

# Village of Spring Lake

## Council Work Session

March 10, 2014

7:00 p.m.

102 West Savidge Street (Upstairs Conference Room)  
Spring Lake, MI 49456

[www.springlakevillage.org](http://www.springlakevillage.org)

**1 7:00 p.m. - Budget Amendments (Marv Hinga)**

Attached are 21 budget adjustments for the 2013-14 General Fund. The net effect of the budget adjustments is a \$12 reduction in expenditures which results in a \$12 increase in the Appropriation to Fund Balance.

**2 7:05 p.m. - Barber School Carpet Bids (Roger Belknap)**

The FY13-14 budget allocates \$6k for replacement of flooring at the Barber School Community Building. Staff received 3 sealed bids and are as follows:

<u>Vendor</u>	<u>Carpet</u>	<u>Tile</u>	<u>Total</u>
Builders Floor Covering	\$6,027.41	\$2,109.58	\$8,136.99
Lange Flooring Center	\$6,021.96	\$2,204.97	\$8,226.93
Infinity Flooring	\$6,916.14	\$2,317.29	\$9,233.43

Staff recommends accepting the bid from Builders Floor Covering at a cost of \$8,136.99; bid instructions and forms are attached.

**3 7:10 p.m. - Water System Backflow Device Tester Purchase (Roger Belknap)**

This past Fall, DPW Foreman Ben VanHoeven attended training and is now a certified backflow prevention tester. This means the Village will no longer have to hire a plumber to test our backflow prevention devices. The Village currently has 2 dozen devices that protect our water supply from back siphonage. This past year, the Village hired local plumbers to perform these device inspections at range from \$45 to \$90.00 per device. Staff obtained three quotes for the tester and are as follows:

Midwest Instrument	= \$840.00
Acugauge	= \$850.00
Etna Supply (Watts brand)	= \$987.36

Staff recommends purchasing the tester from the Midwest Instrument at a cost of \$840.00. The device is a Mid-West Instrument 835 model that was used by the training staff, so VanHoeven is familiar with it. The Etna quote is for a similar product; quotes are attached.

<p><b>4</b></p>	<p><b>7:15 p.m. - Sale of Surplus Equipment</b></p> <p>Former Police Chief Roger DeYoung has requested that he be allowed to purchase the unmarked 2009 Ford Escape which currently has 62,734 miles on it. The vehicle was purchased in 2009 for \$26k using Federal Transportation CMAQ funds (\$18k Federal, \$8k Village), so sale of the asset is regulated by federal guidelines. Per Kelley Blue Book, sale of the vehicle to a private party would garner anywhere between \$17,632 to \$18,182 depending on the condition (<i>see attached</i>) of the SUV. DPW Director Roger Belknap has requested a copy of the project agreement with MDOT/FHWA to determine procedure on divesting vehicles purchased through Federal Aid CMAQ.</p> <p>Two officers (Adam VanDis &amp; Mike Williams) have submitted their resignations to the Village as they have accepted positions with the Ottawa County Sheriff's Department. Both officers have inquired as to the possibility of purchasing their duty weapons. The remaining officers have expressed the same interest, knowing that neither OCSD or GHDPs use the same weapons and that change is likely. In the event that the Village contracts police protection with another agency, could the officers purchase their duty weapons and if so, for how much?</p>
<p><b>5</b></p>	<p><b>7:17 p.m. - 3rd Annual Grand River GreenUp ~ April 19, 2014</b></p> <p>Mr. Brock Rodgers from the Grand Haven Jaycees is once again asking for Village support of the 3rd annual Grand River GreenUp. Last year, Mother Nature was not entirely cooperative and the GreenUp had to be rescheduled. In the event that we have high water levels again this year, there is an alternate date proposed of May 10th. Weather permitting, the DPW will open the restrooms at Mill Point park so that volunteers who stage there, have access. The DPW will also collect any debris/trash that the volunteers pull from the river.</p>
<p><b>6</b></p>	<p><b>7:19 p.m. - Recreation Proposal</b></p> <p>For over a year, the 5+ communities of northwest Ottawa County have been exploring ways to provide funding for Arts &amp; Culture. One of the ways that has been discussed (on several occasions) is to combine Arts &amp; Culture funding with recreation funding through a broad regional collaborative. This funding would most likely take the shape of a future millage request. A moderate to low tax millage spread over our large common tax base should provide increased operational funding for both NORA and SLARC as well as providing funding for Arts &amp; Culture.</p> <p>In order to facilitate the formation of this idea we are considering bringing in a non-biased and well respected person (Harry Burkholder from LIAA) to conduct stakeholder interviews and provide a framework for how this may be accomplished in our area. Harry is already familiar with the area because he assisted NORA with their recent 5-year Recreation Plan and by-law amendments.</p>

	<p>Gordon Gallagher received from LIAA. The total is just under \$2,500. Staff is recommending that we move ahead with the following cost split: City of Grand Haven, Grand Haven Township and Spring Lake Township \$620 each. Village of Spring Lake and the City of Ferrysburg \$310 each.</p> <p>SLT &amp; SLV will be considering the proposal from LIAA on Monday (3/10). The other municipalities will be doing the same this month.</p>
<b>7</b>	<p><b>7:25 p.m. - RFP - Parks &amp; Recreation Master Plan</b></p> <p>For the past year, SLV &amp; SLT have been discussing the merits of a joint Parks &amp; Recreation Master Plan, as both plans expire within a year of each other. This plan sparked considerable discussion amongst our neighbors regarding the merits of a joint community profile (based on the recently completed SLV/SLT joint community profile) and a 5-community Parks &amp; Recreation Master Plan. GH Assistant City Manager Sam Janson developed an RFP for a 5-community master plan to see if there are potential cost savings with this endeavor. Numerous benefits would be associated with such a plan; we are hoping there are financial incentives as well. Once the RFPs come in, they will be evaluated and a recommendation submitted to each of the participating communities.</p>
<b>8</b>	<p><b>7:30 p.m. - Bike Path Mileage</b></p> <p>In 2004 the voters of Spring Lake approved a .5000 millage for bike paths. Since that time the millage has been reduced to .4946 This millage has allowed the Township to build and maintain an exceptional bike path system. Additionally, it has provided matching funds for over \$2M in State and Federal grant funds to complete the North Bank Trail and the new West Spring Lake Road Bridge project. SLT would like to request renewal of this millage on the August 5th ballot. Several details have been included as follows:</p> <ul style="list-style-type: none"> <li>• Request is for the renewal of .4900 mills</li> <li>• Road shoulders and paved sidewalks are specifically included in the language (but roads generally are not)</li> <li>• The proposed millage term is 10 years</li> </ul> <p>During our monthly SLT/SLV meetings, there has been discussions about what percentage collected in the Village should stay in the Village, should the millage pass. Those discussions are on-going at this time.</p>
<b>9</b>	<p><b>7:35 p.m. - PILOT Ordinance Amendment</b></p> <p>Due to several issues on the MSHDA application for tax credits, it is necessary to amend the ordinance that was adopted in May 2013 that address the Payment in Lieu of Taxes for Mill Point Senior Housing. Mr. Phil Seybert was in attendance at</p>

	<p>the February work session to answer any questions. However, we did not meet publication deadlines for ordinance consideration at the February Council Meeting.</p>
<p><b>10</b></p>	<p><b>7:36 p.m. - Support for MDNRTF Applications</b></p> <p>Grand Haven Township has submitted a request for support of a grant application that will be sent to the MDNRTF this month. Supporting documentation is attached.</p> <p>Crockery Township has submitted a request for support of a grant application that will be sent to the MDNRTF this month. Supporting documentation is attached.</p>
<p><b>11</b></p>	<p><b>7:38 p.m. - Intergovernmental Police Services Agreement</b></p> <p>The Intergovernmental Agreement for police services with the City of Ferrysburg expires on 06/30/14. The Finance Committee, comprised of Village President Jim MacLachlan, President Pro-tem Dave Bennett and Council Member Bill Meyers have been discussing this agreement for a number of months. The Finance Committee will convene March 11, 2014 to discuss in more depth. Additional discussion regarding this agreement will take place at the Police Commission meeting scheduled for March 17, 2014. It is staff's intent that a recommendation will be prepared for the April 21, 2014 Council Meeting.</p> <p>At this time, no action is necessary but staff felt it was necessary to assemble some documentation to share with Council, in the event there were recommendations that you wished to share with the Finance Committee or the Police Commission.</p> <p>Council has been provided with a blue binder that contains the following items:</p> <p><b><u>Tab one</u></b> contains the SL/FB Contract and Amendments to the Intergovernmental Agreement along with the two (2) amendments to the contract. The second amendment states the Agreement expires on July 1, 2014. Attorney Ron Bultje has indicated that if either party to the Agreement wishes to terminate the Agreement, a twelve month notice must be served on the other community. Mr. Bultje has also indicated both communities could mutually terminate the Agreement.</p> <p><b><u>Tab two</u></b> is a report which shows \$108,952 ought to be contributed to fund retiree health care for the Police Department. An officer is eligible for retiree health care at age 50 with 10 years of service. If at age 50 and the officer has 20 years, the Village (Police Department) pays 75% of the health care premium for the officer and spouse. No annual contributions have been made to fund this liability.</p> <p><b><u>Tab three</u></b> shows the Police Department is unfunded in the amount of \$624,660</p>

as of 12/31/12. Per the contract, the employer cap is 10%, officers pay any amount over the current 10%.

**Tab four** contains the current Police Department Budget. Ferrysburg pays 54% of the budget or \$555,422.

**Tab five** contains the 6 tenets discussed by the three (3) Councils if there was one department serving all three (3) communities. This discussion was initiated by former Police Chief DeYoung.

**Tab six** contains a proposal from the Ottawa County Sheriff's Department to provide Police Services to the City of Ferrysburg and Village of Spring Lake. Option A would provide the same level of service, 2 cars on patrol 24/7 except for 32 hours per week. Option B would provide 24/7 patrol all hours of the day.

**Tab seven** contains contracts between the Sherriff Department and the City of Coopersville and the City of Hudsonville. The City of Coopersville contracted with the Sherriff's Department in 1996, the City of Hudsonville in 2006. Both communities are pleased with the level of service and cost savings from the arrangement.

**Tab eight** contains spreadsheets. The first spreadsheet calculates the cost to keep each current officer harmless in wages and health care with Ottawa County. The City of Ferrysburg and Village of Spring Lake would pay health care premiums for two (2) months, after that time the officer would be eligible for health insurance through Ottawa County. Both communities would pay the difference between an officer's current wage and the wage of the Sheriff's Department. After one year, current officers would be making the same or more than their wage with the SL/FB Department. The one exception would be for the two (2) Sergeants and Detective who would be made whole for two (2) years, at which time they would be at their current pay.

The second spreadsheet calculates the difference in cost between the SL/FB and the Sheriff's Department. The row labeled "Minus Bonus" would be the cost to keep each current officer whole financially. The potential savings would be less any sick, vacation, and other that would need to be paid out if the current contract is terminated.

The Sherriff's Department and Grand Haven Public Safety have indicated they would absorb existing full-time officers. If contracted with the Sheriff's Department, all officers would be assigned to the City of Ferrysburg and Village of Spring Lake. After the probation period has ended, an officer could bid for other positions within the County.

Officer Adam Hill has a medical condition that will require him to be off work for up to 12 weeks. Both the Sheriff's Department and Grand Haven Public Safety have

	<p>indicated Officer Hill would have a job if cleared medically at the end of the 12 weeks. The Sheriff's Department has indicated they would absorb the part-time officers.</p>
<b>12</b>	<p><b>8:00 p.m. - Spring Lake Fire Department Rezoning Request</b></p> <p>On February 25, 2014 the Planning Commission heard a request for rezoning from Spring Lake Township for the property located at the corner of M-104 and Fruitport Road. After a very comprehensive presentation and a requisite public hearing, the Planning Commission vote was split 3-3. It is now up to the Village Council to consider the merits of the request and vote on the request. Spring Lake Township officials will be in attendance at the Work Session to offer an abbreviated version of their presentation. Planner Carmine Avantini will also be in attendance to answer any questions. Documents that were presented to the PC are included in this agenda packet.</p>
<b>13</b>	<p><b>9:00 p.m. - Communications</b></p> <ul style="list-style-type: none"> <li>• Budget Deficit Elimination Plan</li> <li>• Liquor Control Commission - Top Butcher</li> <li>• Personal Property Tax Update</li> </ul>
<b>14</b>	<p><b>9:03 p.m. - Minutes</b></p> <p>Minutes of the February 17, 2014 meeting will be distributed on Monday. Should you wish to make edits, please share that information with Chris Burns prior to March 14, 2014.</p>





**REQUEST FOR BIDS  
FOR  
CARPET & FLOOR TILE REMOVAL & REPLACEMENT**

The Village of Spring Lake will receive Sealed Bids for replacement of carpet and floor tile in the Barber School Community Building.

Bid packets may be obtained from Roger Belknap, Public Works Director at 616 842-1393 or by e-mail [rbelknap@springlakevillage.org](mailto:rbelknap@springlakevillage.org). Sealed Bids will be accepted at 102 West Savidge, Spring Lake, Michigan 49456 until **4:30 PM, Thursday, March 6, 2014**.

The Village Council of the Village of Spring Lake reserves the right to reject any or all bids received and/or waive any defect and to accept any proposal which it may deem to be in the best interest of the Village.



**Bid Packet:  
Carpet & Floor Tile Replacement  
Barber School Community Building**  
102 W. Exchange Street – Spring Lake

**Description**

The Barber School Community building is a historic structure located on the SW corner of W. Exchange Street and S. Buchanan Street. The Village of Spring Lake as well as Spring Lake Township frequently utilize this building for Council and Planning Commission meetings, and community events. The building is also used by the public for wedding receptions, open houses, birthday parties and showers.

The Village of Spring Lake is seeking bids for the removal and replacement of carpet in the great room and replacement of the floor tile in the kitchen of the Barber School Community Building. The Village wishes to replace the carpet in the hallway with floor tile. To coordinate an appointment to visit site and take measurements, please contact Roger Belknap at 616-638-6470.

**Specifications, Installation Notes and Instructions for Bidders**

1. Bidders are required to remove and dispose of existing carpet and floor tiles as well as supply and install new carpet, floor tile and all required materials. In hallway and kitchen areas, Village staff will remove baseboard trim and appliances for installation of floor tile; baseboard trim in great room will remain intact. Village staff will return baseboards and appliances upon completion of installation.
2. Floor tile for kitchen and hallway are to be “Mannington Commercial Essentials 163 Khaki Beige” or approved alternate. Installation of ¼” structure wood underlayment is required in hallway to provide level entryway into kitchen. Bidder shall also provide 12 additional floor tiles for future use.
3. Carpet tiles in great room are to be “BMC Achievement Spring Green” or approved alternate consisting of 24” squares of 26 oz. solution dyed nylon. Bidder shall also provide an additional 12 carpet squares for future use.
4. All installation and work must be completed by **May 9, 2014**. Bidders must coordinate a schedule for installation with a Village of Spring Lake representative within 1 week of bid award.
5. Applicants are invited to include any other information they feel would help the Village Council award a bid.
6. Submit a current copy of your firm’s Certificate of Insurance.
7. Bid Envelopes must be clearly marked "Sealed Bid – Barber School Flooring"

8. Include bid prices on form provided; **please include carpet and tile product sample** with bid packet.
9. Include all warranty statements and/or certificates for carpet and floor tile products.
10. Submit firm's response by **4:30 PM, Thursday, March 6, 2014** to:

"Sealed Bid – Barber School Flooring"  
Roger A. Belknap, Public Works Director  
Village of Spring Lake  
102 West Savidge Street  
Spring Lake, MI 49456

(616) 842-1393 voice  
(616) 847-1393 fax  
[rbelknap@springlakevillage.org](mailto:rbelknap@springlakevillage.org)

#### **Reservation of Rights**

The Village Council reserves the right to reject any or all bids. The Village reserves the right to make the proposal selection that is deemed to be in the best interest of the Village of Spring Lake in their sole discretion and judgment. The Council also reserves the right to waive or negotiate any or all irregularities or to otherwise determine the terms with the overall best bidder.

**2014 Village of Spring Lake Bid Form - Barber School Flooring**

Name of Firm: \_\_\_\_\_

Contact Name & Title: \_\_\_\_\_

Signature: \_\_\_\_\_

**Remove & Replace Carpet in Great Room**

Cost/Sq.Ft.	Total
\$ _____	\$ _____

**Remove & Replace Tile in Kitchen**

Cost/Sq.Ft.	Total
\$ _____	\$ _____

**Remove Carpet from Hallway & Replace with Tile**

Cost/Sq.Ft.	Total
\$ _____	\$ _____

-----  
**Total Project Cost**                      \$ \_\_\_\_\_

- \_\_\_ Included copy of Liability Insurance
- \_\_\_ Included product warranty statements and/or certificates
- \_\_\_ Included product samples of carpet and floor tile

Hand deliver or mail sealed bids by **4:30 PM, Thursday, March 6, 2014** to:

"Sealed Bid – Barber School Flooring"  
Roger A. Belknap, Public Works Director  
Village of Spring Lake  
102 West Savidge Street  
Spring Lake, MI 49456

Faxed or emailed bids are not eligible for consideration.

**2014 Village of Spring Lake Bid Form - Barber School Flooring**

Name of Firm: Discount Floor Covering  
DBA Builders Floor Covering

Contact Name & Title: Shelly Scripps - Owner

Signature: Shelly Scripps

**Remove & Replace Carpet in Great Room**

Cost/Sq.Ft.	Total
\$ <u>4.09</u>	\$ <u>6027.41</u>

**Remove & Replace Tile in Kitchen**

Cost/Sq.Ft.	Total
\$ <u>4.09</u>	\$ <u>635.99</u>

**Remove Carpet from Hallway & Replace with Tile**

Cost/Sq.Ft.	Total
\$ <u>4.09</u>	\$ <u>1473.59</u>

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**Total Project Cost**                      \$ 8136.99

- Included copy of Liability Insurance
- N/A Included product warranty statements and/or certificates
- N/A Included product samples of carpet and floor tile

Hand deliver or mail sealed bids by **4:30 PM, Thursday, March 6, 2014** to:

"Sealed Bid - Barber School Flooring"  
Roger A. Belknap, Public Works Director  
Village of Spring Lake  
102 West Savidge Street  
Spring Lake, MI 49456

Faxed or emailed bids are not eligible for consideration.



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
03/05/2014

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Kieft Agency, Inc. 226 West Savidge Spring Lake, MI 49456 Garry L. Kieft	Phone: 616-842-8270 Fax:	<b>CONTACT NAME:</b> PHONE (A/C, No., Ext): FAX (A/C, No.): E-MAIL: ADDRESS:																				
	<table border="1"> <tr> <th colspan="2">INSURER(S) AFFORDING COVERAGE</th> <th>NAIC #</th> </tr> <tr> <td>INSURER A:</td> <td>Home-Owners</td> <td>26638</td> </tr> <tr> <td>INSURER B:</td> <td></td> <td></td> </tr> <tr> <td>INSURER C:</td> <td></td> <td></td> </tr> <tr> <td>INSURER D:</td> <td></td> <td></td> </tr> <tr> <td>INSURER E:</td> <td></td> <td></td> </tr> <tr> <td>INSURER F:</td> <td></td> <td></td> </tr> </table>		INSURER(S) AFFORDING COVERAGE		NAIC #	INSURER A:	Home-Owners	26638	INSURER B:			INSURER C:			INSURER D:			INSURER E:			INSURER F:	
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<b>INSURED</b> Discount Floor Covering, LLC DBA: Builders Floor Covering 445 N Ferry St Grand Haven, MI 49417																						

**COVERAGES      CERTIFICATE NUMBER:      REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

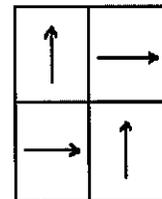
INSR LTR	TYPE OF INSURANCE	ADOL SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	GENERAL LIABILITY <input type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> OCCUR <input checked="" type="checkbox"/> <b>Business Owners</b>		4796026900	03/25/2013	03/25/2014	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 50,000 MED EXP (Any one person) \$ 5,000
				03/25/2014	03/25/2015	PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> ALL OWNED AUTOS <input type="checkbox"/> HIRED AUTOS <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS					COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
	UMBRELLA LIAB <input type="checkbox"/> OCCUR EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE DED RETENTIONS \$					EACH OCCURRENCE \$ AGGREGATE \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A			WC STATUTORY LIMITS OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)  
 Floor covering

<b>CERTIFICATE HOLDER</b>  Village of Spring Lake 102 W. Savidge St., Spring Lake, MI 49456	<b>CANCELLATION</b>  SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE Garry L. Kieft
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# MANUFACTURING SPECIFICATIONS ACHIEVEMENT

CONSTRUCTION.....	LEVEL LOOP
PILE.....	100% BCF SOLUTION DYED NYLON
GAUGE.....	1/8
STICHES PER INCH.....	12.1
PILE THICKNESS.....	.092
DENSITY .....	7044
PRIMARY BACKING.....	WOVEN POLYPROPYLENE
SECONDARY BACKING.....	FIBERGLASS REINFORCED THERMOPLASTIC COMPOSITE TILE BACKING
TILE SIZE.....	24" X 24"
ASTW-E-648 .....	CLASS I
INSTALLATION.....	QUARTER TURN



**NOTE:**

COLOR AND TEXTURE MAY VARY FROM DYE LOT TO DYE LOT.

MUST USE BMC FLOORING APPROVED ADHESIVE FOR MODULAR TILES.

CHAIR PADS ARE NECESSARY UNDER OFFICE CHAIRS TO PRESERVE APPEARANCE RETENTION, ACT AS A DETERRENT TOWARD DELAMINATION, AND TO AVOID PREMATURE OR ACCELERATED WEAR OUT.

ABOVE SPECIFICATIONS SUBJECT TO MANUFACTURING TOLERANCES AS SET FORTH BY THE MANUFACTURER. DAMAGE INCURRED BY GOLF SHOES OR HIGH HEELS IS NOT CONSIDERED A MANUFACTURING DEFECT.

## LIFETIME LIMITED WEAR WARRANTY

- LIFETIME LIMITED EDGE RAVEL WARRANTY
- LIFETIME LIMITED STATIC PROTECTION
- LIFETIME LIMITED ZIPPERING WARRANTY
- LIFETIME DELAMINATION WARRANTY
- LIFETIME LIMITED DIMENSIONAL STABILITY WARRANTY

**BUILDERS FLOOR COVERING**

FERRY & JACKSON  
GRAND HAVEN, MI 49417

616-846-3310



**2014 Village of Spring Lake Bid Form - Barber School Flooring**

Name of Firm: LANGE FLOORING CENTER

Contact Name & Title: JEFF VANTOL SALES

Signature: Jeffrey P. Vantol

**Remove & Replace Carpet in Great Room**

Cost/Sq.Ft.	Total
<u>\$ 3.64</u>	<u>\$ 6021.96</u>

**Remove & Replace Tile in Kitchen**

Cost/Sq.Ft.	Total
<u>\$ 4.80</u>	<u>\$ 576.18</u>

**Remove Carpet from Hallway & Replace with Tile**

Cost/Sq.Ft.	Total
<u>\$ 3.68</u>	<u>\$ 1628.79</u>

-----  
**Total Project Cost** \$ 8226.93

- Included copy of Liability Insurance
- Included product warranty statements and/or certificates
- Included product samples of carpet and floor tile

Hand deliver or mail sealed bids by **4:30 PM, Thursday, March 6, 2014** to:

"Sealed Bid – Barber School Flooring"  
Roger A. Belknap, Public Works Director  
Village of Spring Lake  
102 West Savidge Street  
Spring Lake, MI 49456

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**2014 Village of Spring Lake Bid Form - Barber School Flooring**

Name of Firm: INTERIOR FINISHES & CABINETS

Contact Name & Title: NICK BOLENT, OWNER

Signature: [Handwritten Signature]

**Remove & Replace Carpet in Great Room**

Est  
76277

Cost/Sq.Ft. Total  
\$ \_\_\_\_\_ \$ \_\_\_\_\_

**Remove & Replace Tile in Kitchen**

Est  
76286

Cost/Sq.Ft. Total  
\$ \_\_\_\_\_ \$ \_\_\_\_\_

**Remove Carpet from Hallway & Replace with Tile**

Cost/Sq.Ft. Total  
\$ \_\_\_\_\_ \$ \_\_\_\_\_

**Total Project Cost**

\$ 9,233.43

- Included copy of Liability Insurance
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THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

<b>PRODUCER</b> Shoreline Insurance Agency Inc 875 W. Broadway Ave.  Muskegon MI 49441		<b>CONTACT NAME:</b> Emily Franger <b>PHONE (A/C No. Ext):</b> (231) 755-1919 <b>FAX (A/C. No):</b> (231) 755-8750 <b>E-MAIL ADDRESS:</b> emilyp@shorelineagency.com	
<b>INSURED</b> Fci LLC Etal 18946 174th Ave  Spring Lake MI 49456		<b>INSURER(S) AFFORDING COVERAGE</b> <b>NAIC #</b> INSURER A <b>Motorists Mutual Insurance</b> <b>14621</b> INSURER B: INSURER C: INSURER D: INSURER E: INSURER F:	

**COVERAGES**      **CERTIFICATE NUMBER: CL1083004484**      **REVISION NUMBER:**

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL SUBR INSR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS				
A	GENERAL LIABILITY <input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY CLAIMS-MADE <input type="checkbox"/> OCCUR <input checked="" type="checkbox"/>		3327854060	3/1/2014	3/1/2015	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 1,000,000				
	GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC									
	A	AUTOMOBILE LIABILITY <input checked="" type="checkbox"/> ANY AUTO ALL OWNED AUTOS <input checked="" type="checkbox"/> HIRED AUTOS <input checked="" type="checkbox"/> SCHEDULED AUTOS NON-OWNED AUTOS					3327854060	3/1/2014	3/1/2015	COMBINED SINGLE LIMIT (Ea accident) \$ 1,000,000 BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	UMBRELLA LIAB      OCCUR EXCESS LIAB      CLAIMS-MADE		3327854060	3/1/2014	3/1/2015	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000				
	DED      RETENTION \$									
A	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N <input checked="" type="checkbox"/> Y    N/A	3327854060	3/1/2014	3/1/2015	<input checked="" type="checkbox"/> WC STATU-TORY LIMITS <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ 100,000 E.L. DISEASE - EA EMPLOYEE \$ 100,000 E.L. DISEASE - POLICY LIMIT \$ 500,000				

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (Attach ACORD 101, Additional Remarks Schedule, if more space is required)  
Tammy Bolema is excluded on the workers comp. policy.

