



# BOARD OF COMMISSIONERS

1 S. Main St., 9<sup>th</sup> Floor  
Mount Clemens, Michigan 48043  
586.469.5125 ~ Fax: 586.469.5993  
www.macombBOC.com

## BOARD OF COMMISSIONERS

### REGULAR SESSION

THURSDAY, APRIL 21, 2016, 7 P.M.

### FINAL AGENDA

1. Call to Order
2. Pledge of Allegiance
3. Roll Call
4. Invocation by **Commissioner Robert Mijac**
5. Adoption of Agenda
6. Approval of Minutes dated 3-16-16 and 4-14-16 **(previously distributed)**
7. Presentation of Proclamation to Jill Smith - Retirement
8. Recognition of Volunteer Award Winners **(page 1)** **(attached)**
9. Public Participation (five minutes maximum per speaker, or longer at the discretion of the Chairperson related only to issues contained on the agenda)
10. Correspondence from Executive **(none)**
11. **COMMITTEE REPORTS:**
  - a) Infrastructure/Economic Development, April 19 **(no report)**
  - b) Finance, April 20 **(page 2)** **(attached)**

## MACOMB COUNTY BOARD OF COMMISSIONERS

David J. Flynn – Board Chair  
District 4

Kathy Tocco – Vice Chair  
District 11

Steve Marino – Sergeant-At-Arms  
District 10

Andrey Duzyj – District 1  
Don Brown – District 7

Marvin Sauger – District 2  
Kathy Vosburg – District 8

Veronica Klinefelt – District 3  
Fred Miller – District 9

Robert Mijac - District 5  
Bob Smith – District 12

James Carabelli – District 6  
Joe Sabatini – District 13

12. Proclamations:
  - a) Honoring Greater Morningstar Baptist Church – 95<sup>th</sup> Anniversary (offered by Miller; recommended by Finance Committee on 4-20-16; previously provided at committee meeting)
  - b) Honoring Stacey Cronin for Earning the 2016 Macomb County Teacher of the Year Title (offered by Miller; include Duzyj and commissioners in her school district; recommended by Finance Committee on 4-20-16; previously provided at committee meeting)
  - c) Honoring Jennifer Crotty on Earning the 2016 Macomb County Teacher of the Year Title (offered by Miller; include Duzyj and commissioners in her school district; recommended by Finance Committee on 4-20-16; previously provided at committee meeting)
  - d) Honoring Stephanie Dzubak on Earning the 2016 Macomb County Teacher of the Year Title (offered by Miller; include Duzyj and commissioners in her school district; recommended by Finance Committee on 4-20-16; previously provided at committee meeting)
  - e) Honoring the 2016 Cousino High School Girls Basketball Team on Their Championship Season (offered by Sauger; include Duzyj; recommended by Finance Committee on 4-20-16; previously provided at committee meeting)
13. Approve Requests from Commissioners Don Brown and Jim Carabelli to be Excused from Absence for 4-21-16 Full Board Meeting (attending a NEST (North End Sobriety Team) Foundation meeting)
14. Media Articles (page 14) **(attached)**
15. Correspondence:
  - a) Resolution Adopted by Marquette County Board of Commissioners Re: State Transparency (page 28) **(attached)**
  - b) 3-9-16 Letter from Marquette County Board of Commissioners to Governor Snyder Re: Recent Appointment to Michigan Tax Tribunal (page 29) **(attached)**
16. New Business
17. Public Participation (five minutes maximum per speaker or longer at the discretion of the Chairperson)
18. Roll Call
19. Adjournment

**2016 Macomb County Board of Commissioners Volunteer Recognition**

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<u>Last Name</u>	<u>First Name</u>	<u>Organization</u>
Barr	William	Macomb Baptist Church
Briones	Jennifer	Roose Elementary School
Buckner	Leamon	The Center Line Community
Butler	Richard	Recreational Authority of Roseville & Eastpointe
Cantwill	Tiffany	Burr Elementary
Cavaliere	Gina	Leaps and Bounds Family Services
Clarke	Trina	Big Family of Michigan
Consiglio	Terri	Jack Harvey Elementary School
Elwart	Suzanne	The Lake House
Fisher	Jeremy	Warren Symphony Society, Inc.
Fitzpatrick	Shari	The Arc of Macomb County
Fox	F. Norman "Bud"	Macomb County Sheriff Office - Marine Safety
Gassel	Nancy	Detroit Zoological Society
Giuliani	Dave & Pat	Macomb Center for the Performing Arts
Glaser	Anita	St. Peter Lutheran Church & School
Hartman	Karen	Warren Concert Band, Inc.
Kiger	Robert	Warren Woods Baptist Church
Kochan	Walter	VFW 1146 Cpl. Walter F. Bruce Post
Korff	Scott	MDHHS - Macomb County
Krogulski	Roger	Amvets Post 29
Leach	Dorothy	The Salvation Army - Mt. Clemens
Lee	Bernadine	Macomb Center for the Performing Arts
Loch	Janet	Warren Rotary Club
Malinchak	Arnold & Rose	Macomb Center for the Performing Arts
McNair	Laura	Dresden Elementary
Mendinueto	Conchita	St. Anne Catholic School
Naughton	Dr. Joseph	Downriver Community Services, Inc.
Noyes	Steve	Eisenhower High School Athletics
Papastergion	Jessica	Monfort Elementary
Passarell	Glen	St. John Hospital & Medical Center
Peake	Diana	Martha T. Berry MCF
Phillips	Joanne	Beck Centennial Elementary
Potvin	Mike	Kiwanis Club of Sterling Heights
Remejes	Ken	Henry Ford Macomb Hospital
Rettig	Odilia "Lily"	Graebner Elementary School
Richardson	Wendy	Eight Mile Kelly Organization
Russo	Mary	Clinton-Macomb Public Library
Sails	Christine	The Lake House
Sides	Kristin	Kaiser Elementary
Snarski	Shannon	Rodgers Elementary School
Street	Penny	Huron-Clinton Metroparks
Taylor	Frank	FAR Therapeutic Arts & Recreation
Unger	Patricia	St. Peter Church
VandePutte	Marie	St. Michael Catholic Community
Wolfe	Clare	Warren Tri-County Fine Arts, Inc.
Yard	Marc	Amvets Post 29



