

**FRENCHTOWN CHARTER TOWNSHIP RESORT DISTRICT AUTHORITY**  
**Meeting, Wednesday, October 12, 2011**

- I.** Chairman Molly Luempert-Coy called the meeting to order at 3:00 p.m.  
Roll call.

**Present were:** Molly Luempert-Coy, Chairman; Robert Gagne, Vice-Chairman; Kraig Yoas, Treasurer; James McDevitt, Trustee; and Ralph Ridner, Secretary. Also present were James Spas, Director; Paul Braunlich, Legal Advisor; and Dave Wehner and Barry Buschman, Mannik & Smith.

There were 3 community residents present.

**II. Approval of Agenda:**

Motion made to approve agenda by James McDevitt supported by Robert Gagne.  
Motion carried: 5-0 (voice vote)

**III. Minutes:**

Approval of September 14, 2011 minutes

Motion made to accept the above minutes by James McDevitt supported by Robert Gagne.  
Motion carried: 5-0 (voice vote)

**IV. Public Participation:**

Mr. Liparoto, owner of a construction company that bid on the Zone 4A Seawall project commented that he felt the low bidder couldn't perform the job. He was the second lowest bidder and has done work for Frenchtown Township before. No action was taken at this time.

**V. Correspondence:**

Memo from Director  
Re: Letter Regarding Monroe County Road Commission

James Spas, Director, reported that he wanted the letter from the Monroe County Road Commission and results from the meeting with the Road Commission, Paul Braunlich and himself on record in case in the future the Road Commission comes back to pursue payments from maintenance on the traffic light at N. Dixie and Grand Blvd, Detroit Beach. Motion made to accept letter and place on file by James McDevitt supported by Ralph Ridner. Motion carried: 5-0 (voice vote)

**VI. Reports:**

Director's Report

James Spas, Director, reported that the street light has been installed at Detroit Beach entrance and Grand Blvd in August.

James reported that the Resort budget for 2012 was approved by the Frenchtown Charter Township board.

Also, he reported that the 2011 sheriff car has been purchased and is presently in storage.

Engineering Report

Dave Wehner, Mannik & Smith, reported that crack sealing and spot paving repairs should be completed in the next couple weeks barring any bad weather. Barry Buschman reported that all punch list items for Posen Construction in Zone 1 have been completed and that he recommends the board approve final payment to Posen Construction to complete the project.

**VII. Old Business:**

Mannik & Smith went into detail regarding the contract with Posen Construction. The total bid price was \$5,051,196.81 and the final cost for Zone 1 was \$4,927,066.50. The project came in under budget by \$124,130.31. They reported that a section of back wall approximately 3 feet in height and 37 feet in length was deemed defective by the engineer therefore there was a \$10,000 reduction from the contract.

The Resort will hire an independent contractor to crack seal and re-coat total of 134 feet of back wall in the area. Also, they will provide an extended warranty to property owner of 37 feet length wall in question.

The final payment to close the contract to Posen Construction is \$153,721.40, in which the engineer and director recommend board approval for payment. Motion made to approve payment of \$153,721.40 by Kraig Yoas supported by Ralph Ridner. Motion carried: 5-0 (Molly Luempert-Coy – yes; Robert Gagne – yes; Kraig Yoas – yes; James McDevitt – yes; Ralph Ridner – yes)

**VIII. New Business:**

Memo from Director  
Re: Financial Policy

A financial policy was presented to the board. After much discussion, motion was made to table the financial policy by Kraig Yoas supported by James McDevitt. Motion carried: 5-0 (voice vote)

Memo from Director  
Re: Bids for Proposed Project Zone 4A, Brest Bay Grove

Mannik & Smith presented bid tabulation along with recommendation to award the contract to LJ Construction, Inc of Clifford, Michigan in the amount of \$68,306. Also, they met with the contractor and went over the numbers and they are comfortable with the bid price. Mannik & Smith has also done a background check on performance on other jobs and received good reports. Once again, Mr. Liparoto made statements that he felt the contractor couldn't perform at the price bid and recommended the board consider him as the second lowest bidder. Motion made to go along with Mannik & Smith's recommendation and award the contract to LJ Construction, Inc in the amount of \$68,306 by Kraig Yoas supported by Robert Gagne. Motion carried: 4-1 (Molly Luempert-Coy – no; Robert Gagne – yes; Kraig Yoas – yes; James McDevitt – yes; Ralph Ridner – yes)