<b>CERTIFICATE HOLDER</b>  Spring Lake Township 102 W. Savidge St. Spring Lake, MI 49456	<b>CANCELLATION</b>  SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.  AUTHORIZED REPRESENTATIVE  D C Liebetreu/KRIS <i>Donald K. Liebetreu</i>
------------------------------------------------------------------------------------------------------	---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------



18946 174th Ave  
Spring Lake, MI 49456

# Estimate

Date	Estimate #
3/6/2014	7627

Name / Address
Spring Lake Township Roger Belknap 102 West Savidge Street Spring Lake, MI 49456

Project	P.O. No.	Terms

Description	Qty	U/M	Cost	Total
GREAT ROOM				
Carpet Tearout and Disposal Glue Down	1,560.00	sqft	0.35	546.00T
Johnsonite Subfloor Leveler 1/4" - 0"	12.00	ft	4.55	54.60T
Floor Preparation Allowance (ADD PREPARATION MATERIAL BASED ON SF)	1,560.00	sqft	0.15	234.00
Ardex Feather Finish 10lb	2.00	ea	29.95	59.90
CAPITOL 100 Carpet Tile Adhesive 4G 170-190 SF GALLON	2.00	ea	124.95	249.90
Carpet MFG: Mohawk Style: Energized Color: Enviro 658 Order Ref #	1,656.00	sqft	3.36	5,564.16
Carpet Installation Berber	1,560.00	sqft	0.60	936.00
Subtotal				7,644.56
10% Account Discount			-10.00%	-764.46
Prices subject to change with out notice, estimate valid for 14 days. All labor is guaranteed for 1 year from date of installation. Any work to be provided not listed in estimate may result in additional charges.			0.00	0.00T
Sales Tax			6.00%	36.04

By signing customer agrees to the terms and payment of the estimate above.	<b>Total</b>	\$6,916.14
----------------------------------------------------------------------------	--------------	------------

Phone #	Fax #	E-mail
231-799-8402	616-244-2629	bolemanick@gmail.com

Signature \_\_\_\_\_



18946 174th Ave  
Spring Lake, MI 49456

# Estimate

Date	Estimate #
3/6/2014	7628

<b>Name / Address</b>
Spring Lake Township Roger Belknap 102 West Savidge Street Spring Lake, MI 49456

<b>Project</b>	<b>P.O. No.</b>	<b>Terms</b>

Description	Qty	U/M	Cost	Total
<b>KITCHEN AND HALLWAY</b>				
Tearout & Disposal Vinyl Floors & Underlayment; Single Layer	144.00	sqft	1.25	180.00
Carpet Tearout and Disposal Glue Down	380.00	sqft	0.35	133.00T
Underlayment; Veraply 5 Ply 1/4"x4x4	420.00	sqft	1.30	546.00T
Underlayment Installation Vinyl	420.00	sqft	1.00	420.00
Ardex Feather Finish 10lb	1.00	ea	29.95	29.95T
Robert RO20574GL	1.00	ea	55.45	55.45T
VCT ADHESIVE 640-800 SF COVERAGE MFG: Mannington	450.00	sqft	1.35	607.50T
STYLE: Commercial Essentials COLOR: Khaki Beige Installation Vinyl Standard	405.00	sqft	1.10	445.50
Floor Reducers and Transitions	24.00		2.95	70.80T
Subtotal				2,488.20
10% Account Discount			-10.00%	-248.82
Prices subject to change with out notice, estimate valid for 14 days. All labor is guaranteed for 1 year from date of installation. Any work to be provided not listed in estimate may result in additional charges.			0.00	0.00T
Sales Tax			6.00%	77.91

By signing customer agrees to the terms and payment of the estimate above.	<b>Total</b>	<b>\$2,317.29</b>
----------------------------------------------------------------------------	--------------	-------------------

<b>Phone #</b>	<b>Fax #</b>	<b>E-mail</b>
231-799-8402	616-244-2629	bolemanick@gmail.com

Signature \_\_\_\_\_

Product Specifications  
**ESSENTIALS**

**MANNINGTON**  
COMMERCIAL

**PHYSICAL CONSTRUCTION**

---

Construction	Through-Pattern Vinyl Composition Tile
Size	12" x 12" (305 mm x 305 mm)
Overall Thickness (nominal)	.125 inches (3.2 mm)
Package/Count	45 per carton
Coverage Per Carton	5 sq. yds.
Average Weight	65 lbs. per carton (29.5 kg per carton) 1.4 lbs. per tile (0.6 kg per tile)
Boxes Per Pallet	30

**ENVIRONMENTAL**

---

NSF/ANSI – 332 Gold  
3<sup>rd</sup> Party Certified Industry-wide Type III EPD  
FloorScore Indoor Air Quality - CDPH Standard Method v1.1-2010  
85% Limestone - Abundant Natural Resource  
Extended Producer Responsibility (EPR) Reclamation and Recycling Program (LOOP)  
Manufacture Location: Salem, NJ USA  
ISO 9001 and 14001 Registered Facility

**TESTING**

---

ASTM Specification (F-1066)	Class 2
Flooring Radiant Panel Test (ASTM-E-648)	>.45 watts / cm <sup>2</sup> , Passes – Class 1
N.B.S. Smoke Chamber Test (ASTM-E-662)	<450 Passes
HUD / FHA Requirements	Exceeds
Static Coefficient of Friction	Meets or Exceeds ADA Guidelines
Static Load Limit	125 psi (8.79 kg/cm <sup>2</sup> )

**WARRANTIES**

---

Vinyl Composition Tile (VCT) Warranty	Limited 5 Year Commercial Warranty
---------------------------------------	------------------------------------

**INSTALLATION**

---

Installation Adhesive	Mannington M-Guard V-11 / Full Spread*
-----------------------	----------------------------------------

- Color and pattern extend through the thickness of the tile.
- VCT is not recommended for use in hospital operating suites, commercial kitchens, or in areas that require static dissipation.
- Darker colors of vinyl composition tile may be subject to scratch whitening, requiring more frequent maintenance.
- Wood subfloors directly on concrete or sleepers, either on or below grade, are unsatisfactory for VCT installation.
- VCT is not recommended in commercial areas where the surface temperature over radiant heated substrate exceeds 90° F.
- \*Verify substrate (concrete) is dry per ASTM F-1869 8 lbs. maximum MVER or ASTM F-2170 90% maximum relative humidity. Maximum pH is 10.
- Dirt, wetness, and improper maintenance may cause significant variation in actual performance.
- Specifications are based on averages from normal manufacturing tolerances. Such variations do not affect product performance.
- This product is intended solely for use as an indoor floor covering and is not recommended or sold for any other purpose.
- Use entryway systems outside each entrance to prevent dirt, sand, grit, and other substances from being tracked onto floor.

**Choices That Work**

800 241 2262 [manningtoncommercial.com](http://manningtoncommercial.com)

Medallion

COLLECTION BY



Mohawk Carpet Corp. PO Box 12088 Calhoun, Georgia 30703 USA  
Phone: (877) 804-2318 (toll free)  
E-Mail: macs@mohawkind.com

**1C70 / ENERGIZED -CARPET-658 / ENVIRO-1200 / ACTION BAC**

**Product Specifications**

Date March 6, 2014  
Style 1C70 ENERGIZED -CARPET  
Pile Yarn Content 100% NYLON  
Fabric Type ENHANCED LOOP GRAPHICS

**SPECIFICATIONS**

Fiber Treatment COLORSTRAND SD WITH MPP  
Gauge 1/10  
Certified Pile Weight 20.00 ozs.  
Total Weight 51.55 ozs.  
Dye Method PREDYED  
Primary Backing WOVEN POLYPROPYLENE  
Secondary Backing WOVEN POLYPROPYLENE  
Pattern Repeat .8"W X 1.5"L  
FHA Information MEA # 46841  
Type: I Class: 1  
Type: II Class: 1  
Texture: A  
Durability Rating 3.50  
Static (AATCC 134) 2.1 K.V. (Step) 6.2 K.V. (Scuff)  
Indoor Air Quality # GLP 8216  
Flammability Pill Test - 16CFR-1630.4 (FF-1-70) Pass  
Critical Radiant Flux (ASTM E-648): Class I

Note All specifications are subject to normal manufacturing tolerances

Stadlin

COLLECTION BY



Mohawk Carpet Corp. PO Box 12069 Calhoun, Georgia 30703 USA  
Phone: (877) 804-2318 (toll free)  
E-Mail: macs@mohawkind.com

1C70 / ENERGIZED -CARPET-658 / ENVIRO-1200 / ACTION BAC

**Warranty Details**

10 YEAR LIMITED WEAR WARRANTY (BLOCK)(Effective:03/10/08)

10 YEAR LIMITED STAIN WARRANTY (FOOD AND BEVERAGE.(Effective:03/10/08)

PERMANENT ANTI-STATIC CONTROL TREATMENT(Effective:03/10/08)

GREEN LABEL PLUS # 8216 (SOLUTION DYED NYLON)(Effective:03/10/08)

# Mid-West<sup>®</sup> Instrument

*Ultimate Backflow Test Kits  
Over 30 Years of Input from  
Backflow Technicians*



6500 Dobry Dr., Sterling Heights, MI 48314 U.S.A. Tel: 586-254-6500 Fax: 586-254-6509  
Web Site: [www.backflowtestkits.com](http://www.backflowtestkits.com)

## Quotation

Village of Spring Lake Dpw  
Spring Lake, MI 49456

Date: 03/07/14

RFQ#:

Quote #: QM030714VSPDPW

Attn: Ben VanHoeven

Thank you for giving me an opportunity to quote the following Backflow Test Kits:

Mid-West Instrument Model 835 (5) Valve Backflow Test Kit

Description:

- **Gauge Type:** Diaphragm Differential Pressure
- **Gauge Dial Size & Range:** 4-1/2" 0-15 P.S.I.D./100 kPa
- **Line Pressure Gauge:** 1 1/2" 0-200 PSIG
- **Differential Pressure Accuracy:** ±0.2 P.S.I.D. (Descending)
- **Working Pressure:** 200 PSID
- **Body Material:** Glass Reinforced Engineering Thermoplastic
- **Wetted Internals:** EP Elastomers, Brass and 316 S.S. Metal Parts
- **Valves:** Soft-Seated Needle with replaceable seats
- **Hoses & End Fittings:** Buna-N jacket and liner, Schrader 1/4" brass coupler
- **Carrying Case:** Durable Polyethylene
- **Hose Length:** Three each / 5' long (color coded).
- **Bleed Tube:** One each / 4' long clear
- **Filters:** Test kit is protected with 90 micron filters to minimize plugging with scale, sand, etc. Elements can be cleaned or replaced.
- **Adapter Fittings:** Three sets of brass fittings provided for hookup to all standard size test cocks.
- **Gauge Weight:** 3.6lbs / 1.6kg
- **Combined Wgt. Gauge & Case:** 11.6lbs / 5.2kg
- **Temperature Limitations:** Maximum 150°F/65°C.  
**FREEZING TEMPERATURES MUST BE AVOIDED!**

Net Unit Cost – \$890.00 each

Discount Coupon - \$50.00

Sub Total - \$840.00 each USD

Shipping approximately 1 week after receipt of order

### **Accessories**

830-0001 – Bleed-off Valve Assembly	\$52.50
830-0003 – Vertical Tube Kit	\$48.00
110694 – Test Cock Cleaning Tool	\$80.00
110705 - 90° Quick Connect Test Cock Adapters	\$60.00
111887 - Quick Connect Test Kit for Male Test Cocks	\$57.00
110631 – Quick Connect Test Cock Adapters ¼ NPT x ¼ FLR	\$32.50
110703 - Quick Connect Test Cock Adapters ½ x ¼ FLR	\$45.00
110704 - Quick Connect Test Cock Adapters ¾ x ¼ FLR	\$52.50
110706 - 90° Quick Connect Test Cock Adapter kit – Set of 9	\$157.50
110617 - Quick Connect Test Cock Adapter Kit	\$130.00
109425 – Standard NPT Adapter Kit – Set of 12	\$72.25
110645 – Model 830 Replacement Hose Kit (set of 3)	\$85.00
110646 - Model 845 Replacement Hose Kit (set of 3)	\$85.00
109445 – Filter Assembly Adapter Hose Kit	\$43.00
98008 – Replacement Filter Element Kit (set of 6)	\$32.00
110405 – 845 Test Kit Case w/foam liner	\$32.00

### **Standard Policies and Conditions of Sale**

1. Acceptance – Quotations are firm for 30 days unless otherwise specifically noted. All orders are subject to acceptance by Mid-West Instrument at our plant.
2. Shipping Dates – The scheduled shipping date is established from the date we have all

information necessary to properly process the subject order. Mid-West assumes no responsibility for any delays in shipment, for any reason

3. Dimensional Data and Specifications – Information shown in Mid-West literature is general only and the right is reserved to change dimensions or specifications, etc., at any time
4. Methods of Shipment – Unless otherwise specified, Mid-West’s standard methods of shipment are-  
United Parcel Service  
United Parcel Service “Hundred Weight” Service  
Commercial Carrier  
(Note: No freight bills are available on shipments by UPS. Saturday deliveries require customer contact name and phone number.
5. Shipping Charges and F.O.B. Point – All shipments are F.O.B. our plant, Sterling Heights, Michigan. If shipping charges are to be prepaid and added to the invoice, Mid-West reserved the right to estimate these charges. Title to invoiced items transfers upon delivery to the carrier.
6. Notification of Shipment Charges - A \$10.00 service charge will be added to all orders requiring telephone, telegraph, etc., notification of shipment.
7. Export Documentation Charges – A minimum charge of \$75.00 will be added to all orders requiring export documentation.
8. Minimum Order - \$75.00 NET
9. Cancellation and Returns – None may be made by a purchaser without prior authorization by Mid-West, and all return shipments must be prepaid. Collect shipments will be refused.
10. Terms- Net 30 Days after invoice date. A service charge of 1-1/2% per month will be applied to all accounts over 30 days past due. This is a rate of 18% per year. All funds to be paid in US dollars.

Mid-West Instrument has been manufacturing differential pressure gauges and switches for over 40 years. Our continued growth is due in part to working with companies like yours and responding to your needs with a quality product, priced to be cost effective, and delivered when needed.

We appreciate this opportunity to quote Mid-West Instrument gauges / switches to you and look

forward to a chance to work with you on this and future projects.

Please call if you have any questions.

Regards,

*Brian McGowan*

Sales Coordinator

Mid-West Instrument

586-254-6500 ext 104

email: [bmcgowan@midwestinstrument.com](mailto:bmcgowan@midwestinstrument.com)

website: [www.midwestinstrument.com](http://www.midwestinstrument.com)

Enclosure(s):BUL 845 PDF



Your cart is empty.

Welcome!

888-521-5214  
info@acugauge.com

The folks at Acugauge® have a very simple philosophy: to provide water purveyors and certified backflow testers with only the highest quality backflow test kits and calibration services. They back this up by offering you the only **30-Day Money Back Guarantee and 90-Day Exchange Guarantee** in the business. For a limited time, purchase any test kit calibration service and get a 10 pack set of test cock adapters for FREE!

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Mid-West® Backflow Test Kits > Mid-West® Brand 845 (5 Valve)

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Acugauge® 845-2

HIGH LOW



Acugauge® Brand 845 (2 Valve) Backflow Test Kit

Mid-West® Brand 845 (5 Valve)



**Mid-West® Backflow Prevention Assembly Test Kit "MODEL 845-5"**

The 845-5 is in the list of Acceptable gages from Both FCCC & HR-USC and CA-NV AWWA

**Functions and Applications:**

Model 845-5 (5) valve kit provides the capability for testing all brands of reduced pressure principle, pressure vacuum breaker and double check valve backflow prevention assemblies.

**ΔP RANGE: 0-15 PSID / 0-100 KPA**

**Product Features/Benefits**

- Over 30 Years of Input from Backflow Technicians
- (5) Valve Test Kit
- Specially Designed for Testing Backflow Prevention Assemblies
- Soft-Seated Brass Needle Valves (with replaceable valve seats)
- Test kit is protected with 90 micron filters to minimize plugging with scale, sand, etc. Filter elements can be cleaned or replaced
- Portable / Removable from Case
- Durable Molded Plastic Carrying Case
- Improved Case with Storage Compartments for Fittings & Tools
- Test Procedures are Laminated in Clear Plastic
- **5 Year Warranty**

**Specifications**

- Gauge Type Diaphragm Differential Pressure
- Dial Size & Range (4 1/2") 0-15 PSID / 0-100 KPA
- Differential Pressure Accuracy ± .2 P.S.I.D. (Descending)
- Working Pressure: 200 PSIG
- Body Material: Glass Reinforced Engineering Thermoplastic
- Wetted Internals: EP Elastomers, Brass and 316 S.S. Metal Parts
- Line Pressure Gauge: 1 1/2" 0-200 PSIG
- Hoses & End Fittings: Buna-N jacket and liner. Schrader 1/4" brass coupler -
- Hose Length: Three (3) each / 5' long (color-coded)
- Bleed Tube, One each / 4' long clear bleed tube.
- Adaptor Fittings: (3) sets of brass fittings provided for hookup to all standard size test cocks
- Gauge Weight: 3.6lbs / 1.6kg
- Case: Durable Molded Plastic
- Size: 18 1/2"L x 9"W x 9 3/4"H
- Temperature Limitations: Maximum 150°F/65°C

**FREEZING TEMPERATURES MUST BE AVOIDED**

**It is capable of performing all known test procedures including those recommended by ASSE, AWWA, CSA, FCCC and HR-USC and NEWWA.**



Acugauge® Brand 845 (3 Valve)

Buy Now!

Price: \$850.00

Free Ground Shipping:

▶ 5-Year Parts & Labor Warranty:

▶ indicates a required field.

Quantity:

Reviews

Your opinion is important to us...tell us what you think!

[Be the first to review this product!](#)



Acugauge® Brand 845 (5 Valve) Backflow Test Kit



Mid-West® Brand 845-2 Backflow Test Kit (2 Valve)



Mid-West® Brand 845-3 Backflow Test Kit (3 Valve)

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**WATTS WTK9A 0385496 BACKFLOW TEST KIT**

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**Part Description:**  
 WATTS WTK9A 0385496 BACKFLOW TEST KIT

**Etna Part Number:** 22923

**UPC:** 09826802204

**Weight:** 8.66 lbs

**Status:** Stock

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**\$987.36 per salesman**  
**Keith on 3/7/14**

**Product Details:**

- USED ON BACK FLOW PREVENTER
- TK-9A MODEL
- WEIGHT 8 LB
- PRESSURE RATING MAXIMUM 175 PSI
- TEMPERATURE RATING MAXIMUM 210 DEG F

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## Christine Burns

---

**From:** Lori Spelde  
**Sent:** Wednesday, February 26, 2014 1:01 PM  
**To:** Christine Burns  
**Subject:** guns

I talked with Mike at Renegade River and he said that the gun Blue Book has them at a value of \$410. That is the gun in 95% condition, which means it is in good shape and has been fired. He said without looking at the gun he would say anywhere between \$400 and \$450.

*Lori Spelde*

Administrative Assistant  
Spring Lake/Ferrysburg Police Dept.  
102 W. Savidge St.  
Spring Lake, MI 49456  
(616) 842-1889



Kelley Blue Book



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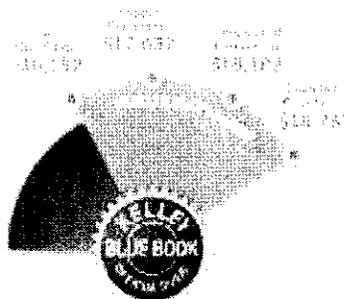
Why ads?

# 2009 Ford Escape Pricing Report

Sell To Private Party



Style: Hybrid Sport Utility 4D  
Mileage: 62,734



Private Party Values valid for your area through 2/20/2014

## Vehicle Highlights

**Fuel Economy:**  
Gas - City 29/Hwy 27/Comb 28 MPG

**Max Seating:** 5

**Doors:** 4

**Engine:** 4-Cyl, Hybrid, 2.5 Liter

**Drivetrain:** 4WD

**Transmission:** Automatic, CVT

**EPA Class:** Sport Utility Vehicles

**Body Style:** Sport Utility

**Country of Origin:** United States

**Country of Assembly:** United States

## Your Configured Options

Our pre-selected options, based on typical equipment for this car.

✓ Options that you added while configuring this car.

### Engine

4-Cyl, Hybrid, 2.5 Liter

### Transmission

Automatic, CVT

### Drivetrain

4WD

### Braking and Traction

ABS (4-Wheel)

### Comfort and Convenience

- Keyless Entry
- Air Conditioning
- Power Windows
- Power Door Locks
- Cruise Control

### Steering

- Power Steering
- Tilt Wheel

### Entertainment and Instrumentation

- AM/FM Stereo
- MP3 (Single Disc)
- Sirius Satellite
- SYNC

### Safety and Security

- Dual Air Bags
- Side Air Bags
- F&R Head Curtain Air Bags

### Seats

- Power Seat

### Roof and Glass

- Privacy Glass

### Cargo and Towing

- Roof Rack

### Wheels and Tires

- Alloy Wheels

## Glossary of Terms

**Kelley Blue Book® Trade-in Value** - This is the amount you can expect to receive when you trade in your car to a dealer. This value is determined based on the style, condition, mileage and options indicated.

### Tip:

It's crucial to know your car's true condition when you sell it, so that you can price it appropriately. Consider having

## Christine Burns

---

**From:** Brock Rodgers [brock.rodgers@gmail.com]  
**Sent:** Saturday, March 01, 2014 11:10 AM  
**To:** Christine Burns  
**Subject:** Grand River GreenUp Permission April 19th  
**Attachments:** greenup\_2014\_letter-burns.pdf

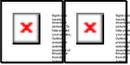
Hi Christine, I hope you have been well. I wanted to reach out and formally ask your permission to hold the river clean up event again this year on city property most likely by Mill Point. I believe we will do the exact same thing as last year but because of the snow we have not been able to get out and confirm yet. I believe the city removed some of the trash for us as well as made sure the on-site park bathrooms were open for business.

We plan to have the event on April 19th, 9am at Harbor Island again pending formal approval from Grand Haven. In the event of adverse weather conditions our alternative date is May 10th. Would you please let me know if you approve of the event again, see attached? And once I have the posters completed if you could share with your staff, and friends!

Thanks for your time and consideration,

--

Brock Rodgers

616-485-6344 

Save what's left... Reduce, Reuse, Recycle, in that order!



March 1, 2014

Christine Burns  
Village of Spring Lake  
102 West Savage St  
Spring Lake MI 49456

Dear Ms. Burns,

We've come a long way since the Grand Haven Jaycees and West Michigan Environmental Action Council organized the first Grand River GreenUp three years ago. It is now **the** place to celebrate Earth Day on the Lakeshore. **More than 900 volunteers have come out to remove 25,195 pounds of trash and 9,535 pounds of recyclables from the Grand River in the past three years!** We are especially excited last year that – despite having to reschedule the GreenUp because of the historic flood – over 250 volunteers still came out to support this important community event! We continue to find ways to make each year better and for GreenUp 2014 we have a lot to be excited for!

We could not do this each year without the generous support of our volunteer organizations and sponsors; we hope that you might consider participating this year in the **Fourth Annual Grand River GreenUp on April 19, 2014**. Our plan is to expand this year's event to cover more riverfront in the Tri-Cities Area, activate more volunteers, and clean up more trash and recycle everything we can. We will also be incorporating some great educational components so that volunteers can learn more about our vital watershed during the event.

**We would like your permission to send volunteers on your property to participate in this event. Additionally, would you be able to help us in any way make this event a success?**

Thank you for your consideration. I will give you a call in a few weeks to see if you have any questions.

With Gratitude,

Handwritten signature of Rachel Hood in black ink.

Rachel Hood  
Executive Director, WMEAC

Handwritten signature of Brock Rodgers in black ink.

Brock Rodgers  
Grand Haven Jaycees

*p.s.* At WMEAC's most recent Grand River Clean Up, 87% of participants said that they were more likely to patronize an organization that sponsored the event, with 91% saying that sponsorship improved their perception of an organization.

*All donations to WMEAC and the Grand River GreenUp are tax deductible to the fullest extent of the law.*





Photo: Eastman Bayou Team with old farm rake, June 1<sup>st</sup> 2013

**Fourth Annual Grand River GreenUp**  
**Grand Haven, Spring Lake, Ferrysburg & Eastmanville**  
**April 19, 2014 9:00 am – 1:00 pm**

**Committee Work Now Underway!**

- **Logistics, Promotional, & Fundraising**
- **Reconnaissance:** Site selection by Grand Haven’s Harbor Island and surrounding riverfront and streams in Grand Haven, Spring Lake, Ferrysburg, and Eastmanville.  
*Please let us know if you know of any locations with trash to pick up!*
- **Check out how much work our community has accomplished to date!**

Year	Waste Collected Pounds	Amount Recycled Pounds
2011	6,760	940
2012	9,555	3,715
2013	8,800	4,880
<b>Total</b>	<b>25,115</b>	<b>9,535</b>

Contact Information

Becky Brown, WMEAC

[bbrown@wmeac.org](mailto:bbrown@wmeac.org)

616.451.3051

Brock Rodgers, Jaycees

[brock.rodgers@gmail.com](mailto:brock.rodgers@gmail.com)

616.485.6344

Land Information Access Association (LIAA)  
**Multi-Jurisdictional Recreational Authority Feasibility Study**

		<i>resources*:</i>						<i>Totals</i>	
		ED	CP	CDD	GIS	GA	FA	Hours	Cost
		<i>billing rate:</i>							
<b>Task 1: Goal Clarification and Logistics</b>									
Task 1.1	Develop questionnaire for stakeholder meetings	1	3					4	\$265
Task 1.2	Phone conference with staff to review stakeholder questionnaire and establish meeting logistics		1					1	\$65
Task 1.3	Aggregate and review relevant planning documents and data (background)		3					3	\$195
<b>Total for Task 1:</b>								<b>8</b>	<b>\$525</b>

<b>Task 2: Stakeholder Input and Analysis</b>		ED	CP	CDD	GIS	GA	FA	Hours	Cost
Task 2.1	Conduct stakeholder focus group meetings		8					8	\$520
Task 2.2	Aggregate, tabulate and analyze results from focus group meetings		2					2	\$130
<b>Total for Task 2:</b>								<b>10</b>	<b>\$650</b>

<b>Task 3:</b>		ED	CP	CDD	GIS	GA	FA	Hours	Cost
Task 3.1	Develop preliminary report		8					8	\$520
Task 3.2	Revise report based on comments received	1	2	3				6	\$395
<b>Total for Task 3:</b>								<b>14</b>	<b>\$915</b>

**Total Costs: \$2,090**

**Other Direct Costs**

Lodging and Meals: One night, 1 adult (plus food expenses)	\$125
Mileage: 340 miles round trip x 1 trips @\$0.565 per mile	\$192
Printing	\$50
<b>Total Direct Costs:</b>	<b>\$367</b>

**Total Project Costs \$2,457**

\* ED = Executive Director, CP = Community Planner, CDD = Com. Dev. Director, GIS = GIS Specialist, GA = Graphic Artist, FA = Financial Admin

## Christine Burns

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**From:** Sam Janson [SJanson@grandhaven.org]  
**Sent:** Friday, February 28, 2014 11:09 AM  
**To:** Patrick McGinnis; Craig Bessinger (CBessinger@ferrysburg.org); Christine Burns; 'Gordon Gallagher (GGallagher@springlaketwp.org)'; Bill Cargo (bcargo@ght.org)  
**Subject:** Master Plan RFP  
**Attachments:** RFP\_RecMstPln.pdf

All,

Attached is the RFP. Below will be the timeline for our review:

### **ACTIVITIES DATE COMPLETE**

RFP Available: February 28, 2014  
Submittals/Bid Opening: March 19, 2014  
Lunch RFP Response Review: March 21, 2014  
Presentation by Staff to Boards: March - April 2014  
Board/Council Approvals: March - April 2014  
Begin Services: April - May 2014  
First Draft: July 2014  
Final Draft: August 2014  
Completion and Adoption: September 2014  
Submission to MNRTF: October 2014

### **Sam Janson**

#### **Assistant City Manager**

City of Grand Haven, Michigan  
519 Washington Avenue  
Grand Haven, Michigan 49417  
(616) 847-4888 (o)  
(616) 843-7221 (c)  
(616) 842-0085 (f)  
[www.grandhaven.org](http://www.grandhaven.org)

# **Request for Proposals**

## **5-Year Recreation Master Plan**

The City of Ferrysburg, City of Grand Haven, Grand Haven Charter Township, Spring Lake Township and the Village of Spring Lake (collectively known as the Collaborative) are accepting sealed bids for planning services to amend and/or complete each unit of government's 5-Year Recreation Master Plan into one comprehensive document.