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**April 20, 2016**

**TO: BOARD OF COMMISSIONERS**  
**FROM: FRED MILLER, CHAIR, FINANCE COMMITTEE**  
**RE: RECOMMENDATIONS FROM MEETING OF 4-20-16**

At a meeting of the Finance Committee, held Wednesday, April 20, 2016, the following recommendations were made and are being forwarded to the April 21, 2016 Full Board meeting for approval:

**1. COMMITTEE RECOMMENDATION – MOTION (SEE ATTACHED)**

A motion was made by Brown, supported by Marino, to recommend that the Board of Commissioners confirm the MDOT contract for the 32 Mile Reconstruction Project from Van Dyke to M-53; further, a copy of this Board of Commissioners’ action is directed to be delivered forthwith to the Office of the County Executive. **THE MOTION CARRIED.**

**2. COMMITTEE RECOMMENDATION – MOTION (SEE ATTACHED)**

A motion was made by Duzyj, supported by Sauger, to recommend that the Board of Commissioners approve the award of bid for 12 Mile resurfacing from Mound to Ryan to Cadillac Asphalt, approve for signature the contract with Cadillac Asphalt for construction, and approve for signature the cost share agreement with the City of Warren to share in the cost of construction; further, a copy of this Board of Commissioners’ action is directed to be delivered forthwith to the Office of the County Executive. **THE MOTION CARRIED.**

**MACOMB COUNTY BOARD OF COMMISSIONERS**

- |                              |                            |                                 |                           |                              |
|------------------------------|----------------------------|---------------------------------|---------------------------|------------------------------|
| David J. Flynn – Board Chair | Kathy Tocco – Vice Chair   | Steve Marino – Sergeant-At-Arms |                           |                              |
| Andrey Duzyj – District 1    | Marvin Sauger – District 2 | Veronica Klinefelt – District 3 | Robert Mijac - District 5 | James Carabelli – District 6 |
| Don Brown – District 7       | Kathy Vosburg – District 8 | Fred Miller – District 9        | Bob Smith – District 12   | Joe Sabatini – District 13   |

**3. COMMITTEE RECOMMENDATION – MOTION (SEE ATTACHED)**

A motion was made by Tocco, supported by Vosburg, to recommend that the Board of Commissioners approve the 2016 Equalization Report as submitted by the Equalization Department; further, a copy of this Board of Commissioners' action is directed to be delivered forthwith to the Office of the County Executive. **THE MOTION CARRIED.**

**4. COMMITTEE RECOMMENDATION – MOTION (SEE ATTACHED)**

A motion was made by Carabelli, supported by Marino, to recommend that the Board of Commissioners approve the amended Articles of Incorporation and Bylaws and Rules of Procedure for the Macomb County Building Authority; further, a copy of this Board of Commissioners' action is directed to be delivered forthwith to the Office of the County Executive. **THE MOTION CARRIED.**

**A MOTION TO ADOPT THE COMMITTEE REPORT WAS MADE BY CHAIR MILLER,  
SUPPORTED BY VICE-CHAIR BROWN.**



# MACOMB COUNTY, MICHIGAN

<b>Resolution Number:</b>	<b>Full Board Meeting Date:</b>

## RESOLUTION

**Resolution to:**

Approve the MDOT Contract for 32 Mile reconstruction project from Van Dyke to M-53

**Introduced By:**

Commissioners James Carabelli & Robert Mijac, Infrastructure/Economic Development Committee

**Additional Background Information (If Needed):**

This project is budgeted in the 2016 Road Construction budget.

\*Request to By-pass approved on 3-18-16.

Committee	Meeting Date
BOC Meeting	03/17/2016
Infrastructure/Economic Development	4-19-16
Finance	4-20-16
Full Board	4-21-16



# MACOMB COUNTY, MICHIGAN

**Resolution Number:**

**Full Board Meeting Date:**

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## RESOLUTION

**Resolution to:**

Award the Bid for 12 Mile resurfacing from Mound to Ryan to Cadillac Asphalt, approve for signature the contract with Cadillac Asphalt for construction, and approve for signature the cost share agreement with the City of Warren to share in the cost of construction.

**Introduced By:**

Commissioners James Carabelli & Robert Mijac, Infrastructure/Economic Development Committee

**Additional Background Information (If Needed):**

This project is budgeted in the 2016 Road Construction budget.

Committee	Meeting Date
Infrastructure/Economic Development Committee	04/19/2016
Finance	4-20-16
Full Board	4-21-16



# MACOMB COUNTY, MICHIGAN

<b>Resolution Number:</b>	<b>Full Board Meeting Date:</b>
	04/21/2016

## RESOLUTION

<b>Resolution to:</b>
Approve the 2016 Equalization Report as submitted by the Equalization Department

<b>Introduced By:</b>
Fred Miller, Chair - Finance Committee

<b>Additional Background Information (If Needed):</b>
A copy of the 2016 Equalization Report is being sent in electronic form with this transmission.

Committee	Meeting Date
Finance Committee	04/20/2016
Full Board	4-21-16



**AMENDED ARTICLES OF INCORPORATION  
OF  
MACOMB COUNTY BUILDING AUTHORITY**

These Amended Articles of Incorporation are adopted, signed and acknowledged by the CHARTER COUNTY OF MACOMB for the purpose of superseding and replaces the articles of incorporation of the Macomb County Building Authority under the provisions of Act 31, Public Acts of Michigan, Extra Session 1948, as amended (“Act 31”) the Articles being as follows:

**ARTICLE I**  
**NAME**

The name of this corporation is the MACOMB COUNTY BUILDING AUTHORITY (the “Authority”).

**ARTICLE II**  
**INCORPORATING UNIT**

The incorporating unit is the Charter County of Macomb, State of Michigan, a municipal corporation of the State of Michigan (the “County”).

