLE 16 - PREVAILING WAGE AND FRINGE BENEFIT RATES:

ALL CONTRACTORS AND SUB-CONTRACTORS MUST PAY NOT LESS THAN THE DAVIS BACON WAGE RATES ESTABLISHED FOR THIS PROJECT BY THE UNITED STATES DEPARTMENT OF LABOR. A COPY OF THE WAGE RATE DECISION Follows THIS SECTION.

Wage and Hour Administrator
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

END OF SECTION
General Decision Number: MI120135 09/28/2012 MI135

Superseded General Decision Number: MI20100239

State: Michigan

Construction Type: Building

County: Marquette County in Michigan.

BUILDING CONSTRUCTION PROJECTS (does not include single family homes or apartments up to and including 4 stories).

<table>
<thead>
<tr>
<th>Modification Number</th>
<th>Publication Date</th>
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<tbody>
<tr>
<td>0</td>
<td>01/06/2012</td>
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<tr>
<td>1</td>
<td>03/02/2012</td>
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<td>2</td>
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<td>3</td>
<td>05/04/2012</td>
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<td>4</td>
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<td>6</td>
<td>08/03/2012</td>
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<tr>
<td>7</td>
<td>08/31/2012</td>
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<td>8</td>
<td>09/28/2012</td>
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* ASBE0127-004 05/27/2012

<table>
<thead>
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<td>$29.34</td>
<td>19.88</td>
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BOIL0169-002 01/01/2012

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<td>$31.88</td>
<td>25.89</td>
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BRM10006-001 05/01/2011

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<td>$24.40</td>
<td>15.51</td>
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</table>

CARP1510-005 06/01/2012

<table>
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<tr>
<td>$27.44</td>
<td>17.31</td>
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</table>

CARP1510-006 06/01/2012

<table>
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<tbody>
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<td>$24.40</td>
<td>15.51</td>
</tr>
<tr>
<td>Rates</td>
<td>Fringes</td>
</tr>
<tr>
<td>-------</td>
<td>---------</td>
</tr>
<tr>
<td><strong>CARPENTER (Including Acoustical Ceiling Installation, Drywall Finishing/Taping, Drywall Hanging, Form Work, and Soft Floor Layer - Carpet)</strong></td>
<td>$22.92</td>
</tr>
</tbody>
</table>

**ENG0324-031 05/01/2012**

<table>
<thead>
<tr>
<th>Rates</th>
<th>Fringes</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>POWER EQUIPMENT OPERATOR:</strong> Crane operator, main boom &amp; jib 120' or longer</td>
<td>$27.38</td>
</tr>
<tr>
<td>Crane operator, main boom &amp; jib 140' or longer</td>
<td>$27.63</td>
</tr>
<tr>
<td>Crane operator, main boom &amp; jib 220' or longer</td>
<td>$27.88</td>
</tr>
<tr>
<td>GROUP 1</td>
<td>$26.88</td>
</tr>
<tr>
<td>GROUP 2</td>
<td>$23.05</td>
</tr>
<tr>
<td>GROUP 3</td>
<td>$22.11</td>
</tr>
</tbody>
</table>

Premium rate: main boom and jib 300 feet or longer is $1.50 per hour above the 220 ft. boom and jib rate. Main boom and jib 400 feet or longer is $3.00 per hour above the 220 ft. boom and jib rate.

**POWER EQUIPMENT OPERATOR CLASSIFICATIONS**

- **GROUP 1:** backhoe, bulldozer; crane, front end loader, excavator, paver, roller, and scraper (self-propelled and tractor drawn)
- **GROUP 2:** fork truck
- **GROUP 3:** oiler

**IRON0008-008 07/01/2012**

<table>
<thead>
<tr>
<th>Rates</th>
<th>Fringes</th>
</tr>
</thead>
<tbody>
<tr>
<td><strong>IRONWORKER, REINFORCING AND STRUCTURAL</strong> Contracts $10,000,000 or greater</td>
<td>$25.60</td>
</tr>
<tr>
<td>Contracts less than $10,000,000</td>
<td>$22.51</td>
</tr>
</tbody>
</table>


**LABO1329-005 05/01/2012**
LABORER
Common or General; Mason
Tender - Brick; Mason
Tender - Cement/Concrete;
and Sandblaster.............$20.21 12.20
Piplayer.....................$20.61 12.20

PAINTER (Insulator Foam Only)....$25.78 9.56

CEMENT MASON/CONCRETE FINISHER...$20.17 10.13

PIPEFITTER (Excludes HVAC
Pipe & System Installation)....$30.82 19.80
PIPEFITTER (HVAC Pipe
Installation Only)............$30.82 19.80
PLUMBER (Excluding HVAC Pipe
& System Installation)........$30.82 19.80

ROOFER.......................$16.16 10.92

SHEET METAL WORKER (Excluding
HVAC Duct & System
Installation)....................$28.71 20.63
SHEET METAL WORKER (HVAC Duct
& System Installation)........$28.71 20.63

GLAZIER......................$17.50 2.27
LABORER: Landscape & Irrigation .................... $ 14.25  0.00

OPERATOR: Grader/Blade ............. $ 24.04  6.03

OPERATOR: Tractor ................... $ 19.60  7.31

PAINTER: Brush, Roller and Spray .................. $ 17.81  2.87

TRUCK DRIVER: Flatbed Truck ..... $ 17.44  4.51

WELDERS - Receive rate prescribed for craft performing operation to which welding is incidental.

Unlisted classifications needed for work not included within the scope of the classifications listed may be added after award only as provided in the labor standards contract clauses (29CFR 5.5 (a) (1) (ii)).

The body of each wage determination lists the classification and wage rates that have been found to be prevailing for the cited type(s) of construction in the area covered by the wage determination. The classifications are listed in alphabetical order of "identifiers" that indicate whether the particular rate is union or non-union.

Union Identifiers

An identifier enclosed in dotted lines beginning with characters other than "SU" denotes that the union classification and rate have found to be prevailing for that classification. Example: PLUM0198-005 07/01/2011. The first four letters, PLUM, indicate the international union and the four-digit number, 0198, that follows indicates the local union number or district council number where applicable, i.e., Plumbers Local 0198. The next number, 005 in the example, is an internal number used in processing the wage determination. The date, 07/01/2011, following these characters is the effective date of the most current negotiated rate/collective bargaining agreement which would be July 1, 2011 in the above example.
Union prevailing wage rates will be updated to reflect any changes in the collective bargaining agreements governing the rate.

0000/9999: weighted union wage rates will be published annually each January.

Non-Union Identifiers

Classifications listed under an "SU" identifier were derived from survey data by computing average rates and are not union rates; however, the data used in computing these rates may include both union and non-union data. Example: SULA2004-007 5/13/2010. SU indicates the rates are not union rates, LA indicates the State of Louisiana; 2004 is the year of the survey; and 007 is an internal number used in producing the wage determination. A 1993 or later date, 5/13/2010, indicates the classifications and rates under that identifier were issued as a General Wage Determination on that date.

Survey wage rates will remain in effect and will not change until a new survey is conducted.

WAGE DETERMINATION APPEALS PROCESS

1.) Has there been an initial decision in the matter? This can be:

* an existing published wage determination
* a survey underlying a wage determination
* a Wage and Hour Division letter setting forth a position on a wage determination matter
* a conformance (additional classification and rate) ruling

On survey related matters, initial contact, including requests for summaries of surveys, should be with the Wage and Hour Regional Office for the area in which the survey was conducted because those Regional Offices have responsibility for the Davis-Bacon survey program. If the response from this initial contact is not satisfactory, then the process described in 2.) and 3.) should be followed.

With regard to any other matter not yet ripe for the formal process described here, initial contact should be with the Branch of Construction Wage Determinations. Write to:

Branch of Construction Wage Determinations
Wage and Hour Division
2.) If the answer to the question in 1.) is yes, then an interested party (those affected by the action) can request review and reconsideration from the Wage and Hour Administrator (See 29 CFR Part 1.8 and 29 CFR Part 7). Write to:

Wage and Hour Administrator
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

The request should be accompanied by a full statement of the interested party's position and by any information (wage payment data, project description, area practice material, etc.) that the requestor considers relevant to the issue.

3.) If the decision of the Administrator is not favorable, an interested party may appeal directly to the Administrative Review Board (formerly the Wage Appeals Board). Write to:

Administrative Review Board
U.S. Department of Labor
200 Constitution Avenue, N.W.
Washington, DC 20210

4.) All decisions by the Administrative Review Board are final.

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END OF GENERAL DECISION
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 7, 2013
Subject: Approval of Fire Station Change Order #2 for Wright Electric

BACKGROUND:
At its October 21 meeting, the Board approved Change Order #1 for Wright Electric on the Fire Hall Project totaling $1,448.83. C. O. #1 included a credit for utilizing a pole-mounted rather than pad-mounted transformer on the electrical service and extra costs associated with providing a pad and conduits for a future backup generator installation and different damper controls in the furnace outside air intakes. Attached for the Board’s consideration is Change Order #2 for Wright Electric. It addresses costs incurred for installation of the new siren and hose/bunker gear dryer that were purchased by the Township separate from the project and approved by the Board in July 2013. Billing for the work was calculated on a time and materials basis and reviewed by the Township’s architectural firm to confirm that the costs were reasonable and justified.

At the time that the siren work was authorized, the contractor’s estimate was that it could be completed for under $5,000. Because of changes incurred during the work in order to comply with County electrical inspectors, the siren supplier, and the Board of Light & Power, the actual cost totaled $6,894. The change order is now being brought to the Board for inclusion in the project budget. Attached is an updated table of the project budget as last presented at the December 16, 2013 Board meeting. The Mechanical and Electrical Contractors are still addressing punch list items and final billing from Berger & King has not yet been received. Fire Department personnel are still working on outfitting the building with the furniture, shelving, tool benches, etc. they need, but have completed all major purchases except the computer equipment and landscaping materials and will be able to limit other additional acquisitions to their department operating budget.

FISCAL EFFECTS:

<table>
<thead>
<tr>
<th>PROJECT REVENUES</th>
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</tr>
</thead>
<tbody>
<tr>
<td>Property Taxes</td>
<td>$305,850.00</td>
</tr>
<tr>
<td>Transfer from Capital Improvement Fund</td>
<td>$580,000.00</td>
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<tr>
<td>Loan from General Fund Reserve</td>
<td>$600,000.00</td>
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<tr>
<td>Loan from Sewer Fund Reserve</td>
<td>$600,000.00</td>
</tr>
<tr>
<td>Loan from Capital Improvement Fund Reserve</td>
<td>$300,000.00</td>
</tr>
<tr>
<td>Projected Interest</td>
<td>$90.00</td>
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<tr>
<td>Transfer of KBIC Funds from Capital Imp. Fund</td>
<td>$33,216.05</td>
</tr>
<tr>
<td>Total</td>
<td>$2,419,156.05</td>
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</tbody>
</table>
## PROJECT EXPENDITURES

<table>
<thead>
<tr>
<th>Description</th>
<th>Amount</th>
</tr>
</thead>
<tbody>
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<td>Change Order #1</td>
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<td>Change Order #2</td>
<td>$14,965.00</td>
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<td>Change Order #3</td>
<td>$4,489.00</td>
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<tr>
<td>Extra for Chain Hoist Installation</td>
<td>$3,977.00</td>
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<tr>
<td>Berger &amp; King Contract</td>
<td>$279,500.00</td>
</tr>
<tr>
<td>Change Order #1</td>
<td>$4,037.00</td>
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<tr>
<td>Change Order #2</td>
<td>$1,855.00</td>
</tr>
<tr>
<td>Extra for Hose Dryer Vent</td>
<td>$2,400.00</td>
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<tr>
<td>Wright Electric Contract</td>
<td>$159,975.00</td>
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<tr>
<td>Change Order #1</td>
<td>$1,448.83</td>
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<tr>
<td>Change Order #2</td>
<td>$7,542.86</td>
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<td>Superior Eagle Extra Phone &amp; Coax from Twp. Hall</td>
<td>$890.00</td>
</tr>
<tr>
<td>Integrated Designs Contract Management</td>
<td>$35,000.00</td>
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<tr>
<td>Reimbursable for Bid Ads, Printing &amp; Postage</td>
<td>$930.70</td>
</tr>
<tr>
<td>Reimbursable County Plan Review</td>
<td>$100.00</td>
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<tr>
<td>Reimbursable County Code Appeal Hrg. Fee</td>
<td>$400.00</td>
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<tr>
<td>Michigan Energy Options Plan Review</td>
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<td>TriMedia Hazardous Material Assessment</td>
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<td>Lakeshore Environmental Asbestos Abatement</td>
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<td>SEMCO Energy Account Establishment Fee</td>
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<td>Midway Rentals Chain Hoist</td>
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<tr>
<td>Pomasi Fire Equipment Hydrant Connection</td>
<td>$301.24</td>
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<td>Training Room TV Equipment</td>
<td>$1,650.97</td>
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(*Indicates items for which final price is not yet available.)