### **Scope**

The proposed work consists of completing or amending each Collaborative member's 5-Year Recreation Master Plan into one comprehensive 5-Year Recreation Master Plan that: 1) meets the guidelines and specifications set forth by the Department of Natural Resources and Michigan Natural Resources Trust Fund, and; 2) provides for separate project priority lists for each Collaborative member.

The following 5-Year Recreation Master Plans shall be completed for the final document:

- The City of Ferrysburg
- The City of Grand Haven
- Spring Lake Township
- Village of Spring Lake

The following 5-Year Recreation Master Plan shall be amended for the final document:

- Grand Haven Charter Township

Each Collaborative member will supply the contractor with a copy of their current 5-Year Recreation Master Plan. In addition, each Collaborative member will provide the contractor with the following:

- Park and recreation information
- Park development and acquisition priority listing

Spring Lake Township and Spring Lake Village will provide the Contractor with a Community Profiles that shall be used as a template for the "Community Description" portion of the final document.

The contractor shall work with each Collaborative member to schedule all public meetings to comply with the requirements of the 5-Year Recreation Master Plan amendment/update process.

Duties to include final submission of the complete plan to Michigan Department of Natural Resources and follow-up to make sure all questions are answered and compliance issues are fully addressed. Project includes delivery of final, approved paper document to each office of each Collaborating member and submission of final PDF document to each Collaborating Member.

The contractor shall be fully responsible for inclusion, coordination and completion of all required work.

### **Bid Submission**

Sealed Bids will be accepted on the standardized bid form until 10:00 AM on Wednesday, March 19, 2014 at Grand Haven City Hall, 519 Washington Avenue, Grand Haven, Michigan 49417, at which time the bids will be opened and read aloud in the City Hall Council Chamber. To assure that the respondent's submittal arrives at the

proper place, on time, and to prevent opening by unauthorized individuals, submissions must be clearly identified on the outside, as follows:

**Tri-Cities Recreation Master Plan Bid**

Faxed or electronic submissions will not be accepted. Once received, submissions will not be returned. Formal communication, such as requests for clarification and/or information concerning this solicitation shall be submitted to Sam Janson, Assistant City Manager, City of Grand Haven via email addressed to sjanson@grandhaven.org, or by mail to 519 Washington Avenue, Grand Haven, MI, 49417.

**Schedule**

The anticipated schedule for this project is as follows (dates are subject to change):

<b>ACTIVITIES</b>	<b>DATE COMPLETE</b>
RFP Available	February 28, 2014
Submittals Due	March 19, 2014
Bid Opening	March 19, 2014
Board/Council Approvals	March - April 2014
Begin Services	April 14, 2014
First Draft	July 2014
Final Draft	August 2014
Completion and Adoption	September 2014
Submission to MNRTF	October 2014

The actual schedule will depend on approval of contractor by each member of the Collaborative.

**Selection Process**

The Collaborative evaluation team (one person from each member) will view submissions and recommend a contractor. The proposals will be evaluated through consideration of several factors. The review of all documents submitted will be in accordance with the following criteria:

- Demonstrated experience with 5-Year Recreation Master Plans
- Demonstrated knowledge of the Michigan Department of Natural Resources
- Demonstrated knowledge of the Michigan Natural Resources Trust Fund
- Five references within the State of Michigan (must include name of governmental unit(s) and name with contact information) for which the contractor completed a 5-Year Recreation Master Plan or completed recreation planning work.
- Proposed cost broken down by Collaborative member
- Ability to execute contract in accordance with Federal, State and City policies and in full compliance with all applicable laws, ordinances and regulations
- Other factors deemed relevant by the Collaborative evaluation team
- The Collaborative evaluation team reserves the right, in its absolute discretion, to reject any or all proposals, to waive irregularities, informalities and/or non-conformities in any submission, to select the proponent and proposal deemed to be in the best interests of the Collaborative, and to negotiate with the selected proponent(s).

The above criteria will be used to evaluate the submittals. The Grand Haven City Council will make the final determination on the award of the bid following approval by each of the Collaborative member's legislative bodies. The contract will be administered by the City of Grand Haven.

**Termination/Conflict of Interest**

If for any reason, a proponent cannot perform within the time constraints of the project, the City of Grand Haven may unilaterally terminate the contract and negotiate with other proponents.

A. The respondent warrants that to the best of its knowledge and belief and except as otherwise disclosed it does not have any organizational conflict of interest. Conflict of interest is defined as a situation in which the nature of work under this solicitation and the contractor's organizational, financial, contractual or other interests are such that:

1. Respondent may have an unfair competitive advantage; or
2. The respondent's objectivity in performing the work solicited may be impaired. In the event the respondent has an organizational conflict of interest as defined herein, the respondent shall disclose such conflict of interest fully in the proposal submission.

B. The contractor agrees that if after award he, she or it, discovers an organizational conflict of interest with respect to this solicitation, he she or it, shall make an immediate and full disclosure in writing to the Grand Haven Assistant City Manager that shall include a description of the action which the respondent has taken or intends to take to eliminate or neutralize the conflict. The City of Grand Haven may, however, disqualify the contractor or if a contract has been entered into with the respondent, terminate said contract, in its sole discretion.

C. In the event the contractor was aware of an organizational conflict of interest before the award of a contract and intentionally did not disclose the conflict the City of Grand Haven may disqualify the contractor.

**Insurance**

A. Insurance. The successful bidder shall, upon issuance of notice to proceed with system installation, obtain and maintain during the execution of the contract, an insurance policy meeting the following requirements and shall provide to the City of Grand Haven a certificate showing the premiums to be fully paid as well as a copy of the applicable policy, including all endorsements.

- General Liability Insurance in the amount of \$1,000,000 per occurrence and \$1,000,000 aggregate.
- Statutory Worker's Compensation coverage.
- The City, including its officers and employees shall be named as an additional insured on the policy.

B. Waiver. The selected contractor shall not hold the City of Grand Haven or any of the Collaboration members liable for any personal injury incurred by their respective employees, agents or consultant, contractors or subcontractors while working on this Project. The contractor agrees to hold the City and collaboration members harmless from any such claim by its employees, agents, consultants, contractors or subcontractors, unless a Court having jurisdiction finds there is gross negligence of an employee of the City of Grand Haven or one/all of the collaboration members while acting within the scope of their employment.

C. Qualification. The insurance company covering the contractor must be licensed to do business in the State of Michigan and have a best's Guide rating of "A+" or higher.

D. Proof of Liability Insurance. The successful contractor shall furnish to the City of Grand Haven a certified copy of the policy or policies covering the work as required in the specifications as evidence that the insurance required will be maintained in force for the entire duration of the contract with the City of Grand Haven. The City of Grand Haven must be listed as an additional insured.

**Additional Factors**

## **5-Year Recreation Master Plan**

The successful contractor shall be responsible for maintaining satisfactory standards of its employee's competence, conduct, courtesy, appearance, honesty, and integrity. It shall be responsible for taking such disciplinary action with respect to any of its employees as may be necessary.

The successful contractor shall provide adequate competent supervision at all times during the performance of the contract. The contractor or designated representative shall be readily available to meet with Collaborative personnel. The successful contractor shall provide the telephone numbers where its representative(s) can be reached.

The contractor agrees that it will abide by all applicable laws, rules and regulations and with the requirements of all grants and other governmental funding contracts governing equal opportunity and affirmative action.

**BID FORM**

**Date:** \_\_\_\_\_

**Contractor Name:** \_\_\_\_\_

**Primary Contact Information**

**Name:** \_\_\_\_\_

**Address:** \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**Phone #:** \_\_\_\_\_

**Email:** \_\_\_\_\_

**Number of Meetings** \_\_\_\_\_

**Bid**

City of Ferrysburg (12.5%): \_\_\_\_\_

City of Grand Haven (25%): \_\_\_\_\_

Grand Haven Charter Township (25%): \_\_\_\_\_

Spring Lake Township (25%): \_\_\_\_\_

Village of Spring Lake (12.5%): \_\_\_\_\_

**Total Bid:** \_\_\_\_\_

**Alternates**

Cost per additional 2-hour meeting \_\_\_\_\_

**References**

**1. Unit(s) of Government:**

\_\_\_\_\_

Project title: \_\_\_\_\_

Contact name: \_\_\_\_\_

Contact phone number \_\_\_\_\_

Contact email \_\_\_\_\_

**2. Unit(s) of Government:**

\_\_\_\_\_

Project title: \_\_\_\_\_

Contact name: \_\_\_\_\_

Contact phone number \_\_\_\_\_

Contact email \_\_\_\_\_

**3. Unit(s) of Government:**

\_\_\_\_\_

Project title: \_\_\_\_\_

Contact name: \_\_\_\_\_

Contact phone number \_\_\_\_\_

Contact email \_\_\_\_\_

**4. Unit(s) of Government:**

\_\_\_\_\_

Project title: \_\_\_\_\_

Contact name: \_\_\_\_\_

Contact phone number \_\_\_\_\_

Contact email \_\_\_\_\_

**5. Unit(s) of Government:**

\_\_\_\_\_

Project title: \_\_\_\_\_

Contact name: \_\_\_\_\_

Contact phone number \_\_\_\_\_

Contact email \_\_\_\_\_

## Christine Burns

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**From:** Phil Seybert [pseybert@psequities.com]  
**Sent:** Monday, February 24, 2014 3:55 PM  
**To:** Christine Burns  
**Cc:** Chad Peel; Chris Peel (cpeel@greenridge.com)  
**Subject:** LIHTC Applicants  
**Attachments:** Preservation Standards 4-28-09v1.pdf

Christine, the attached list just came out this afternoon. I would suggest you scroll down to page 4, it is a compilation of all applicants. We didn't fare as well as I had hoped but to be honest, I am not discouraged. In the last round MSHDA knocked down many of the self-scores which is what you are looking at. There will be some projects that withdraw and others will get kicked out for one reason or another. It is hard to tell from the list which projects are really in contention other than those at the top which more than likely will be funded, but remember that there is a Rural set aside with a certain amount of credit allocated to that set aside, so it really depends upon how many projects/applications are in that category and which ones survive the review. Keep your fingers crossed, we are still in the hunt. We don't expect to hear anything further until May. Thanks. phil

**VILLAGE OF SPRING LAKE**

**ORDINANCE NO.**

**AMENDMENT TO TAX EXEMPTION ORDINANCE**

AN ORDINANCE TO AMEND CERTAIN PROVISIONS OF CHAPTER 7 OF THE CODE OF ORDINANCES ADOPTED BY THE VILLAGE OF SPRING LAKE, OTTAWA COUNTY, STATE OF MICHIGAN, TO AMEND THE PROVISIONS FOR A SERVICE CHARGE IN LIEU OF TAXES FOR A PROPOSED SENIOR CITIZEN DWELLING PROJECT FOR PERSONS OF LOW OR MODERATE INCOME TO BE FINANCED OR ASSISTED PURSUANT TO THE PROVISIONS OF THE STATE HOUSING DEVELOPMENT AUTHORITY ACT OF 1966, AS AMENDED, AND TO PROVIDE FOR THE EFFECTIVE DATE OF THIS ORDINANCE.

THE VILLAGE OF SPRING LAKE, COUNTY OF OTTAWA AND STATE OF MICHIGAN ORDAINS:

**Section 1. Amendment of Chapter 67, Section 67-5.** Chapter 67, Section 67-5, of the Code of Ordinances adopted by the Village of Spring Lake, Ottawa County, State of Michigan, is hereby amended to state in its entirety as follows:

**Section 67-5. Establishment of Annual Service Charge.** The Housing Development identified as Mill Point Senior Housing and the property on which it shall be constructed shall be exempt from all property taxes from and after the commencement of construction. The Village, acknowledging that the Sponsor and the Authority have established the economic feasibility of the Housing Development in reliance upon the enactment and continuing effect of this Article and the qualification of the Housing Development for exemption from all property taxes and a payment in lieu of taxes as established in this Article, and in consideration of the Sponsor's offer, subject to receipt of an allocation of low income housing tax credits from the Authority, and/or receipt of a Mortgage Loan from the Authority and/or a loan insured by HUD, to construct, own and operate the Housing Development, agrees to accept payment of an annual service charge for public services in lieu of all property taxes. The annual service charge shall be as set forth in Ordinance No. 239 adopted by Spring Lake Township, Ottawa County, State of Michigan. The annual service charge shall be disbursed in accordance with the terms of that Ordinance.

**Section 2. Administrative Liability.** No officer, agent, or employee of the Village shall be personally liable for any damages the Village may accrue to any person as a result of any act required in the discharge of duties and in the enforcement of this Ordinance.

**Section 3. Severability.** The various sections and provisions of this Ordinance shall be deemed to be severable. Should any section or provision of this Ordinance be declared by any court of competent jurisdiction to be unconstitutional or invalid, that shall not affect the validity of the Ordinance as a whole or any section or provision of this Ordinance other than the section or provision so declared to be unconstitutional or invalid.

**Section 4. Repeal.** All ordinances or parts of ordinances in conflict with this Ordinance are repealed to the extent of such conflict.

**Section 5. Effective Date.** This Ordinance shall take effect upon publication.

By: \_\_\_\_\_

Its Village President

By: \_\_\_\_\_

Its Village Clerk/Treasurer

**CERTIFICATE**

I, Maribeth Lawrence, Clerk for the Village of Spring Lake, Ottawa County, Michigan, certify that the foregoing Spring Lake Village Ordinance was adopted at a regular meeting of the Spring Lake Village Council held on \_\_\_\_\_, 2014. The following members of the Village Council were present at the meeting:\_\_\_\_\_. The following members of the Village Council were absent: \_\_\_\_\_. The Ordinance was adopted by the Village Council with members of the Council \_\_\_\_\_voting in favor and members of the Council \_\_\_\_\_ voting in opposition. The Ordinance was published in the *Grand Haven Tribune* on \_\_\_\_\_, 2014.

\_\_\_\_\_  
Spring Lake Village Clerk/Treasurer



STATE OF MICHIGAN

RICK SNYDER  
GOVERNOR

MICHIGAN STATE HOUSING DEVELOPMENT AUTHORITY

SCOTT WOOSLEY, CFA  
EXECUTIVE DIRECTOR

## MEMORANDUM

February 24, 2014

TO: All interested parties of the Low Income Housing Tax Credit Program

FROM: Andrew Martin  
LIHTC Allocations Manager

SUBJECT: February 14, 2014 Funding Round Activity and Fee Refund Opportunity

**Overview of February 2014 Funding Round:** Enclosed is a list of projects that applied for Tax Credit in the February 14, 2013 funding round. Information provided includes the name and address of the project; project sponsor and contact person; the amount of credit requested; project self-score; self-indicated categories and set-asides; total number of units in the project; and number of tax credit units.

Applicants are strongly encouraged to review the attached information and determine the likelihood of their project being in a position to receive an award of Low Income Housing Tax Credit. When making this determination, applicants should consider, at a minimum: their application's self-score relative to the self-score of other applications; project categories; and the amount of credit requested by all applications compared to the amount of credit that is available for the February 14, 2014 funding round. Please note that this list reflects self-scores and self-indicated categories and set-asides of applicants which have not been evaluated by the Michigan State Housing Development Authority (MSHDA).

**Availability of Credit:** MSHDA expects approximately \$14.6 million in credit being available for applications that were submitted as part of the February 14, 2014 Funding Round.

**Opportunity to Withdraw February 14, 2014 Funding Round Application Without Penalty:** If, upon reviewing the attached, an applicant determines there is not a strong probability of their project receiving an award of credit, applicants may request to have their application withdrawn from the funding round and returned to them. Applicants who make this request by 5:00 pm on **February 28, 2014** may also receive a refund of the LIHTC application fee and the market study fee (if the market study has not yet been performed) that were submitted with their application. After this date, all remaining applications will be processed, unless otherwise withdrawn by the applicant, and fees will not be returned. Additionally, applicants should note that, if MSHDA in its sole discretion determines that, beyond a certain point, further review of projects scoring too low to be in a position to receive an award of credit would not result in the best use of staff resources, MSHDA may stop the review process before moving on to these low scoring projects.

MSHDA is making this opportunity available to applicants not only in an effort to expedite the

735 East Michigan Avenue, P.O. Box 30044, Lansing, Michigan 48909  
michigan.gov/mshda • 517.373.8370 • FAX 517.335.4797 • TTY 800.382.4568

funding round process, but also in an effort to relieve some of the financial burden applicants encounter in the application process. Therefore, MSHDA is taking this opportunity to allow applicants to avoid incurring unnecessary fees on applications that are unlikely to receive an award of credit. Applicants are strongly encouraged to take advantage of this opportunity, as it is in the best interest of the parties involved, and the state of Michigan, to be able to expedite any funding processes where possible in an effort to put available funding to work in a timely manner.

Applicants choosing to take advantage of the opportunity discussed above should notify MSHDA of their intent to withdraw their application and receive a refund of the appropriate fees by emailing a copy of the attached Request for Withdrawal of Application form to Carol Thompson at [thompsonc7@michigan.gov](mailto:thompsonc7@michigan.gov). Applicants will also be required to submit the original copy of this form at the time they come to pick up their application and fee refund(s). In addition, if you have any questions regarding the above or about any of the projects listed, please contact LIHTC staff at (517) 373-6007.

Enclosure



STATE OF MICHIGAN

RICK SNYDER  
GOVERNOR

MICHIGAN STATE HOUSING DEVELOPMENT AUTHORITY

SCOTT WOOSLEY, CFA  
EXECUTIVE DIRECTOR

**REQUEST FOR WITHDRAWAL OF APPLICATION**

Pursuant to the memo dated February 24, 2014 from Andrew Martin, I hereby request the withdrawal of the Low Income Housing Tax Credit application for \_\_\_\_\_ from the February 14, 2014 Funding Round. I am withdrawing this application with the understanding that no processing, scoring, underwriting, or review of the documents contained in the application has commenced. Further, once withdrawn, the complete application will be returned along with any funds associated with the Tax Credit Application fee and any funds not already expended to conduct the Market Study.

I acknowledge that the supplemental project information provided with the February 24, 2014 memo is preliminary information at this time and may be subject to revision as further project review is conducted.

\_\_\_\_\_  
Name (Print)

\_\_\_\_\_  
Organization

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Date

PROJECT INFORMATION								Categories				Set-Asides			
PROJECT	Location	County	Contact	GP/Developer	Self Score	Total Units	LIHTC Requested	Preservation	Open	PSH	Strategic Inv.	Nonprofit	Rural	Elderly	Distressed
McDonnell Tower	Southfield	Oakland	Laurence Tisdale	LarC Properties, Inc.	180	162	\$ 1,094,159	x				x		x	x
Maplewood Manor	Bay City	Bay	T. Van Fox	MHT Housing, Inc.	180	158	\$ 990,619	x			x			x	x
Elaine Apartments	Jackson	Jackson	Bob Jacobson	LC Consultants LLC	179	33	\$ 864,222	x						x	x
Strong Housing	Ypsilanti	Washtenaw	Zachary Fosler	Ypsilanti-Washtenaw Housing Corporation	179	112	\$ 1,500,000	x				x			x
Swayze Court Apartments	Flint	Genesee	Glenn Wilson	Communities First, Inc.	177	36	\$ 676,290			x	x	x			x
Bicentennial Tower	Detroit	Wayne	Gregory Perlman	Bicentennial Tax Credit Manager LLC	175	300	\$ 1,474,497	x						x	x
River Park Place	Southfield	Oakland	Laurence Tisdale	LarC Properties, Inc.	174	245	\$ 1,500,000	x				x			x
Otsego	Jackson	Jackson	Gleason Amboy	A&M Otsego LLC	173	76	\$ 509,638	x						x	x
Heather Gardens	Kalamazoo	Kalamazoo	Lisa Willcutt	LIFT Foundation	171	79	\$ 1,087,865			x		x			x
New Parkridge Homes	Ypsilanti	Washtenaw	Zachary Fosler	Ypsilanti-Washtenaw Housing Corporation	170	86	\$ 1,500,000		x			x			x
Berrien Homes	Benton Harbor	Berrien	Arnold Leonard	Herman & Kittle Properties, Inc.	169	160	\$ 1,408,400	x				x	x		x
Grafton Townhomes	Eastpointe	Macomb	Kirsten Elliott	Community Housing Network, Inc.	166	48	\$ 1,008,402			x		x			x
Lawrence Downs and Decatur Downs	Lawrence/Decatur	Van Buren	Joshua Hafron	General Capital Group	165	96	\$ 814,794	x					x		
Willow Haven II	Linden	Genesee	Ronald Borgesser	Venture, Inc.	164	20	\$ 410,534			x		x	x		
Heritage Lane	Jonesville	Hillsdale	Peter Jobson	Excel Realty Investors 100 LLC	164	44	\$ 664,408			x	x		x		
Lincoln House	Owosso	Shiawassee	David Cooper, Jr.	The Woda Group, Inc.	163	28	\$ 413,250		x					x	
Edgewater Place Apartments	Three Rivers	St. Joseph	Marvin Veltkamp	Medallion Management, Inc.	163	80	\$ 450,790	x					x		x
Wade H. McCree Estates	Ecorse	Wayne	Amin Irving	Ginosko Development Company	162	200	\$ 1,500,000		x						x
Riverfront	Lansing	Ingham	Gleason Amboy	FHC Developer LLC	162	278	\$ 1,055,072	x						x	x
Lake Harbor Apartments	Charlevoix	Charlevoix	Jeff Gates	TJ Acquisitions LLC	161	24	\$ 197,634	x						x	x
Passenger Arts Lofts	Detroit	Wayne	Kathy Makino-Leipsitz	Shelborne Development Company	161	30	\$ 855,536		x		x				x
Carson Square Apartments	Traverse City	Grand Traverse	Cecil McNally	Goodwill Industries of Northern Michigan	160	36	\$ 507,007			x		x	x		x
435 LaGrave at Tapestry Square	Grand Rapids	Kent	Jonathan Bradford	Inner City Christian Federation	159	24	\$ 288,624			x	x	x			x
20 Fulton Street East Apartments	Grand Rapids	Kent	Karl Chew	Brookstone Realty Development	159	23	\$ 1,036,415		x		x				x
Springview Square	Battle Creek	Calhoun	Kathy Makino-Leipsitz	Shelborne Development Company	159	60	\$ 637,892			x		x			x
Prestwick Village Apartments	Holt	Ingham	Tim Hovey	Gryphon Group LLC	158	66	\$ 866,024			x					
20 Fulton Street East II Apartments	Grand Rapids	Kent	Karl Chew	Brookstone Realty Development	158	22	\$ 991,776		x		x				x
Maple Heights Apartments	Saline	Washtenaw	Ronald Potterpin	PK Development Group LLC	157	48	\$ 303,044	x					x		
Ryan Court Apartments	Detroit	Wayne	Gerald Krueger	American Community Developers, Inc.	157	72	\$ 1,441,570		x						x
Grand Trunk Crossing	Detroit	Wayne	David Block	The Community Builders, Inc.	157	48	\$ 1,040,715		x		x	x			x
Enchanted Glen	Colon	St. Joseph	David Cooper, Jr.	The Woda Group, Inc.	156	36	\$ 315,460	x					x		
Wellington Square I	Detroit	Wayne	Bob Jacobson	LC Consultants LLC	156	49	\$ 1,488,767		x					x	x
Wellington Square II	Detroit	Wayne	Bob Jacobson	LC Consultants LLC	156	49	\$ 1,488,767		x					x	x
Lakewood Square	Detroit	Wayne	Kathy Makino-Leipsitz	Shelborne Development Company	156	40	\$ 694,258		x						x
Mill Creek Apartments	Standish	Arenac	Gary DeShano	DeShano Development Corporation	156	24	\$ 154,538	x					x		x
Winston Square	Detroit	Wayne	Kathy Makino-Leipsitz	Shelborne Development Company	155	81	\$ 1,366,882		x						x
West Creek Terrace	McBain	Missaukee	Jeff Gates	TJ Acquisitions LLC	154	20	\$ 155,595	x					x		
Berkshire Paw Paw Senior Housing Community	Paw Paw	Van Buren	Joshua Hafron	General Capital Group	154	60	\$ 988,658		x				x	x	x
Cornerstone Gardens Apartments	Cadillac	Wexford	Judy Myers	Cadillac Housing Commission	150	24	\$ 332,535			x		x	x		x
Whisper Ridge Apartments	Roscommon	Roscommon	Gary DeShano	DeShano Development Corporation	150	24	\$ 153,230	x					x	x	x
Portland School	Portland	Ionia	David Cooper, Jr.	The Woda Group, Inc.	148	29	\$ 751,271		x				x		
Mill Point Place	Spring Lake	Ottawa	Phillip Seybert	Seybert New LP	148	24	\$ 357,671		x				x	x	
STHA St. Ignace Elder Complex	St. Ignace	Mackinac	Joni Talentino	Sault Tribe of Chippewa Indians Housing Authority	148	20	\$ 456,990		x				x	x	x
Burton Commons	Ann Arbor	Washtenaw	Thomas Erickson	Highridge Costa Housing Partners LLC	147	80	\$ 1,467,405		x						x
The Village of Hillside	Harbor Springs	Emmet	Nathan Keup	Presbyterian Villages of Michigan	143	32	\$ 389,422		x			x	x	x	
Marsh Pointe Apartments	Haslett	Ingham	Jeff Gates	TJ Acquisitions LLC	140	108	\$ 693,626	x						x	
The Abigail	Lansing	Ingham	Ben Ide	G.A. Haan Development LLC	135	45	\$ 1,409,786			x	x				x
River Woods	Newaygo	Newaygo	Jeff Dombrowski	West Michigan Housing Alliance	89	250	\$ 1,500,000		x			x	x		