**ARTICLE III**  
**PURPOSE**

This Authority is incorporated for the purpose of acquiring, furnishing, equipping, owning, improving, enlarging, operating and maintaining a building or buildings, automobile parking lots or structures, transit-oriented developments, transit-oriented facilities, recreational facilities, stadiums, and the necessary site or sites therefore, together with appurtenant properties and facilities necessary or convenient for the effective use of the facilities, for use for any legitimate public purpose of the Charter County of Macomb, and for any other purpose for which a building authority may be incorporated under Act 31.

**ARTICLE IV**  
**POWERS AND DUTIES**

Section 1. The Authority is a public body corporate with power to sue and be sued in any court of the State of Michigan. It shall possess all the powers provided in Act 31 including all powers necessary to carry out the purpose of its incorporation and those incident thereto. The enumeration of powers in these articles of incorporation shall not be construed as a limitation upon such general powers.

Section 2. The Authority and the County shall have the power to enter into a contract or contracts whereby the Authority will acquire property necessary to accomplish the purposes of this incorporation and contemplated by the terms of Act 31, and lease that property to the County for a period not to exceed 50 years or for such longer periods as may be provided in Act 31.

Section 3. For the purpose of accomplishing the objects of its incorporation, the Authority may acquire property by purchase, construction, lease, gift, devise or condemnation and, for the purpose of condemnation it may proceed under the provisions of applicable state laws.

Section 4. For the purpose of accomplishing its purposes, the Authority may borrow money and issue bonds as provided in Act 31.

Section 5. When all bonds issued pursuant to Act 31 have been retired, the authority may convey title to the property acquired to the County in accordance with an agreement between the Authority and the County.

Section 6. All property owned by the Authority shall be exempt from taxation by the state or any taxing unit therein.

Section 7. The Authority shall continue in existence until dissolved as provided by law. However, the Authority shall not be dissolved while there are any outstanding bonds or during the term of any contract to which the Authority is a party. If the Authority is dissolved, the title to all property then owned by the Authority shall pass to the County.

Section 8. The Authority shall provide to the County Executive and to the County Board of Commissioners (i) a detailed quarterly report regarding the Authority's activities, projects, budget and funding, (ii) a detailed monthly report regarding all construction projects planned or being constructed by the Authority that includes information about the progress of the project in relation to its anticipated schedule for completion and the expenditures of funds on the project in relation to the project budget, (iii) a copy of the Authority Commission's agenda at the same time it is provided to Authority Commission members prior to an Authority Commission meeting, and (iv) a copy of all draft and finalized minutes of Authority Commission meetings at the same time they are provided to Authority Commission members. The quarterly and monthly reports shall include such information as may from time-to-time be requested by the County Executive or the Chairperson of the County's Board of Commissioners.

**ARTICLE V**  
**GOVERNING BODY – OFFICERS**

Section 1. The Authority shall be directed and governed by a 7-member body called the "building authority commission" (the "Authority Commission") each member of which shall be appointed by the Chairperson of County's Board of Commissioners and approved by a majority of the County's Board of Commissioners. A member of the County's Board of Commissioners is not eligible for membership or appointment to the Authority Commission.

Section 2. The terms of the Authority Commission members constituting the first Authority Commission shall be for 6 years, 4 years and 2 years, respectively. Thereafter, succeeding members of the Authority Commission shall serve for 6 year terms.

Section 3. The Authority Commission shall designate one of its members as chairperson, one of its members as secretary and one of its members as treasurer, each to be designated for such term in office as may be fixed by the Authority Commission's bylaws.

Section 4. The Authority Commission shall adopt and may amend bylaws and rules of procedure consistent with Act 31 and provide therein for regular meetings of the Authority Commission.

Section 5. The Authority Commission shall adopt a corporate seal.

Section 6. The chairperson of the Authority Commission shall preside at Authority Commission meetings and may sign and execute all authorized bonds, contracts, checks, and other documents and instruments in the name of the Authority when so authorized by the Authority Commission. The chairperson of the Authority Commission shall perform such other duties as the Authority Commission may from time-to-time authorize or direct.

Section 7. The secretary of the Authority Commission shall keep minutes of all Authority Commission meetings; shall give, serve and receive notices or process of or against the Authority; sign with the chairperson of the Authority Commission in the name of the Authority all contracts authorized by the Authority Commission; when so authorized, shall affix the seal of the Authority to documents and instruments; shall have charge of all books and records; and perform such other duties as the Authority Commission may from time-to-time authorize or direct. The secretary of the Authority Commission shall preside at meetings of the Authority Commission in the absence of the Chairperson of the Authority Commission.

Section 8. The treasurer of the Authority Commission shall have custody of all Authority funds and securities; shall maintain all the Authority's financial records; shall sign jointly with another officer all checks of or payments to be made by the Authority; and perform such other duties as the Authority Commission may from time-to-time authorize or direct.

Section 9. Any officer of the Authority Commission may perform the duties of another officer of the Authority Commission if authorized or directed by the Authority Commission.

Section 10. Compensation, if any, for the members of the Authority Commission shall be fixed by the Authority Commission when approved by a majority of the County's Board of Commissioners.

Section 11. Vacancies occurring in the office of member of the Authority Commission shall be filled by the unexpired term in the same manner as regular appointments.

Section 12. A member of the Authority Commission may be removed from office by an affirmative majority vote of the County's Board of Commissioners.

Section 13. Members of the Authority Commission shall comply with the County's Ethics Ordinance.

Section 14. The Authority Commission shall comply with the Open Meetings Act, 1976 PA 267, as amended, and the Freedom of Information Act, 1976 PA 442, as amended. The Authority shall be audited annually as part of the Macomb County audit.

**ARTICLE VI**  
**FILING AND PUBLICATION**

The County Clerk shall cause a copy of these Amended Articles of Incorporation to be published once in the *Macomb Daily*, being a newspaper circulated within the County, as provided in the enabling act, which shall also provide notice that their validity may be questioned by an action filed in the Macomb County Circuit Court within 60 days after these Amended Articles of Incorporation and a certificate of the date and newspaper of publication are filed with the Michigan Secretary of State and the County Clerk. These Amended Articles of Incorporation shall become effective 10 days after the certificate of the date and newspaper of publication are filed with the Secretary of State.

**ARTICLE VII**  
**AMENDMENTS**

Amendments may be made to these Articles of Incorporation as provided in Act 31.