**RECOMMENDATION:**

It is recommended that the Board approve Fire Station contract Change Order #2 for Wright Electric in the amount of $7,542.86 and the other project purchases listed above.

*A roll call vote is required.*

**ALTERNATIVES:**

As suggested by the Board of Trustees.
CHANGE ORDER

1021 West Baraga Avenue, Marquette, Michigan 49855
Phone (906) 228-4480 Fax (906) 228-7524

8571 W. Grand River Ave., Suite 600
Brighton, Michigan 48816
Phone: (810) 229-2701 Fax: (810) 229-6767

Change Order No: 2 Project Number: 10-910

Project: Chocolay Township Fire Hall Date: 12/30/13

Issued To: Wright Electric Owner: Chocolay Township

This document makes monetary changes in the Contract Sum and / or modifies the Date of Substantial Completion as agreed upon by the Owner, Architect, and Contractor. This form does not reflect changes in the Contract Sum or Contract Time that have been authorized by Construction Change Directives.

You are directed to make the following changes in this contract:

1. T&M work for dryer, receptacle for compressor, pole and siren........ (add) $7,542.86

Total (add) $7,542.86

Not valid until signed by both the Owner and Architect.
Signature of the Contractor indicates his agreement herewith, including any adjustment in the Contract Time.

The original Contract Sum was.................................$ 159,975.00
Net Change by previously authorized Change Orders ......................$ 1,448.83
The Contract Sum prior to this Change Order .........................$ 161,423.83
The Contract Sum will be increased by this Change Order ...............$ 7,542.86
The new Contract Sum including this Change Order will be..............$ 168,966.69

The Contract Time will be unchanged by (0) days.
The Date of Substantial Completion as of the date of this Change Order is 09-13-2013.

Authorized:

Architect: Contractor: Owner:
Integrated Designs Inc. Wright Electric Charter Township of Chocolay
1021 W. Baraga Ave 618 Fisher Street 5010 US 41 South
Marquette, MI 49855 Marquette, MI 49855 Marquette, MI 49855

By: By: By: Sam  
12/30/13  

[Signature]
Wright Electric Company
618 Fisher Street
Marquette, MI 49885
Extra work
Chocolay Township Hall

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8.00 Digger derrick @150.00
41.00 labor @65.00
41.00 tools and truck 5.00

**Total** 7542.86
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Mary Sanders, Deputy Clerk
From: Steve Lawry, Township Manager
Date: December 31, 2013 (Revised 1/7/14)
Subject: Outstanding Construction Costs At Year End

Based upon the information that I have in the Fire Station Project File, I believe the following amounts are still due contractors and suppliers for work on the fire station.

Associated Constructors:
- Berger & King:
  - Change Order #3
    - Original Contract Balance Plus Retainage $31,053.70
    - Estimated Change Order #3 Total $7,500.00
- Wright Electric:
  - Original Contract Retainage $16,142.38
  - Change Order #2 $7,542.86
- Best Buy
  - Training Room TV Equipment $1,650.97
- El-Com Services:
  - Estimate for Antenna & Installation $1,311.00
- Marquette Wallpaper & Paint
  - Window Blinds $2,035.00
- Suppliers Not Yet Identified
  - Estimate for Computers & Peripherals $3,200.00
  - Estimate for Storage Organizing Materials $1,000.00
  - Estimate for Landscaping Trees & Shrubs $5,000.00

TOTAL $80,924.91

All of these items appeared on the latest project costs memo presented to the Board of Trustees on December 16, although this list anticipates higher costs for Change Order #3 expected from Berger & King and increased costs for the radio antenna installation from El-Com Services. The cost for the window blinds is less than was estimated on the memo included in the December 16 agenda.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Dale Throenle, Community Development Coordinator
Date: January 15, 2014
Subject: Consideration of Charter TV Service for the Fire Hall

BACKGROUND:
In 1986, the Township entered into a franchise agreement with Cable Communication Systems to provide cable services to the residents of Chocolay Township. As part of that agreement, franchise fees were set to 3%, and the franchisee agreed to “pay a reimbursement equivalent to 3% of the annual gross subscriber revenues to all cable TV subscribers within the Township.” Within this agreement it was also established that “There will be no monthly charge for cable service provided to any educational institution or government building in the Township.”

The agreement was renegotiated in 2004 with Charter Communications. The franchise fee increased to 5% of annual gross revenue, and service was still provided “without charge, that is, without installation or monthly charges, one outlet of limited basic to each Police and Fire Station, and to the Township hall.” Franchise fees were reimbursed to the Township residents that subscribed to Charter’s service.

In 2007, the franchise agreement was renegotiated under provisions of the 2006 Public Act 480, MCL 484.3301. Instead of returning the franchise fees to the residents, the Township chose to collect the fee and record it as a revenue item in the annual budget. At that time, Charter stopped providing free cable services to the Township.

FISCAL EFFECTS:
The monthly cost for the additional service is $59.96 (annual cost is $719.52). The monthly charge includes the basic / extended package and a digital HD receiver. Note that Charter no longer provides a basic cable package as of this year.

RECOMMENDATION:
Because the 2014 budget did not include funding for the cable service, I am not recommending that this be funded with Township funding.

However, the Fire Department does have the option to fund this addition to Township cable services through other means.
SUGGESTED MOTIONS:
____________moved ___________second to not fund the Charter TV cable services for the Fire Hall with Township funding this year.

ALTERNATIVES:
The Board may wish to pay for the service based on the budgeted amount of monies received from the franchise fee ($75,000.00) expected in 2014.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 15, 2014
Subject: Request to Defer Sewer Service Charges

BACKGROUND:
In 2011, a long-time resident of Chocolay Township moved out of her single family home and into Snowberry Heights. Over the last two plus years, she has maintained her home in the Township, thinking she might return, but it has remained vacant. She previously asked Township staff to waive the sewer charges on the vacant building but her request was denied based upon Section 9.C.2.b of the Township Sewer Ordinance (attached). After paying sewer service charges on the vacant property for more than two years she returned her most recent sewer invoice unpaid with a new request to please eliminate the charge. Because the Ordinance allows the Board the option of establishing guidelines and separate rates for vacant structures, I am forwarding her request to the Board. I have not included her name or the property address in this report so as not to advertise the vacant status of the home. The Board recently eliminated monthly charges on the Former Wahlstrom’s Restaurant property based upon the lack of electrical power to the building and the dismantled condition of the building’s plumbing. In December 2010, the Board also eliminated monthly charges for another building in the commercial district that became vacant and has remained so. To the best of staff’s recollection all other structures connected to the collection system have been billed at a minimum monthly rate of 1 Equivalent Unit (presently $28.60/mo.) unless heavily damaged by fire or other disaster and left uninhabitable.

FISCAL EFFECTS:
The Township Wastewater Utility presently has 410 customers and bills a total of 757 Equivalent Units per quarter. This is a small utility and losing customers or absorbing bad debt, such as with the Wahlstrom’s Restaurant property is difficult for the utility to deal with financially. The loss of one or a dozen residential customers does little to affect operating expenses, but does have an impact on the utility’s revenue. One residential customer pays $343.20 per year in service charges. The Township’s utility fees are not broken down into a “readiness to serve charge” covering fixed costs and a “volume fee” designed to cover costs that vary with flow volume, but most of the utility’s costs are of the fixed variety. Therefore the present rate structure is designed to spread costs to all properties connected to the collection system, whether a particular parcel generates any flow during a billing period or not. This means that seasonal homes and vacant homes awaiting sale continue to support their share of the system costs. If all vacant structures were exempt from monthly service charges, the systems fixed
costs would have to be spread among a much smaller customer base and a significant vacancy rate could lead to failure of the entire utility.

**RECOMMENDATION:**
While the Township ordinance empowers the Board to establish special rates, including those for vacant properties, I cannot recommend such rates as being in the best interest of the financial health of the utility. Furthermore, establishing rates specific to vacant property would require an increased level of monitoring to assure that the Township is notified when use of the sewer is begun again. It is recommended that if the Board wishes to establish special rates, they employ a rate consultant to review the finances of the utility and properly assign costs to fixed and variable components of the rates to applied to each class of property or customer. This is not currently a budgeted expense in the 2014 budget but could be funded from the reserves of the utility if the Board so wishes.

**ALTERNATIVES:**
The Board may wish to establish a guideline that allows monthly service charges to be deferred for a connected property that remains vacant for twelve consecutive months or some other extended period so that the number of properties that might qualify would be limited. It might also wish to develop guidelines that offer relief based upon some other criteria.
MEMORANDUM
Charter Township of Chocolay
5010 US 41 South, Marquette, Michigan 49855

To: Chocolay Township Board
From: Steve Lawry, Manager
Date: January 15, 2014
Subject: Master Plan Draft Chapters 1-3

Drafts of Chapters 1-3 of the revisions to the Master Plan, as recommended by the Township Planning Commission, were distributed to the Board of Trustees last month in order that you might have time to review and develop comments on those chapters. Time has been allocated at this point in the agenda for the Board to discuss those chapters and make any recommendations for their revision to the Planner and Planning Commission. Additional chapters will be forwarded to the Board as completed and reviewed by the Planning Commission. An opportunity to review the final completed document prior to acting on its adoption will occur in a few months.

Please bring the Chapters distributed to you last month to the meeting, along with your comments. If you need an additional copy, please call the Clerk’s Office to request one.
Charter Township of Chocolay
Strategic Master Plan 2013
Toward Community Prosperity and Resilience
## Acknowledgements

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<td>Gary Walker - Supervisor</td>
<td>Andy Sikkema - Chair</td>
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<td>Max Engle - Clerk</td>
<td>Andy Smith – Vice Chair</td>
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<td>John Greenberg - Treasurer</td>
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<td>Richard Bohjanen - Trustee</td>
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<td>Susan Carlson - Trustee</td>
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<td>Judy White - Trustee</td>
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<td>Greg Seppanen - Supervisor</td>
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<td>Dr. Ken Tbor - Trustee</td>
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<td>John Trudeau - Trustee</td>
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<td>Steve Lawry - Manager</td>
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<td>Kelly Drake Woodward - Planning Director, Zoning Administrator</td>
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<td>Dale Throenle - Community Development Coordinator</td>
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<td>Brad Johnson - Department of Public Works</td>
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<td>Greg Zyburt - Chief of Police</td>
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Chapter 1: Introduction

Chocolay Township provides residents with diverse places to experience a high quality of life, whether living in close relationship with Lake Superior, wind-swept dunes and beautiful sunsets; nestled amid pastoral rural landscapes of rolling forests and working farms; relaxing at a remote camp along a river or deep in the woods; or enjoying the benefits of home ownership in traditional subdivisions with close neighbors. Chocolay Township is also home to diverse creatures that inhabit water, land, and sky such as trout, salmon, migratory waterfowl, fox, buffalo, chickens, and eagles.

Chocolay residents reap the benefits of living in close proximity to the largest city in the Upper Peninsula, with typical activities that accompany University towns and centers of health care and commerce. However, this proximity provides a challenge to maintaining a healthy local economy when so many residents must travel elsewhere for employment or shopping. Like other municipalities that are strongly balanced in favor of residential development, Chocolay Township also faces challenges related to a lack of diversity in the tax base needed to support community services and amenities. This plan focuses on balanced strategies for local sustainability while keeping an eye on niche opportunities within the region. It involves taking a fresh look at the Township’s people, economy, built environment, natural environment, and social conditions to document important changes and address anticipated opportunities and risks.