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14010	<b>Owner Contact:</b> Gary L. DeShano 989.426.2521	
<b>Project Name:</b> Mill Creek Apartments	Standish Mill Creek LDHA LP	
<b>Project Address:</b> 411-415-419 Mill Street	325 Commerce Court	
	Gladwin, MI 48624	
Standish, MI 48658	<b>Amt Requested:</b> \$154,538	<b># Bldgs:</b> 3
<b>County:</b> Arenac		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 24
<hr/>		
<b>Project #:</b> E14047	<b>Owner Contact:</b> T. Van Fox 248.833.0550	
<b>Project Name:</b> Maplewood Manor	Bay City Maplewood Manor LDHA LLC	
<b>Project Address:</b> 1200 N. Madison Avenue	32600 Telegraph Road	
	Bingham Farms, MI 48025	
Bay City, MI 48708	<b>Amt Requested:</b> \$990,619	<b># Bldgs:</b> 1
<b>County:</b> Bay		<b># Total Units:</b> 158
		<b># LIHTC Units:</b> 158
<hr/>		
<b>Project #:</b> E14016	<b>Owner Contact:</b> Arnold Leonard 269.925.4024	
<b>Project Name:</b> Berrien Homes	Berrien Homes LDHA LP	
<b>Project Address:</b> 1901 Council Drive	1901 Council Drive	
	Benton Harbor, MI 49022	
Benton Harbor, MI 49022	<b>Amt Requested:</b> \$1,408,400	<b># Bldgs:</b> 27
<b>County:</b> Berrien		<b># Total Units:</b> 160
		<b># LIHTC Units:</b> 160
<hr/>		
<b>Project #:</b> E14043	<b>Owner Contact:</b> Kathy Makino-Leipsitz 313.458.8244	
<b>Project Name:</b> Springview Square	Springview Square LDHA LP	
<b>Project Address:</b> 35 Springview Drive	8445 East Jefferson	
	Detroit, MI 48214	
Battle Creek, MI 49037	<b>Amt Requested:</b> \$637,892	<b># Bldgs:</b> 3
<b>County:</b> Calhoun		<b># Total Units:</b> 60
		<b># LIHTC Units:</b> 60

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14027	<b>Owner Contact:</b> Jeffrey F. Gates 248.921.8112	
<b>Project Name:</b> Lake Harbor Apartments	TJ Lake Harbor LDHA LP	
<b>Project Address:</b> 637 Petoskey Avenue	605 South Capitol Avenue	
	Lansing, MI 48933	
Charlevoix, MI 49720	<b>Amt Requested:</b> \$197,634	<b># Bldgs:</b> 2
<b>County:</b> Charlevoix		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 24
<hr/>		
<b>Project #:</b> E14008	<b>Owner Contact:</b> Nathan Keup 248.281.2055	
<b>Project Name:</b> Village Of Hillside, The	Hillside LDHA LP	
<b>Project Address:</b> 305 W. Main Street	26200 Lahser Road, Suite 300	
	Southfield, MI 48033	
Harbor Springs, MI 49740	<b>Amt Requested:</b> \$389,422	<b># Bldgs:</b> 1
<b>County:</b> Emmet		<b># Total Units:</b> 32
		<b># LIHTC Units:</b> 24
<hr/>		
<b>Project #:</b> E14038	<b>Owner Contact:</b> Glenn Wilson 810.422.5358	
<b>Project Name:</b> Swayze Court Apartments	Swayze Court Apartments LDHA LP	
<b>Project Address:</b> 313 West Court Street	310 E. Third St 6th Floor	
	Flint, MI 48502	
Flint, MI 48502	<b>Amt Requested:</b> \$676,290	<b># Bldgs:</b> 2
<b>County:</b> Genesee		<b># Total Units:</b> 36
		<b># LIHTC Units:</b> 36
<hr/>		
<b>Project #:</b> E14012	<b>Owner Contact:</b> Ronald B. Borngesser 248.209.2605	
<b>Project Name:</b> Willow Haven II	Venture Willow Haven LDHA LP	
<b>Project Address:</b> 855 S. Bridge Street	196 Cesar Chavez Ave	
	Pontiac, MI 48342	
Linden, MI 48451	<b>Amt Requested:</b> \$410,534	<b># Bldgs:</b> 2
<b>County:</b> Genesee		<b># Total Units:</b> 20
		<b># LIHTC Units:</b> 20

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14018	<b>Owner Contact:</b> Cecil McNally 231.922.4805	
<b>Project Name:</b> Carson Square	Carson Square LDHA LP	
<b>Project Address:</b> 800-900 Block Of Carson Street	2279 S. Airport Road West	
	Traverse City, MI 49684	
Traverse City, MI 49686	<b>Amt Requested:</b> \$507,007	<b># Bldgs:</b> 4
<b>County:</b> Grand Traverse		<b># Total Units:</b> 36
		<b># LIHTC Units:</b> 36
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<b>Project #:</b> E14015	<b>Owner Contact:</b> Peter Jobson 216.379.9610	
<b>Project Name:</b> Heritage Lane	Excel-Sterling LDHA LP	
<b>Project Address:</b> 117 West Street	3690 Orange Place #517	
	Beachwood, OH 44122	
Jonesville, MI 49250	<b>Amt Requested:</b> \$664,408	<b># Bldgs:</b> 1
<b>County:</b> Hillsdale		<b># Total Units:</b> 44
		<b># LIHTC Units:</b> 44
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<b>Project #:</b> E14026	<b>Owner Contact:</b> Jeffrey F. Gates 248.921.8112	
<b>Project Name:</b> Marsh Pointe Apartments	TJ Marsh Pointe LDHA LP	
<b>Project Address:</b> 5895 Marsh Road	605 South Capital Avenue	
	Lansing, MI 48933	
Haslett, MI 48840	<b>Amt Requested:</b> \$693,626	<b># Bldgs:</b> 1
<b>County:</b> Ingham		<b># Total Units:</b> 108
		<b># LIHTC Units:</b> 108
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<b>Project #:</b> E14031	<b>Owner Contact:</b> Tim Hovey 517.669.9024	
<b>Project Name:</b> Prestwick Village Apartments	Prestwick Village LDHA LLC	
<b>Project Address:</b> 2363 Cedar Street	240 S. Bridge Street, Suite 100	
	DeWitt, MI 48820	
Holt, MI 48842	<b>Amt Requested:</b> \$866,024	<b># Bldgs:</b> 8
<b>County:</b> Ingham		<b># Total Units:</b> 66
		<b># LIHTC Units:</b> 66

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14003	<b>Owner Contact:</b> Ben Ide 231.526.7380	
<b>Project Name:</b> Abigail, The	Lansing Abigail Apartments LDHA LLC	
<b>Project Address:</b> 715 West Willow Street	380 Franklin Street #104 PO Box 556	
	Harbor Springs, MI 49740	
Lansing, MI 48906	<b>Amt Requested:</b> \$1,409,786	<b># Bldgs:</b> 1
<b>County:</b> Ingham		<b># Total Units:</b> 45
		<b># LIHTC Units:</b> 44
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<b>Project #:</b> E14036	<b>Owner Contact:</b> Gleason Amboy 517.887.4200	
<b>Project Name:</b> Riverfront	FHC Nine Riverfront LDHA LP	
<b>Project Address:</b> 601 N. Cedar Street	4275 Five Oaks Drive	
	Lansing, MI 48911	
Lansing, MI 48912	<b>Amt Requested:</b> \$1,055,072	<b># Bldgs:</b> 9
<b>County:</b> Ingham		<b># Total Units:</b> 278
		<b># LIHTC Units:</b> 220
<hr/>		
<b>Project #:</b> E14022	<b>Owner Contact:</b> David Cooper, Jr. 989.464.8195	
<b>Project Name:</b> Portland School	Portland School LDHA LP	
<b>Project Address:</b> 306 Brush Street	104 Water Street	
	Alpena, MI 49707	
Portland, MI 48875	<b>Amt Requested:</b> \$751,271	<b># Bldgs:</b> 1
<b>County:</b> Ionia		<b># Total Units:</b> 29
		<b># LIHTC Units:</b> 29
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<b>Project #:</b> E14023	<b>Owner Contact:</b> Bob Jacobson 734.469.1428	
<b>Project Name:</b> Elaine Apartments	Elaine And Jerry LDHA LLC	
<b>Project Address:</b> 101 East Michigan Avenue	35 Research Drive Suite 300	
	Ann Arbor, MI 48103	
Jackson, MI 49201	<b>Amt Requested:</b> \$864,222	<b># Bldgs:</b> 1
<b>County:</b> Jackson		<b># Total Units:</b> 33
		<b># LIHTC Units:</b> 33

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14035	<b>Owner Contact:</b> Gleason E. Amboy 517.887.4200	
<b>Project Name:</b> Otsego	Otsego Elderly LDHA LLC	
<b>Project Address:</b> 102 Francis Street	4275 Five Oaks Drive	
	Lansing, MI 48911	
Jackson, MI 49201	<b>Amt Requested:</b> \$509,638	<b># Bldgs:</b> 1
<b>County:</b> Jackson		<b># Total Units:</b> 76
		<b># LIHTC Units:</b> 75
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<b>Project #:</b> E14029	<b>Owner Contact:</b> Lisa Willcutt 269.350.2019	
<b>Project Name:</b> Heather Gardens	Heather Gardens LDHA LP	
<b>Project Address:</b> 2400 St. Albans Way	2725 Airview Blvd, Suite 205	
	Kalamazoo, MI 49002	
Kalamazoo, MI 49048	<b>Amt Requested:</b> \$1,087,865	<b># Bldgs:</b> 15
<b>County:</b> Kalamazoo		<b># Total Units:</b> 79
		<b># LIHTC Units:</b> 79
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<b>Project #:</b> E14033	<b>Owner Contact:</b> Karl Chew 989.837.6272	
<b>Project Name:</b> 20 Fulton Street East Apartments	20 Fulton Street East LDHA LP	
<b>Project Address:</b> 20 Fulton Street East	2802 Jefferson Avenue	
	Midland, MI 48640	
Grand Rapids, MI 49503	<b>Amt Requested:</b> \$1,036,415	<b># Bldgs:</b> 1
<b>County:</b> Kent		<b># Total Units:</b> 23
		<b># LIHTC Units:</b> 23
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<b>Project #:</b> E14034	<b>Owner Contact:</b> Karl Chew 989.837.6272	
<b>Project Name:</b> 20 Fulton Street East II Apartments	20 Fulton Street East II LDHA LP	
<b>Project Address:</b> 20 Fulton Street East	2802 Jefferson Avenue	
	Midland, MI 48640	
Grand Rapids, MI 49503	<b>Amt Requested:</b> \$991,815	<b># Bldgs:</b> 1
<b>County:</b> Kent		<b># Total Units:</b> 22
		<b># LIHTC Units:</b> 22

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14030	<b>Owner Contact:</b> Jonathan Bradford 616.336.9333	
<b>Project Name:</b> 435 LaGrave At Tapestry Square	435 LaGrave LDHA LP	
<b>Project Address:</b> 435 LaGrave Ave SE	920 Cherry St SE	
	Grand Rapids, MI 49506	
Grand Rapids, MI 49503	<b>Amt Requested:</b> \$288,624	<b># Bldgs:</b> 1
<b>County:</b> Kent		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 14
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<b>Project #:</b> E14006	<b>Owner Contact:</b> Joni Talentino 906.495.5555	
<b>Project Name:</b> STHA St. Ignace Elder Complex	SaultSteMarie Tribe of Chippewa Indians HA TC LP 1	
<b>Project Address:</b> 3031 Mackinac Trail	154 Parkside Drive	
	Kincheloe, MI 49788	
St. Ignace, MI 49781	<b>Amt Requested:</b> \$456,990	<b># Bldgs:</b> 1
<b>County:</b> Mackinac		<b># Total Units:</b> 20
		<b># LIHTC Units:</b> 20
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<b>Project #:</b> E14011	<b>Owner Contact:</b> Kirsten Elliott 248.269.1302	
<b>Project Name:</b> Grafton Townhomes	CHN Grafton LDHA LP	
<b>Project Address:</b> East Nine Mile Road	570 Kirts Blvd, Suite 231	
	Troy, MI 48084	
Eastpointe, MI 48021	<b>Amt Requested:</b> \$1,008,402	<b># Bldgs:</b> 7
<b>County:</b> Macomb		<b># Total Units:</b> 48
		<b># LIHTC Units:</b> 48
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<b>Project #:</b> E14028	<b>Owner Contact:</b> Jeffrey F. Gates 248.921.8112	
<b>Project Name:</b> West Creek Terrace	TJ West Creek LDHA LP	
<b>Project Address:</b> 100 East Elm Street	605 South Capitol Avenue	
	Lansing, MI 48933	
McBain, MI 49657	<b>Amt Requested:</b> \$155,595	<b># Bldgs:</b> 3
<b>County:</b> Missaukee		<b># Total Units:</b> 20
		<b># LIHTC Units:</b> 20

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14039	<b>Owner Contact:</b> Jeff Dombrowski 616.304.2080	
<b>Project Name:</b> River Woods	Omni Real Estate LLC	
<b>Project Address:</b> 1 Cooperative Drive	2471 Willowview Drive	
	Jenison, MI 49428	
Newaygo, MI 49337	<b>Amt Requested:</b> \$1,500,000	<b># Bldgs:</b> 2
<b>County:</b> Newaygo		<b># Total Units:</b> 250
		<b># LIHTC Units:</b> 248
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<b>Project #:</b> E14046	<b>Owner Contact:</b> Laurence S. Tisdale 248.304.2000	
<b>Project Name:</b> McDonnell Tower	Southfield McDonnell Tower LDHA LLC	
<b>Project Address:</b> 24366 Civic Center Drive	28777 Northwestern Highway, Suite 220	
	Southfield, MI 48034	
Southfield, MI 48033	<b>Amt Requested:</b> \$1,094,159	<b># Bldgs:</b> 1
<b>County:</b> Oakland		<b># Total Units:</b> 162
		<b># LIHTC Units:</b> 162
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<b>Project #:</b> E14045	<b>Owner Contact:</b> Laurence S. Tisdale 248.304.2000	
<b>Project Name:</b> River Park Place	Southfield River Park Place LDHA LLC	
<b>Project Address:</b> 24070-24300 Civic Center Drive	28777 Northwestern Highway, Suite 220	
	Southfield, MI 48034	
Southfield, MI 48033	<b>Amt Requested:</b> \$1,500,000	<b># Bldgs:</b> 9
<b>County:</b> Oakland		<b># Total Units:</b> 245
		<b># LIHTC Units:</b> 244
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<b>Project #:</b> E14037	<b>Owner Contact:</b> Phil Seybert 989.779.9995	
<b>Project Name:</b> Mill Point Place	Cutler View LDHA LP	
<b>Project Address:</b> 400 Liberty Street	805 W. Broadway, Suite 1	
	Mt. Pleasant, MI 48858	
Spring Lake, MI 49456	<b>Amt Requested:</b> \$357,671	<b># Bldgs:</b> 1
<b>County:</b> Ottawa		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 24

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14009	<b>Owner Contact:</b> Gary L. DeShano 989.426.2521	
<b>Project Name:</b> Whisper Ridge Apartments	Whisper Ridge LDHA LP	
<b>Project Address:</b> 101 Whisper Ridge Drive	325 Commerce Court	
	Gladwin, MI 48624	
Roscommon, MI 48653	<b>Amt Requested:</b> \$153,230	<b># Bldgs:</b> 4
<b>County:</b> Roscommon		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 24
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<b>Project #:</b> E14020	<b>Owner Contact:</b> David Cooper, Jr. 989.464.8195	
<b>Project Name:</b> Lincoln House	Lincoln House LDHA LP	
<b>Project Address:</b> 120 Michigan Ave	104 Water Street	
	Alpena, MI 49707	
Owosso, MI 48867	<b>Amt Requested:</b> \$413,250	<b># Bldgs:</b> 1
<b>County:</b> Shiawassee		<b># Total Units:</b> 28
		<b># LIHTC Units:</b> 28
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<b>Project #:</b> E14021	<b>Owner Contact:</b> David Cooper, Jr. 989.464.8195	
<b>Project Name:</b> Enchanted Glen	Enchanted Glen LDHA LP	
<b>Project Address:</b> 466 South Burr Oak Road	104 Water Street	
	Alpena, MI 49707	
Colon, MI 49040	<b>Amt Requested:</b> \$315,460	<b># Bldgs:</b> 3
<b>County:</b> St. Joseph		<b># Total Units:</b> 36
		<b># LIHTC Units:</b> 36
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<b>Project #:</b> E14007	<b>Owner Contact:</b> Marvin D. Veltkamp 269.381.0350	
<b>Project Name:</b> Edgewater Place Apartments	Edgewater Place LDHA LP	
<b>Project Address:</b> 211 River Drive, Apt A-2	834 King Highway, Suite 100	
	Kalamazoo, MI 49001	
Three Rivers, MI 49093	<b>Amt Requested:</b> \$450,790	<b># Bldgs:</b> 4
<b>County:</b> St. Joseph		<b># Total Units:</b> 80
		<b># LIHTC Units:</b> 78

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14013	<b>Owner Contact:</b> Joshua Hafron 312.644.6396	
<b>Project Name:</b> Lawrence Downs And Decatur Downs	GenCap Lawrence-Decatur LDHA LLC	
<b>Project Address:</b> 605 S. Paw Paw Street /	212 West Kinsie	
413 W. Edgar Bergan Blvd	Chicago, IL 60654	
Lawrence/Decatur, MI 49064 / 49045	<b>Amt Requested:</b> \$814,794	<b># Bldgs:</b> 12
<b>County:</b> Van Buren		<b># Total Units:</b> 96
		<b># LIHTC Units:</b> 96
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<b>Project #:</b> E14014	<b>Owner Contact:</b> Joshua Hafron 312.644.6396	
<b>Project Name:</b> Berkshire Paw Paw Senior Housing Community	Berkshire Paw Paw LDHA LLC	
<b>Project Address:</b> 308 E. Michigan Ave	212 West Kinzie	
	Chicago, IL 60654	
Paw Paw, MI 49079	<b>Amt Requested:</b> \$988,658	<b># Bldgs:</b> 1
<b>County:</b> Van Buren		<b># Total Units:</b> 60
		<b># LIHTC Units:</b> 60
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<b>Project #:</b> E14049	<b>Owner Contact:</b> Thomas Erickson 424.258.2918	
<b>Project Name:</b> Burton Commons	Ann Arbor LDHA LP	
<b>Project Address:</b> 2559-2805 Burton Road	330 West Victoria Street	
	Gardena, CA 48170	
Ann Arbor, MI 48104	<b>Amt Requested:</b> \$1,467,405	<b># Bldgs:</b> 5
<b>County:</b> Washtenaw		<b># Total Units:</b> 80
		<b># LIHTC Units:</b> 79
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<b>Project #:</b> E14019	<b>Owner Contact:</b> Ronald Potterpin 517.347.9662	
<b>Project Name:</b> Maple Heights Apartments	PK Maple Heights LP	
<b>Project Address:</b> 260 N. Maple Rd	1784 Hamilton Road	
	Okemos, MI 48864	
Saline, MI 48176	<b>Amt Requested:</b> \$303,044	<b># Bldgs:</b> 3
<b>County:</b> Washtenaw		<b># Total Units:</b> 48
		<b># LIHTC Units:</b> 48

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

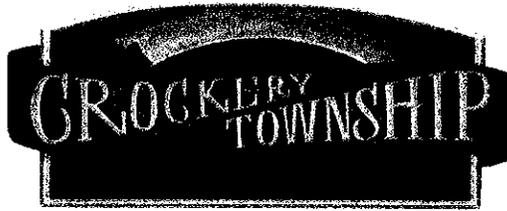
<b>Project #:</b> E14005	<b>Owner Contact:</b> Zachary Fosler 734.482.4300	
<b>Project Name:</b> New Parkridge Homes	New Parkridge LDHA LP	
<b>Project Address:</b> 601-699 Armstrong Drive & 501-577 First Court	601 Armstrong Drive	
	Ypsilanti, MI 48197	
<b>County:</b> Washtenaw	<b>Amt Requested:</b> \$1,500,000	<b># Bldgs:</b> 34
		<b># Total Units:</b> 86
		<b># LIHTC Units:</b> 86
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<b>Project #:</b> E14004	<b>Owner Contact:</b> Zachary Fosler 734.482.4300	
<b>Project Name:</b> Strong Housing	Strong Future LDHA LP	
<b>Project Address:</b> S. Grove, W. Michigan, Maus, Tower, Bell, First, Madison, Monroe, Adams & S. Washington	601 Armstrong Drive	
	Ypsilanti, MI 48197	
<b>County:</b> Washtenaw	<b>Amt Requested:</b> \$1,500,000	<b># Bldgs:</b> 31
		<b># Total Units:</b> 112
		<b># LIHTC Units:</b> 112
<hr/>		
<b>Project #:</b> E14002	<b>Owner Contact:</b> Gregory Perlman 818.808.0600	
<b>Project Name:</b> Bicentennial Tower	Bicentennial Tax Credit LDHA LLC	
<b>Project Address:</b> 4 East Alexandrine Street	15301 Ventura Blvd, Bldg B, Suite 570	
	Sherman Oaks, CA 91403	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,474,497	<b># Bldgs:</b> 1
		<b># Total Units:</b> 300
		<b># LIHTC Units:</b> 299
<hr/>		
<b>Project #:</b> E14048	<b>Owner Contact:</b> David Block 312.577.5264	
<b>Project Name:</b> Grand Trunk Crossing	Holden Trumbull LDHA LP	
<b>Project Address:</b> 6323 Lincoln Street	c/o The Community Builders, Inc. 135 S. LaSalle Street, Suite 3350	
	Chicago, IL 60603	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,040,715	<b># Bldgs:</b> 5
		<b># Total Units:</b> 48
		<b># LIHTC Units:</b> 48

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14041	<b>Owner Contact:</b> Kathy Makino-Leipsitz 313.458.8244	
<b>Project Name:</b> Lakewood Square	Lakewood Square LDHA LP	
<b>Project Address:</b> 14230 E. Jefferson and 920 Marlborough Street	8445 E. Jefferson	
	Detroit, MI 48214	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$694,258	<b># Bldgs:</b> 2
		<b># Total Units:</b> 40
		<b># LIHTC Units:</b> 40
<hr/>		
<b>Project #:</b> E14042	<b>Owner Contact:</b> Kathy Makino-Leipsitz 313.458.8244	
<b>Project Name:</b> Passenger Arts Lofts	Passenger Arts Lofts LDHA LLC	
<b>Project Address:</b> 119 State St	8445 E. Jefferson	
	Detroit, MI 48214	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$855,536	<b># Bldgs:</b> 1
		<b># Total Units:</b> 30
		<b># LIHTC Units:</b> 29
<hr/>		
<b>Project #:</b> E14040	<b>Owner Contact:</b> Gerald A. Krueger 313.881.8150	
<b>Project Name:</b> Ryan Court Apartments	Ryan Court 2013 LDHA LLC	
<b>Project Address:</b> 2110 Ewald Circle	20250 Harper Avenue	
	Detroit, MI 48225	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,441,570	<b># Bldgs:</b> 5
		<b># Total Units:</b> 72
		<b># LIHTC Units:</b> 72
<hr/>		
<b>Project #:</b> E14024	<b>Owner Contact:</b> Bob Jacobson 734.769.1428	
<b>Project Name:</b> Wellington Square I	Wellington Square I LDHA LP	
<b>Project Address:</b> 59 Seward	35 Research Drive, Suite 300	
	Ann Arbor, MI 48105	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,488,767	<b># Bldgs:</b> 1
		<b># Total Units:</b> 49
		<b># LIHTC Units:</b> 49

## FEBRUARY 14, 2014 FUNDING ROUND APPLICANTS

<b>Project #:</b> E14025	<b>Owner Contact:</b> Bob Jacobson 734.769.1428	
<b>Project Name:</b> Wellington Square II	Wellington Square II LDHA LP	
<b>Project Address:</b> 59 Seward	35 Research Drive	
Detroit, MI 48202	Ann Arbor, MI 48105	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,488,767	<b># Bldgs:</b> 1
		<b># Total Units:</b> 49
		<b># LIHTC Units:</b> 49
<hr/>		
<b>Project #:</b> E14044	<b>Owner Contact:</b> Kathy Makino-Leipsitz 313.458.8244	
<b>Project Name:</b> Winston Square	Winston Square LDHA LP	
<b>Project Address:</b> 13115 E. Jefferson	8445 E. Jefferson	
Detroit, MI 48213	Detroit, MI 48214	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,366,882	<b># Bldgs:</b> 1
		<b># Total Units:</b> 81
		<b># LIHTC Units:</b> 80
<hr/>		
<b>Project #:</b> E14017	<b>Owner Contact:</b> Amin Irving 248.513.4900	
<b>Project Name:</b> Wade H. McCree Estates	GDC-EHC LDHA LLC	
<b>Project Address:</b> 226 Hyacinth	41800 W. 11 Mile Rd, Suite 209	
Ecorse, MI 48229	Novi, MI 48375	
<b>County:</b> Wayne	<b>Amt Requested:</b> \$1,500,000	<b># Bldgs:</b> 11
		<b># Total Units:</b> 200
		<b># LIHTC Units:</b> 200
<hr/>		
<b>Project #:</b> E14032	<b>Owner Contact:</b> Judy Myers 231.775.9491	
<b>Project Name:</b> Cornerstone Gardens Apartments	Cornerstone Gardens LDHA LLC	
<b>Project Address:</b> 1458 Leeson Court	111 S. Simon Street	
Cadillac, MI 49601	Cadillac, MI 49601	
<b>County:</b> Wexford	<b>Amt Requested:</b> \$332,535	<b># Bldgs:</b> 3
		<b># Total Units:</b> 24
		<b># LIHTC Units:</b> 24
<hr/>		
<b>48 PROJECTS REQUESTING A TOTAL OF: \$41,254,077</b>		



**A RECOGNIZED BICENTENNIAL COMMUNITY**  
17431 112<sup>th</sup> Ave. P.O. Box 186 Nunica, MI 49448  
Phone: (616) 837-6868 Fax: (616) 837-7838  
[www.crockery-township.org](http://www.crockery-township.org)

March 5, 2014

Ms. Christine Burns  
Village of Spring Lake  
102 W Savidge Street  
Spring Lake, MI 49456

Dear Ms. Christine Burns,

Crockery Township is planning to submit an application to the Michigan Natural Resources Trust Fund for a development grant to extend the North Bank Trail from 130<sup>th</sup> Ave. to Nunica. The eventual goal of the North Bank Trail is a connection from Grand Haven to the Musketawa Trail in Marne, which would in turn connect to trails in and north of the Cities of Walker, Grand Rapids. The trail would preserve a historic and picturesque steel trestle crossing Crockery Creek, as well as making Crockery and the surrounding townships, cities and villages magnets for non-motorized tourism.

As Co-Chairs of the Crockery Township Building and Parks Committee, we are requesting that the Village of Spring Lake send us a letter or resolution of support in this endeavor. We know that the completed trail would be a wonderful asset to our area and our collaborative efforts will make this trail a reality.