**ARTICLE VIII**  
**REGISTERED OFFICE.**

Location of registered office and post office address is:

Office of the County Clerk  
Macomb County Administration Building  
One South Main  
Mount Clemens, MI 48043

The foregoing Amended Articles of Incorporation were adopted by the Board of Commissioners of the Charter County of Macomb at a meeting duly held on the \_\_\_ day of \_\_\_\_\_, 2014.

Date: \_\_\_\_\_, 2014

\_\_\_\_\_  
David Flynn, Chairperson  
Macomb County Board of Commissioners

\_\_\_\_\_  
Carmella Sabaugh, County Clerk  
Macomb County

**MACOMB COUNTY BUILDING AUTHORITY  
BYLAWS AND RULES OF PROCEDURE**

The Macomb County Building Authority Commission and its meetings shall be governed by the following bylaws and rules of procedure:

**Rule 1. Definitions.** The following definition shall apply to these rules.

“Articles” means the Amended Articles of Incorporation of the Authority approved on \_\_\_\_\_, 2014.

“Authority” means the Macomb County Building Authority established by its original Articles of Incorporation in 1967.

“Authority Commission” means the Commission of the Authority as provided in Article V of the Articles.

“Authority Chairperson” means the Authority Commission Chairperson selected as provided by the Articles and Bylaws.

“Authority Secretary” means the Authority Commission Secretary selected as provided by the Articles and these Bylaws.

“Authority Treasurer” means the Authority Commission Treasurer selected as provided by the Articles and these Bylaws.

“Bylaws” means these bylaws and rules of procedure.

“Member” means a member of the Authority Commission.

“Open Meetings Act” means 1976 PA 267, as amended, MCL 15.261 *et seq.*

“Quorum” means a majority of the members of the Authority Commission.

**Rule 2. Officers.**

A. At the first meeting of the Authority Commission each year:

- (1) The first order of business shall be the election of the Authority Chairperson.
- (2) The next order of business shall be the election of the Authority Secretary.
- (3) The next order of business shall be the election of the Authority Treasurer.

B. Authority officers shall serve until their successors are elected and serving. If any office becomes vacant because the Member serving in that office is no longer on the Authority Commission, at the next regular or special Authority Commission meeting the Authority Commission shall elect a successor.

C. Officers shall have the duties stated in the Articles and other duties as may from time-to-time be assigned by action of the Authority Commission.

**Rule 3. Meeting Schedule.** At the last regularly scheduled meeting of each calendar year, the Authority Commission shall adopt a meeting schedule stating the dates, times and places of the Authority Commission’s regular meetings for the next calendar year which shall, at a minimum, provide for 4 quarterly meetings.

**Rule 4. Meeting Attendance; Voting Requirement; Ethics.**

A. Members shall be counted toward a quorum and may vote only when physically present at a meeting. However, the Authority Commission may, in the Authority Chairperson’s discretion, allow Members to participate in discussion by electronic means such as audio or video conferencing.

B. Each Member shall attend Authority Commission meetings and shall vote on each question put unless the Member has a direct personal or pecuniary interest in the question or unless otherwise legally or ethically required to abstain. Each abstention shall be duly recorded in the minutes of the meeting.

C. Members shall comply with the County's Ethics Ordinance.

**Rule 4. Speaking.**

A. When a Member desires to speak, he/she shall first seek recognition from the Authority Chairperson. The Authority Chairperson may speak to points of order and shall decide questions of order.

B. Members shall (i) respectfully address themselves to the Authority Commission, (ii) confine themselves to the question under debate, and (iii) avoid debate or argument that calls into question the personality/motive of another Member.

**Rule 5. Motions.**

A. The Authority Commission shall take action by motion. No motion may be acted upon until supported or seconded by a Member. The Authority Chairperson may make or second a motion.

B. A Member who wishes to make a motion or second a motion must first be recognized by the Authority Chairperson. Except where permission is otherwise granted by the Authority Chairperson, discussion of a motion before the Authority Commission or other pending business shall be limited to Members.

C. An agenda item may be presented by the Authority Chairperson for discussion before a motion is made.

D. No motion shall be adopted by the Authority Commission until stated by the Authority Chairperson.

E. Any motion may be withdrawn by the sponsor at any time before decision or amendment by the Authority Commission.

F. The maker of a motion and the Member seconding or supporting a motion may, upon request of the Authority Chairperson, consent to modifying the motion at any time before a vote is taken on the motion. Before the vote is taken, the Authority Chairperson shall restate the motion as modified.

G. The following motions will be in order:

(1) To take action on a resolution.

(2) To call the question.

(3) To amend or modify a motion made to take action. An amending motion will be disposed of before any other motion to amend or modify the original motion will be in order. Once approved by a majority vote of Members serving, a motion to amend or modify a motion shall be combined with the original motion.

(4) To lay on the table for subsequent consideration at the same meeting.

(5) To postpone action to a specific time, date and place or until occurrence of a condition or event.

(6) To reconsider a vote (including a vote resulting in a tie) or other action that has been taken by the Authority Commission, but only if no action has been taken in reliance upon such vote or action.

(a) Any Member on the prevailing side on a vote or action may move for reconsideration of such vote or action at the same meeting the vote or action was made or at the next regular meeting of the Authority Commission, but at no other subsequent meeting.

(b) No vote or other action shall be reconsidered more than once. A motion to reconsider requires the affirmative vote of a majority of Members. When a motion to reconsider fails, it cannot be renewed.

(c) This does not preclude the Authority Commission from again dealing with an issue, policy, decision or other action based upon significant new information or a material change in the proposed action.

(7) To go into closed session as permitted by and in accordance with the Open Meetings Act.

(10) To call a recess at the discretion of the Authority Chairperson.

(11) To adjourn.

H. All motions, except motions (i) to lay on the table for subsequent consideration, (ii) to postpone action to a specific time, date and place or until occurrence of a condition or event, or (iii) to adjourn, are subject to discussion or debate by the Authority Commission.

I. Any actions required by applicable law or to have super-majority votes shall require the super-majorities of a quorum of the Authority Commission or the Full Authority Commission as provided therein.