Purpose

The Master Plan is meant to be a framework that rests on the foundation of community vision and technical analysis. Communities undertake planning processes with hopes of creating a proactive document that reflects consensus, is a basis for informed decisions, and provides clear direction for the years to come. The plan is meant to be a guide for future decisions on land use policy, regulations, capital improvements and economic development. The plan is advisory in nature, not regulatory. Master Plans are long-range policy documents that translate values into strategies. They are living documents that require periodic updates.

The zoning ordinance is one regulatory mechanism that is meant to implement the Master Plan. State law requires that the zoning ordinance be based on an adopted plan. Zoning decisions that are consistent with an adopted Master Plan are presumed by courts to be valid. In this way, the Master Plan strengthens the legal basis for the Township’s land use regulations.

This Plan is prepared under authority of the Michigan Planning Enabling Act, P.A. 33 of 2008, as amended. It provides the basis for zoning under the Michigan Zoning Enabling Act, P.A. 110 of 2006, as amended. The plan also provides a basis for land division and land use regulations and capital improvements programs (CIP). It is intended to be consistent with other regional plans, thereby setting the stage for regional collaboration.
Process

The planning process provides a foundation for public participation, interaction, and collaboration. In March of 2010, surrounding jurisdictions were notified of the intent to plan. A subcommittee was formed to guide the update process. Data gathering and analysis was undertaken to identify trends, issues, and opportunities. A public visioning session was held on September 22, 2010 at the Cherry Creek School.

In 2010, the first of two public opinion surveys was implemented. This survey was promoted by direct mail to 3,416 Township taxpayers. There were 491 respondents to this survey.

In 2013, the second public opinion survey was implemented. Residents were notified and reminded of the survey by several means, including a postcard mailing, newspaper article, notice on the sign at Township Hall, and announcement on the Township website. The postcard was mailed to every address in the Township (3,167). In addition, 170 postcards were hand delivered to Tribal housing and mobile home park residents (who do not have individual addresses in Township records). A total of 3,337 notices were distributed. Residents were asked to request or collect paper versions of the survey at Township Hall, or to take the survey online. The survey asked respondents to identify the Character Area in which their property was located so that differences in opinion could be compared per area. There were 600 respondents to the 2013 survey.

Multimodal data collection methods were used for both surveys (paper copy or online version). Multiple household members were invited to take the survey. Public opinion survey results serve as one source of information for policy formulation.

Relationship to Previous Plans

In 2010, Chocolay Township began the process of updating the 2005 Comprehensive Plan. To fund the plan update, the Township partnered with the Superior Watershed Partnership to apply for a Michigan Coastal Management Grant through the Michigan Department of Environmental Quality and the National Oceanic and Atmospheric Administration. This plan is meant to supplement and to update the 2005 plan.

Next Steps

Implementation of the Plan is an ongoing process requiring continuous monitoring of changing conditions and progress toward results. At the very least, the Master Plan should be reviewed every five years after adoption for necessary changes. It is advised that progress be assessed yearly as part of the Annual Report. After adopting the Plan, the Planning Commission or Township Board should prepare a prioritized capital improvements program of public structures and improvements in accordance with the requirements of the Michigan Planning Enabling Act which requires this of all townships that own or operate a water supply or sewage disposal system. It is also important to initiate immediate efforts to
communicate the contents of the Plan to residents and property owners and solicit implementation assistance as needed.

Summary of Major Changes since the 2005 Comprehensive Plan

2006
The Township contracted with U.P. Engineers and Architects to begin the process of updating the zoning ordinance per recommendations of the 2005 Comprehensive Plan. The Board voted to support the abandonment of the 20’ alley in block 3 of the Plat of the Village of Harvey. A study was performed by STS Consultants to determine projected future wastewater flow for the Marquette Area Wastewater Treatment Facilities, with the idea that Chocolay’s ownership percentage in the plant should be reduced based on using less than three percent of allowed maximum flow. The Emergency Management Ordinance #56 was adopted. The Board moved to support the formation of the Recreation Authority for the development, management, and maintenance of the Iron Ore Heritage Trail.

2007
Chocolay Township passed a five year millage for resurfacing roads. The Board also accepted a grant (no match required) for a portable generator and accessories from the Marquette County Emergency Management Department. The Township Hall was expanded and improved. The Board authorized a request from the Silver Creek Church to use a portion of the Silver Creek Recreation Area for a Disc Golf Course that would be free to the public and maintained by the Church. Bids were awarded for fabrication of a kayak storage locker at the Chocolay Township Marina. Tom Lakanen offered land for a dry hydrant to support fire protection, and a perpetual easement was approved by all parties. Work was approved for a Township History Book.

2008
Road improvements were completed in Harvey east of US-41 on Green Bay, Baker, Fairbanks, Kellogg, Terrace, Wright, and Corning streets. The County leased the State Mangum Prison Farm for use as a County jail for misdemeanors and a working farm. The Board re-iterated its position that no roads be designated for ORV use in Chocolay Township.

The Zoning Ordinance was extensively amended to implement some recommendations of the 2005 Comprehensive Plan. Rural residential districts were combined into one district called Agricultural/Forestry (AF) with a minimum lot size of 20 acres. Regulations were changed to allow up to four homes to share one common driveway without having to apply for a private road. An amendment was subsequently approved for home occupations and political signs.

2009
The intersection of US-41S/M-28E/Cherry Creek was reconstructed to allow for better flow of traffic and to reduce the number of accidents at the intersection. Road improvements were completed in Harvey west of US-41 on Quarry Road, Fairbanks, Hoppock, Reservoir, Ripley Court, Terrace, Van Epps Place, and Wright streets. Improvements were also made in the Ewing Plaza and Ewing Park subdivisions including Carmen Drive and Jean, Judy, Juliet, and Veda streets.
The zoning ordinance was amended in relation to density for multi-family housing. Parks were added as conditional uses in the AF and WFR districts. Kennels were added as conditional uses in the AF district with 20 acres or more. A height increase for accessory structures was also approved. New standards for outside lighting were adopted.

**2010**

The Township received a $2 million MDOT Enhancement Grant and DNR Trust Fund Grant to construct 1.9 miles of new non-motorized pathway, a pedestrian tunnel under US-41, a multi-use bridge over the Chocolay River, and remove the existing pedestrian overpass. This allowed citizens to walk or bike from M-28E to the bike path along US-41 and into Marquette. The project also included the planting of 200 trees and shrubs along US-41 in the Harvey business corridor to improve aesthetics. Security cameras were installed in the new pedestrian tunnel. The traffic signal at Silver Creek Road/Corning Street and US-41 was modified to include a pedestrian push button to trigger longer crossing times.

Road improvements were completed in the Candace and Fernwood Park subdivisions including Timber Lane, Candace, Candee, Fernwood Drive, Jennifer, and Ridgewood Drive streets.

In 2010, the MDNRE also graded and resurfaced 6.2 miles of trail along the former Soo Line Railroad grade using compacted crushed limestone. The resurfacing began at the Michigan Welcome Center on US-41 and extended east to Kawbawgam Road. The new surface accommodated walkers, bicyclists, and other non-motorized wheeled users. Linked to the US-41/M-28 pathway at the Welcome Center and Timber Lane, the trails provided a 4.26 mile exercise loop with minimal street crossings for the health and enjoyment of Township residents.

The Township awarded a contract for development of design documents for a new fire station, and continued to build a sinking fund to be used as matching funds for grants for the new facility.

The Township was awarded a Coastal Zone Management Grant to work with the Superior Watershed Partnership to update the Comprehensive Plan.

Irrigation was installed in all the baseball fields. Public Works purchased a wood chipper and a sewer cleaner.

General office, nursing homes, and medical/veterinary clinics were added as conditional uses in the R-2 district. Churches and schools were added as conditional uses in the AF district. Swimming pools were deleted from conditional uses since they are regulated by the County.

**2011**

Road improvements were completed in the Riverside and Riverland subdivisions including Riverland, Vidy Drive, Forest Road, Glenwood, Riverdale, Riverside, and BV streets. Dana Lane was also improved.
The Township replaced two police patrol vehicles. The police department received a Snowmobile Enforcement grant from the MI Department of Natural Resources.

Free wellness clinics and congregate senior meals were introduced as Township services in partnership with U.P. Home Health and Hospice and AMCAB (Alger-Marquette Community Action Board). These services were not well utilized and were eventually discontinued.

Ordinances relating to snowmobile traffic and outdoor burning were adopted. The zoning ordinance was amended in relation to communication towers.

The Planning Commission approved a Planned Unit Development (PUD) project on a lot less than the 5 acre requirement (per ZBA approval) which redeveloped a vacant medical building into five apartments with basement storage. Administrative provisions of the Zoning Ordinance were amended.

**2012**

MDOT reconstructed US-41 from the Carp River bridge in Marquette to Bayou Street in Chocolay Township. Portions of the sanitary sewer main that connects Harvey with the Wastewater Treatment Plant were reconstructed. Staff videotaped several hundred feet of sewer line on Lakewood Lane and located several major leaks.

Road improvements were completed in the Country Side Estates subdivision including Briarwood Drive, Meadow Lane, Dandelion Lane, Sandy Lane, and Ridge Lane.

The Township conducted a public hearing on the preferred route for the Iron Ore Heritage Trail through the Township. While choosing to retain the railroad grade as the primary designated route for the Iron Ore Heritage Trail (including assumption of maintenance costs), the Iron Ore Heritage Trail Recreation Authority agreed to designate the paved route paralleling the US-41/M-28 through the business corridor as an alternate Heritage Trail Route and to provide signs to mark it as such. The Authority was not willing, however, to assume the maintenance responsibility for the business route.

The first Chocolay Community Garden was created on property leased from the Harvey Baptist Church with the assistance of Eagle Scout candidates Matt Collins and Ethan Park.

The Adopt-A-Tree program was implemented with the assistance of Eagle Scout candidate Michael Edwards. This volunteer effort was organized to care for the trees and shrubs that were planted as part of the 2010 grant. An interactive web page was created to facilitate adoption. Some dead plantings were replaced.

Township residents approved a dedicated fire hall millage of up to 1.7 mills for six years to finance the construction of a new $2 million facility.

A risk analysis was completed with the Michigan Municipal Risk Management Authority (MMRMA) representative for all Township recreation sites.
PUD’s were eliminated for inclusion in the AF district. Wireless communication facilities were included as conditional uses in the AF district.

**2013**

Road improvements were completed in the Briarwood Estates subdivision including Edgewood Drive, Katers Drive, and Penny Way; and in the Holiday Villa Estates subdivision including Surrey Lane and Carriage Lane.

Construction of the new fire hall was completed.

Assessing re-inspection of all improved Township properties (2,585) was finished after a five year effort.

Public surveys were conducted for the Master Plan and Recreation Plan updates and broadband communications.

The U.P. Disc Golf Association partnered with the Township to expand the disc golf course located at the Silver Creek Recreation Area and the Silver Creek Church from a 9-hole course to 18-hole course.

The Township Planning Commission, after receiving overwhelming negative input during a public hearing, denied a plan for ORV travel on parts of CR-480, Basal Road, Mangum Road, and Kawbawgam Road in Chocolay Township.

After four years of discussion, the zoning ordinance amendment pertaining to signs was approved. Zoning amendments pertaining to home occupations, conditional use standards, notification distance, and outside lighting were also approved.

Conditional uses were approved for a Montessori School, two group day care homes, and earth changes at a residential property in the Lake Superior Shoreline/Dune Protection Overlay district.

**Progress toward the Recommendations of the 2005 Comprehensive Plan**

This section highlights mostly progress toward specific action-oriented goals, policies, and objectives of the adopted 2005 Comprehensive Plan, as referencing the applicable headings of that plan.

**Accomplishments**

**Balanced Growth**

Most of the “balanced growth” goals and policies are intended to support compact development within or adjacent to already developed areas, provided with appropriate infrastructure and services, and compatible with development in adjacent municipalities. The 2008 zoning ordinance update supports these principles.