In order to assist you in preparing your own letter or resolution, we have included a sample resolution detailing the benefits of the Trail. You would be welcome to use any portion of this document in preparing your own resolution or letter of support. We also have available the same document in Microsoft Word format, which you can obtain on line by emailing: [jean@crockerymi.org](mailto:jean@crockerymi.org).

Since the application to the Michigan Natural Resources Trust Fund has an absolute deadline of April 1, 2014 for submission of Materials for a 2014 grant, it is imperative that any letters and resolutions of support arrive in the Crockery Township offices by March 25, 2014. Electronic copies may be sent to the email address above.

Thank you for your help,

Jay Wright, Co-Chair

Jean Copeland, Co-Chair

**RESOLUTION OF APPROVAL TO SUPPORT  
THE MICHIGAN NATURAL RESOURCES TRUST FUND APPLICATION FOR  
FOR DEVELOPMENT OF PHASE 2 OF THE NORTH BANK TRAIL IN CROCKERY TOWNSHIP FROM 130<sup>TH</sup>  
AVE. TO NUNICA.**

Whereas, the Village of Spring Lake desires to promote healthy and active lifestyles;

Whereas, the Village of Spring Lake desires to offer safe routes to schools;

Whereas, the Village of Spring Lake desires to offer recreational opportunities to persons with disabilities;

Whereas, the Village of Spring Lake desires to provide an affordable recreation element accessible to all age groups of the community;

Whereas, the Village of Spring Lake desires to connect and extend Phase 1 of the North Bank Trail to Nunica and eventually to the Musketawa Trail east of Coopersville;

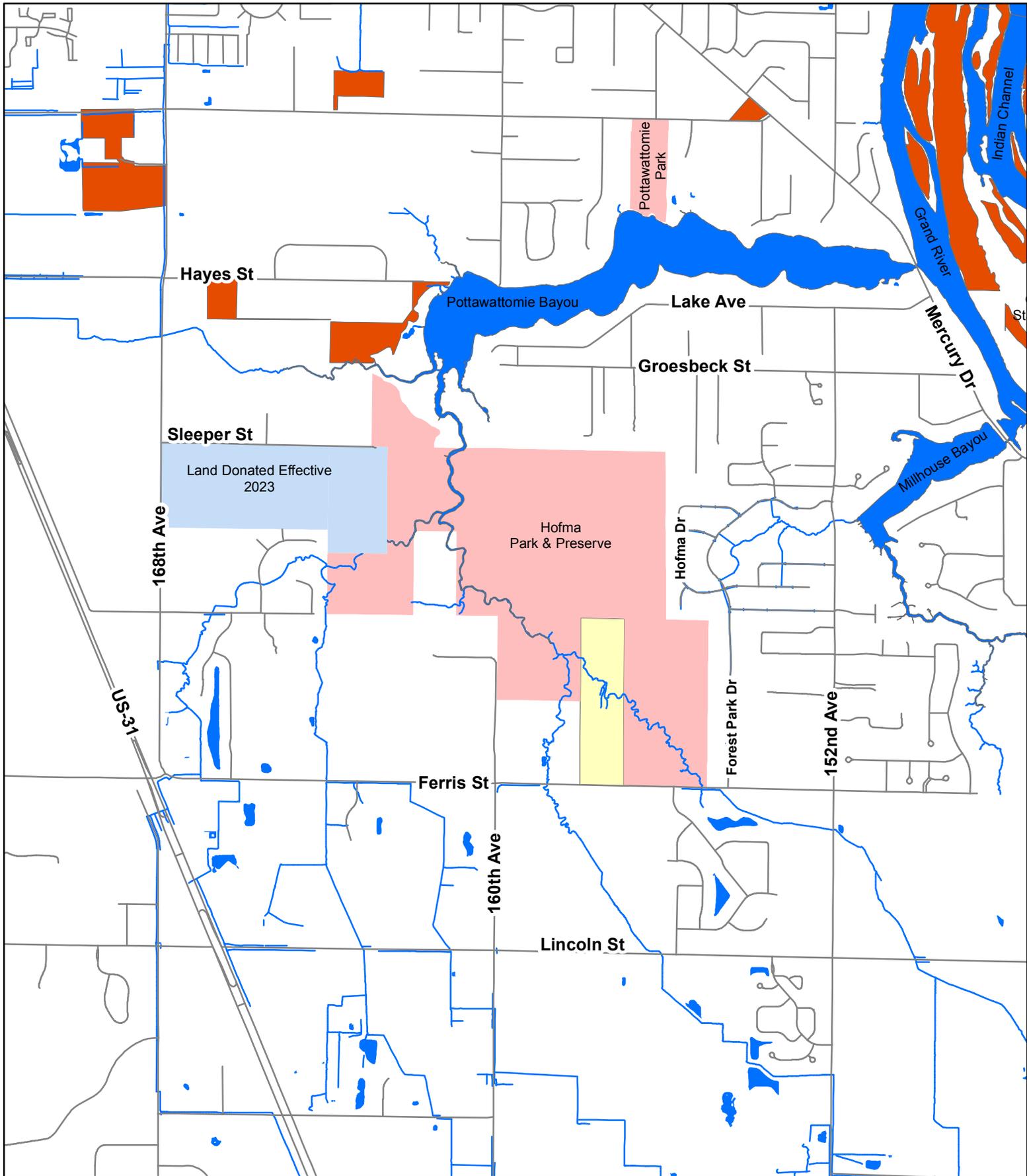
Whereas, the Village of Spring Lake desires to develop a regional trail system that connects to other regional trail systems in the area;

Whereas, the Village of Spring Lake desires to promote economic development through tourism activity;

Whereas, the Village of Spring Lake supports preserving historical structures related to former railroad transportation;

Now, therefore, be it resolved that the Village of Spring Lake supports the concept of continuous collaboration for trail maintenance and improvement;

Now, therefore, be it resolved that the Village of Spring Lake supports the Crockery Township application to the Michigan natural Resources Trust Fund for development of Phase 2 of the North Bank Trail;



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 Public Acts of 1996, as amended.

GIS  
 IT Department  
 12220 Fillmore Street, Suite 320  
 West Olive, Michigan 49460  
 Phone (616)-738-4600  
 Fax (616)-738-4610  
 www.gis.miottawa.org

Photography date: April 2008

## 70-07-11-100-002 Location Map



Legend	
	Street Centerlines
	GHT_2023
	County Parks
	Local Parks
	Open Space
	Project Parcel



Date: 2/26/2014

**EXCERPTS OF MINUTES**

At a regular meeting of the \_\_\_\_\_ of the \_\_\_\_\_, Ottawa County, Michigan, held at \_\_\_\_\_, \_\_\_\_\_, Ottawa County, Michigan, on the \_\_\_\_ day of March, 2014 at \_\_\_\_\_ p.m. local time.

PRESENT:

ABSENT:

The proposed Grand Haven Charter Township Michigan Natural Resources Trust Fund – Land Acquisition grant application titled “Hofma Park and Preserve Land Acquisition Project” was discussed.

After discussion was completed, the following resolution was offered by \_\_\_\_\_ and supported by \_\_\_\_\_.

**NAME OF COMMUNITY  
RESOLUTION \_\_\_\_\_**

**SUPPORTING THE GRAND HAVEN CHARTER TOWNSHIP APPLICATION  
OF A MICHIGAN NATURAL RESOURCES TRUST FUND APPLICATION FOR  
A LAND ACQUISITION.**

**WHEREAS**, \_\_\_\_\_ supports the submission of an application titled “Hofma Park and Preserve Land Acquisition Project” to the Michigan Natural Resources Trust Fund for the acquisition of a parcel of approximately 40 acres adjacent to and abutting the Hofma Park and Preserve, said parcel no. 70-07-11-100-002 with an address of 15795 Ferris Street, Grand Haven, Michigan; and

**WHEREAS**, the location of the proposed project is within the jurisdiction of Grand Haven Charter Township; and

**WHEREAS**, the proposed project, if completed, will be a benefit to the entire Northwest Ottawa Community; and

**WHEREAS**, Grand Haven Charter Township has made a financial commitment to the project in the amount of \$92,200 in matching funds, and no other local community is being asked to commit any financial obligations to the project.

**NOW THEREFORE, BE IT RESOLVED** that \_\_\_\_\_ hereby supports the submission by Grand Haven Charter Township of a Michigan Natural Resources Trust Fund Land Acquisition Application for \$276,500 with Grand Haven Charter Township agreeing to a financial obligation in the amount of \$92,200 (25%) of a total \$368,700 project cost during the 2014-2015 fiscal years.

AYES:  
NAYS:  
ABSENT:

RESOLUTION ADOPTED.

Dated: March \_\_, 2014

\_\_\_\_\_  
\_\_\_\_\_, Clerk  
\_\_\_\_\_

**CERTIFICATE**

I, the undersigned, the duly qualified and acting Clerk of \_\_\_\_\_, Ottawa County, Michigan, certify that the foregoing is a true and complete copy of the resolution adopted by the \_\_\_\_\_ at a meeting held on the \_\_\_\_ day of March, 2014. I further certify that public notice of the meeting was given pursuant to and in full compliance with Michigan Act 267 of 1976, as amended, and that the minutes of the meeting were kept and will be or have been made available as required by the Act.

\_\_\_\_\_  
\_\_\_\_\_, Clerk

## Christine Burns

---

**From:** Bill Cargo [BCargo@ght.org]  
**Sent:** Thursday, March 06, 2014 3:02 PM  
**To:** Pat McGinnis; Gordon Gallagher; Christine Burns; Craig Bessinger; Al Vanderberg (avanderberg@miottawa.org); Jill VanderStel (vandersj@ghaps.org); John Scholtz (jscholtz@miottawa.org)  
**Subject:** Sample Resolution - Supporting GHT MNRTF Grant Application  
**Attachments:** Sample Resolution - Supporting GHT MNRTF 2014 Land Acquisition Grant Application.doc; GHT - Project Location Map.pdf

To All:

I would request your support for the Township's \$368K MNRTF Land Acquisition grant application.

Attached, please find a sample resolution that you can modify and a site location map.

If your organization would be able to approve and forward a copy of a support resolution to me by Monday, March 31<sup>st</sup>, I will include your support with the Township's grant application (*and perhaps gain an extra point or two*). ☺

Thank you.

Warm Regards,

**William D. Cargo**  
Grand Haven Charter Township  
Superintendent/Manager  
(616)604-6324

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Above all else, our purpose is to provide superior customer service to our community. Please tell us about your experience: <http://www.ghc.org/WeCare>.

This message was sent from Grand Haven Charter Township (including any attached or embedded documents/information) and may be confidential and/or privileged and is intended for the sole use of the addressee(s). If you receive this message in error, you are advised that any disclosure, reproduction, distribution or the taking of any action upon the message is prohibited and we ask that you please contact the sender immediately via return email or telephone (616.842.5988) and delete the message and any/all reproductions.



## CIB PLANNING

Community Image Builders

February 17, 2014

Planning Commission  
Village of Spring Lake  
102 W. Savidge Street  
Spring Lake, MI 49456

Attention: Ms. Christine Burns, Village Manager

Subject: **Spring Lake Township Offices and Fire Station PUD Rezoning Review**, request from SFR-A, Single Family Residential to P, Public and Semi-Public/PUD, Planned Unit Development, overall site approximately 2.3 acres, located at the northeast corner of E. Savidge Street (M-104) and N. Fruitport Road.

Dear Commissioners:

At your request, we have completed our review to rezone an approximate 2.3 acre parcel at the northeast corner of E. Savidge Street (M-104) and N. Fruitport Road from SFR-A, Single Family Residential to P, Public and Semi-Public/PUD, Planned Unit Development. Since this is a PUD rezoning request, an associated Preliminary PUD Development Plan and supporting documents are also included for review. Our comments are based on a review of the information submitted by the applicant, a site visit, meetings with the applicant, discussions with the Planning Commission at the previous two Workshop sessions, and conformance to the City's Master Plan, related documents, and the Zoning Ordinance. In reaching a decision on the application, the Planning Commission should consider our comments along with those from other staff and consultants, relevant input from the public, additional information provided by the applicant, and your own findings based on ordinance standards as part of your deliberation and recommendation to Village Council.

### LOCATION AND DESCRIPTION

The subject site is located at the northeast corner of E. Savidge Street (M-104) and N. Fruitport Road, on the eastern boundary of the Village, abutting Spring Lake Township. The site is comprised of two original parcels, with a single-family house located on the corner lot and the other lot being undeveloped. The resulting development site has an L shape and runs parallel with the abutting Burger King site to the east. The easternmost part of the site is covered with both evergreen and deciduous trees and the topography at the front of the site slopes downward toward the west.

Proposed is an approximate 18,800 square foot building that will house both the Spring Lake Township offices, with meeting chambers, and a fire station to service both the Township and Village. The new building will replace the current shared facility on E. Exchange St. in the Village as

17195 Silver Parkway, #309  
Fenton, MI 48430

Phone: 810-335-3800  
Email: [avantini@cibplanning.com](mailto:avantini@cibplanning.com)

well as the fire station on 148th. Sample elevations have been provided with the Preliminary PUD submission and they depict a one- and two-story building with the tallest elevations fronting E. Savidge Street. Much of the building fronts this road and the parking lot is located to the rear, immediately west of the Burger King site.

**EXISTING LAND USE, ZONING AND MASTER PLAN DESIGNATION**

The following table indicates the existing land use, zoning and master plan designation for the subject site and surrounding properties:

	Existing Land Use	Zoning	Master Plan
North	Residential	SFR-A, Single Family Residential	Low-Density Residential
South	Residential	SFR-A, Single Family Residential, R-4, High-Density Residential (Township)	Low-Density Residential, High-Density Residential (Township)
East	Commercial	GC, General Commercial (Township)	Commercial-Vehicular (Township)
West	Residential	SFR-A, Single Family Residential	Low-Density Residential

**PERMITTED AND SPECIAL LAND USES**

The current SFR-A, Single-Family Residential District provides for a limited number of uses that center around single-family residential development as both Permitted and Special Land Uses. The following table gives an overview of the uses allowed in the current SFR-A:

<ul style="list-style-type: none"> <li>• Single family dwellings, including manufactured homes;</li> <li>• Foster care family homes;</li> <li>• Family day care homes; and</li> <li>• Home Occupations.</li> </ul>
<ul style="list-style-type: none"> <li>• Group day care home</li> <li>• Bed and breakfast establishments</li> </ul>

**PERMITTED AND SPECIAL LAND USES**

The proposed underlying P, Public and Semi-Public District allows as Permitted uses several public facilities, of which administrative offices are included. Most of the uses in the P District would be difficult to locate in the Village due to the limited number of available, larger parcels. This is made even more difficult considering that all site plan requirements, such as setbacks and buffering, would also have to be met. Likewise, special land uses in this district would be limited to the size of the site so the potential for such uses to be approved is quite small. It is important to keep in mind that although the underlying zoning request is for Public and Semi-Public, this is also a Planned Unit

Development request so the use and operations can be limited to Township offices and fire station through the approval and associated PUD Development Plan/ Agreement.

Permitted Uses
<ul style="list-style-type: none"><li>• Churches and related facilities, such as youth centers and parsonages, when located on the same lot or on a lot abutting the lot on which the principal church building is located.</li><li>• Public parks.</li><li>• Governmental offices.</li><li>• Public and private schools.</li><li>• Libraries, museums and community centers.</li><li>• Marinas, with no facilities for boat storage or boat repair.</li><li>• Offices – Administrative</li></ul>
Permitted Public and Public Utilities
<ul style="list-style-type: none"><li>• Governmental facilities, including, but not limited to, fire and police stations, vehicle and equipment storage and maintenance facilities, water and waste treatment facilities, water storage facilities.</li><li>• Electric substations and gas regulator stations.</li><li>• Parking Lots.</li><li>• Adult day care facilities.</li><li>• Community Support Facility</li></ul>

### PRELIMINARY PUD REVIEW PROCESS

The PUD review is essentially a two-step process whereby the site is rezoned conditioned upon an approved Preliminary PUD Development Plan, which is recommended by the Planning Commission to the Village Council for approval. A Final PUD Development Plan is then submitted and approval is granted by the Planning Commission, similar to a regular site plan review. In addition to rezoning the property for the requested underlying zoning, the primary purpose of the Preliminary PUD Development Plan review is to establish the allowable land use(s) along with overall development layout and road access to the site. As long as the plan submitted for Final PUD Development Plan review generally matches the approved Preliminary PUD Development Plan, the Planning Commission can grant approval. For other than minor deviations from the Preliminary PUD Development Plan, the procedures under Section 6.6, Changes to an Approved PUD, would apply.

### PUD REZONING REVIEW COMMENTS

The rezoning request was reviewed based on the following criteria found in *Chapter 6, Planned Unit Development, Sections 6.2, Qualifying Conditions, 6.3, Performance Standards, and 6.4, Standards for Approval*, of the Zoning Ordinance. Due to the nature of these requirements, *Section 6.4* will be reviewed ahead of *Section 6.3*.

#### **SECTION 6.2, QUALIFYING CONDITIONS**

Per the ordinance, "A PUD may be considered for any portion of the Village. However, the applicant must demonstrate that the PUD would result in recognizable and substantial benefits to the ultimate users of a development and to the community in general, where such benefits would be unfeasible or unlikely to be achieved under the conventional requirements of this Ordinance."

1. *Shall be designed, constructed, and maintained to be an integrated and harmonious development, appropriate in appearance with the existing or intended character of the general vicinity.*

Much of the proposed building will be located along the E. Savidge Street frontage with the drives and parking to the rear. The abutting sites to the north and east will be separated with landscaped buffering. The building will be a brick structure with the two-story massing away from the residential property to the north. Moreover, the architectural design is complementary of other public buildings in Spring Lake, such as the Library and the Harvest Bible Church. Several of the buildings in the Village are also taller than the proposed structure, including Spring Lake Presbyterian Church (with a 90' steeple), Harvest Bible Church, and the recently approved Millpoint Manor senior housing project.

Regarding the intended character of the area, the Downtown Design Manual calls for "the use of multi-story buildings; small front yard setbacks; the use of quality materials such as brick and stone; and attention to details such as window openings, scale, façade details, and relief in the elevations to prevent flat, blank walls." Examples of these building types include Village Hall and the Chase Bank. Each of the above design items has been addressed in the proposed Preliminary PUD Development Plan and associated building elevations. It is important to keep in mind that specific details like the type of brick, number and species of plantings, etc. will be evaluated at the time of Final PUD Development Plan review.

2. *Shall be served adequately by essential public facilities and services, such as highways, streets, pedestrian ways, police and fire protection, drainage structures, refuse disposal, water and sewer, telecommunications;*

The site can be adequately served by essential public facilities and services. In particular, access entries to the site from both E. Savidge Street and N. Fruitport Road have been reviewed with MDOT and the Ottawa County Road Commission, with preliminary approval letters submitted. The applicant's traffic consultants, Mr. Kevin Keift of Prein & Newhof and Mr. Pete LaMourie of Progressive AE, have indicated that final approval would be forthcoming if the project is approved by the Village. In a letter dated 1/30/14, Mr. LaMourie also provides an analysis of traffic generated by other potential uses for the site. The results indicate that the proposed Township office and fire station facility would generate far fewer trips than other potential land uses.

3. *Shall be compatible with the capacities of public services and facilities it may affect;*

The applicant has reviewed the proposal with the appropriate Village department heads and consultants to ensure that the capacities of public services and facilities are adequate to accommodate the proposed development.

4. *Shall be developed in accordance with the intent for a Planned Development as contained herein.*

The Intent Section of the PUD Chapter calls for “innovation in land use and variety in design, layout and type of buildings” and to “encourage the use of land in accordance with its character and adaptability.” The design of the building and site will create an attractive entryway into the Village, meeting the standards of the Downtown Development Plan which looks to “Improve the image of the Village’s entry points.” Moreover, the scale and location of the building lets people know they have arrived in a traditional community with small setbacks and the parking located to the rear. It will also provide the proper transition between an intense, fast-food commercial use to the east and single-family residential properties to the north and west.

5. *The parcel shall be under the control of one (1) owner or group of owners and shall be capable of being planned and developed as one (1) integral unit. Applications for a PUD must be made with the written authorization of all owners of the site.*

The applicant owns the subject site and meets this requirement.

6. *Shall result in a development that is substantially consistent with this ordinance and sound planning principles.*

With the rezoning to P, Public and Semi-Public/PUD, Planned Unit Development, the development would be consistent with the zoning ordinance. The Intent Section of the Planned Unit Development Ordinance allows for the establishment of PUD’s in any zoning district when approved by the Village Council. This means that the request for a P/PUD rezoning is allowed at the subject site. Sound planning principles would also call for an appropriate transitional use between retail commercial to the east and single-family residential to the north and west. The Master Plan anticipated a use other than single-family residential or strip retail commercial and a combined office building/fire station would provide that transitional use.

7. *Shall result in a development that is substantially consistent with the goals and objectives of the Village’s Master Plan, including, but not limited to creating a walkable, sustainable and attractive community and protecting reasonable waterfront views and provide waterfront enhanced access for all waterfront developments.*

One of the objectives of the Village Master Plan is to “Extend the impact of the Design Manual to incorporate the East Village commercial areas from Lake Avenue east to the Village limits.” As mentioned above under item #1 above, the Design manual calls for “the use of multi-story buildings; small front yard setbacks; the use of quality materials such as brick and stone; and attention to details such as window openings, scale, façade details, and relief in the elevations to prevent flat, blank walls.” The Master Plan further supports these standards along with the desire to have a walkable community and the proposed development was designed with these in mind.

**SECTION 6.4, STANDARDS FOR APPROVAL**

The PUD ordinance states that "The Planning Commission and Village Council shall approve a PUD only if it complies with each of the following standards:

1. *The proposed PUD is consistent with and promotes the intent of this Chapter and represents a development opportunity for the community that could not be achieved through conventional zoning.*

The proposed PUD designation will provide the Village with the assurances needed so that the joint Township office building and fire station is harmonious with the surrounding residential neighborhoods. This includes the physical character of the development as well as the fire station operations, which can be agreed upon through the PUD Development Agreement. These assurances would not be as effective with the use of conventional zoning techniques.

2. *The proposed PUD complies with all of the qualifying conditions of Section 6.2.*

In compliance.

3. *The proposed PUD is compatible with surrounding uses of land, the natural environment and the capabilities of public services and facilities affected by the PUD.*

Many of the uses permitted by right and as special land uses in the P, Public and Semi-Public zoning district are found throughout the Village in residential neighborhoods. With the attachment of proper conditions through the PUD and special land use review process, both the Township offices and Fire Station can be compatible with the abutting residential and commercial uses. Proper stormwater management and landscaping will ensure that the natural environment will be protected while available public facilities and services are capable of handling the site.

4. *The PUD is consistent with the public health, safety and welfare of the Village.*

The Township has indicated that the new fire station building and location will help provide better service to Village residents and property owners.

5. *Safe and efficient ingress and egress has been provided to the property, with particular reference to pedestrian safety and convenience, traffic flow and control and access in case of fire or other emergency.*

The Township's traffic consultant, Mr. Pete LaMourie of Progressive AE, has provided an analysis of access to and from the site, along with the potential impact on both N. Fruitport Road and E. Savidge Street. The signal at the corner will turn red in all directions during fire calls to allow unobstructed exits, even during peak traffic periods.

6. *The design and placement of buildings and other structures, parking, lighting, signs, refuse storage, landscaping and other elements of the proposed PUD are compatible with surrounding properties and properties within the PUD.*

While more a function of Final PUD Development Plan review, the Preliminary PUD Development Plan indicates that the site is capable of providing an efficient layout to accommodate the building, access drives, parking lot, etc. and still provide adequate buffering from the abutting properties. In fact, the parking spaces have been pulled as far away from the residential property to the north as possible.

### **SECTION 6.3, PERFORMANCE STANDARDS**

The ordinance further indicates that "The Planning Commission shall review the preliminary development plan to evaluate whether each of the following standards are appropriately addressed in the design and development plan. In all instances the Planning Commission may recommend exceptions where the imposition of the following standards would result in patterns of development that would be out of character with the development and/or with the surrounding area."

1. *Every PUD shall adhere to the standards of the underlying zoning district, unless specifically waived by the Planning Commission. The proposed plan shall support the intent of the underlying zoning district and Sections 6.2 and 6.3 of this Chapter.*

The above standard requiring adherence to the underlying zoning district potentially conflicts with Subsection #2 below, which states that "Every PUD shall adhere to the minimum design standards of the CBD-1 Zoning District and the Principles of the Village Design Manual." The Subsection then lists design requirements but also includes building height, which is regulated under Subsection #1. Although not a major concern, we are of the opinion that Subsection #1 regulates the dimensional standards for development while Subsection #2 regulates the design standards for the request.

2. *Every PUD shall adhere to the minimum design standards of the CBD-1 Zoning District and the principles of the Village Design Manual, except that the Planning Commission may waive these standards under the following conditions:*
  - a. *Minimum height may be waived if a taller structure would not fit the character of the immediate vicinity.*
  - b. *Building material standards may be waived for building faces not in the immediate view of the public.*
  - c. *Shared wall requirements would not be practical in the scope of the proposed design.*

The proposed project can meet each of these requirements.

3. *Fumes and Odors: No fumes or odors shall be permitted at any property line.*

The proposed project can meet this requirement.

4. *Dust and Litter: During construction of a PUD, the terms of the debris management and dust abatement shall be followed. Following completion of development, no dust or litter shall be permitted to leave a development site.*

The proposed project can meet this requirement.

5. *Artificial Light: Artificial lighting shall be aesthetically designed and shielded to prevent light from casting off the property, to the greatest extent possible. Building surface reflectivity, on-site lighting and landscape screening shall be planned and executed such that the degree of light cast off the site shall not exceed one (1) foot candle at the PD boundary. Exceptions may be made for decorative fixtures.*

The proposed project can meet this requirement.

6. *Traffic and Access: Maximum daily traffic volumes shall be estimated prior to development and the site design shall be developed to accommodate such volumes safely. In addition, the Planning Commission may require a traffic impact study and contingency provisions within the development to manage volumes that exceed such estimate. Access shall be provided to regional arterial roadway through on-site access or off-site cross access easements. Where possible, non-residential development shall provide cross access easements to adjoining non-residential development.*

Information provided by the applicant's traffic consultants indicates that both access to and from the site along with associated traffic volumes are acceptable. Cross-access with the Burger King site to the east might not be possible given the location of the drive-through window but the subject can be examined at the time of Final PUD Development Plan review.

7. *Stormwater runoff shall comply with the Village's Stormwater Management Ordinance.*

The proposed project can meet this requirement.

8. *Every PUD shall comply with the Village's Tree Ordinance.*

The proposed project can meet this requirement.