#### **Rule 6. Amendment/Suspension of Bylaws.**

A. The Authority Commission may amend the Bylaws by a majority vote at a meeting at which all Members are present.

B. The Authority Commission may suspend the operation of the Bylaws temporarily by a majority vote at a meeting at which all of the Members are present, but such amendment or suspension shall not relieve the Authority Commission from complying with applicable law.

#### **Rule 7. Meeting Notices; Agendas.**

A. Notice of all meetings shall be sent electronically to each Member unless otherwise designated in writing to the Authority Chairperson. Meeting notices to the public and other interested persons shall be provided as required by applicable law.

B. The Authority Chairperson shall prepare proposed meeting agendas.

C. Agendas for regular meetings, along with supporting materials including any resolutions, contracts or other documents to be discussed or considered shall be delivered to Members at least 5 calendar days prior to the regular meeting.

D. The Authority Commission, by motion, may waive the requirement for agenda packets and add items to the agenda at a meeting. On motion, the Authority Commission may also remove items from the agenda.

#### **Rule 8. Special Meetings.**

A. The Authority Chairperson or any two Members may call a special meeting.

B. Notice shall be given as required for a regular meeting except that it must be given at least 18 hours prior to the special meeting.

C. If a special meeting is called with sufficient time to do so, an agenda and supporting materials shall be provided to Members as required for a regular meeting. If a special meeting is scheduled with too little time to meet that distribution schedule, to the extent practicable, when notice of a special meeting is provided to Members, it shall be accompanied by a proposed agenda and supporting materials. If an agenda and supporting materials are not available, the notice given to Members of a special meeting shall, at a minimum, include an explanation of the purpose for the special meeting.

#### **Rule 9. Voting Method.**

A. The vote on all motions shall be by "yes" and "no" and will be taken by a show of hands, voice vote, or a roll call vote as directed by the Authority Chairperson provided the vote of each Member is recorded. When required by law or whenever a supermajority is required, votes shall be roll call votes.

B. No votes of any kind, or polling to attempt to determine potential votes, shall occur outside of public sessions or in closed sessions of the Authority Commission.

C. Following each vote, it shall be announced that the motion passed or failed and if not a unanimous vote, then the number voting "yes" and the number voting "no" shall be announced.

D. Any Member may request that his/her vote be changed if such request is made prior to announcement of whether the vote passed or failed.

**Rule 10. Minutes.** The Authority Secretary or the Authority Secretary's designee shall prepare minutes, including those minutes taken in closed session, as required by the Open Meetings Act and these Bylaws. A copy of the minutes of each Authority Commission meeting shall be prepared and distributed

by the Authority Secretary or the Authority Secretary's designee to each Member prior to the next scheduled Authority Commission meeting. The Authority Secretary shall keep all adopted resolutions arranged in the order of their adoption.

**Rule 11. Public Participation.**

- A. Public attendance at a meeting shall be allowed as provided in the Open Meeting Act.
- B. Those attending the meeting shall act with appropriate decorum. No signs, demonstrations, outbursts, applause, cheers, jeers or other noise or behavior disruptive to the meeting is allowed.
- C. Comments of the audience shall be limited to the public comment time(s) set aside on the agenda. Discussion will otherwise be limited to Members and those upon with which the Authority Commission or Authority Chairperson choose to interact with respect to an agenda item.
- D. Each meeting shall include an opportunity for comments to be made by the public early on the agenda before any action items are considered. At the discretion of the Authority Chairperson or by motion of the Authority Commission, that public comment period may be limited to items on the meeting's agenda if a subsequent time is provided during the same meeting for public comments on items not on the agenda. Such a decision can be made during the initial public comment period if it appears a number of persons wish to address items that are not on the agenda.
- E. Those attending the meeting who wish to speak shall be invited to do so in accordance with the following:
- (1) Comments shall be limited to a total of 3 minutes per meeting. Those who wish to speak longer may ask to do so and a majority of Members present may approve such a request.
  - (2) The Authority Commission shall accept written comments and copies shall be made of any submitted materials and distributed to all Members.
  - (3) Comments are to be addressed to the Authority Commission or to the Authority Chairperson and not to any individual Member(s), to the audience or to others.
  - (4) The public comment time is allotted to hear *from* the public. It is not a time for dialog. Therefore responses are not required and usually will not occur.
  - (4) Comments that (i) are overly loud, (ii) include coarse language or cursing, (iii) include personal attacks, (iv) are too repetitive of previous comments, (iv) address issues outside the Authority Commission's purview, (v) are addressed to anyone other than the Authority Commission or the Authority Chairperson, (vi) involve participation by more than a single speaker (except in cases where persons are physically challenged are require assistance), or (vii) involve any displays, demonstrations, or materials that, if used, could be hazardous, dangerous or unduly disruptive to the meeting, are out of order and not allowed.

**Rule 12. Records and Funds; Signatures.**

- A. Initially, the Authority Secretary shall retain all Authority records and shall deliver them to his/her successor. Upon the request of the Authority Secretary or otherwise upon motion by the Authority Commission, an office or other place for holding the records may be designated provided the Authority Chairperson and Authority Secretary have access to the records during reasonably business hours.
- B. The Authority Commission shall, from time-to-time, designate a depository for funds of the Authority Commission.
- C. The signatures of at least two authorized Members shall be required on all checks, contracts or other documents binding the Authority or the Authority Commission. Checks and payments shall normally be signed by the Authority Chairperson and Authority Treasurer and other documents by the Authority Chairperson and Authority Secretary.

# Looking to buy a house? Gear up for bidding war

JC Reindl, Detroit Free Press 10:11 p.m. EDT March 29, 2016

## Home prices in the region rose 7% year-over-year



(Photo: Associated Press)

Metro Detroit home prices will be about 7% higher this spring than last year as selling season gets under way, essentially back to late 2007 levels, according to the latest Standard & Poor's/Case-Shiller Home Price index released Tuesday.

Local real estate experts say the still-tight inventory of for-sale homes has helped to lift sale prices. Multiple offers and bidding wars made a return this winter, frustrating some would-be buyers.

However, the arrival of spring, with its influx of new listings, should help boost the availability of homes and restore some balance to the market, said Realtor Jason Matt of Keller Williams in Plymouth.