- **Planned development** – New development is evaluated according to the Master Plan and is consistent with all applicable ordinances. (Balanced Growth Policy #3)
• **Private property rights** – The Planning Commission has deliberated with respect for private property rights. (Balanced Growth Policy #7)

**Housing/Residential**

• **Prevent incompatible land uses** – The Planning Commission consistently takes steps to protect residential areas from the encroachment of incompatible land uses. (Housing/Residential Goal #1 Policy #7)

• **Discourage rural sprawl** – The change in minimum lot size in the AF district (20 acre minimum) has contributed toward the discouragement of a continued pattern of scattered rural housing in areas of important and prime farmland. (Housing/Residential Goal #1 Policy #8 & #12)

• **Compatible home occupations** – A recent zoning amendment ensures only quiet, low traffic, low intensity home occupations are allowed in neighborhoods. (Housing/Residential Goal #1 Policy #15)

• **Home splits** – Although the Township has no provisions for the preservation and retention of older homes (there aren’t that many), homeowners have been prevented from splitting homes into multiple family apartments or condominium units. It should be noted that this accomplishment conflicts with many other goals of the plan to encourage housing diversity and affordability. (Housing/Residential Goal #1 Policy #17)

• **Transparency** – All Township ordinances are posted on the website, and some educational materials on land division practices have been distributed. (Housing/Residential Goal #3 Objective #2 & #3)

**Commercial**

• **Commercial development** – The Township has not deviated from the practice of concentrating commercial development along US-41 and in small commercial centers without allowing strip development. (Commercial Goal #1 Policy #1 & #2)

• **Access Management** – The zoning ordinance was amended to include access management provisions for the US-41/M-28 corridor through Harvey (Commercial Goal #1 Policy #9, Transportation Goal #1 Policy #4 Objective #4)

• **Commercial and non-motorized enhancement** – Non-motorized access to small commercial nodes at the intersection of Hiawatha Road and M-28, Varvil Center, and the Casino has partially been addressed by the improvements to the Iron Ore Heritage Trail. There is still a need for trailheads in those areas. (Commercial Goal #1 Objective #3)

**Transportation**

• **Non-motorized and alternative transportation** – Some important projects supporting pedestrian and bicycle access and connection have occurred along the route of the Iron Ore Heritage Trail regular and business routes. (Transportation Goal #1 Policy #2 & #3, Recreation Policy #4 Objective #3) A carpool lot has been established by MDOT near
the intersection of US-41/M 28 and Cherry Creek Road. (Transportation Policy #3)

- **Corridor Capacity and Safety** – The Township has protected the capacity and safety of the US-41/M 28 corridor through Harvey with access management provisions in the zoning ordinance. These regulations may be useful in other areas where commercial proliferation or small lot development has occurred along the highway corridor. (Transportation Policy #4 Objective #4)

- **Ring Road or US-41/M-28 bypass road** – Such a road has not yet been developed, but interconnections and easements for frontage connections are being explored as part of development review. (Transportation Objective #2 & #3)

- **Pedestrian signals** – The US-41/M-28 intersection was improved with pedestrian cross-walk signals. (Transportation Objective #5)

- **Public transportation** – The Township pursued a potential collaborative project with Marq-Tran to provide a transit station near the Park ‘N Ride lot, but was not yet successful. (Transportation Objective #10)

### Economy

- **Economy** – Because the Commercial district does not allow mixed-use or the continuation of nonconforming residential uses, conversion of non-commercial land use is encouraged. (Economy Objective #3)

### Natural Features

- **Dune protection** – The Township continues to enforce dune protection provisions, but clarity of interpretation is needed. (Natural Features Objective #4)

### Recreation

- **Recreation collaboration** – The Township collaborated with the Iron Ore Heritage Trail Recreation Authority and U.P. Disc Golf Association for recreation improvements. They also participate in discussions regarding the proposed Recreation Authority for the Heartwood Forest. (Recreation Policy #1)

- **Community Center** – The 2005 plan suggested the Township examine the feasibility of, and establish if feasible, a shared use building to house a community center to serve residents of all ages. (Recreation Policy #2) In 2001, the Township purchased a former school for this purpose, and the facility was widely utilized while it was operating. However, the facility was more expensive to operate than anticipated. Township officials decided to fund the operations of the facility through a millage. Voters rejected this millage twice, so the building was sold in 2005. Then the Township made the Township Hall available for senior activities, including wellness screenings, meals, and other recreation. These activities were not well attended and were discontinued. Although a community center has obtained demonstrated support in public surveys,
the financing of the former center at the proposed rate was not supported. An alternate opportunity has not yet been identified.

- **Park maintenance** – Park facilities are actively maintained and improved per current Recreation Plan. (Recreation Policy #6 Objective #1 & #2)

### Community Facilities

- **Administrative facilities** – Recent improvements have been made to ensure adequate administrative facilities, including an expansion and upgrade of Township Hall in 2007 and new fire hall in 2013. Other improvements are ongoing, such as energy efficiency (Community Facilities Policy #1)
- **Garbage and recycling** – Adequate services exist and improvements are actively pursued. (Community Facilities Policy #5 & #11)
- **Recreation** – Adequate recreation facilities are actively planned for and pursued. (Community Facilities Policy #6 & #10 Objective #2)
- **Police and fire** – These services are exceptional in the Township (Community Facilities Policy #7)
- **Township office expansion** – The Township offices were expanded in 2007. (Community Facilities Objective #1)

### Community Character

- **Tree planting** – Indigenous trees have been planted and are being maintained along the highway corridor in Harvey, and also planting has occurred at the M-28 beach turnouts. (Community Character Policy #5)
- **Enforcement** – Ordinances are being improved and enforced to preserve character. (Community Character Policy #8)
- **Dark Sky provisions** – Outdoor lighting provisions of the zoning ordinance were amended in 2013 to be consistent with dark sky principles. (Community Character Policy #9)
- **Sign provisions** – Sign provisions of the zoning ordinance were amended in 2013 to protect visual quality. (Community Character objective #2)

### Work still to be done

### Balanced Growth

- **Mixed use** – Plan for a balanced mix of land uses so that the tax burden of public services is not all borne by residential landowners. Mixed use zoning has not yet been implemented. (Balanced Growth Goal #1, Commercial Goal #1 Policy #4)
- **Zoning updates** – The Zoning Ordinance is still being updated to implement the 2005 plan, but much has been done. (Balanced Growth Objective #1)
- **Educated public** – There is still a need to educate the public on the nature and benefits of planned growth, management of areas of particular concern, and walkable communities. (Balanced Growth Objective #3, Natural Features Objective #6, Recreation Object #4)
Housing/Residential

- **No development in sensitive areas** – More could be done to discourage residential development in floodplains. (Housing/Residential Goal #1 Policy #2, Natural Features Policy #3)

- **Residential diversity** – More work is needed to encourage a variety of residential dwelling types in a wide range in prices, that are compatible with existing neighborhood character, but this is not widely supported by residents according to the 2013 survey. The areas zoned for multi-family and mobile home development encompass only existing development and does not allow for future development. (Housing/Residential Goal #1 Policy #3, #10, #14)

- **Residential design** - Creative solutions are still needed for more energy efficient homes, improved housing and subdivision design, and improvement of deteriorated homes. (Housing/Residential Goal #1 Policy #3 and #4 and #8)

- **Emergency response** – A numbering system to improve emergency response has not been implemented, although residents have been encouraged to post addresses more visibly. (Housing/Residential Goal #1 Policy #6, Community Facilities Objective #5)

- **Housing assistance** – The Township has not become involved in housing assistance for the elderly, low income, and handicapped families except in permitting the PUD that included apartments with Universal Design. The existing senior housing development has been rendered nonconforming by the 2008 zoning ordinance changes. The Township has not encouraged eligible landowners to participate in housing rehabilitation grant programs. (Housing/Residential Goal #1 Policy #11 & #18)

- **Affordable housing** – The Township has not amended the zoning ordinance to accommodate more affordable housing options. Examples include reducing the area and width requirement for single-family homes to accommodate tiny houses, cottages, and mobile homes; creating areas for multi-family housing or duplexes; or accommodating detached accessory housing units. (Housing/Residential Goal #1 Policy #11)

- **Property maintenance** – The Township has not considered or adopted a basic property maintenance code except in regard to nuisances such as dilapidated structures. (Housing/Residential Goal #1, Policy #16, Community Character Objective #5)

- **Housing trends** – The Township has not collaborated with other groups to study and provide educational materials regarding housing trends and alternatives that reduce impact on community finances, the transportation system, scenic character, and the environment. (Housing/Residential Goal #2 Objective #3)

- **Homes on seasonal roads** – New development has not been discouraged in areas without all season roads because the Township has allowed this development if applicants sign a “hold harmless” agreement. (Housing/Residential Goal #2 Objective #4)

- **Private roads** – The Township is still addressing issues with private roads. (Housing/Residential Goal #2 Objective #5)
• **Land division** – The Township does have Land Division ordinances, but they need to be updated and may not reflect all the stated goals. (Housing/Residential Goal #3 Policy #2 and Objective #1 and #3)

• **Residential design standards** – The Township has not developed rural residential development standards or design guidelines to set aside open space and employ vegetative buffers along road sides and in sensitive or scenic areas except in relation to conditional uses. More could be done to discourage the percent of impervious surfaces allowed on a lot and to encourage the retention of vegetated buffers along roadways for all development. In the 2013 public opinion survey, only 3% of respondents perceived that cleared lots with homes built close to the road reflected rural character. (Housing/Residential Goal #4 Policy #1, #2 & #3, Community Character Objective #4)

**Commercial**

• **Commercial development** – The Township has not yet accommodated neighborhood commercial development. (Commercial Goal #1 Policy #3)

• **Design guidelines** – The Township has not implemented design guidelines for historic preservation, the inclusion of non-motorized facilities, commercial aesthetics, tree preservation, or berms (there are some landscaping requirements). There are currently no requirements for the interconnection of developments by non-motorized transportation. (Housing/Residential Goal #5 – all; Commercial Goal #1 Policy #5, #6, #7 Objective #4; Community Character Policy #2 & #5)

• **Shared access & parking** – These provisions have only been adopted in the Access Management Overlay District, and might be beneficial in other circumstances as well. The Township has not addressed centrally placed parking lots (Commercial Goal #1 Policy #6 & #8).

• **Harvey Commercial Center** – The Township has not assisted in design and creation of a commercial center in Harvey. (Commercial Goal #1 Objective 1)

• **Boulevard** – A boulevard design has not been implemented for the US-41/M-28 corridor through Harvey. (Commercial Goal #1 Objective #2, Transportation Goal #1 Policy #1)

• **Commercial and non-motorized enhancement** – Aesthetic improvements and non-motorized access to small commercial node at US-41 and CR 480 have not been addressed. Visual enhancement has not occurred at the small commercial nodes at Hiawatha/M-28, the Varvil Center, and the Casino, but these locations are now accessible to bicyclists and pedestrians from the Iron Ore Heritage Trail (Commercial Goal #1 Objective #3)

**Industrial**

• **Industrial development** – Essentially, nothing has been done to create more areas for future industrial development or to encourage it. Zoning changes are needed to support this. (Industrial goals, policies, and objectives – all)
Transportation

- **Alternative transportation** – There have been efforts to support alternative transportation such as the Iron Ore Heritage Trail and MDOT carpool lot. Additional strategies are needed in other locations to make more neighborhoods accessible. A car sharing program has not been initiated at this time. (Transportation Goal #1 Policy #3)
- **Residential density and gravel roads** – There is no differentiation of zoning standards in relation to density along gravel roads. (Transportation Policy #5)
- **New roads** – The Township has not developed a ring road around the US-41/M28 intersection or a new road into Harvey (Transportation Objectives #2 and #3)
- **Capital Improvement Program** – The Township has not implemented annual Capital Improvements Programming for road improvements. (Transportation Objective #7, Community Facilities Policy #8 Objective #8)
- **Road evaluation** – The Township has not implemented annual review of road conditions. (Transportation Objective #8)
- **Right-of-Way (ROW) abandonment** – The Township has not pursued the reduction in the number and length of unused county road ROW. (Transportation Objective #11)

Economy

This section of the plan has largely gone unaddressed, probably because so much depends on the private sector based on their demand, willingness to pay, and individual vision. However, the Township was fortunate to have approved and received a well-designed new commercial development near the intersection of US-41/M 28/Cherry Creek Road in recent years, including a national retailer.

- **Economic development** – Remaining tasks include identifying area economic trends, working within the region to expand employment opportunities, and the encouragement of retail, wholesale and service industries.