9. *Visual Screening: A visual barrier, preferably consisting of mixed evergreens and deciduous vegetation, shall be established to provide a permanent opaque screen of service areas, dumpsters and loading docks and a partial buffer to parking areas and similar less intrusive elements, from surrounding residentially zoned or used property. Where natural landscaping is not feasible, fences or walls may be substituted if they are designed to complement the proposed development and buildings and are generally compatible with surrounding uses.*

Adequate buffer space is provided to ensure that this requirement is met.

10. *Outdoor Storage: All outdoor storage, if permitted, shall be completely screened from view from all offsite points with natural landscaping. If natural landscaping is not feasible, fences or walls may be substituted, if designed to complement and enhance the proposed development and buildings and are generally compatible with surrounding uses.*

Outdoor storage is not proposed with this application.

11. *Exterior signage shall conform to the requirements of Chapter 17 and the signage plan submitted as part of the Preliminary Development Plan.*

Although a freestanding sign location is provided per the ordinance, any building-mounted signage would be reviewed and approved as part of the Final PUD Development Plan review.

12. *Landscaping shall conform to the requirements of Chapter 16B and submitted as part of the Preliminary Development Plan.*

A preliminary landscape plan is provided with the Preliminary Development Plan to indicate that the landscaping requirements of Chapter 16 can be met. It is important to keep in mind, however, that the actual landscape plan with a plant list and tree replacement/buffer requirements will be reviewed as part of the Final Development Plan submission.

13. *Off-street parking shall be provided in accord with the requirements of Chapter 18 of the zoning ordinance. In a mixed-use development, the applicant shall propose shared parking arrangements to reduce pavement within the development. For such shared parking arrangement, the applicant shall provide for an enforceable mechanism to assure cooperation among future building owners and occupants to assure the viability of a shared parking arrangement. The minimum number of off-street parking spaces shall be determined by considering each proposed use and its likely peak hour parking demand. A maximum daily parking demand matrix will be used to determine the peak hour demand for all combined uses and the proposed PUD shall provide for not less than the greatest peak hour requirement for the combined uses reflected in such matrix. The use of deferred parking areas (or reserved interim green areas) may be considered to calibrate the required parking standards with evolving conditions.*

Shared parking with the abutting site (Burger King) is not feasible or even needed. With the drive-through window abutting the site, a pedestrian connection between the sites could be hazardous. In addition, the peak demand for parking on the Township property can be accommodated by the proposed parking lot layout.

14. *All PUDs shall comply with the following guidance standards unless specifically waived by the Planning Commission. The standards shall be used as a guide in evaluating the size, bulk and dimensions of a proposed PUD. For PUDs proposing more than one type of land use, the appropriate guidance standards shall be applied for each such type of use.*

The proposed project can meet the requirements of Section 6.4, *Standards for Approval*.

## **RECOMMENDATION**

As mentioned in our letter dated 11/5/13, entitled Spring Lake Township Fire Station Planning and Zoning Analysis, the Master Plan and supporting documents indicate that the Village anticipated redevelopment of the subject site at some point in the future. What is not discussed, however, is what those uses should be. It is reasonable to expect that a transitional use between the Burger King and adjacent single-family residences would be appropriate. The Master Plan, Downtown Plan and Design Standards are clearly not in support of commercial sprawl, preferring that new retail uses be concentrated in the downtown area. A municipal office use can provide that transitional use and a fire station, with appropriate control over operations, would also be compatible with the abutting single-family residential neighborhood.

As for the proposed development, the Village Design Standards indicate that new buildings should be of a design and character that enhances the image of the community while using materials and finishes that will endure over time. The pre-planning for use of the PUD designation also indicates the desire to control the look of any new development at this site to ensure that an appropriate entryway into the Village is created. Equally important is the need to provide proper buffering between the subject site and the single-family residential property to the north.

Based upon this assessment and the comments found in this review letter, **we recommend that the Planning Commission recommend approval of the request to rezone the subject site from SFR-A, Single Family Residential to P, Public and Semi-Public/PUD, Planned Unit Development.** This recommendation is based upon the application submitted, including the supporting documentation and Preliminary PUD Development Plan.

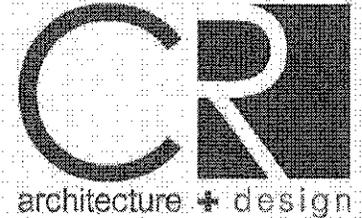
Please let me know if you have any questions on this and we will be prepared to discuss this review further at the February 25, 2014 Planning Commission meeting.

Sincerely,

**CIB PLANNING**



Carmine P. Avantini, AICP



February 4<sup>th</sup>, 2014

Village of Spring Lake, Planning Commission  
102 W. Savidge Street,  
Spring Lake, MI 49456

RE: **Spring Lake, MI - Administration and Fire Station**  
CR Commission # 413006

Dear Planning Commission,

The following submission addresses the requirements and comments relating from the previous two workshop sessions and requirements of the Village zoning ordinance.

**PROJECT DESCRIPTION:**

This project consists of building a new Township Hall and Fire Station on two parcels. One parcel currently contains one residential structure to be demolished prior to construction. The other parcel is vacant. The overall design intent for the proposed new facility is to provide a design that addresses the concerns of the residents while providing a much needed township facility. This submission and attachments illustrate the careful consideration given to the site and building design to provide the necessary services while minimizing the impact to adjacent residents. We believe that this facility will positively impact both the commercial district and the village as a whole.

This submission contains information formatted in regard to the Village 2012 zoning ordinance, Chapter 6 Planned Unit Development (PUD), Section 6.5.2.

**The following content contains each item listed in section 6.4 "Standards For Approval" and a response for each standard:**

**ITEM 1:** The proposed PUD is consistent with and promotes the intent of this Chapter and represents a development opportunity for the community that could not be achieved through conventional zoning.

**RESPONSE 1:** This can be answered in two fold. One, the Village Master Plan 2006-2016, figure 7.3, Spring Lake Village Proposed Future Land Use. The property is indicated as a Pre-Zoned PUD. Secondly, The project contains two types of functions for the site, both Administration offices and a Fire Station. In the intent section of the PUD it states: "Provide for flexibility in the regulation of land development" and "Encourage innovation in land use and variety in design, layout, and type of buildings and structures".

**ITEM 2:** The proposed PUD complies with all of the qualifying conditions of Section 6.2.

600 Vine Street Suite 2210 Cincinnati, OH 45202 P 513.721.8181 F 513.721.8181  
defining extraordinary pieces

CINCINNATI  
DALLAS  
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SEATTLE



**Section 6.2 -**

- 1) Shall be designed , constructed and maintained to be an integrated and harmonious development, appropriate in appearance with the existing or intended character of the general vicinity.
- 2) Shall be served adequately by essential public facilities and services, such as highways, streets, pedestrian ways, police and fire protection, drainage structures, refuse disposal, water and sewer, telecommunications;
- 3) Shall be compatible with the capacities of public services and facilities it may affect
- 4) Shall be developed in accordance with the intent for a Planned Development as contained herein.
- 5) The parcel shall be under the control of one (1) owner or group of owners and shall be capable of being planned and developed as one (1) integral unit. Applications for a PUD must be made with the written authorization of all owners of the site.
- 6) Shall result in a development that is substantially consistent with this ordinance and sound planning principles.
- 7) Shall result in a development that is substantially consistent with the goals and objectives of the Village's Master Plan, including, but not limited to creating a walk able, sustainable and attractive community and protecting reasonable waterfront views and provide waterfront enhanced access for all waterfront developments.

**RESPONSE 2:**

- 1) The approach for development layout and design is reactive to the adjacent property types. The building aesthetics facade design, and overall concept mass work in relation with both the residential and commercial adjacent properties. Building Elevation concepts can be seen in attached **exhibit 01a, 01b, 01c**. Site conceptual layout is attached as **exhibit 05**.
- 2) Refer to attached **exhibit 02** for narrative from Civil engineer indicating his professional opinion on the matter.
- 3) The building is a public facility that will maintain and be served by its public entity which it contains. Due to the public nature of the facility, it is compatible with public services and other public facilities.
- 4) This project follows many design principals as laid out in the intent section 6.1. Items including:



- "Encourage innovation in land use and variety in design, layout, and type of buildings and structures"
  - "Provide for flexibility in the regulation of land development"
  - "Provide for the regulation of a variety of land uses not otherwise authorized within a single Zoning District"
  - "Create developments that achieve the standards and best practices of smart growth and sustainable, energy efficient design"
- 5) The site is under one owner, proof of ownership is attached in **exhibit 03**
- 6) This project follows the "Performance Standards" as laid out in section 6.3, that the project design will comply with.

**Featured examples of compliance with Performance Standards:**

Artificial light identified in item 5 indicates the need to prevent light from casting to adjacent properties. Contained within the site plan are locations of lighting for the site, the plan has been developed to minimal levels necessary and incorporating fixture cut off shades along with limiting pole heights to prevent light from penetrating the property line. Local zoning requires maximum pole height to be 20', the proposed plan limits the pole height to be 15'.

Traffic and Access identified in item 6 indicates the concern over traffic in relation to the site. Pete LaMourie, a traffic engineer, has been consulted to give his professional opinion on the site with example relationships of this site if it were to be used for other purposes. Refer to **exhibit 04** for a written narrative from Pete LaMourie on this item.

Visual Screening identified in item 9 indicates the need for a mixture of screening elements that present a cohesive nature to the site and adjacent uses. A combination screen walls and landscaping are used to achieve visual screening. Refer to **exhibit 05** for location and type of screening presented.

Exterior Signage identified in item 11 indicates requirements for a monumental sign. A monumental sign has been located on the south east corner of the property adjacent to the entry off of E. Savage Rd. It complies with the requirements of Chapter 17. Refer to **exhibit 05**

Landscape design identified in item 12 indicates requirements of Chapter 16B. Refer to **exhibit 05** for a landscape plan indicating general types and heights of landscaping.

Parking requirements identified in item 13 have yet to be fully determined as the building design is still being developed. The parking will comply with the usage needs of the facilities. Based on earlier preliminary programming, approximately



72 required parking stalls area required, for simultaneous of both assembly space with proposed office areas. The proposed site plan has 63 parking stalls.

- 7) As part of the Master Plan it is indicated that these two parcels are to be Pre-Zoned PUD. The project will also include a design that maintains the streetscape vegetation and lighting that is evident in the central business area along E. Savage St.

**ITEM 3:** The proposed PUD is compatible with surrounding uses of land, the natural environment and the capabilities of public services and facilities affected by the PUD

**RESPONSE 3:** The proposed use of land is municipal for use by the residents within the community. The building contains administration operations and fire station. The structure is not being considered for housing equipment of a public works nature (e.g. salt trucks, plows, road equipment) Adjacent uses include current environment will be enhanced through careful landscape design, building massing & material selection.

**ITEM 4:** The PUD is consistent with the public health, safety and welfare of the Village

**RESPONSE 4:** The proposed use of land is a service for the community providing a public facility for multiple uses including a fire station.

**ITEM 5:** Safe and efficient ingress and egress has been provided to the property , with particular reference to pedestrian safety and convenience, traffic flow and control and access in case of fire or other emergency.

**RESPONSE 5:** The owner has involved the services of Peter LaMourie of Progressive AE, A Transportation Engineering Practice Leader. Refer to **exhibit 04** for his professional analysis.

**ITEM 6:** The design and placement of buildings and other structures, parking, lighting, signs, refuse storage, landscaping and other elements of the proposed PUD are compatible with surrounding properties and properties within the PUD.

**RESPONSE 6:** In recognition of the surrounding area the design team has cultivated a design that invokes a residential sense as well as takes into consideration the commercial nature of the surrounding properties. The design of the proposed building will act as a transition from the commercial area along Savage Street to the residential area along Fruitport Road the building placement closer to Savage Street along with roof slopes, material selection & dense landscape aid in this transition. The overall massing of the building is concentrated along the commercial edge and the steep slope roofs step down as the building moves toward the residential area. Refer to **exhibit 01a, 01b, 01c**



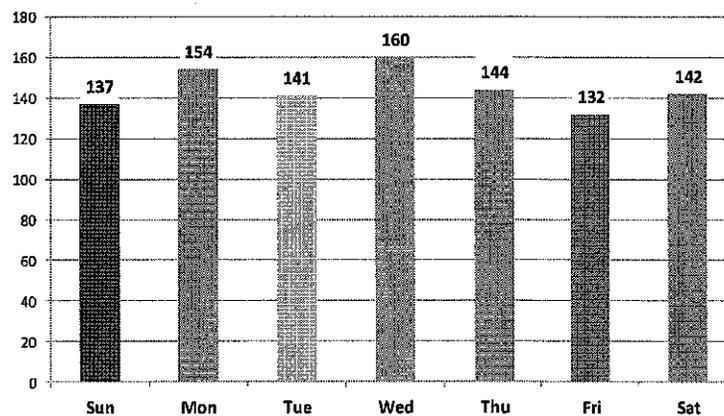
**SITE ACTIVITY RELATED INFORMATION:**

One item that was not specifically indicated in the submission requirements but is felt to be useful additional information regarding the specific activity for the fire station portion of the building. Below are charts indicating the frequency and types of calls from Spring Lake Fire Department in 2013. This information is spread between all stations in Spring Lake.

In order to give the council the most accurate perspective on how this facility is to be used, below is information from Brian Sipe, Fire Chief, on the typical operations as it stands.

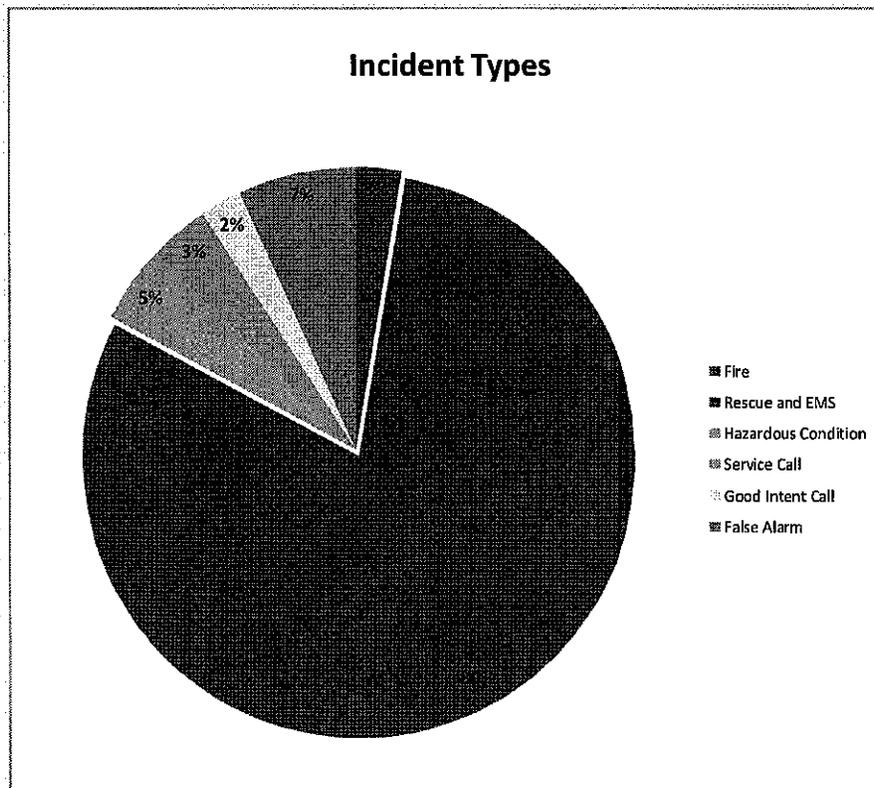
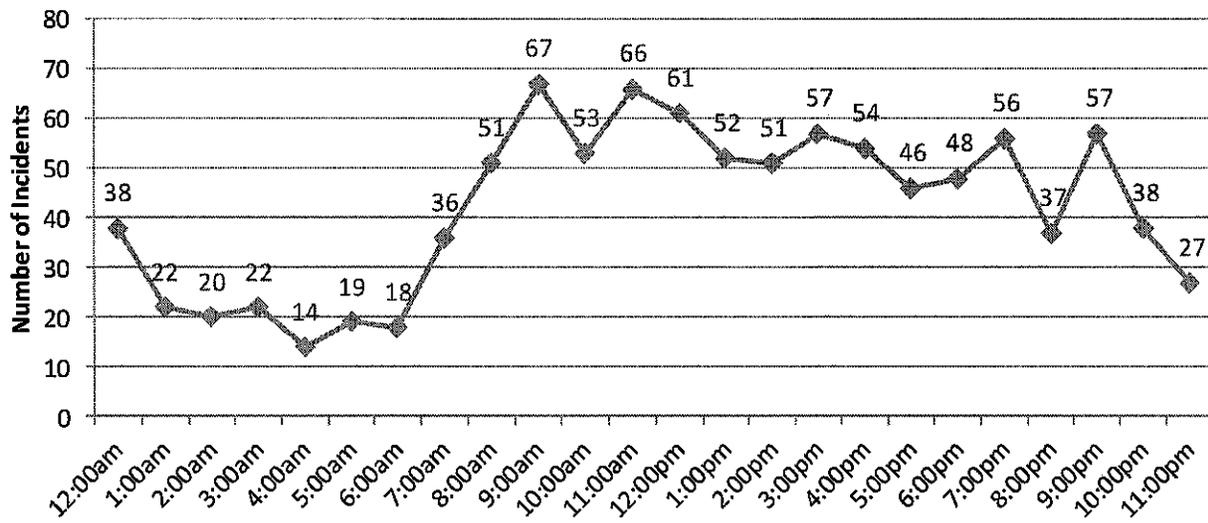
"Much like the rest of the fire service across the nation, the Spring Lake Fire Department responds to primarily medical related calls (close to 75%). The normal response for these calls is an EMS licensed vehicle, which in our case is a suburban or pickup truck. Our department is structured that during the day (M-F, 8a-5p) the Chief responds to calls with the pickup truck. Although the Chiefs office would be located at the new fire station, the Chief is often out in the community doing inspections, meetings and various other activities. So a response out of the station varies. We also have duty shifts which a fire officer takes the suburban home and responds to all calls from there. The duty shifts are from 7p-7a during the week and 7a-7a on the weekends. So even though medical response is the majority of what we do, there is minimal impact of that response coming from the new station."

**Incidents By Days Of the Week  
2013**





## Incidents By Time of Day 2013





Sincerely,

CR architecture + design

Steve Barber  
Designer

Pc:

*File Location: Document1*

E. SAVAGE ST. - LOOKING WEST



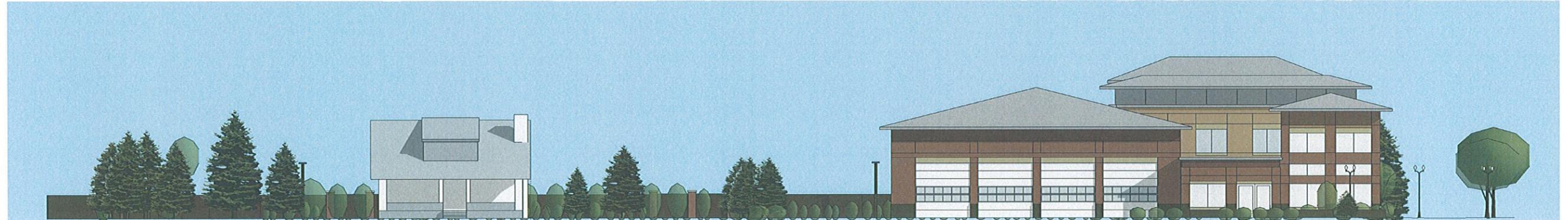
CORNER OF N. FRUITPORT  
& E. SAVAGE







ELEVATION - E. SAVAGE ST.



ELEVATION - N. FRUITPORT RD.



REAR OF BUILDING FROM PARKING LOT

Spring Lake Charter Township  
Proposed PUD  
January 29, 2014

### 6.5.2 Preliminary Development Plan

#### 19c. A narrative describing:

**How the proposed project will be served by public water, sanitary sewer, storm drainage, electric, gas, and telecommunications which shall be prepared by a registered professional engineer.**

The location of the proposed improvements is at a main intersection in the Village with public and private utilities currently in place. No extensions of these utilities from other areas of the Village or Township are anticipated. There are no unusual utility needs or demands for the site that would require additional infrastructure to be constructed. All improvements and extensions will be completed on site. The applicant will work with each utility owner to ensure that any improvements or upgrades to their lines in the immediate area along Fruitport Road and Savidge Street are completed during construction of entrance drives and road improvements. Below is a summary of each facility.

Public water is available along both Fruitport Road and Savidge Street in the form of a 12" water main along both streets. Adequate capacity and pressures are available to meet the demands of the proposed improvements.

The site will be served by sanitary sewer. The existing site is serviced by sanitary sewer along Fruitport Road. During the design process the condition and depth of the existing lateral will be reviewed and it will be determined if a new lateral will be needed.

Storm Drainage for the site will meet the requirements of the Village's storm water ordinance. Soil borings from previous utility projects completed by Spring Lake Township indicate sandy well drained soils indicating that the water table was not encountered in the 17.5' deep borings. Additional soil borings will be completed during site design to confirm infiltration capacities on site. A combination of leaching basins and storm water collection piping throughout the site along with a retention basin along the north eastern portion of the property is anticipated. It is the Township's intent to integrate Green Storm water Infrastructure in the design including rain gardens and or porous pavement to minimize the size of the retention basin.

Electric service will be provided from the existing electric utility infrastructure along Fruitport Road and Savidge Street. Electric service within the site will be underground and the existing overhead lines servicing the existing residential structure removed. Revisions to the spacing of poles along Fruitport Road and potential elimination will be completed during site design with Consumers Energy.

Gas (Michigan Gas Utilities) and telecommunications for the site will be provided from the existing infrastructure currently in place and serving the adjacent commercial area.

15 10:47

Exhibit 03



700392665GTA

8 2 9 7 5 9 6

Tx:4121939

7/5/2012 10:47:00 AM

2012-0027791

FILED/SEALED FOR RECORD IN  
OTTAWA COUNTY, MI  
GARY SCHOLTEN R.O.D.  
07/06/2012 AT 2:39 PM  
WARRANTY DEED 17.00

**STATE OF MICHIGAN** REAL ESTATE ★  
**TRANSFER TAX** ★  
 Ottawa Co \$181.50 CO ★  
 07/06/2012 \$1237.50 ST ★  
 2012-0027791 TTX# 4121939 ★



WARRANTY DEED

STATUTORY FORM FOR INDIVIDUALS

**This Indenture,**

Dated this day of:

**KNOW ALL MEN BY THESE PRESENTS THAT:**

June 29, 2012

Bruce R. Smith, A Single Man and Toni G. Smith, A Single Woman  
106 N Fruitport Rd  
Spring Lake, MI 49456

**Convey(s) and Warrant(s) To:**

Spring Lake Township  
106 S. Buchanan Street  
Spring Lake, MI 49456

**for the sum of**

ONE HUNDRED SIXTY FIVE THOUSAND AND 00/100 DOLLARS --- (\$165,000.00)

**the following described premises situated in**

The Village of Spring Lake, County of Ottawa and State of Michigan to wit:

PARCEL A: That part of Government Lot 5 and the Southwest 1/4 of Section 14, Town 8 North, Range 16 West, described as commencing 1017 feet North and 149.4 feet West of the Southeast corner of the Southwest 1/4 of said Section 14, thence North 170 feet, thence North 88 degrees 55' East 225 feet, thence South 170 feet, thence South 88 degrees 55' West 225 feet to the place of beginning.

Parcel ID No. 70-03-14-451-010

PARCEL B: Part of Government Lot 5, commencing 1402.5 feet North and East 272.6 feet from the South 1/4 corner, thence South 89 degrees 30' West 170 feet, thence South 209.3 feet to the point of beginning, thence North 88 degrees 55' West 27 feet, thence South 170 feet, thence South 88 degrees 55' East to a point South of the point of beginning, thence North to the point of beginning, Section 14, Town 8 North, Range 16 West.

70-03-14-451-010

Subject to easements, reservations, restrictions and limitations of record, if any. And further subject to: NONE

Ottawa County Treasurer's Office  
The records in my office show no unpaid taxes or special assessments for the five years preceding 2011 involving lands in this instrument.  
Bradley J. Slagh KS Treasurer

Signed by

*Toni G. Smith*

Bruce R. Smith by Toni G. Smith his attorney in fact

*Toni G. Smith*

Toni G. Smith

STATE OF MICHIGAN )  
COUNTY OF OTTAWA )

*Tamra Jo Winks Ottawa of MB*

I, a Notary Public of the County and the State first above written, do hereby certify that Bruce R. Smith, A Single Man by Toni G. Smith his attorney in fact and Toni G. Smith, A Single Woman personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal; this the 29th day of June, 2012.

*Tamra Jo Winks*  
Notary Public, *Tamra Jo Winks*  
Ottawa County, acting in the County of Ottawa,  
My Commission Expires: *8-12-2013*

(SEAL)

**Assisted By:**  
Chicago Title  
675 E 16th Street  
Holland, MI 49423

**Drafted By:**  
Bruce Smith  
106 N Fruitport Rd  
Spring Lake, MI 49456

**Mall After Recording To:**  
Spring Lake Township  
Attn: Gordon Galligher  
106 S. Buchanan Street  
Spring Lake, MI 49456

**Send Subsequent  
Tax Bills To:**  
Spring Lake Township  
Attn: Gordon Galligher  
106 S. Buchanan Street  
Spring Lake, MI 49456

## MEMORANDUM OF CONTRACT

THIS MEMORANDUM OF CONTRACT is entered into this 2<sup>nd</sup> day of July, 2012, by and between **PB PROPERTIES, LLC**, a Michigan limited liability company, of 501 Buena Vista Drive, Spring Lake, Michigan 49456 ("Seller"), and **SPRING LAKE TOWNSHIP**, a Michigan governmental township, of 106 S. Buchanan Street, Spring Lake, Michigan 49456 ("Purchaser").

### WITNESSETH:

WHEREAS, Purchaser and Seller have entered into an Installment Sale Contract of even date herewith; and

WHEREAS, the parties desire to enter into this Memorandum of Contract to give record notice of the existence of said Installment Sale Contract.

NOW, THEREFORE, in consideration of the Premises and for other good and valuable consideration, Seller acknowledges and agrees that it has sold to Purchaser on Installment Sale Contract dated \_\_\_\_\_, 2012, the premises located in Village of Spring Lake, County of Ottawa, State of Michigan, legally described as:

Part of Government Lot Five (5), Section 14, Town 8 North, Range 16 West, commencing 1,352.50 feet North and 272.60 feet East of the South one-quarter (S 1/4) corner, thence South 89 degrees 30 minutes West 170.00 feet, thence South 329.30 feet, thence South 88 degrees 55 minutes East to a point South of beginning, thence North to beginning.

The above-described parcel is sometimes known and described as that part of the Southeast one-quarter (SE 1/4) of Section 14, Town 8 North, Range 16 West, commencing 1017.00 feet North and North 88 degrees 55 minutes East 102.60 feet from the South one-quarter (S 1/4) corner, thence North 329.30 feet, thence East 170.00 feet, thence South 329.30 feet, thence South 88 degrees 55 minutes West 170.00 feet to beginning.