DETROIT FREE PRESS

Custom-built Rochester stone estate has a touch of Tuscany

[\(http://www.freep.com/story/money/real-estate/michigan-house-envy/2016/03/19/custom-built-rochester-stone-estate-has-touch-tuscany/81858734/\)](http://www.freep.com/story/money/real-estate/michigan-house-envy/2016/03/19/custom-built-rochester-stone-estate-has-touch-tuscany/81858734/)

Matt said the first quarter has been a definite seller's market, with properties often attracting several offers. That dynamic proved especially discouraging for FHA buyers, who routinely get outbid on homes when demand outpaces supply.

"They are really struggling because with multiple offers and people putting 20% to 30% down with a conventional mortgage, it really is hard if you're that FHA buyer and need a few concessions," he said. "So I said, 'Hang in there.' A lot more people are putting their home on the market in the springtime, and we're seeing inventory rise slightly."

The closely watched index showed housing prices rising 7.1% in January compared with a year earlier across Wayne, Oakland, Macomb, Livingston, St. Clair and Lapeer counties.

That's 60% higher than the lowest point in April 2011, but still about 18% below the metro Detroit region's housing price peak in late 2005 and early 2006, the index shows.

Despite the region's price rebound, many homeowners still lack enough equity to sell, which has constrained the available inventory, said Joe Sabatini, vice president and regional director for RE/MAX of Southeastern Michigan.

"The second problem is that the individual who does have equity in their property and can sell, there's such a small amount of inventory for them to choose from and so they can't move," Sabatini said. "They're kind of stuck in a situation where they'd love to move and buy up, but the problem is once you sell your property, where do you go?"

Nationwide, the Case-Shiller index showed home prices rising 5.4% year-over-year in January. Portland, Seattle and San Francisco experienced the highest gains with 11.8%, 10.7% and 10.5% price increases, respectively. The smallest annual increases happened in Chicago (2.1%), Washington D.C. (2.2%) and New York City (2.8%).

"Home prices continue to climb at more than twice the rate of inflation," David Blitzer, chairman of the Index Committee at S&P Dow Jones Indices, said in a statement. "The low inventory of homes for sale — currently about a 5-month supply — means that would-be sellers seeking to trade-up are having a hard time finding a new, larger home."

"While low inventories and short supply are boosting prices, financing continues to be a concern for some potential purchasers, particularly young adults and first time home buyers," Blitzer added

The Case-Shiller index is a lead indicator of home prices, although its data lag the market by several months and doesn't specify actual sale prices.

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# Video: Detroit Zoo penguins march to new home



Donna Terek, The Detroit News 11:20 a.m. EDT March 30, 2016

*Donna's Detroit: Zookeepers study penguins to ensure that their dazzling new \$30 million habitat will meet their individual needs*



(Photo: Photos by Donna Terek / The Detroit News)

When the Detroit Zoo's Penguinarium opened in 1968, it was a state-of-the-art facility, the first of its kind in the country. It featured a circular design that allowed penguins to walk or swim continuously without ever encountering a wall.

But "state of the art" is a rapidly moving target and on April 18 the zoo will unveil its new \$30 million bull's-eye — the largest penguin facility in the world.

The Polk Penguin Conservation Center is going to be an immersive experience for zoo-goers, who enter into a 4-D environment simulating the look and feel of an Antarctic expedition ship churning through ice-pocked water. Two transparent tunnels under the water feature will allow visitors to observe penguins gliding gracefully above them, the way they can see polar bears and seals swimming in the zoo's Arctic Ring of Life exhibit.

But the zoo's 83 penguins probably won't notice that their new home is shaped like a tabular (flat-topped) iceberg or that humans may get a little seasick from the realistic special effects.

They're going to be too busy being penguins.

While the zoological society's staff were imagining a unique visitor experience, they were equally focused on creating an environment that takes into account the ways that penguins interact with their environment and with each other.

This was the main concern of Dr. Stephanie Allard, director of animal welfare at the zoo. "One of the amazing features of the Polk Penguin Conservation Center is the focus on the birds," she said.

"You have to really think about all the different features and factors that go into the life that they lead. And then you have to think about how you can re-create that and then assess it on an individual level."

So the zoo staff studied the penguins closely to evaluate how the birds used their environment. Some staff, including Allard, traveled to Antarctica to observe them in their natural surroundings, "to really see the challenges that they're faced with," she said.

Allard believes that, despite the fact that penguins live in flocks, their conservators must look at each bird and its needs as an individual.

"Just like people experience things differently, so do animals," she said.

"One of the the things we learned from studying the penguins closely in the current Penguinarium is they like to swim at different times of day, for example. Some are early dippers, others like to swim throughout the day. We wanted to see which parts of their environment (are) important to each one of them."

Polk Penguin Conservation Center Animation



One conclusion: Give them access to more water. Penguins can spend up to 80 percent of their lives in the water. The new center will have 325,000 gallons of 37-degree water, 10 times more than their current home. It will be the deepest penguin aquatic environment anywhere outside their native Antarctic waters, allowing them to dive 25 feet below the surface.

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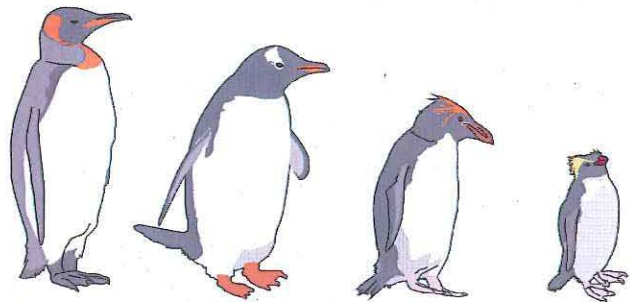
In considering the best experience for the birds, the zookeepers have been “really thinking about the kinds of features that are important to the different penguin species, thinking about different substrates that they’re going to walk on, different elevations,” Allard said.

“If you think about something called a rockhopper penguin, you might imagine that they’re into rocks. They use them to lie on, to stand on but also to build their nests. So these kinds of features are going to be incredibly important.

“But the water, I would say, is going to be the biggest and most drastic change they are going to experience. Ten times the amount of water is going to give them so many opportunities to exhibit these wonderful species-typical behaviors.”