Natural Features

- **Agricultural preservation** – The Township has no formal policy to encourage the preservation of prime agricultural and forest production areas from more intense development except the limited provisions in the Zoning Ordinance. (Natural Features Policy #2)
- **Habitat preservation** – More can be done to preserve high quality fish and wildlife habitat in collaboration with other organizations, including reducing sedimentation. (Natural Features Policy #4 Objective #2)
- **Watershed management** – Collaborative watershed management activities are not currently underway except as part of Superior Watershed Partnership projects, to whom the Township provides annual support. (Natural Features Policy #5, Community Facilities Objective #4)
• **Floodplain regulation** – The Zoning Ordinance does not include floodplain regulation. This is enforced by the County and DEQ. (Natural Features Objective #3)

**Recreation**

• **Community Center** – The Township has not yet identified an alternate shared use community center facility since the sale of the school in 2005. (Recreation Policy #2)

• **Public beach facility expansion** – The 2005 Plan called for expansion of low cost opportunities for public beach facilities. The Township has not altered the public beach facilities, but handicapped access is needed. (Recreation Policy #3)

• **Seasonal festivals** – There has been no governmental participation in community events or festivals, except in helping to expand the Disc Golf course so that regional or national tournaments can be held. (Recreation Policy #5)

**Community Facilities**

• **Water facilities** – There is no feasible plan for a public water supply at this time. (Community facilities Policy #3 Objective #6)

• **Water conservation** – Water conservation and quality measures have not been implemented for the groundwater supplies. (Community Facilities Policy #4)

• **Chocolay River mouth** – The Township has no current plan for dredging or maintaining the mouth of the Chocolay River. (Community Facilities Objective #3)

• **Water for firefighting** – A 30,000 gallon underground tank was installed with the fire station project in 2013. There is still a need for more dry hydrants or other water storage in the east side of the Township near the jack pine stands. (Community Facilities Objective #6)

• **Special Assessment districts** – None have been implemented. (Community Facilities Objective #7)

**Community Character**

• **Gateway improvements** – More could be done to beautify gateways to the Township. (Community Character Policy #4)

• **Bigfoot homes** – This kind of development could still happen in Chocolay Township. (Community Character Policy #6)

• **View Protection** – There is no view protection regulation in Chocolay Township at this time. (Community Character Policy #7 Objective #1)
Chapter 2: Foundation of the Plan – Community Values

Community Character – places we care about

It is reasonable to assume that the most enduring elements of communities are those that people care about. This could explain continued investment and patronage of historic downtowns even with the encroachment of bustling highway corridors that accommodate modern growth patterns. It also explains the subsequent abandonment of those same bustling highway corridors. People care most about places that look good or offer a pleasant or useful experience. And when people care about places, they are more likely to preserve them.

Although the 2013 survey indicates some dissatisfaction with portions of the built environment of Chocolay Township, it is clear that the natural environment creates an enduring attachment among residents. In a 2010 community survey, 63 percent of respondents identified rural character as the top reason they reside in Chocolay Township (290 responses). 88 percent (389 responses) said that rural character was the most positive aspect of living in Chocolay Township.

This begs the question “what is rural character”? The Chocolay Township Zoning Ordinance defines rural character thus: "The rural character of Chocolay Township embodies a quality of life based upon traditional rural landscapes, activities, lifestyles, and aesthetic values. . . For purposes of this section, rural character shall also be defined to mean areas perceived as having a low density pattern of development, being generally void of man-made improvements such as city essential services, and exhibiting open fields, farmlands, or woodlands as common elements of the visual landscape.”

Character is perceived through how things look, feel, or function. In other words, it is perceived through experience. In the 2013 community survey, the majority of residents indicated that rural character means the following things, in order of most frequent response:

- Places to enjoy the sights and sounds of nature
- Large wooded lots with plenty of privacy between neighbors
- Access to outdoor recreation
- Hiking/biking trails
- Quiet country roads fronted by farms and single-family homes
- Dark areas that let you see the stars
- Living in a place where you don’t have to deal with a lot of government regulations
- Small hobby farms

An overwhelming majority of respondents neglected to choose “large, busy retail strips”, “cleared lots with homes built close to the road”, “stately homes with well-maintained lawns and park-like open spaces”, “commercial areas with ample, well-lit parking lots”, or “living with the sights, sounds, and smells of farm animals” as representing rural character. In their comments, several indicated that there are appropriate places for these things in the Township even though these elements are not perceived as representing rural character. What seems clear is that many
people in Chocolay Township value a peaceful, quiet lifestyle that is compatible with enjoyment of nature. While they don’t value a lot of government regulation, they are accepting of regulations to manage elements that conflict unnecessarily with important community values. For example, in the 2013 community survey, the majority of respondents were supportive of land use regulations to protect water quality, wildlife habitat, and sensitive natural features such as wetlands, steep slopes, and dunes. They were also supportive of regulations to require removal of dilapidated structures, control outdoor accumulations of inoperable cars, equipment and junk, or to require screening for such accumulations. This is probably because these items were not perceived as contributing to a positive experience.

In summary, rural character in Chocolay Township seems to be experienced as aesthetically pleasant, mostly natural places that offer a feeling of peace and privacy and a quality of life that invites participation. Community input makes it clear that Chocolay Township contains many elements that people care about.

**Healthy & Livable Community**

Research has shown that obesity, asthma, diabetes and heart disease are all aggravated by the auto-centric way we live our lives today. This is one of the ways that land use and community design are related to public health, and why public health departments have become involved, asserting that development that does not provide for physical activity, access to healthy food, and clean air and water can reduce positive health outcomes and lead to increases in preventable illness.

The National Association of County and City Health Officials (NACCHO) has created a checklist to assist agencies in their review of applications for new development and redevelopment plans. Here are some examples of development principles they say support healthy communities:

- Sustainable water supply
- Landscaping plan that includes water conservation measures
- Opportunities for recycling or reuse of water and wastewater
- Absence of air quality impacts
- Project designed to reduce vehicle emissions (connectivity of streets, mixed-uses)
- Encourages alternative modes of transportation
- Separation from cell towers, power lines, and other uses that emit potentially harmful electromagnetic radiation
- Open spaces and trails to provide opportunity for physical activity and play
- Mix of uses so that people can walk to destinations
- Sidewalks of sufficient width to accommodate multiple uses
- Lighting along trails and sidewalks to increase comfort and security for users
- Traffic quieting design
- Access to public transportation
- Accommodation for the disabled
Chocolay Township, like many other communities, has an increasingly older population. The U.S. Census Bureau estimates that by 2030, as many as one in five Americans could be age 65+. People in this age group are more likely to be retired from work, engaged in civic life, volunteering in their communities, and even starting new businesses.

Healthy and livable communities also recognize that as people age, they have different needs and desires. Growing older is more difficult in communities that lack accessible transportation and safe walkways or do not provide diverse leisure facilities and cultural opportunities. As people age, they experience changes in mobility that impact their ability to use stairs, cut the grass, or mount a ladder for home repairs. This impacts their ability to stay in their homes. They may also experience changes in vision and hearing that impact their ability to drive. This limits their opportunities if they don’t live in a walkable community. The good news is that communities that work well for older adults also work well for everyone else. 

Chocolay Township values policies and projects that address the needs of the aging population while providing better opportunity for all residents. This means looking at public places in a new way.

It is also clear that healthy food is integral to the health and well-being of our community. Healthy food is defined as food that is fresh and nutritious and grown without harming its producers or our air, water, or soil. The food system is made up of all the ways in which food moves from farm (or producer) to table (consumer). It includes the farms on which it’s grown, the manufacturers who process food, the venues in which the foods are delivered to the public, and the way the consumer receives and consumes food. More and more local governments are concerning themselves with food systems because of the link to public health, environmental health, and the economy. Strengthening the local food supply system also strengthens people and the economy. The food supply system is recognized as a critical system in Chocolay Township in much the same way as water supply, waste management, and the environment are critical systems.

Sustainable and Resilient Community

The concepts of sustainability and resilience are linked. Sustainability does not mean maintaining the status quo, because change is a reality of our world. Sustainability means being able to respond positively to change or adapt to adverse conditions. It often means embracing a “new normal” instead of returning to previous norms. A sustainable community is one that is economically, environmentally, and socially healthy and resilient. Achieving sustainability requires a long-term perspective focused on both the present and the future, extending well beyond the next budget or election cycle.

Guiding Principles for Sustainability

Sustainability is commonly defined as the capability to equitably meet the vital needs of the present without compromising the ability of future generations to meet their own needs. This concept describes a condition in which human use of natural resources is in balance with nature’s ability to replenish them. From a community
perspective, this means managing human, natural, and financial resources in a sustainable way. It means thinking to the future while designing solutions for the present.

Sustainable systems mean a better quality of life, healthier ecosystems, economic security, and security of critical needs. It is achieved through collaboration supported by more effective governance and meaningful and broad-based citizen participation. *A sustainable community depends on inspiring, effective, and responsive leadership; active, organized, and informed citizenship; and responsible, caring, and healthy community institutions, services, and businesses.* Therefore, every part of the community has a stake in and a responsibility for community sustainability and resilience.

**Guiding Principles for Resilience**

Resilience is a process rather than an outcome. Resilience results from the capacity to absorb shocks and stresses. These shocks or stresses can be economic (such as rising energy prices), climate-related (such as an increase in severe weather events or changes in regional weather patterns), or social (such as population change or migration). For a local government, resilience means that the economic, social, political, and physical infrastructure systems can retain their basic function and structure regardless of change. *Capacity for resilience relates to the ability of people and organizations to identify and anticipate shocks, avoid them when possible, and work together to devise a positive response when avoidance is impossible.*

It is difficult to establish common elements of resilience when considering complex relationships. However, it is safe to say that systems that are **flexible**, **diverse**, contain some **redundancy** (backup plan), and are **integrated** have a greater capacity for resilience. These principles can be translated into strategies or criteria for decision making. For example, redundancy is particularly important for critical infrastructure such as drinking water supply, electrical power, heating and cooling systems, and public safety services. It is also important that transportation systems offer multiple routes and modes in case of emergency. Sometimes redundancy can be achieved through decentralization.

Here is an example of how decisions are viewed through the lens of resilience. We know that demand for all forms of energy is projected to increase in the coming years due to the increase in world population and level of affluence. All our systems are particularly dependent upon oil while the future supply is uncertain. A reduction in this dependence is critical. This includes our transportation systems, shelters, and even our food systems. A resilient process that works to improve energy performance and reduce energy consumption in order to lessen the impact associated with future energy availability or costs will provide greater sustainability.
Priority Decision Criteria

The following priority decision criteria are meant to support community character and a healthy, livable, sustainable, and resilient community. All projects in Chocolay Township should be evaluated in accordance with these priority criteria and measured based on expected outcome:

- **Diverse Users** - To what extent does the activity involve infrastructure or services that will benefit diverse interest groups and support healthy and livable communities?
  
  Facilities or services that can satisfy the needs of diverse interest groups and support healthy, livable communities will receive higher priority, whether those interest groups are based locally or regionally, because local sustainability is related to regional sustainability. The inclusion of diverse user groups increases the beneficiaries of the project, spreads the costs, and makes administrative allocation of funds more justifiable.

- **Diverse Uses** - To what extent does the facility or service satisfy multiple purposes?
  
  Facilities or services that serve multiple purposes will receive higher priority because they have greater potential to satisfy diverse users, involve cost efficiencies, and invite greater political support.

- **Flexibility** - To what extent can the facility or service be adapted to meet changing needs or contexts in the future?
  
  Facilities or services that are more easily modified to adapt to changing conditions or needs will receive higher priority because of potential for greater sustainability and resilience.

- **Strengthen Critical Systems and Public Health** – To what extent does the activity, service, or project strengthen critical life-support systems or conditions?
  
  Projects that are linked to critical human and environmental needs relating to water, food, energy, mobility, and public safety systems, or systems with a direct relationship to public health, will receive higher priority than non-critical needs.

- **Redundancy in Critical Systems** – As related to critical needs, to what extent does the activity or project provide redundancy or backup for other critical activities or systems?
  
  Facilities or services that provide an alternative for critical systems will receive higher priority because of the greater capacity for sustainability and resilience.

- **Efficiency in Non-Critical Systems** – As related to non-critical needs, to what extent is the facility or service supported by non-governmental groups, other agencies or organizations, or volunteers (funding, implementation, or continuing maintenance)?
  