Parcel No. 70-03-14-451-014; commonly known as 0 (Vacant) Cleveland Street, Spring Lake, Michigan 49456

The purpose of this Memorandum of Contract is to give record notice of the existence of the aforesaid Installment Sale Contract.

The parties have executed this Memorandum of Contract on the day and year first above written.

**SELLER:**

PB PROPERTIES, LLC  
a Michigan limited liability company

By: Richard O. Peel  
Richard O. Peel  
Its: Manager

**PURCHASER:**

SPRING LAKE TOWNSHIP  
a Michigan governmental township

By: John Nash  
John Nash  
Its: Supervisor  
By: H. Carolyn Boersma  
H. Carolyn Boersma  
Its: Clerk

STATE OF MICHIGAN )  
 ) ss.  
COUNTY OF OTTAWA )

The foregoing instrument was acknowledged before me, a Notary Public, this 2<sup>nd</sup> day of July, 2012, by RICHARD O. PEEL, Manager of PB Properties, LLC, a Michigan limited liability company, as Seller.

KERRY GRAHAM  
Notary Public, State of Michigan  
County of Ottawa  
My Commission Expires May 29, 2019  
Acting in the County of Ottawa

Kerry Graham  
Notary Public  
Ottawa County, Michigan  
Acting in Ottawa County, Michigan  
My Commission Expires: 5-29-2019

STATE OF MICHIGAN )  
 ) ss.  
COUNTY OF OTTAWA )

The foregoing instrument was acknowledged before me, a Notary Public, this 2<sup>nd</sup> day of July, 2012, by JOHN NASH and H. CAROLYN BOERSMA, Supervisor and Clerk, respectively, of Spring Lake Township, a Michigan governmental township, as Purchaser.

Prepared by and after recording return to:  
Eric R. Post  
Scholten Fant  
P. O. Box 454  
Grand Haven, MI 49417

Kerry Graham  
Notary Public  
Ottawa County, Michigan  
Acting in Ottawa County, Michigan  
My Commission Expires: 5-29-2019

KERRY GRAHAM  
Notary Public, State of Michigan  
County of Ottawa  
My Commission Expires May 29, 2019  
Acting in the County of Ottawa

**To:** Gordon Gallagher  
Spring Lake Township Manager

**From:** Peter C. LaMourie, P.E. PTOE

**Date:** January 30, 2014

**Re:** Trip Generation Comparison  
Proposed Fire/Township Offices Site

**File No:** 72160001.0/002

**Copy:** CR Architects – Steve Barber

As requested, Progressive AE has developed comparisons of projected traffic generation for a variety of potential land uses for the site located on the northeast corner of M-104 (Savidge) and Fruitport Road. Comparing projected traffic generation for various potential land uses is fairly straightforward using the most current version of ITE's Trip Generation manual (in this case the 9th Edition). The two tome manual is recognized in Michigan and nationally by road agencies and communities as the best source for such trip forecasting and is based upon thousands of surveys done at existing/occupied land uses.

Based upon the Trip Generation manual, the projected daily and peak hour traffic generation for the 2.23-acre site will be approximately as noted below for various potential land uses, in addition to the proposed fire station/township offices use. The sizes assumed for this analysis are those that typically fit within this size of site inclusive of standard setbacks, parking, landscaping, and other site design elements.

Land Use	ITE Code	Size	Daily trips <sup>(1)</sup>	Peak-hour Trips <sup>(1,2,3)</sup>
Fire station/Twp offices	710/730	19,400 sf <sup>(4)</sup>	214	23
Medical/dental offices	720	9,000 sf	324	33
Pharmacy	881	10,000 sf	961	99 (60)
Commercial/retail center	820	10,000 sf	1,520	128 (90)
Fast food	934	4,000 sf	1,984	131 (78)

- Notes:
1. It should be noted that trips are measured individually for inbound and outbound movements. Therefore, for instance, a visit to the site generates two trips; one inbound trip and one outbound trip.
  2. During peak hour of adjacent street (typically within 7-9 am or 4-6pm timeframes).
  3. Numbers in parenthesis reflect reductions due to pass-by trips (traffic already on the adjacent street that stop in at the site - applicable mainly to commercial type uses).
  4. Traffic generating office/admin. space - not inclusive of storage or apparatus bays (latter may "generate" 4-8 trips per day).

The results indicate that the proposed fire station/township offices would easily generate the fewest trips (and therefore lowest traffic impact) than any of the other listed potential uses. Further, we believe the factors used (limited data base for this type of use) significantly overstate the number of trips that would be generated by the proposed fire station/township office uses, especially in terms of daily traffic.

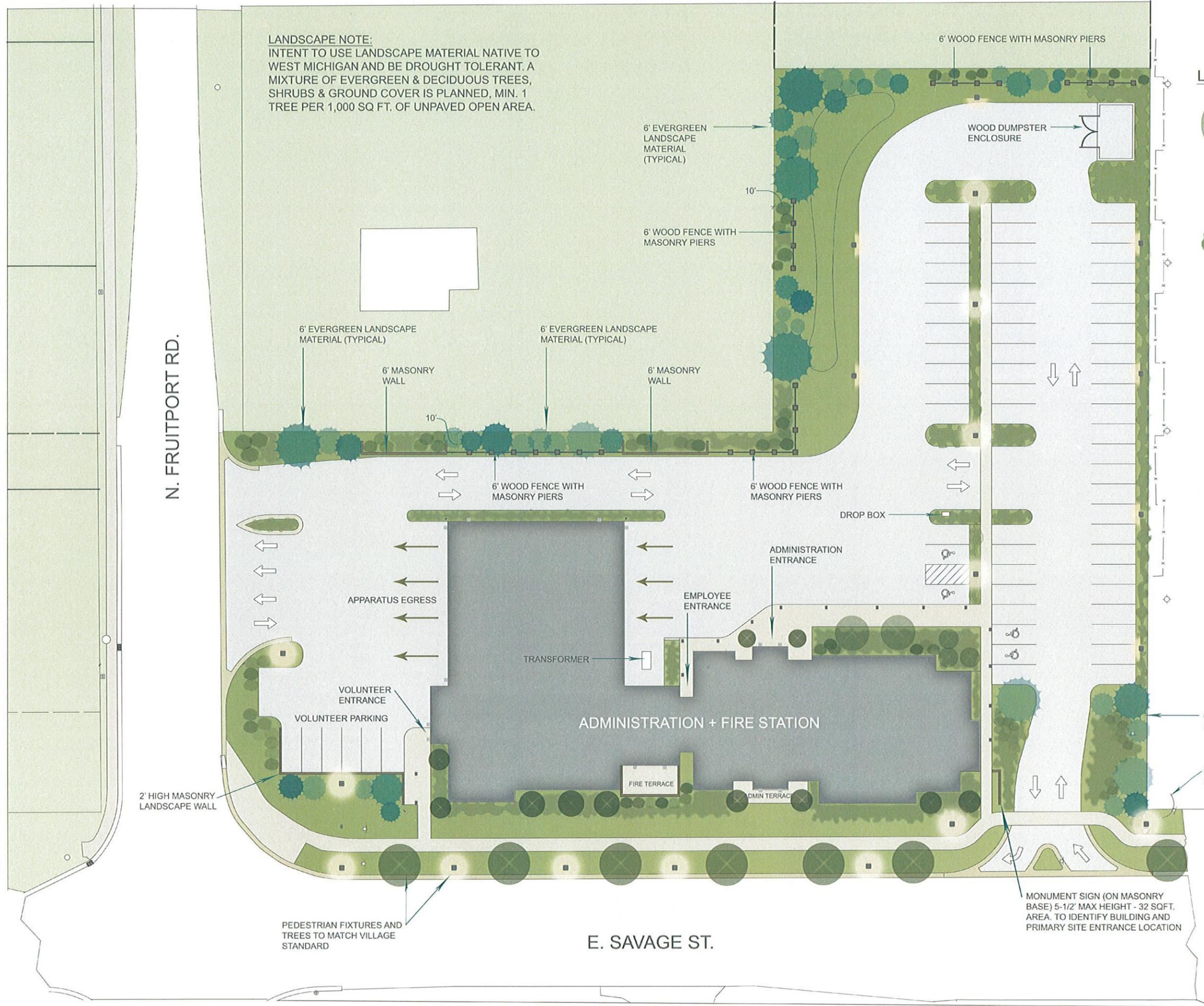
Please let me know if you have any questions.

PCL/smg

LANDSCAPE NOTE:  
INTENT TO USE LANDSCAPE MATERIAL NATIVE TO WEST MICHIGAN AND BE DROUGHT TOLERANT. A MIXTURE OF EVERGREEN & DECIDUOUS TREES, SHRUBS & GROUND COVER IS PLANNED, MIN. 1 TREE PER 1,000 SQ. FT. OF UNPAVED OPEN AREA.

LEGEND

-  DECIDUOUS TREE OR SHRUB
-  EVERGREEN TREE OF SHRUB
-  GROUND COVER



January 30, 2014  
2130436

Mr. Gordon Gallagher, Manager  
Spring Lake Township  
106 S. Buchanan  
Spring Lake, MI 49456

RE: Spring Lake Twp. Fire Station: OCRC & MDOT Conceptual Approval

Dear Gordon:

As you are aware Prein&Newhof and Progressive AE have met with Ottawa County Road officials to review the proposed site plan for the proposed Spring Lake Township Fire Station at the northwest corner of Fruitport Road and M-104 (Savidge Street). In addition, Progressive AE has been in contact with MDOT officials on the proposed driveway located along M-104 (Savidge Street) to the east of Fruitport Road.

The preliminary site layout plans submitted have been revised to meet each agencies requirements. Preliminary approval from both agencies has been provided and is attached for your use. Following completion of an approved site plan from the Village of Spring Lake, permits for the work will need to be completed with MDOT and the OCRC.

Please contact me with any questions,

Sincerely,

**Prein&Newhof**



Kevin S. Kieft, P.E.

KSK/ksk

Enclosure(s): Email – December 20, 2014 – John Gutierrez, P.E. OCRC - Conceptual approval  
December 12, 2013 MDOT Conceptual approval

cc: Steve Barber, CR Architecture & Design

**Kieft, Kevin**

---

**From:** John Gutierrez <JGutierrez@ottawacorc.com>  
**Sent:** Wednesday, January 29, 2014 3:11 PM  
**To:** Kieft, Kevin  
**Cc:** Gordon Gallagher (GGallagher@springlaketwp.org)  
**Subject:** FW: Spring Lake Fire Sta.

---

**From:** John Gutierrez  
**Sent:** Friday, December 20, 2013 2:56 PM  
**To:** 'Kieft, Kevin'  
**Cc:** Gordon Gallagher (GGallagher@springlaketwp.org)  
**Subject:** Spring Lake Fire Sta.

Kevin,

I have reviewed your Preliminary Site Layout Plan dated Nov. '13 (revised and resubmitted Dec. 20, 2013) for the proposed Spring Lake Fire Station/Township Administration Building and approve of the conceptual driveway layout along Fruitport Road. The MDOT shall review and approve the driveway along M-104 (Cleveland Street/E. Savidge Street). Feel free to contact me if you have any questions.

Thanks,  
John Gutierrez, PE  
Special Services Engineer  
Ottawa County Road Commission  
616-842-5400



RICK SNYDER  
GOVERNOR

STATE OF MICHIGAN  
**DEPARTMENT OF TRANSPORTATION**  
MUSKEGON TRANSPORTATION SERVICE CENTER (TSC)

KIRK T. STEUDLE  
DIRECTOR

December 12, 2013

Spring Lake Township  
Mr. John Nash  
106 S. Buchanan Street  
Spring Lake, Michigan 49456

Re: Proposed Fire Station and Township Hall  
M-104 and Fruitport Road, Spring Lake, Michigan

Dear Mr. Nash;

The Michigan Department of Transportation (MDOT) has reviewed the preliminary plans for the Fire Station and Township Hall driveway location along M-104 east of Fruitport Road in the Village of Spring Lake. MDOT agrees in concept with the driveway location along M-104, and will continue the permit process once the township has an approved the site plan from the Village of Spring Lake and applies for a MDOT permit on-line.

If you have any questions please feel free to contact me.

Sincerely,

Marc Fredrickson, P.E.  
MDOT Assistant Operations Engineer

MF:mab

cc: Mike Brege, Michigan Department of Transportation

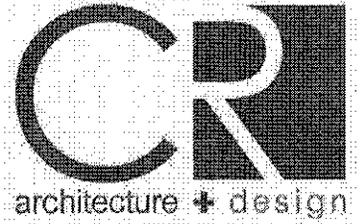


Exhibit 08

01/30/14

## Professional Architect Seal

David Arends  
600 Vine St. Suite 2210  
Cincinnati, OH 45202



600 Vine Street Suite 2210 Cincinnati, OH 45202 P 513.721.6080 T 800.469.4949 F 513.721.6181  
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SECTION 01 74 19 - CONSTRUCTION WASTE MANAGEMENT AND DISPOSAL

Exhibit 09

PART 1 - GENERAL

1.1 SUMMARY

A. Section includes:

1. Administrative and procedural requirements for the following:
  - a. Salvaging nonhazardous demolition and construction waste.
  - b. Recycling nonhazardous demolition and construction waste.
  - c. Disposing of nonhazardous demolition and construction waste.

1.2 DEFINITIONS

- A. Construction Waste: Building and site improvement materials and other solid waste resulting from construction, remodeling, renovation, or repair operations. Construction waste includes packaging.
- B. Demolition Waste: Building and site improvement materials resulting from demolition or selective demolition operations.
- C. Disposal: Removal off-site of demolition and construction waste and subsequent sale, recycling, reuse, or deposit in landfill or incinerator acceptable to authorities having jurisdiction.
- D. Recycle: Recovery of demolition or construction waste for subsequent processing in preparation for reuse.
- E. Salvage: Recovery of demolition or construction waste and subsequent sale or reuse in another facility.
- F. Salvage and Reuse: Recovery of demolition or construction waste and subsequent incorporation into the Work.

1.3 PERFORMANCE REQUIREMENTS

- A. General: Achieve end-of-Project rates for salvage/recycling of 50 percent by weight of total non-hazardous solid waste generated by the Work. Practice efficient waste management in the use of materials in the course of the Work. Use all reasonable means to divert construction and demolition waste from landfills and incinerators. Facilitate recycling and salvage of materials.

#### 1.4 ACTION SUBMITTALS

- A. Waste Management Plan: Submit plan within 30 days of date established for the Notice to Proceed.
- B. INFORMATIONAL SUBMITTALS
- C. Waste Reduction Progress Reports: Concurrent with each Application for Payment, submit report. Use Form CWM-7 for construction waste and Form CWM-8 for demolition waste. Include the following information:
  - 1. Material category.
  - 2. Generation point of waste.
  - 3. Total quantity of waste in tons (tonnes).
  - 4. Quantity of waste salvaged, both estimated and actual in tons (tonnes).
  - 5. Quantity of waste recycled, both estimated and actual in tons (tonnes).
  - 6. Total quantity of waste recovered (salvaged plus recycled) in tons (tonnes).
  - 7. Total quantity of waste recovered (salvaged plus recycled) as a percentage of total waste.
- D. Waste Reduction Calculations: Before request for Substantial Completion, submit calculated end-of-Project rates for salvage, recycling, and disposal as a percentage of total waste generated by the Work.
- E. Records of Donations: Indicate receipt and acceptance of salvageable waste donated to individuals and organizations. Indicate whether organization is tax exempt.
- F. Records of Sales: Indicate receipt and acceptance of salvageable waste sold to individuals and organizations. Indicate whether organization is tax exempt.
- G. Recycling and Processing Facility Records: Indicate receipt and acceptance of recyclable waste by recycling and processing facilities licensed to accept them. Include manifests, weight tickets, receipts, and invoices.
- H. Landfill and Incinerator Disposal Records: Indicate receipt and acceptance of waste by landfills and incinerator facilities licensed to accept them. Include manifests, weight tickets, receipts, and invoices.
- I. LEED Submittal: LEED letter template for Credit MR 2, signed by Contractor, tabulating total waste material, quantities diverted and means by which it is diverted, and statement that requirements for the credit have been met.
- J. Qualification Data: For [waste management coordinator] [and] [refrigerant recovery technician].
- K. Statement of Refrigerant Recovery: Signed by refrigerant recovery technician responsible for recovering refrigerant, stating that all refrigerant that was present was recovered and that recovery was performed according to EPA regulations. Include name and address of technician and date refrigerant was recovered.

## 1.5 QUALITY ASSURANCE

- A. Waste Management Coordinator Qualifications: Experienced firm, with a record of successful waste management coordination of projects with similar requirements, that employs a LEED-Accredited Professional, certified by the USGBC, as waste management coordinator. Waste management coordinator may also serve as LEED coordinator.
- B. Refrigerant Recovery Technician Qualifications: Certified by EPA-approved certification program.
- C. Regulatory Requirements: Comply with hauling and disposal regulations of authorities having jurisdiction.
- D. Waste Management Conference: Conduct conference at Project site to comply with requirements in Division 01 Section ["**Project Management and Coordination.**"] ["**General Requirements**"]. Review methods and procedures related to waste management including, but not limited to, the following:
  - 1. Review and discuss waste management plan including responsibilities of waste management coordinator.
  - 2. Review requirements for documenting quantities of each type of waste and its disposition.
  - 3. Review and finalize procedures for materials separation and verify availability of containers and bins needed to avoid delays.
  - 4. Review procedures for periodic waste collection and transportation to recycling and disposal facilities.
  - 5. Review waste management requirements for each trade.

## 1.6 WASTE MANAGEMENT PLAN

- A. General: Develop a waste management plan according to ASTM E 1609 and requirements in this Section. Plan shall consist of waste identification, waste reduction work plan, and cost/revenue analysis. **Distinguish between demolition and construction waste.** Indicate quantities by weight or volume, but use same units of measure throughout waste management plan.
- B. Waste Identification: Indicate anticipated types and quantities of **[demolition]** **[site-clearing]** **[and]** **[construction]** waste generated by the Work. Use **[Form CWM-1 for construction waste]** **[and]** **[Form CWM-2 for demolition waste]**. Include estimated quantities and assumptions for estimates.
- C. Waste Reduction Work Plan: List each type of waste and whether it will be salvaged, recycled, or disposed of in landfill or incinerator. Use **[Form CWM-3 for construction waste]** **[and]** **[Form CWM-4 for demolition waste]**. Include points of waste generation, total quantity of each type of waste, quantity for each means of recovery, and handling and transportation procedures.
  - 1. Salvaged Materials for Reuse: For materials that will be salvaged and reused in this Project, describe methods for preparing salvaged materials before incorporation into the Work.

2. Salvaged Materials for Sale: For materials that will be sold to individuals and organizations, include list of their names, addresses, and telephone numbers.
  3. Salvaged Materials for Donation: For materials that will be donated to individuals and organizations, include list of their names, addresses, and telephone numbers.
  4. Recycled Materials: Include list of local receivers and processors and type of recycled materials each will accept. Include names, addresses, and telephone numbers.
  5. Disposed Materials: Indicate how and where materials will be disposed of. Include name, address, and telephone number of each landfill and incinerator facility.
  6. Handling and Transportation Procedures: Include method that will be used for separating recyclable waste including sizes of containers, container labeling, and designated location
- D. Cost/Revenue Analysis: Indicate total cost of waste disposal as if there was no waste management plan and net additional cost or net savings resulting from implementing waste management plan. Use [**Form CWM-5 for construction waste**] [**and**] [**Form CWM-6 for demolition waste**]. Include the following:
1. Total quantity of waste.
  2. Estimated cost of disposal (cost per unit). Include hauling and tipping fees and cost of collection containers for each type of waste.
  3. Total cost of disposal (with no waste management).
  4. Revenue from salvaged materials.
  5. Revenue from recycled materials.
  6. Savings in hauling and tipping fees by donating materials.
  7. Savings in hauling and tipping fees that are avoided.
  8. Handling and transportation costs. Include cost of collection containers for each type of waste.
  9. Net additional cost or net savings from waste management plan.

## PART 2 - PRODUCTS (Not Used)

## PART 3 - EXECUTION

### 3.1 PLAN IMPLEMENTATION

- A. General: Implement approved waste management plan. Provide handling, containers, storage, signage, transportation, and other items as required to implement waste management plan during the entire duration of the Contract.
  1. Comply with operation, termination, and removal requirements in Division 01 Section [**"Temporary Facilities and Controls"**][**"General Requirements"**].
- B. Waste Management Coordinator: Engage a waste management coordinator to be responsible for implementing, monitoring, and reporting status of waste management work plan.[ **Coordinator shall be present at Project site full time for duration of Project.**]
- C. Training: Train workers, subcontractors, and suppliers on proper waste management procedures, as appropriate for the Work.

1. Distribute waste management plan to everyone concerned within three days of submittal return.
  2. Distribute waste management plan to entities when they first begin work on-site. Review plan procedures and locations established for salvage, recycling, and disposal.
- D. Site Access and Temporary Controls: Conduct waste management operations to ensure minimum interference with roads, streets, walks, walkways, and other adjacent occupied and used facilities.
1. Designate and label specific areas on Project site necessary for separating materials that are to be salvaged, recycled, reused, donated, and sold.
  2. Comply with Division 01 Section ["**Temporary Facilities and Controls**"]["**General Requirements**"] for controlling dust and dirt, environmental protection, and noise control.

### 3.2 SALVAGING DEMOLITION WASTE

- A. Salvaged Items for Reuse in the Work: Salvage items for reuse and handle as follows:
1. Clean salvaged items.
  2. Pack or crate items after cleaning. Identify contents of containers with label indicating elements, date of removal, quantity, and location where removed.
  3. Store items in a secure area until installation.
  4. Protect items from damage during transport and storage.
  5. Install salvaged items to comply with installation requirements for new materials and equipment. Provide connections, supports, and miscellaneous materials necessary to make items functional for use indicated.
- B. Salvaged Items for [~~Sale~~] [~~and~~] [~~Donation~~]: [~~Permitted~~] [~~Not permitted~~] on Project site.
- C. Salvaged Items for Owner's Use: Salvage items for Owner's use and handle as follows:
1. Clean salvaged items.
  2. Pack or crate items after cleaning. Identify contents of containers with label indicating elements, date of removal, quantity, and location where removed.
  3. Store items in a secure area until delivery to Owner.
  4. Transport items to Owner's storage area [**on-site**] [~~off-site~~] [**designated by Owner**].
  5. Protect items from damage during transport and storage.
- D. Doors and Hardware: Brace open end of door frames. Except for removing door closers, leave door hardware attached to doors.
- E. Equipment: Drain tanks, piping, and fixtures. Seal openings with caps or plugs. Protect equipment from exposure to weather.
- F. Plumbing Fixtures: Separate by type and size.
- G. Lighting Fixtures: Separate lamps by type and protect from breakage.

- H. Electrical Devices: Separate switches, receptacles, switchgear, transformers, meters, panelboards, circuit breakers, and other devices by type.

### 3.3 RECYCLING [DEMOLITION] [AND] [CONSTRUCTION] WASTE, GENERAL

- A. General: Recycle paper and beverage containers used by on-site workers.
- B. Recycling Receivers and Processors: List below is provided for information only; available recycling receivers and processors include, but are not limited to, the following:
1. **<Insert names and telephone numbers of local recycling receivers and processors of recyclable materials>.**
- C. Recycling Incentives: Revenues, savings, rebates, tax credits, and other incentives received for recycling waste materials shall [accrue to Owner] [accrue to Contractor] [be shared equally by Owner and Contractor].
- D. Preparation of Waste: Prepare and maintain recyclable waste materials according to recycling or reuse facility requirements. Maintain materials free of dirt, adhesives, solvents, petroleum contamination, and other substances deleterious to the recycling process.
- E. Procedures: Separate recyclable waste from other waste materials, trash, and debris. Separate recyclable waste by type at Project site to the maximum extent practical according to approved construction waste management plan.
1. Provide appropriately marked containers or bins for controlling recyclable waste until removed from Project site. Include list of acceptable and unacceptable materials at each container and bin.
    - a. Inspect containers and bins for contamination and remove contaminated materials if found.
  2. Stockpile processed materials on-site without intermixing with other materials. Place, grade, and shape stockpiles to drain surface water. Cover to prevent windblown dust.
  3. Stockpile materials away from construction area. Do not store within drip line of remaining trees.
  4. Store components off the ground and protect from the weather.
  5. Remove recyclable waste from Owner's property and transport to recycling receiver or processor.

### 3.4 RECYCLING DEMOLITION WASTE

- A. Asphalt Paving: Grind asphalt to maximum [1-1/2-inch (38-mm)] [4-inch (100-mm)] size.
1. Crush asphaltic concrete paving and screen to comply with requirements in Division 31 Section "Earth Moving" for use as general fill.
- B. Asphalt Paving: Break up and transport paving to asphalt-recycling facility.

- C. Concrete: Remove reinforcement and other metals from concrete and sort with other metals.
  - 1. Pulverize concrete to maximum [1-1/2-inch (38-mm)] [4-inch (100-mm)] size.
  - 2. Crush concrete and screen to comply with requirements in Division 31 Section "Earth Moving" for use as satisfactory soil for fill or subbase.
  
- D. Masonry: Remove metal reinforcement, anchors, and ties from masonry and sort with other metals.
  - 1. Pulverize masonry to maximum [3/4-inch (19-mm)] [1-inch (25-mm)] [1-1/2-inch (38-mm)] [4-inch (100-mm)] size.
    - a. Crush masonry and screen to comply with requirements in Division 31 Section "Earth Moving" for use as [general fill] [satisfactory soil for fill or subbase].
    - b. Crush masonry and screen to comply with requirements in Division 32 Section "Plants" for use as mineral mulch.
  - 2. Clean and stack undamaged, whole masonry units on wood pallets.
  
- E. Wood Materials: Sort and stack members according to size, type, and length. Separate lumber, engineered wood products, panel products, and treated wood materials.
  
- F. Metals: Separate metals by type.
  - 1. Structural Steel: Stack members according to size, type of member, and length.
  - 2. Remove and dispose of bolts, nuts, washers, and other rough hardware.
  
- G. Asphalt Shingle Roofing: Separate organic and glass-fiber asphalt shingles and felts. Remove and dispose of nails, staples, and accessories.
  
- H. Gypsum Board: Stack large clean pieces on wood pallets or in container and store in a dry location. Remove edge trim and sort with other metals. Remove and dispose of fasteners.
  
- I. Acoustical Ceiling Panels and Tile: Stack large clean pieces on wood pallets and store in a dry location.
  
- J. Metal Suspension System: Separate metal members including trim, and other metals from acoustical panels and tile and sort with other metals.
  
- K. Carpet[ and Pad]: Roll large pieces tightly after removing debris, trash, adhesive, and tack strips.
  - 1. Store clean, dry carpet[ and pad] in a closed container or trailer provided by Carpet Reclamation Agency or carpet recycler.
  
- L. Carpet Tile: Remove debris, trash, and adhesive.
  - 1. Stack tile on pallet and store clean, dry carpet in a closed container or trailer provided by Carpet Reclamation Agency or carpet recycler.