### Penguins chilling at the Detroit Zoo

The \$29.5 million Polk Penguin Conservation Center is scheduled to open April 18. It will be house more than 80 penguins in a chilled, 326,000-gallon, 25-foot-deep pool. Four varieties of penguins will inhabit the exhibit. Here's a look at the birds:



	King	Gentoo	Macaroni	Rockhopper
<b>Scientific name:</b>	<i>Aptenodytes patagonicus</i>	<i>Pygoscelis papua</i>	<i>Eudyptes chrysolophus</i>	<i>Eudyptes chrysocome</i>
<b>Habitat:</b>	Island soil and vegetation	Tussocks	Rocky slopes and beaches	Rock islands and steep ground near vegetation
<b>Diet:</b>	Fish, squid and krill	Krill, fish	Fish, squid and krill	Krill, fish and squid
<b>Height:</b>	37 inches	20 - 35 inches	28 inches	20 inches
<b>Weight:</b>	24 - 35 pounds	10 - 12 pounds	10 - 12 pounds	4 - 6 pounds
<b>Swimming speed:</b>	4 - 6 mph	22.4 mph	6 mph	5 mph
<b>Life span:</b>	20 - 26 years	15 years	15 years	10 years

Source: Detroit News research

Tim Summers / The Detroit News

### Penguins up close

Recently, I was allowed to visit behind the glass at the current penguin house to try to fathom the environment from the birds' perspective.

Penguins are fascinating, sometimes funny, sometimes even a little goofy to our eyes. Some of them were fascinated by my video camera and its tasty strap. Charismatic is not a word I'd think of to describe them, but that's exactly the term zookeeper Lindsay Ireland, 33, uses when she talks about her quirky charges.

“Some of them are very outgoing,” she said. Her favorites change regularly, especially since they outgrow their interest in humans once they hit puberty. Almost all of the birds were given names at birth, like Finn or Pickles.

“Usually when I talk to the public they think we go in and play with the birds,” she laughed. “But it's not going in and cuddling and playing with them every day. It's a very labor-intensive job and zookeepers are very educated. We know a lot about our animals.” Ireland holds bachelor's and master's degrees in zoology.

“I've known some of these birds for 15 years,” said zookeeper Mike Puppan, 37, who went on the latest expedition of zoo staff and donors to Antarctica to observe penguins in the wild. The birds live 15 to 20 years in the wild and longer in captivity. “I feel close ... but we never treat them as pets,” he said. “We consider them wild creatures.”

### Who's who at the zoo

King penguins are the second largest species; emperors (the ones featured in "March of the Penguins") are the largest. The kings stand about three feet tall with flannel-gray feathers on their backs and white breasts. Orange patches accent their black heads and the lower halves of their beaks.

"The kings have more of a flock mentality where they move together throughout the habitat," said Ireland. "They hang out with each other more than they would interact with us."

The gentoos are about 30 inches tall and have white eye patches. The third largest species of penguin, they're very fast swimmers, moving up to 22 mph in the water.

The macaronis and rockhoppers are two of six crested penguin species. The macaronis have a spiky uni-brow of thin, long orange feathers that give them a punk rock vibe, while the rockhoppers' yellow crests are more conservative with a thin line of yellow feathers above each eye.

So, what's with the name macaroni? Back in 18th-century England "macaroni" was slang for a fop or dandy. When explorers first encountered the penguins with the flamboyant feathers around 1837, they called them macaronis.

### Special events

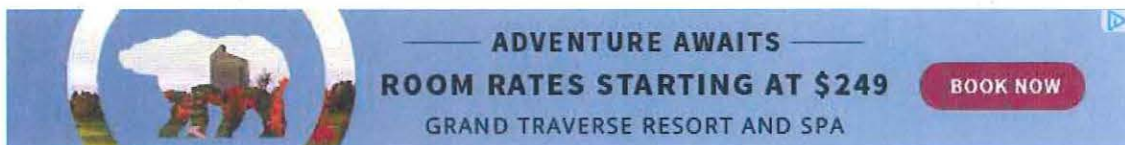
"An Evening in Antarctica," an April 9 fundraising gala, is sold out. Fittingly for the penguin center, it's black tie.

The zoo will host a presentation on Gentoo penguins by world-renowned polar ecologist and penguin expert Dr. Bill Fraser on April 10 at 6 p.m. at the Detroit Zoo's Ford Education Center. Tickets are \$25 on the zoo's website.

In addition, zoo members can enjoy after-hours forays into the new penguin habitat April 18-21, April 25-28 and May 2-5 from 5 to 8 p.m. with timed entry. To become a member, visit [detroitzoo.org/support/membership/](http://detroitzoo.org/support/membership/) (<http://detroitzoo.org/support/membership/>). People who contribute \$1,000 to the Polk Penguin Conservation Center will be listed on a donor wall inside the building.

More Donna's Detroit columns at [detroitnews.com/donnasdetroit](http://detroitnews.com/donnasdetroit) (<http://detroitnews.com/donnasdetroit>)

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# Michigan sets new record for liquor sales

By **Paula Gardner** | [PaulaGardner@mlive.com](mailto:PaulaGardner@mlive.com)[Email the author](#) | [Follow on Twitter](#)

on March 30, 2016 at 7:00 AM, updated March 30, 2016 at 10:19 AM

Michigan set a record for liquor sales in 2015, fueled in part by growth in Detroit as an entertainment destination while the craft cocktail movement takes hold in the state.

Detroit is home to 28 of the top 100 wholesale liquor buyers in Michigan, double the city's total on the list in 2010. Four of the top 5 in Michigan are located in Detroit, while the fifth – the Pantheon Club, a topless bar in Dearborn, ranked number 4 – is located on the city's western border.

Number one across the state among wholesale liquor buyers was a Detroit food and beverage establishment that opened in late 2014: **Punch Bowl Social**.

The bar-restaurant at 1331 Broadway in Dan Gilbert's Z Building **opened in December 2014**, and it rocketed to the top of the list of liquor buyers. It purchased \$515,840 in spirits from the state for resale in 2015.