  Facilities or services that are supported by organizations, agencies or individuals outside of or in addition to local government will receive higher priority because the greater number and diversity of stakeholder groups helps to ensure continued maintenance while governmental reserves are focused on critical systems.
• **Integration with other jurisdictions** – To what extent does the facility or service also support the goals or strategies of other project or planning entities within the region?

Facilities or services that are consistent with the goals or strategies of other project collaborators or planning entities within the region will receive higher priority because of the potential to attract additional resources, funding, and work capacity; address issues that cross jurisdictional boundaries; deliver solutions to complex problems; provide more coherence and support; and provide broader benefits.

• **Capacity Building** – To what extent does the activity improve the ability of participants to understand and achieve Chocolay Township Master Plan outcomes?

Activities that increase the capacity of local government representatives or project partners to achieve plan outcomes will receive higher priority because the only successful plan is a well-implemented plan.

• **Sustainability or Resilience over time** – To what extent does the project have the necessary support over the life of the project?

Projects that have multi-year or enduring support for the life of the project will receive higher priority.

• **Prevent or mitigate risks** – To what extent does the project or activity prevent or mitigate identified risks to sustainability or resilience?

Projects or activities with greater potential to prevent or mitigate risks will receive higher priority, especially those that prevent irreversible loss.

• **Replication** – To what extent can the project or activity be replicated to benefit or provide a positive role model for other locations?

Projects or activities with greater potential to positively influence others and therefore have a more far-reaching benefit will receive higher priority.

• **Collaboration** – To what extent will the project or activity improve and increase opportunities for partnership with other jurisdictions, agencies, organizations or volunteers or provide additional inclusiveness for residents?

Projects or activities that increase capacity for partnership, collaborations and inclusiveness will receive higher priority.

• **Renewable Resources** – To what extent will the project or activity reduce dependence on non-renewable resources?

Projects or activities that provide greater sustainability by reducing dependence on non-renewable resources will receive higher priority.

• **Catalytic opportunity** – To what extent will the project or activities stimulate other beneficial projects or activities?

Projects or activities that include greater potential for catalytic economic, environmental, or social impacts will receive higher priority.

**Measuring Progress**

As part of the Annual Report, all departments in Chocolay Township should assess and summarize progress toward the outcomes and targeted strategies of this plan which are intended to achieve greater community sustainability and resilience.
Chapter 3: Chocolay Township in History and in the Region

This section provides a big picture view of the Township from a regional and historical perspective. The Township is considered as a part of the larger social, economic, and environmental systems.

Historic Context

The area was used by Native Americans as a summer camping place. Early French explorers used the name “Chocolate” for the dark brown color of the river. The color was caused by tannic acid from decaying vegetation of the interconnected swamps and marshes. The Chocolate River became the boundary for the Treaty of 1842 when the mineral lands to the west were ceded to the U.S. by the Chippewa Indians. In the early 1900’s the name was changed to Chocolay.1

Chocolay Township became part of the colorful history of the iron ore industry in 1860 when a blast furnace was built at the mouth of the Chocolay River by Charles T. Harvey. This was also the year the township became a political and geographical unit. Harvey platted the Village of Harvey in 1864.2 Portions of the Village along Fairbanks, Terrace and Wright Streets were replatted in 1890. Lakewood, East Lakewood, and the Riverside Addition (Section 5 along Lake Superior) were platted in 1905-1906, beginning the development of the Lake Superior shoreline. This was followed by the platting of Sinclair Heights east of Shot Point in 1906.

Lorenzo D. Harvey, no relation to Charles, also figured prominently in the early history of the area.

Sawmills were built to support the furnace operation which experienced many economic ups and downs over the subsequent years. Some issues were related to exhaustion of the available timber within economical hauling distance. There was also a quarry located at the rock cut by the current MDOT Welcome Center. The State fish hatchery at Cherry Creek opened in 1922 and is still operating today. Other businesses developed to support the growing community, such as dairies and service businesses. However, logging and farming were mainstays of the Township’s economy for many years. The most successful farmers settled on lands with hardwoods as opposed to pine. The soils associated with the pines were not as productive. In those days, people farmed during the summer and cut timber in the winter to support their families. Currently, the only heritage farm in the township is the Heitman farm located near Green Garden. Early agricultural products included meat, hay, oats, dairy products, sweet corn, Christmas trees, blueberries, strawberries, brambles, potatoes, gladiolus, maple syrup, and other vegetables.

Willow Farm, which is located on US-41 adjacent to the Township Hall, was purchased in the 1920’s. The white barns that are close to the highway were built in the 1920’s by the Louden Company who also built the Granot Loma barns. The main house, which was a summer home, was built in 1933 and used as a gathering

2 Ibid.
place for community groups. It was an early dairy operation, but became a horse boarding operation and riding stable in 1969. The first therapeutic riding program in the U.P. was started in 1973 at Willow Farm.

Lakeshore residential development continued with the platting of Hiawatha Shores in 1931, however, most of the residential plats were established in the 1960’s and 1970’s. Lakeshore subdivisions include Agate Beaches near the Bayou. Landward lots along Lakewood Lane began to be developed in 1971 (Woodside Estates).

Development along the Chocolay River began in 1967 with the Jacobson’s Riverside Subdivision along Riverside and Riverdale Roads. South of M-28, riverside development began along CR BU with Fernwood Park in 1977, and more recently the Timberlane Subdivision.

Development in the woods along Ortman Road began in 1966 with Whispering Pines Addition and continued in 1977 with Highland Meadow.

Plats were created along Kawbawgam Road from 1967 to 1972.

The Brookfield Village Subdivision (along South Big Creek Road near the intersection of US-41S) was platted from 1970 – 1974. Development along US-41 continued with the Holiday Villa Estates along Carriage and Surrey Lanes in 1971.

The Woodvale Subdivision was platted along Ford, Ortman, Wildwood, Woodvale and Aspen Roads off Cherry Creek Road in the mid 1970’s.

Lands along M-28 began to be platted with the Riverland Subdivision, Grace Estates, and Dana Estates in the early 1970’s and Ridgewood Subdivision in 1978.

Development along CR 480 began with Retirement Acres (Cedar Lane) in 1974, followed by Briarwood Estates, Countryside Estates, and Candace Estates in the mid 1970’s.

Ewing Plaza was created in 1976, establishing the commercial area on the southwest intersection of US-41/M-28 and Cherry Creek Road. The nearby residential plat of Ewing Park was created in 1977.

The Green Garden Hills Subdivision was created along CR 545 in 1977.

More recent subdivisions include Chocolay Downs, Springwood Condos, and Ewing Pines. Today, residential construction continues with development of vacant lots or redevelopment of older structures in established areas.

Most commercial development was established along US-41/M-28 in the Village of Harvey or at the intersection of US-41 and CR 480 in Beaver Grove. There is also commercial development at the Varvil Center near Lion’s Field off M-28.

See Map _____ for locations of subdivisions in Chocolay Township.
Regional Context

Geography, Tourism, and Transportation

Chocolay Township is located in Marquette County along the southern shore of Lake Superior in the Upper Peninsula of Michigan. Marquette County consists of 19 townships and the three cities of Marquette, Negaunee, and Ishpeming. It is the most populous county in the Upper Peninsula. At just over 21,000 people, Marquette is most populous city in the Upper Peninsula. Harvey, an unincorporated village in Chocolay Township, is only about 4 miles from downtown Marquette. Municipalities adjacent to Chocolay Township include Sands, West Branch, and Skandia townships in Marquette County, and Onota Township in Alger County. Chocolay Township and the City of Marquette boundaries intersect at a point along Lake Superior. Harvey is a census designated place. Beaver Grove is another unincorporated community in Chocolay Township. See Map ________.

Marquette County is one of six counties comprising the Central Upper Peninsula Region #12 which includes Marquette, Dickinson, Menominee, Delta, Alger, and Schoolcraft counties. The region is rural and heavily forested with numerous inland lakes. Average population density is about 24.5 persons per square mile. The primary job base in the region is tourism, service industries, mining, and forest-based timber industry.

The area is part of the Great Lakes Circle tour, an auto tour that passes through the Canadian province of Ontario and three U.S. states – Minnesota, Wisconsin, and Michigan. The tour passes through Chocolay Township and the City of Marquette, although there are currently no signs indicating the route. The Lake Superior Circle Tour was the first “official” Great Lakes tour route and is approximately 1,300 miles long. The North Country trail is America’s longest National Scenic Trail stretching 4,600 miles from New York to North Dakota, linking seven states, ten National Forests, and more than 150 public lands. In Chocolay Township, the North Country trail traverses near the Jeske Flooding area and continues through the sandy plains in the eastern portion of Chocolay Township, along Lake LeVasseur near the cross country ski trail before connecting to the Iron Ore Heritage Trail that continues into the City of Marquette. This trail provides direct access to the Noquemanon Trail network and several premier parks in the City of Marquette, including Presque Isle Park. Forest trails are located at Little Presque Isle, Harlow Lake, Blueberry Ridge, and Anderson Lake in Marquette County and many other locations.

Regional attractions include Pictured Rocks National Lakeshore, Seney National Wildlife Refuge, Hiawatha National Forest, Lake Superior State Forest, many state parks including Van Riper, Craig Lake, Laughing Whitefish, Fayette and others, numerous waterfalls, and miles of beautiful sand beaches. The area is a popular destination for fall color tours and lighthouse tours. Visitors to Chocolay Township often stop at one of three Lake Superior public beach access areas along M-28 or at the MDOT Welcome Center in Harvey; walk or cycle along the non-motorized paths; or hunt and fish in the woods along the Chocolay River and other recreational sites.
Nearest commercial airports include K.I. Sawyer International Airport in Forsyth Township (about 15 miles from Harvey), and the Delta County Airport in Escanaba (65 miles). There are commercial ports in Marquette and Escanaba. There are no passenger rail services in the region, but freight rail service is available.

Chocolay Township contains the nexus of two County-wide public transit systems which are Marq-Tran (Marquette County Transit) and AlTran (Alger County Transit). Within the region, the highway transportation corridor of national and international significance is US-2 which runs from the Mackinaw City/St. Ignace area west to Wisconsin. The corridor of statewide significance is M-28/US-41 which runs from Sault Ste. Marie west through Chocolay Township and Marquette to Houghton.

Regional secondary educational institutions include Northern Michigan University in Marquette and Bay College in Escanaba. Michigan Technological University is two hours away in Region 13, Houghton, MI.

Because of the close proximity to Marquette, it has often been assumed that Chocolay Township is a bedroom community for the city. It is true that Chocolay Township is a particularly prominent place of residence for workers in Marquette County (3rd among all County subdivisions) and workers in the City of Marquette (2nd among all County Subdivisions). However, Chocolay Township also figures prominently in supplying jobs within the County, ranking 4th among all County subdivisions (1st among all jurisdictions other than cities).³

Chocolay Township ranks 2nd in the County for jobs supplied in the retail sector.⁴ Most residents would probably find this information to be surprising since Chocolay Township does not contain any visibly

³ U.S. Census Bureau. 2013. OnTheMap Application. Longitudinal-Employer Household Dynamics Program. For 2002-2011 all jobs (average). http://onthemap.ces.census.gov/. Information is derived from payroll tax (Unemployment Insurance) payment records maintained by the State, Bureau of Labor Statistic's Quarterly Census of Employment and Wages (QCEW) and Census Bureau sources. This typically does not include data on agriculture and some public sector jobs, though on average 96% of all private-sector jobs are covered.
⁴ Ibid.
prominent employers or a congested highway corridor. The top industry sectors in Chocolay Township are retail trade (average of 762 jobs) and accommodation and food services (average of 245 jobs).\(^5\)

Within Marquette County, the City of Marquette is the primary source of jobs in most sectors, except that the City of Negaumee leads in the transportation and warehousing sector. The City of Ishpeming leads in the agriculture, forestry, fishing and hunting and mining, quarrying, oil and gas extraction sectors. Other Townships that are secondary leaders in job provision include Ishpeming Township (2\(^{nd}\) highest average in mining, quarrying, oil and gas extraction), Marquette Charter Township (prominent in the retail trade and real estate rental and leasing sectors), and Forsyth Township (2\(^{nd}\) highest average in manufacturing and information sectors).