- M. Piping: Reduce piping to straight lengths and store by type and size. Separate supports, hangers, valves, sprinklers, and other components by type and size.
- N. Conduit: Reduce conduit to straight lengths and store by type and size.

### 3.5 RECYCLING CONSTRUCTION WASTE

#### A. Packaging:

1. Cardboard and Boxes: Break down packaging into flat sheets. Bundle and store in a dry location.
2. Polystyrene Packaging: Separate and bag materials.
3. Pallets: As much as possible, require deliveries using pallets to remove pallets from Project site. For pallets that remain on-site, break down pallets into component wood pieces and comply with requirements for recycling wood.
4. Crates: Break down crates into component wood pieces and comply with requirements for recycling wood.

#### B. Wood Materials:

1. Clean Cut-Offs of Lumber: Grind or chip into small pieces.
2. Clean Sawdust: Bag sawdust that does not contain painted or treated wood.
  - a. Comply with requirements in Division 32 Section "Plants." for use of clean sawdust as organic mulch.

#### C. Gypsum Board: Stack large clean pieces on wood pallets or in container and store in a dry location.

1. Clean Gypsum Board: Grind scraps of clean gypsum board using small mobile chipper or hammer mill. Screen out paper after grinding.
  - a. Comply with requirements in Division 32 Section "Plants." for use of clean ground gypsum board as inorganic soil amendment.

### 3.6 DISPOSAL OF WASTE

#### A. General: Except for items or materials to be salvaged, recycled, or otherwise reused, remove waste materials from Project site and legally dispose of them in a landfill or incinerator acceptable to authorities having jurisdiction.

1. Except as otherwise specified, do not allow waste materials that are to be disposed of accumulate on-site.
2. Remove and transport debris in a manner that will prevent spillage on adjacent surfaces and areas.

#### B. Burning: Do not burn waste materials.

- C. Burning: Burning of waste materials is permitted only at designated areas on Owner's property, provided required permits are obtained. Provide full-time monitoring for burning materials until fires are extinguished.
- D. Disposal: Remove waste materials and dispose of at designated spoil areas on Owner's property.
- E. Disposal: Remove waste materials from Owner's property and legally dispose of them.

### 3.7 ATTACHMENTS

- A. Form CWM-1 for construction waste identification.
- B. Form CWM-2 for demolition waste identification.
- C. Form CWM-3 for construction waste reduction work plan.
- D. Form CWM-4 for demolition waste reduction work plan.
- E. Form CWM-5 cost/revenue analysis of construction waste reduction work plan.
- F. Form CWM-6 cost/revenue analysis of demolition waste reduction work plan.
- G. Form CWM-7 for construction waste.
- H. Form CWM-8 for demolition waste.

<b>CWM-1 Construction Waste Identification</b>						
<b>GENERATION POINT</b>	<b>Est. Quantity of Materials Received* (A)</b>	<b>Est. Waste (Percent) (B)</b>	<b>Total Est. Quantity of Waste* (C = A X B)</b>	<b>Est. Volume Cy (Cm)</b>	<b>Est. Weight Tons (Tonnes)</b>	<b>Remarks and Assumptions</b>
Packaging: Cardboard						
Packaging: Boxes						
Packaging: Plastic Sheet or Film						
Packaging: Polystyrene						
Packaging: Pallets or Skids						
Packaging: Crates						
Packaging: Paint Cans						
Packaging: Plastic Pails						
Site-Clearing Waste						
Masonry or CMU						
Lumber: Cut-Offs						
Lumber: Warped Pieces						
Plywood or OSB (scraps)						

CWM-1 Construction Waste Identification						
GENERATION POINT	Est. Quantity of Materials Received* (A)	Est. Waste (Percent) (B)	Total Est. Quantity of Waste* (C = A X B)	Est. Volume Cy (Cm)	Est. Weight Tons (Tonnes)	Remarks and Assumptions
Wood Forms						
Wood Waste Chutes						
Wood Trim (cut-offs)						
Metals						
Insulation						
Roofing						
Joint Sealant Tubes						
Gypsum Board (scraps)						
Carpet and Pad (scraps)						
Piping						
Electrical Conduit						
Other:						
* Insert units of measure.						
End of CWM-1						

<b>CWM-2: Demolition Waste Identification</b>				
<b>MATERIAL DESCRIPTION</b>	<b>Est. Quantity</b>	<b>Est. Volume CY (Cm)</b>	<b>Est. Weight Tons (Tonnes)</b>	<b>Remarks and Assumptions</b>
Asphaltic Concrete Paving				
Concrete				
Brick				
CMU				
Lumber				
Plywood and OSB				
Wood Paneling				
Wood Trim				
Miscellaneous Metals				
Structural Steel				
Rough Hardware				
Insulation				
Roofing				
Doors and Frames				
Door Hardware				
Windows				
Glazing				
Acoustical Tile				
Carpet				
Carpet Pad				
Demountable Partitions				
Equipment				

<b>CWM-2: Demolition Waste Identification</b>				
<b>MATERIAL DESCRIPTION</b>	<b>Est. Quantity</b>	<b>Est. Volume CY (Cm)</b>	<b>Est. Weight Tons (Tonnes)</b>	<b>Remarks and Assumptions</b>
Cabinets				
Plumbing Fixtures				
Piping				
Piping Supports and Hangers				
Valves				
Sprinklers				
Mechanical Equipment				
Electrical Conduit				
Copper Wiring				
Light Fixtures				
Lamps				
Lighting Ballasts				
Electrical Devices				
Switchgear and Panelboards				
Transformers				
Other:				
<b>End of CWM-2</b>				

<b>CWM-3: Construction Waste Reduction Work Plan</b>						
MATERIAL CATEGORY	Generation Point	Total Est. Quantity Of Waste Tons (Tonnes)	Disposal Method And Quantity			Handling and Transportation Procedures
			Est. Amount Salvaged Tons (Tonnes)	Est. Amount Recycled Tons (Tonnes)	Est. Amount Disposed To Landfill Tons (Tonnes)	
Packaging: Cardboard						
Packaging: Boxes						
Packaging: Plastic Sheet or Film						
Packaging: Polystyrene						
Packaging: Pallets or Skids						
Packaging: Crates						
Packaging: Paint Cans						
Packaging: Plastic Pails						
Site-Clearing Waste						
Masonry or CMU						
Lumber: Cut-Offs						
Lumber: Warped Pieces						
Plywood or OSB (scraps)						
Wood Forms						
Wood Waste Chutes						
Wood Trim (cut-offs)						

<b>CWM-3: Construction Waste Reduction Work Plan</b>						
<b>MATERIAL CATEGORY</b>	<b>Generation Point</b>	<b>Total Est. Quantity Of Waste Tons (Tonnes)</b>	<b>Disposal Method And Quantity</b>			<b>Handling and Transportation Procedures</b>
			<b>Est. Amount Salvaged Tons (Tonnes)</b>	<b>Est. Amount Recycled Tons (Tonnes)</b>	<b>Est. Amount Disposed To Landfill Tons (Tonnes)</b>	
Metals						
Insulation						
Roofing						
Joint Sealant Tubes						
Gypsum Board (scraps)						
Carpet and Pad (scraps)						
Piping						
Electrical Conduit						
Other:						
<b>End of CWM-3</b>						

CWM-4: Demolition Waste Reduction Work Plan						
MATERIAL CATEGORY	Generation Point	Total Est. Quantity of Waste Tons (Tonnes)	Disposal Method and Quantity			Handling and Transportation Procedures
			Est. Amount Salvaged Tons (Tonnes)	Est. Amount Recycled Tons (Tonnes)	Est. Amount Disposed to Landfill Tons (Tonnes)	
Asphaltic Concrete Paving						
Concrete						
Brick						
CMU						
Lumber						
Plywood and OSB						
Wood Paneling						
Wood Trim						
Miscellaneous Metals						
Structural Steel						
Rough Hardware						
Insulation						
Roofing						
Doors and Frames						
Door Hardware						
Windows						
Glazing						
Acoustical Tile						
Carpet						
Carpet Pad						
Demountable Partitions						

<b>CWM-4: Demolition Waste Reduction Work Plan</b>						
<b>MATERIAL CATEGORY</b>	<b>Generation Point</b>	<b>Total Est. Quantity of Waste Tons (Tonnes)</b>	<b>Disposal Method and Quantity</b>			<b>Handling and Transportation Procedures</b>
			<b>Est. Amount Salvaged Tons (Tonnes)</b>	<b>Est. Amount Recycled Tons (Tonnes)</b>	<b>Est. Amount Disposed to Landfill Tons (Tonnes)</b>	
Equipment						
Cabinets						
Plumbing Fixtures						
Piping						
Supports and Hangers						
Valves						
Sprinklers						
Mechanical Equipment						
Electrical Conduit						
Copper Wiring						
Light Fixtures						
Lamps						
Lighting Ballasts						
Electrical Devices						
Switchgear and Panelboards						
Transformers						
Other:						
<b>End of CWM-4</b>						

CWM-5: Cost/Revenue Analysis of Construction Waste Reduction Work Plan								
Materials	Total Quantity of Materials (Vol or Wt) (A)	Est. Cost Of Disposal (B)	Total Est. Cost Of Disposal (C = A X B)	Revenue From Salvaged Materials (D)	Revenue From Recycled Materials (E)	Landfill Tipping Fees Avoided (F)	Handling And Transportation Costs Avoided (G)	Net Cost Savings Of Work Plan (H = D+E+F+G)
Packaging: Cardboard								
Packaging: Boxes								
Packaging: Plastic Sheet or Film								
Packaging: Polystyrene								
Packaging: Pallets or Skids								
Packaging: Crates								
Packaging: Paint Cans								
Packaging: Plastic Pails								
Site-Clearing Waste								
Masonry or CMU								
Lumber: Cut-Offs								
Lumber: Warped Pieces								
Plywood or OSB (scraps)								
Wood Forms								
Wood Waste Chutes								
Wood Trim (cut-offs)								

CWM-5: Cost/Revenue Analysis of Construction Waste Reduction Work Plan								
Materials	Total Quantity of Materials (Vol or Wt) (A)	Est. Cost Of Disposal (B)	Total Est. Cost Of Disposal (C = A X B)	Revenue From Salvaged Materials (D)	Revenue From Re-cycled Materials (E)	Landfill Tipping Fees Avoided (F)	Handling And Transportation Costs Avoided (G)	Net Cost Savings Of Work Plan (H = D+E+F+G)
Metals								
Insulation								
Roofing								
Joint Sealant Tubes								
Gypsum Board (scraps)								
Carpet and Pad (scraps)								
Piping								
Electrical Conduit								
Other:								
End of CWM-5								

<b>CWM-6: Cost/Revenue Analysis of Demolition Waste Reduction Work Plan</b>								
<b>MATERIALS</b>	<b>Total Quantity Of Materials (Vol. Or Weight) (A)</b>	<b>Est. Cost Of Disposal (B)</b>	<b>Total Est. Cost Of Disposal (C = A X B)</b>	<b>Revenue From Salvaged Materials (D)</b>	<b>Revenue From Re-cycled Materials (E)</b>	<b>Landfill Tipping Fees Avoided (F)</b>	<b>Handling And Transportation Costs Avoided (G)</b>	<b>Net Cost Savings Of Work Plan (H = D+E+F+G)</b>
Asphaltic Concrete Paving								
Concrete								
Brick								
CMU								
Lumber								
Plywood and OSB								
Wood Paneling								
Wood Trim								
Miscellaneous Metals								
Structural Steel								
Rough Hardware								
Insulation								
Roofing								
Doors and Frames								
Door Hardware								
Windows								
Glazing								
Acoustical Tile								
Carpet								
Carpet Pad								
Demountable Partitions								

CWM-6: Cost/Revenue Analysis of Demolition Waste Reduction Work Plan								
MATERIALS	Total Quantity Of Materials (Vol. Or Weight) (A)	Est. Cost Of Disposal (B)	Total Est. Cost Of Disposal (C = A X B)	Revenue From Salvaged Materials (D)	Revenue From Recycled Materials (E)	Landfill Tipping Fees Avoided (F)	Handling And Transportation Costs Avoided (G)	Net Cost Savings Of Work Plan (H = D+E+F+G)
Equipment								
Cabinets								
Plumbing Fixtures								
Piping								
Supports and Hangers								
Valves								
Sprinklers								
Mech. Equipment								
Electrical Conduit								
Copper Wiring								
Light Fixtures								
Lamps								
Lighting Ballasts								
Electrical Devices								
Switchgear and Panelboards								
Transformers								
Other:								
End of CWM-6								

CWM-7: Construction Waste Reduction Progress Report								
MATERIAL CATEGORY	Generation Point	Total Quantity Of Waste Tons (Tonnes) (A)	Quantity Of Waste Salvaged		Quantity Of Waste Recycled		Total Quantity Of Waste Recovered Tons (Tonnes) (D = B + C)	Total Quantity Of Waste Recovered (Percent) (D / A X 100)
			Estimated Tons (Tonnes)	Actual Tons (Tonnes) (B)	Estimated Tons (Tonnes)	Actual Tons (Tonnes) (C)		
Packaging: Cardboard								
Packaging: Boxes								
Packaging: Plastic Sheet or Film								
Packaging: Polystyrene								
Packaging: Pallets or Skids								
Packaging: Crates								
Packaging: Paint Cans								
Packaging: Plastic Pails								
Site-Clearing Waste								
Masonry or CMU								
Lumber: Cut-Offs								
Lumber: Warped Pieces								
Plywood or OSB (scraps)								
Wood Forms								
Wood Waste Chutes								

CWM-7: Construction Waste Reduction Progress Report								
MATERIAL CATEGORY	Generation Point	Total Quantity Of Waste Tons (Tonnes) (A)	Quantity Of Waste Salvaged		Quantity Of Waste Recycled		Total Quantity Of Waste Recovered Tons (Tonnes) (D = B + C)	Total Quantity Of Waste Recovered (Percent) (D / A X 100)
			Estimated Tons (Tonnes)	Actual Tons (Tonnes) (B)	Estimated Tons (Tonnes)	Actual Tons (Tonnes) (C)		
Wood Trim (cut-offs)								
Metals								
Insulation								
Roofing								
Joint Sealant Tubes								
Gypsum Board (scraps)								
Carpet and Pad (scraps)								
Piping								
Electrical Conduit								
Other:								
End of CWM-7								

CWM-8: Demolition Waste Reduction Progress Report								
MATERIAL CATEGORY	Generation Point	Total Quantity Of Waste Tons (Tonnes) (A)	Quantity of Waste Salvaged		Quantity of Waste Recycled		Total Quantity Of Waste Recovered Tons (Tonnes) (D = B + C)	Total Quantity Of Waste Re-covered (Percent) (D / A X 100)
			Estimated Tons (Tonnes)	Actual Tons (Tonnes) (B)	Estimated Tons (Tonnes)	Actual Tons (Tonnes) (C)		
Asphaltic Concrete Paving								
Concrete								
Brick								
CMU								
Lumber								
Plywood and OSB								
Wood Paneling								
Wood Trim								
Miscellaneous Metals								
Structural Steel								
Rough Hardware								
Insulation								
Roofing								
Doors and Frames								

CWM-8: Demolition Waste Reduction Progress Report								
MATERIAL CATEGORY	Generation Point	Total Quantity Of Waste Tons (Tonnes) (A)	Quantity of Waste Salvaged		Quantity of Waste Recycled		Total Quantity Of Waste Recovered Tons (Tonnes) (D = B + C)	Total Quantity Of Waste Re-covered (Percent) (D / A X 100)
			Estimated Tons (Tonnes)	Actual Tons (Tonnes) (B)	Estimated Tons (Tonnes)	Actual Tons (Tonnes) (C)		
Door Hardware								
Windows								
Glazing								
Acoustical Tile								
Carpet								
Carpet Pad								
Demountable Partitions								
Equipment								
Cabinets								
Plumbing Fixtures								
Piping								
Supports and Hangers								
Valves								
Sprinklers								

CWM-8: Demolition Waste Reduction Progress Report								
MATERIAL CATEGORY	Generation Point	Total Quantity Of Waste Tons (Tonnes) (A)	Quantity of Waste Salvaged		Quantity of Waste Recycled		Total Quantity Of Waste Recovered Tons (Tonnes) (D = B + C)	Total Quantity Of Waste Re-covered (Percent) (D / A X 100)
			Estimated Tons (Tonnes)	Actual Tons (Tonnes) (B)	Estimated Tons (Tonnes)	Actual Tons (Tonnes) (C)		
Mechanical Equipment								
Electrical Conduit								
Copper Wiring								
Light Fixtures								
Lamps								
Lighting Ballasts								
Electrical Devices								
Switchgear and Panelboards								
Transformers								
Other:								
End of CWM-8								

END OF SECTION 01 74 26



STATE OF MICHIGAN  
DEPARTMENT OF TREASURY  
LANSING

RICK SNYDER  
GOVERNOR

R. KEVIN CLINTON  
STATE TREASURER

**DEFICIT  
CERTIFICATION  
70-3010**

February 28, 2014

Ms. Maribeth Lawrence, Clerk/Treasurer  
Village of Spring Lake  
102 West Savidge Street  
Spring Lake, Michigan 49456

RE: Certification Pursuant to MCL 141.921 (2)

Dear Ms. Lawrence:

We have evaluated the financial plan of the Village of Spring Lake, County of Ottawa, for the correction of the deficit condition as of Fiscal Year Ending June 30, 2013, in the following funds.

TIFA (through 2015)  
Public Improvement

The plan, as submitted under the requirements of PA 140 of 1971, as amended, should correct the deficit condition of the above-mentioned funds. Should you have any questions regarding this letter, please contact Harlan Goodrich at (517) 373-0660.

Sincerely,

A handwritten signature in cursive script that reads "Suzanne Schafer".

Suzanne Schafer, Administrator  
Local Audit and Finance Division

c: Municipal Finance Systems Review Section



RICK SNYDER  
GOVERNOR

STATE OF MICHIGAN  
DEPARTMENT OF LICENSING AND REGULATORY AFFAIRS  
MICHIGAN LIQUOR CONTROL COMMISSION  
ANDREW J. DELONEY  
CHAIRMAN

STEVE ARWOOD  
DIRECTOR

February 20, 2014

Village Clerk  
Spring Lake Village  
102 W Savidge St  
Spring Lake, Michigan 49456

The purpose of this letter is to notify this local legislative body that the Michigan Liquor Control Commission has received an application for a license, as follows:

**Request ID#:** 719745

**New LICENSE TYPE:** SDM

**Name of applicant(s):** Top Butcher Shoppe & BBQ, LLC

**Business address and phone:** 606 E. Savidge, Spring Lake, Michigan 49456, Ottawa County.

Under administrative rule R 436.1105, the Commission shall consider the opinions of the local residents, local legislative body, or local law enforcement agency with regard to the proposed business when determining whether an applicant may be issued a license or permit. The Michigan Liquor Control Code does not require the approval of this request by the local unit of government.

Under administrative rule R 436.1003, the licensee shall comply with all state and local building, plumbing, zoning, sanitation, and health laws, rules, and ordinances as determined by the state and local law enforcements officials who have jurisdiction over the licensee. The licensee must obtain all other required state and local licenses, permits, and approvals before using this license for the sale of alcoholic liquor.

Approval of this license by the Michigan Liquor Control Commission does not waive any of these requirements.

MICHIGAN LIQUOR CONTROL COMMISSION  
Retail Licensing Division  
(866) 813-0011

## Advantages of a State Essential Services Assessment (ESA)

Local ESA (Business)	State ESA (Business)
<ul style="list-style-type: none"> <li>Multiple taxing jurisdictions, forms and calculations, even for the same piece of property (e.g., city and county ESAs).</li> </ul>	<ul style="list-style-type: none"> <li>One taxing jurisdiction—the state. One return and one check for all of the property that the taxpayer (TP) owns in the state.</li> </ul>
<ul style="list-style-type: none"> <li>Rate is recalculated each year in each taxing unit—no rate specified in statute.</li> </ul>	<ul style="list-style-type: none"> <li>Rates are fixed in statute.</li> </ul>
<ul style="list-style-type: none"> <li>Tax is applied to real property, which could have much more or much less value than the personal property (PP) receiving the exemptions.</li> </ul>	<ul style="list-style-type: none"> <li>Tax is applied to the value of the PP receiving the exemptions, so it will track the benefit received much more closely.</li> </ul>
<ul style="list-style-type: none"> <li>Taxpayers who believe their tax is too high relative to the value of their PP exemptions will have to calculate the current value of their exempt PP.</li> <li>Those TPs would see very little reduction in compliance costs from current law. As time goes on, more TPs will be forced to make this calculation because local rates in communities with declining bases will go up.</li> </ul>	<ul style="list-style-type: none"> <li>TPs do not need to calculate the current value of their exempt PP. They will simply multiply what they paid for the property by one of 3 rates that provide a simple form of depreciation.</li> <li>Rates are specified in statute and will not increase.</li> <li>Calculation is based on information TPs need to keep for federal tax purposes.</li> </ul>

Local ESA (Local Govt) MML, MAC and MTA Concerns	State ESA (Local Govt)
<ul style="list-style-type: none"> <li>While the consensus is that a local ESA would survive a legal challenge, it's possible the tax could be struck down, leaving locals without revenue to fund essential services.</li> </ul>	<ul style="list-style-type: none"> <li>Locals would receive guaranteed funding for essential services whether or not an ESA is levied.</li> <li>A state ESA (which would reimburse the state for providing additional funding to locals) does not raise significant legal concerns and is very unlikely to be struck down.</li> </ul>
<ul style="list-style-type: none"> <li>Locals would be forced to compete with each other on ESA rate, creating a choice between levying the full ESA and potentially losing business, or levying a reduced ESA (or no ESA) and forgoing funding for essential services.</li> </ul>	<ul style="list-style-type: none"> <li>Uniform statewide rate eliminates potential race to the bottom for locals. State ESA would apply to all businesses claiming the manufacturing PPT exemptions regardless of jurisdiction.</li> </ul>
<ul style="list-style-type: none"> <li>Locals would bear the administrative costs for levying the ESA.</li> </ul>	<ul style="list-style-type: none"> <li>State would bear the administrative costs, which would be significantly lower under a statewide ESA.</li> </ul>

# PPT Technical Fix Legislation Outline

## Background

These bills are part of the technical fix package to provide implementation details for the package of bills that passed in Dec. of 2012. Last fall, a package of technical fix bills passed to clarify the implementation of the small business tax exemption, which took effect January of this year, and the manufacturing exemption, which will take effect starting in January of 2016.

This package of bills provides technical fixes for the reimbursement of the local communities at a 100% level for police, fire, ambulance and jail services and now 100% for all local services.

These technical fixes clarify implementation procedures to provide a clear path before the issue goes on the ballot on August 5<sup>th</sup>, 2014. The legislation retains the provision that says, if the ballot proposal does not pass, both the tax reform and the local reimbursement reform are repealed.

The package addresses three categories of issues:

- 1) **Full reimbursement to local units of governments** – The 2012 legislation reimbursed essential services at 100%, but all other services at 80%, but the this new package reflects an agreement with the administration to move all reimbursement to 100%.
- 2) **Technical fixes to the essential services assessment (ESA) on manufacturers benefiting from the exemption on personal property tax** - to decrease complexity and increase confidence in the mechanism to support essential services, police, fire, ambulance and jails, the local ESA is converted to be a “State Essential Services Assessment”. The amount of the assessment will be the same as the local assessment would have been.
- 3) **Clarifies the Ballot Language** - to ensure the public understands they are voting to reduce the state use tax and replace with a local community stabilization share of the tax for the purpose of modernize the tax system to help small businesses grow and create jobs in Michigan, and require the Local Community Stabilization Authority to provide revenue to local governments dedicated for local purposes, including police safety, fire protection, and ambulance emergency services.

## Short Descriptions of Bills by Request Number

### **Request 4730 – Technical Fix to allow increased reimbursement plan to be placed before voters.**

Amends the enacting section to 2012 PA 408 to allow request 3611 (which provides for increased local reimbursement) to be submitted to the voters in August instead of the 2012 reimbursement proposal.

### **Requests 4731 - 4733– Technical fix to enacting sections that would repeal the tax cut and the reimbursement provisions if ballot proposal not approved.**

To help provide balance to the plan, the agreement throughout the legislative process has included language that would repeal the both the tax cut and the reimbursement to locals if the voters did not approve the ballot proposal.

**Requests 4731 - 4733– Technical fixes to enacting sections that would repeal the tax cut if ballot proposal not approved.**

Amend the enacting sections to the 2012 bills that create the manufacturing and small taxpayer PPT exemptions to ensure that if the new reimbursement plan is presented to the voters and isn't approved, the exemptions would be repealed.

**4731** – Amends the General Property Tax Act enacting section related to (211.9m) new eligible manufacturing personal property.

**4732** – Amends the General Property Tax Act enacting section related to (211.9o) small taxpayer exemption.

**4733** – Amends the General Property Tax Act enacting section related to (211.9n) - previously existing property.

**Request 1357 – Technical fixes, including updating repealer provision, clarifying application of exemptions to utility property, and defining “original cost”.**

Amends the General Property Tax Act to provide that the PA 328 extension provision will not apply if the new reimbursement plan is presented to the voters and isn't approved. Provides that utility personal property is not “used in industrial processing” for purposes of the manufacturing exemptions. Specifies that “industrial processing” does not include the transmission or distribution of electricity. Creates a definition of “original cost” for purposes of determining what qualifies as “Eligible Manufacturing Personal Property.”

**Request 1361 – Technical Fix to cross references in Metropolitan Extension Telecom Act.**

Amends the Metropolitan Extension Telecom Act to fix cross references to the Local Community Stabilization Authority.

**Request 3611 – Reimburses locals for 100% of PPT loss and updates ballot question language.**

Amends the Use Tax Act to dedicate local use tax revenues in order to provide 100% reimbursement to locals. Fixes cross references to the Local Community Stabilization Authority Act. Renames the local use tax the “local community stabilization share.” Updates ballot question language for the August election – See Enacting Section 1.

**Request 3612 – Creates the Local Community Stabilization Authority Act, Removes 2.3% local reimbursement threshold, and provides 100% TIFA reimbursement.**

Creates the “Local Community Stabilization Authority Act,” which replaces the existing Metropolitan Areas Metropolitan Authority Act. Removes 2.3% reliance threshold for reimbursement. Provides 100% TIFA reimbursement. Allows essential services loss to be reimbursed from Local Community Stabilization Share revenues as a priority reimbursement. Includes police and fire pension funding in the definition of “essential services.”

**Request 3613 – Creates new State Essential Services Assessment Act and repeals existing local assessment.**

Creates a new “State Essential Services Assessment Act” and provides for the levy of a state essential services assessment on personal property subject to the manufacturing exemptions. Allows the MSF to exempt certain property from the SESA under certain conditions. Simplifies the essential services  
Repeals the Local Essential Services Assessment Act.

**Request XXXX - Allows the MSF to abate the SESA.**

Creates a new act that would allow the MSF to abate the SESA for certain property under certain conditions.