Mannik & Smith presented a contract for construction management for Zone 4 A in the amount of \$15,000. Motion made to accept the contract by James McDevitt supported by Kraig Yoas. Motion carried: 5-0 (Molly Luempert-Coy – yes; Robert Gagne – yes; Kraig Yoas – yes; James McDevitt – yes; Ralph Ridner – yes)

Approval of September Financial Report, Balance Sheet, Income & Expense Report, and Investment Report

Motion made to accept the above reports and place on file by James McDevitt supported by Robert Gagne. Motion carried: 5-0 (Molly Luempert-Coy – yes; Robert Gagne – yes; Kraig Yoas – yes; James McDevitt – yes; Ralph Ridner – yes)

**IX. Other Items:**


Molly Luempert-Coy, Chairman, reported that Detroit Edison will be holding a public hearing on December 13, 2011 at the Monroe County Community College regarding Fermi 3 permit process.

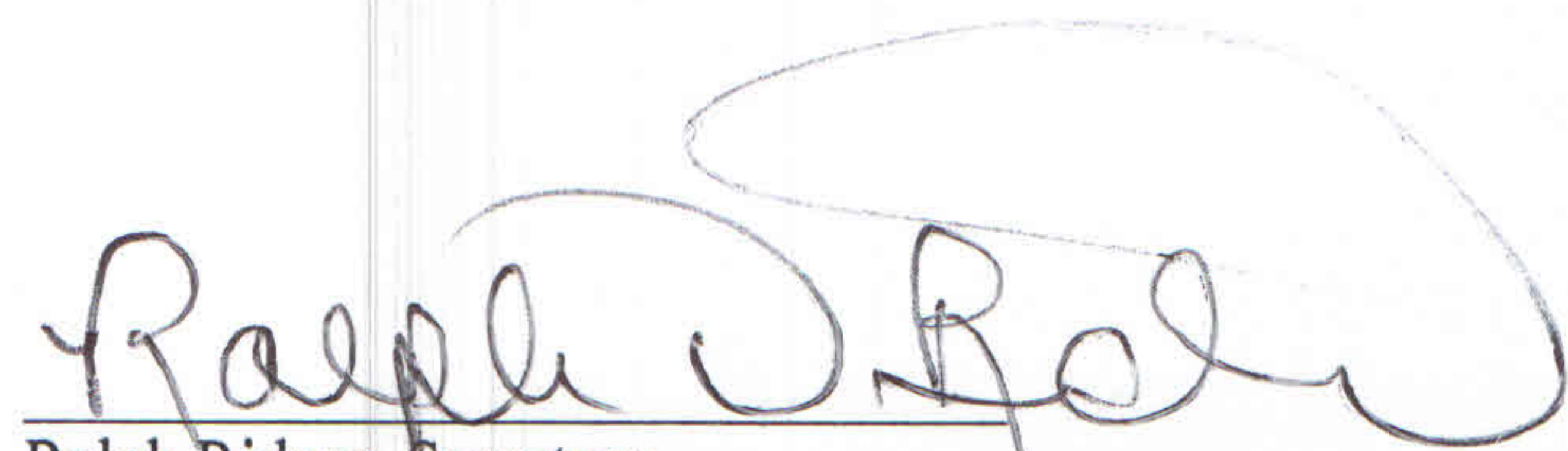
**X. Public Participation: None**

**XI. Adjournment:**

Motion made to adjourn meeting by James McDevitt supported by Kraig Yoas. Motion carried: 5-0 (voice vote)

The meeting adjourned at 3:46 p.m.

  
Molly Luempert-Coy, Chairman

  
Ralph Ridner, Secretary