**Population**

In 2010, total Marquette County population was 67,077. Prominent County population centers include:

- City of Marquette – 31.8% of County population (21,355 people)
- City of Ishpeming – 9.6% of County population (6,470 people)
- Forsyth Township – 9.2% of County population (6,164 people)
- **Chocolay Charter Township – 8.8% of County population (5,903 people)**

The median age of the Region’s population is increasing at a greater rate than that of the State of Michigan as a whole.

**Housing**

In 2010, there were a total of 34,330 housing units in Marquette County. The County Subdivisions containing the highest percentages of housing units in Marquette County include:

- City of Marquette - 26% or 8,756 units
- Forsyth Township - 11% or 3,866 units
- City of Ishpeming - 9% or 3,149 units
- **Chocolay Charter Township - 8% or 2,824 units**
- City of Negaumee - 6% or 2,119 units
- Marquette Charter Township - 6% or 1,907 units\(^6\)

**Economy**

From 2002 to 2011, there was an average of 27,592 jobs in Marquette County. The County Subdivisions containing the highest percentages of these jobs include:

- City of Marquette – 57.4% (average of 15,833 jobs)
- City of Ishpeming – 12.6% (average of 3,490 jobs)
- City of Negaumee – 8.6% (average of 2,384 jobs)


\(^6\) Census 2010 Summary File 1 QT-H1 data
• **Chocolay Charter Township – 5.4% (average of 1,485 jobs)**
  • Forsyth Township – 4% (average of 1,099 jobs)
  • Marquette Charter Township – 3.9% (average of 1,080 jobs)⁷

In 2011, there were a total of 27,607 workers employed in Marquette County. The County Subdivisions where the majority of these workers live include:
  • City of Marquette – 20% or 5,621 workers
  • City of Ishpeming – 8% or 2,172 workers
  • **Chocolay Charter Township – 7% or 2,066 workers**
  • City of Negaunee – 6% or 1,675 workers⁸

In 2011, there were a total of 15,646 workers employed in the City of Marquette. The County Subdivisions where the majority of these workers live include:
  • City of Marquette – 29% or 4,491 workers
  • **Chocolay Charter Township – 9% or 1,421 workers**
  • Marquette Charter Township – 6% or 958 workers
  • City of Negaunee – 5% or 735 workers
  • City of Ishpeming – 5% or 717 workers⁹

From 2002 to 2011, Marquette County’s employment increased by over 1,400 jobs. Jurisdictions experiencing job growth include the cities of Marquette and Ishpeming and the townships of Ishpeming, Chocolay, Marquette, and Sands. The City of Ishpeming decreased in number of jobs, along with the townships of Forsyth and Richmond.¹⁰ County-wide, the largest increases were evident in the accommodation and food services and public administration sectors. The largest decreases were evident in the educational services and information sectors. This is not good news for the notion of a New Economy which prioritizes the education of the future workforce.¹¹

### Natural Systems

A prominent cliff of exposed bedrock called “the Rock Cut” serves as the northern gateway to the Village of Harvey. Chocolay Township is located on the southern shore of Lake Superior. This shoreline contains spectacular stretches of beautiful sand beaches accessible to the public at the MDOT Welcome Center (across from the Rock Cut) and three turnouts on M-28.

Chocolay Township contains almost 61 square miles of diverse natural features, of which about one square mile is water. The Township includes two major watersheds (Chocolay and Sand) with direct drainage to Lake Superior. The entire

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⁸ Ibid.
⁹ Ibid.
¹⁰ Ibid.
¹¹ The New Economy Program is part of the Michigan Prosperity Initiative led by the Michigan State University Land Policy Institute. www.landpolicy.msu.edu/
Chocolay watershed encompasses 159 square miles of which 41 square miles lie within Chocolay Township.

There are 86 miles of rivers and streams in Chocolay Township which are used for recreation and which attract residential development. The Chocolay River with its tributaries, in particular, is a dominant and outstanding natural asset of Chocolay Township. The Michigan Department of Natural Resources classifies the watershed as a cold water system with a constant base flow that discharges from glacial deposits\textsuperscript{12}. Portions of the Chocolay and Sand River are designated trout streams by the State of Michigan \textit{(November 2007, under the authority of Section 48701(o), as amended, being Sections 324.48701(o) of the Michigan Compiled Laws)}. Not only do the gravelly moraines provide abundant groundwater flow, they also create ideal spawning habitat. Fly fishermen come to the river seeking brook trout, brown trout, steelhead, and pink and chinook salmon.

The Township has about 561 acres of lakes and impoundments. Lying within the Chocolay Watershed, Lake LeVasseur and Lake Kawbawgam are two water bodies impounded on LeVasseur Creek, east of its junction with the Chocolay River. In the Sand River Watershed, the James D. Jeske wildlife flooding area provides yet more open water and marsh habitat. There are only a few mapped, named lakes that are not impoundments with the largest being First, Second, and Quartz lakes.

Unlike portions of the county to the north and west, Chocolay Township does not have known economically viable deposits of either ferrous or non-ferrous minerals (e.g. gold, silver, lead, zinc, copper). Throughout the Township, with its layers of glacial deposits, there are various locations that can be mined for gravel and sand.

I. MEETING CALLED TO ORDER BY: Andy Sikkema at 7:30 p.m.

ROLL CALL

Members Present: Andy Sikkema (Chair), Andy Smith (Vice Chair), Richard Bohjanen (Board), Tom Mahaney, Bruce Ventura

Members Absent: Eric Meister (Secretary), Kendell Milton

Staff Present: Kelly Drake Woodward (Planning Director/Zoning Administrator), Dale Throenle (Community Development Coordinator)

II. MINUTES

November 4, 2013

Motion by Ventura, seconded by Smith, to approve the minutes as corrected (correct spelling of “sited” to “cited” on page 5, 2 incidences).

Vote: Ayes: 5  Nays: 0  MOTION CARRIED

III. ADDITIONAL AGENDA ITEMS / APPROVAL OF AGENDA

Motion by Ventura, seconded by Bohjanen, to approve the agenda as written.

Vote: Ayes: 5  Nays: 0  MOTION CARRIED

IV. PUBLIC COMMENT

Dick Arnold, 312 West Branch Road, said he would like a better description of the topic in the agenda. Public comment was closed.

V. PUBLIC HEARINGS

None

VI. PRESENTATIONS

None

VII. UNFINISHED BUSINESS

None

VIII. NEW BUSINESS

A. Work Session on the Recreation Plan

Dale Throenle presented a copy of the previous draft recreation plan to the Commission. It was thought this plan had been submitted to the DNR (after it was approved by the Board), however this was in error and our Recreation Plan is currently expired. Throenle presented a completely revised draft.

The goals of the plan are to support recreation grant requests, fit within the budget, and create a recreation directory to aid citizens and visitors. The format is designed according to DNR specifications, with some additions. It is intended that this plan be
reviewed annually.

Throenle reviewed the outline of contents of the plan, including a Community Description, Recreation History and Timeline, Administrative Structure, Recreation Inventory, Resource Inventory, and Description of the Planning and Public Input Process (including goals, objectives, action program, and plan adoption documents). Appendices include Maps, Recreation Locations, Site Information, Recreation Coordination, Risk Management Assessment, Summary of Survey Questions, and Self Assessment Grants.

The Recreation Inventory is divided into four components including Chocolay Township properties (owned and maintained by the Township), cooperative facilities (public/private ownership partially or wholly supported/maintained by the Township), other public facilities (other public ownership not maintained by the Township), and private facilities (privately owned and privately maintained). Examples of cooperative facilities include the Chocolay Community Garden and Kawbawgam Ski Trail. Examples of other public facilities are the Cherry Creek Fish Hatchery, Cherry Creek School, DNR Chocolay River Access site on M-28, Jeske Flooding, MDOT turnouts, NMU Golf Course, and the MDOT Welcome Center. Examples of private facilities are the Gitchee Gumee RV Park, Homestead Golf, and Lakenenland.

There is also a brief section on Regional Recreation Facilities (such as trails) and Grant-Assisted Facilities. Grant-Assisted Facilities is a detailed outline of recreation grants that have been awarded to the Township in the past from sources such as the 1988 Recreation Bond Fund, Clean Michigan Initiative Recreation Bond Fund, Land and Water Conservation Fund, and the Michigan Natural Resources Trust Fund.

The Resource Inventory will contain information on the natural resource assets of the Township, such as natural areas and rivers, state natural forests, farmland, floodplains, groundwater recharge areas, rare species, scenic areas, and wetlands.

The Public Input Process will include methods for reaching decisions, and will be rewritten. The Census data will be rewritten.

There are five stated goals for the plan. Recreational opportunities will reflect the lifestyles of residents, will serve all age groups and people with disabilities, and will attract visitors. Risk management and maintenance policies and procedures will be developed for recreation facilities. There are ten policies and ten implementation strategies meant to support the goals of the plan. There are additional responsibilities assigned to Township departments and staff to support the plan.

The Action Program is created for the next five years. It begins with general implementation strategies and concludes with site specific implementation strategies. Strategies are assigned for each year. There is also a summary table for all years and all facilities indicating the assignment of action items or evaluation/ongoing maintenance activities.

The Plan concludes with a detailed table summarizing all project descriptions by site
and year, including costs, participants, and funding sources. This is meant to provide direction to the Board. Some costs will be indicated as “to be determined”.

Appendix B includes detailed information for each facility with map and GPS coordinates to help users locate the facilities. Basic access and asset features are described. There are also coordinates for the water features in the Township.

Appendix C includes supplemental designs, drawings, specifications, and documents pertaining to specific facilities. Throenle described those available for the Brower Recreation Area.

Appendix D will describe the collaborative recreational activities in which Chocolay Township participates.

Appendix E contains results of the Risk Management Assessment performed on all Township properties in June of 2012 in collaboration with the MMRMA.

Appendix F contains a summary of public survey questions and input.

Appendix G contains the Self Assessment Grant forms completed by the Township.

Throenle noted that survey results indicate that people first want the Township to maintain what we have and do it at a reasonable cost rather than focusing on new facilities. He said respondents prioritized trails and passive recreation. Throenle noted that there were very few younger respondents to the survey, so he has tried to anticipate and accommodate their needs as well. It was found that Township recreational opportunities are not well known, so education and promotion is needed. Throenle said the only property that the Township could sell (is not grant funded or otherwise encumbered) is the Wick property by Kawbawgam Lake on the north shore of LeVasseur Creek. It is land locked and an easement across private property would be needed for access. If a kayak/canoe launch could be established by Kawbawgam Road, a water trail to the property could be created.

Throenle said the Kawbawgam Pocket Park was once the launch site for the Kawbawgam Ski Trail. He wondered about re-establishing this launch site for both the ski trail and ATV/ORV trail.

Recreational partnerships will be pursued. Examples include the Chocolay Community Farm project, improved fishing access, and a possible cross-country ski trail on the golf course.

Throenle asked for Commission comments. Ventura said the plan is very comprehensive and thanked Throenle. Ventura noted the golf course will not expand beyond 18 holes as noted in the plan, and it is used informally now for cross-country skiing (would be a good site). Ventura also noted the Brower property is not well marked.

The Voce property was discussed. There is a 66’ wide access easement from US 41, but no parking and no identification. Sikkema said for some of these properties the most you can really do is identify them for passive recreation use.
Throenle noted that better access to Silver Creek Recreation Area is a priority. This could involve property acquisition. This would support expansion.

Sikkema reiterated his view that the priority is for recreation to serve residents. He doesn’t necessarily think we should develop facilities for other people to come here and use. He is in favor of multiple smaller scale recreation sites near population centers. The Commission had previously identified road easement parcels along Lakewood Lane that run between US 41 and Lakewood Lane that might serve as pocket parks. Resident buy-in could make possible the creation of small scale pocket parks. He thinks this is a priority as an amenity for young families.

Mahaney asked if there was thought to closing down Lion’s Field and putting another field at Beaver Grove for easier maintenance. Throenle noted that he is an umpire for the leagues that play at those fields, and many people like the location of Lion’s Field. He’s not sure if maintenance would be that much easier since you would still be maintaining two fields. He also noted that Lion’s Field is to be a trailhead for the Iron Ore Heritage Trail, and that the paved hockey rink is now located there. Throenle also noted there could be resistance from the surrounding neighborhood to the removal. Woodward noted that the Lion’s Club has invested a lot of time and resources in the park. Throenle noted that if you move the field to Beaver Grove you’d have to start from scratch, and he doesn’t think there is enough projected growth to warrant an additional field. Mahaney asked because of the extensive facelift that seems to be planned for Lion’s Field in 2014 in the Plan. Ventura said he thinks it’s better to keep multiple facilities closer to where people are living. Mahaney asked if the hockey rink could be moved to Silver Creek where there is already infrastructure. Sikkema noted you can really only get to Lion’s Field by car. Throenle noted you can get there via the Iron Ore Heritage Trail, and the back portion of the park can be developed. Mahaney said people will drive to hockey because of the equipment anyway. Throenle said the paving of the hockey rink is already complete.

Throenle mentioned that a resident of Marquette told him there is a group of people who haul their bikes to the Beaver Grove Recreation Area and use it as a launch site for bike tours of the rural roadways. This resident said the Township should create some bike trail maps and encourage greater use.

Woodward asked the Commission’s opinion on the plan recommendation of bike lanes on US 41 (shoulder). Sikkema said MDOT does not allow this because that would indicate there is no parking of vehicles on the shoulder, but parking is allowed. A bike lane indicates a travel lane. However, he said everyone knows they can use the highway shoulder for biking, so you wouldn’t gain anything by marking it.

Bohjanen said there is a mistake on page 95 of the Plan – the Kawbawgam Pocket Park is on the left side of the road when heading south, not the right.

Ventura also noted necessary changes to the population information.
Sikkema asked about the nature of the “MDOT” cooperative facility listed on page 23. It is unclear that this references the multi-use paths in the highway right of way. He wanted it made clear that these multi-use paths will be turned over to Township ownership & maintenance responsibility when complete next summer.

Sikkema said the DNR owns the rail grade that is used for a snowmobile trail, and there are many potential uses that could be accessed from this trail, perhaps in the Bayou or along the Chocolay River. Throenle discussed the plans for the park strip along Green Bay Street, including parking. Sikkema said people should avoid referring to it as the snowmobile trail; it is the Iron Ore Heritage Trail.

Sikkema wanted the Commission to understand that the Beaver Grove Agricultural Area was being presented as a new recreation area with a work plan recommended by staff. Woodward said it was not just a staff recommendation – there were many meetings with the Planning Commission and the Commission recommended the project as a good use of the property. Sikkema said he thinks it needs to be clear that this project was recommended based on an outside group doing it. Ventura is in favor of the content being in the plan; the plan doesn’t specify who is going to be doing and financing everything, that can be determined later. Ventura suggested clarifying that this is a proposed project to be done jointly with an organization that would be created to oversee it rather than being run by the Township. In previous action, Ventura thinks the Planning Commission supported this project to the point it can be included in the plan. Bohjanen said the development plan can be put into slow motion – you don’t have to be very specific early on.

Mahaney asked about things that are in the plan but may not happen? Throenle said the plan can be modified over time.

Sikkema asked about next steps. Woodward wanted the Commission to focus on the goals and implementation strategies on page 54 and 55 and the action program beginning on page 56. The next step for the master plan is to prioritize the strategies from this plan according to the Priority Decision Criteria in the Master Plan. Smith said the Commission previously discussed their top 5 priorities with some being common among the majority. Woodward will look for those. He thinks it involved playground equipment at Silver Creek Recreation Area (Lowe’s grant), a bigger parking lot at the Chocolay River boat launch, etc.

Ventura noted that without the costs, priorities might be difficult to assign. Smith said some priorities will be indicated by the survey results. The plan is to review the final draft no later than January so it can be moved to the Board for approval. The Commission said the priorities can be determined after this plan is approved, as long as the important items are included. Woodward said the priorities need to be consistent with the Master Plan. The Commission wants to make sure costs are available for the top priorities with the rest to be determined.
B. Work Session on the Master Plan

Woodward asked Bohjanen if he thought it would be preferable for the Board to review the Master Plan in phases or as one complete document. He said it’s difficult to read a document that big thoroughly, so segments would be better. Woodward suggested that if the Commission could approve Chapters 1 through 3, she could include those in the next Board packet for introductory review.

Woodward explained the format of Chapters 4 through 5. Chapter 4 is a review of resilience from the perspective of four elements including community (public) systems, private businesses and households, natural systems, and social systems. Within each of these systems, risks and opportunities are identified for subtopics like critical infrastructure and services (transportation, water, waste, public safety, energy, food), housing, public health, etc. Chapter 5 contains the functional strategic plans for future land use and development, fiscal sustainability, transportation, capital improvements, energy, food systems, economic support, health and quality of life, ecosystem support, disaster and risk management, collaboration, and zoning.

Woodward asked for any comments or changes for Chapters 1 through 3. She revised the summary of major changes since the 2005 Plan based on input from Board minutes, so it is more comprehensive. She asked about the Commission’s preference for the placement and readability of the section detailing progress toward the recommendations of the 2005 Plan. Consensus was that this is an important section. There were a few comments/changes. Sikkema, page 10, said the Township has accomplished more for alternative transportation, including the MDOT carpool lot and the Altran/Marq-Tran transfer at Jacks. This may be more appropriately included in accomplishments. He also noted that under economic development (page 10) there has been retail expansion with the strip mall at the intersection of US 41/M-28. On page 11, Sikkema was not sure about the wording under Community Center, and whether it really is still work to be done. He hasn’t seen it come up as a priority according to the survey results. The Community voted it down twice, so he’s not sure it’s something the community is looking for. The Plan makes it sound like we didn’t accomplish it, but he’s not sure it’s something the residents wanted. Bohjanen was on the Ad Hoc committee for the community center. He said he thinks people wanted it, but didn’t want to pay for it. Sikkema said if they don’t want to pay for it, that means they don’t want it. Bohjanen offered some background on the issue. Before the school was purchased, money was put aside for this purpose in an amount which was almost enough to purchase the school. He said this indicated consensus on working toward a community center. However, the school ended up being more expensive to operate than anticipated. During the brief time of operation, there were many activities going on in there. There were two choices for financing, including user fees and/or a millage. The Board decided to go for a millage, and the millage failed twice (it was combined with other things and the people didn’t want to pay for it). Then the Township sold the school. But he said the facility was heavily used while operating.
On page 11, regarding Township Office expansion, Sikkema said that the offices were expanded, so this may be an accomplishment.

Bohjanen noted on page 21, 2nd paragraph, it should say “transportation corridor of national and international significance”, not “transportation corridor of natural and international significance”.

Ventura noted on page 13 in the bullets, “proximity to cell towers” etc is mentioned under supportive principles for healthy communities. This is the only negatively worded item. Woodward said she would reword it to say “Separation from cell towers”, etc.

*Upon there being no other comments on Chapters 1 through 3, Bohjanen moved, and Ventura seconded, to present Chapters 1 through 3 of the Strategic Master Plan with changes to the Board for review.*

*Vote: Ayes: 5  Nays: 0  MOTION CARRIED*

Sikkema asked for comments on Chapter 4. There was consensus to revise the format to include all the risks and opportunities together per topic, instead of keeping all the risks for all topics together, followed by all the opportunities for all topics. There was consensus to leave the action strategies in a separate section, with references at the end of each topic in Chapter 4 to the appropriate action items in Chapter 5. Woodward said she might put each element of Chapter 4 in a separate chapter, resulting in four additional chapters.

Some changes were suggested to the tone of the energy section. The Commission wants the information to directly relate to the Township, sharpening our focus on things within our control. Woodward said she does think energy is going to be one of the defining issues of our long term future. Sikkema said it is somewhat out of our control – we’re not going to drive energy policy here. Woodward agreed it’s somewhat out of our control, but felt we need strategies to deal with energy issues. The quote “necessity is the mother of invention” was referenced by Sikkema. He said we should focus on things within our control – for example, we can’t determine if people use electric vehicles or not, but if it becomes an issue, we could install infrastructure to support them such as that in Marquette. Bohjanen said that some things that haven’t traditionally seemed to be within our control might be a valid future local government role. Energy rates were discussed. Sikkema said electricity costs for some residents are expected to increase 25% over the next 3 years, which Ventura said will still be 60% less than those who are served by Alger Delta.

The plan was tabled to the next meeting.

**IX. PUBLIC COMMENT**

None

**X. COMMISSIONER’S COMMENT**

Sikkema welcomed Bohjanen to the Commission. Bohjanen said if he had one
comment or position, it would be to prevent ordinances. There was laughter in the group.

Ventura said he agreed with Sikkema that there is some editorial comment in the plan, especially regarding energy, and he understands the problems but doesn’t think this is the place to promote it.

XI. DIRECTOR’S REPORT
Woodward said that if you read energy and sustainability plans from other communities, this is a real topic of discussion. She wants the Commission to keep this in mind, even though this might not be the right time to talk about it. She said she included the information because she does care about the future of the Township and is doing her best to anticipate things that will be of importance.

Sikkema mentioned the Township does have a pretty good network of natural gas, which is something people consider when they build. Woodward noted that there were survey comments from people who can’t get natural gas. Smith said that Wintergreen Trail and Autumn Trail can't get natural gas because the infrastructure wasn't put in by the developer (would have cost $40,000). Now it would cost $7,800 per household if you could get 28 of the 35 residences to participate in putting in the infrastructure. He has to use propane, and is also on Alger Delta electricity. His roads are also not plowed. Some wells are failing to meet capacity (180 to 160 feet).

Sikkema encouraged everyone to stick to the outcomes in the plan, and not include text that would make some people disregard it.

XII. INFORMATIONAL ITEMS AND CORRESPONDENCE
None

ADJOURNMENT
Sikkema adjourned the meeting at 9:48 p.m.

Submitted by:

Planning Commission Secretary
Eric Meister
MARQUETTE AREA WASTEWATER TREATMENT FACILITY
ADVISORY BOARD
November 21, 2013 1:30 PM

Meeting Called to Order at 1:33 p.m.
Roll Call

MEMBERS PRESENT: Kirk Page, Marquette Township
Steve Lawry, Chocolay Township
Jim Compton, City of Marquette
Misa Cady, City of Marquette
Harold Hayse, City of Marquette

MEMBERS ABSENT: Brad Johnson, Chocolay Township

OTHERS IN ATTENDANCE: Mark O’Neill, MAWTF Supervisor
Gary Simpson, City of Marquette
Curt Goodman, MAWTF Superintendent

Note of Agenda Changes
Compton wanted to add Industrial Waste to new business

1. Prior Meeting Minutes: October 2013

Motion to approve October 2013 minutes by Compton, Second by Lawry. Approved 5-0


The MAWTF Financial Reports for October 2013 was presented by Gary Simpson. A general summary of the reports are identified below:

a. MAWTF Financial Report for October 2013

2. Revenue Sheet: Other revenue is ahead of projected amounts.
3. Expense Sheet: Discussed why operating supplies are tracking higher than projected.
7. Other: Nothing to report.
3. **Operations Report for October 2013**

   a. NPDES Permit Compliance: The plant was in full compliance for October.
   b. Land applications: There were no biosolids applied for October.
   c. Staff is preparing for November 2013 biosolids application.
   d. SCADA/Segmentation project: Separation planned for the second week of December.
   e. Discussed operational challenges with the plants vactor pad.

4. **Old Business**

   a. Grease trap program – Discussed how staff could assist Townships with there programs.
   b. Superintendent explained how the Saw grant would benefit the plant.
   c. 2014 MAWTAB meeting schedule was discussed.
   d. Discussed sale of surplus vehicles and staffs use of the city auction site.

5. **New Business**

   a. Worked on presentation to the Marquette City Commission.
   b. Discussed proposals that would allow staff to monitor the flow coming from the Townships in real time.
   c. Industrial Waste disposal. Determined that the plants vactor pad would not be able to handle material collected from catch basins.

6. **Public Comment**

   a. None

7. **Adjournment:** Meeting adjourned 2:50 p.m.

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**NEXT MEETING**

*December 19, 2013*

*Marquette Area Wastewater Treatment Facility*

*1:30 p.m.*
# 2014 BOARD MEETING SCHEDULE

**MARQUETTE COUNTY SOLID WASTE MANAGEMENT AUTHORITY**

*Meetings held on Wednesdays*

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