Punch Bowl Social is a place where its CEO describes its locally sourced culinary program and popular entertainment – like bowling and ping pong. But it's also a bar, and patrons there to eat or play also tend to drink, said Robert Thompson, its CEO and founder.

Those beverages can be beer, but the **cocktails** are a focus. They help elevate alcohol to 50 percent of Punch Bowl Social's revenue. The most popular is "You must bring us.. .A shrubbery," a name that plays off Monty Python and a drink that includes Skyy moscato vodka, watermelon shrub, and lemon juice. The price: \$8 for one, \$32 if four people want to share.

"We keep our craft beverage program on an edge," Thompson said. "We always try to stay focused on what's current and never get stale."

Due to a state law on the books since 1933, the Michigan Liquor Control Commission sells spirits to the 15,000 bars and restaurants licensed to sell liquor by-the-glass.

From 2010 to 2015, wholesale liquor sales grew 16.6 percent, according to data from the MLCC. Some of that includes annual price increases, estimated at about 1 percent per year.

The top 100 wholesale buyers during that time bought proportionately more: The most active licenses in the state accounts for 18.74 percent growth over the last five year. They reached \$23.34 million in purchases by 2015.

The numbers only show establishments licensed for on-premise consumption. Not on this list are any of the state's casinos or most hotels, which operate under another type of license. Also not a part of these numbers: Beer and wine sales, which are sold to bars and restaurants through private distributors and not via the state.

These numbers also offer no information on how many drinks were sold and the revenue or profit margin on those drinks.

However, as an indicator of where the top buyers are located and how much they are spending, the state's records can be extrapolated to presume the busiest bars for sprits in the state – given that all of this liquor was purchased to be sold by the glass.

Among Detroit's other top liquor buyers: The Coliseum (No. 2 in the state); The Penthouse Club (3) and Comerica Park (5). Others on the list include The Old Shillelagh (30) and Golden Fleece (45) in Greektown, The Sugar House in Corktown (42) and Ford Field (47).

Beyond Detroit, a glimpse into the top wholesale liquor buyers in Michigan maps the communities with reputations as entertainment destinations:

- 10 are found in Ann Arbor, which has two establishments in the top 25: Good Time Charleys (16) and the Last Word (21).
- 10 also are found in Royal Oak, which also has two in the top 25: Fifth Avenue (10) and O'Tooles Tavern (20).
- 7 are located in Grand Rapids. Two are in the top 25: The B.O.B. (6) and Stella's Lounge (23).
- Two communities each host three of the top 100 liquor buyers: Birmingham has Market North End (37), 220 Merrill (68) and Churchill's Bistro/Cigar Bar (93); East Lansing has Harpers (17), Rick's Café (45) and Dublin Square (49).
- Topless bars in Metro Detroit are well-represented, coming in at number 2, 3, and 4 statewide; four more are in the top 50.

**Use this database to search for information on the top 100 buyers of wholesale liquor in Michigan in 2010 and 2015:**

<b>Type a business name</b>	<input type="text"/>
<b>- OR - Find it in this list</b>	-- All businesses -- 0' TOOLES TAVERN 220 MERRILL 3RD BAR 526 MAIN AND TEQUILA BAR 7 BAR GRILL 7 GRILLE
<b>Type a city</b>	<input type="text"/>
<b>- OR - Find it in this list</b>	-- All cities -- ACME ANN ARBOR AUBURN HILLS BIRMINGHAM CLARKSTON CLINTON TOWNSHIP
<b>Year</b>	-- Both years -- 2015 2010
<input type="button" value="Search"/>	

Cloud Database by Caspio

The state's top chain restaurant ranked by liquor purchases is TGI Friday's in Southfield. Bar Louie in Novi also makes the list at number 39.

Like those chains, Punch Bowl Social also has other locations: The Denver-based company operates 10 locations in multiple states. It also will open in Indianapolis, Minneapolis and a second establishment in Denver this year, Thompson said.

However, he said the competition tends to be independent-type gastro pubs, due to the menu for both craft cocktails and the kitchen that sells "elevated comfort food," Thompson said. He said his team started looking for a location to open in the city three years ago.

"It ranks pretty high for us across the company," Thompson said. "We focused on it early on. ... (It's) a culturally relevant city that we want to identify with. Detroit is one of the most unique and well-know cultures in America."

**Woodward Imperial** in Ferndale is number 14 on the list. It reached that level, in part, due to the 30,000 margaritas it sold in 2015.

"We have been busy for a year straight," said manager Nikki Pajakowski.

The bar has been located on Woodward Avenue for about 4 years, Pajakowski said. It sells bar food that she describes as "so cheap," and runs monthly specials.

Like most bars, it sells beer, but that's not what it wants to be known for.

"We're trying not to turn this into a craft beer bar," she said. "I try to steer away from that niche."

Besides the margaritas, priced from \$7-9, tops sellers include some liquor infusions stored behind the bar. A revamped cocktail menu is planned this summer.

Not all of the top wholesale liquor buyers are open to the public: **Shenandoah Country Club** is typically in the top 20 statewide – and it came in number 9 in Michigan in 2015, with purchases of \$359,051.

The driver of that is weddings, said Angela Keina, catering and events manager for the 1,500-member Chaldean country club in West Bloomfield.

"We do over 100 weddings a year with minimum guest counts of 400-450 guests," she said. "Last year ... was probably our record-breaking year for all of the years we've been in business."

About half of the club members upgraded to premium spirits – like Grey Goose, flavored Ciroq and Hennessy cognac. All of that would affect the wholesale purchasing total, Keina said.

So did the size of the weddings. Many went hundreds above the minimum, going up to 700 guests.

"When you get into those numbers, you have a lot of drinkers," Keina said.

Private events also drive up the numbers for Punch Bowl Social, Thompson said.

Craft cocktails are the top trend of the year at bars, said Adrian De Ceuninck of the **Michigan Restaurant Association**. Only some of that shows up in these rankings: some crafts spirits are sold by the state, while others are sold at small distillery operations, the MLCC said.

The data from wholesale purchases of spirits in Michigan offers a glimpse into a major business sector in this state. Some data from the Michigan Restaurant Industry:

- Michigan had 15,958 places that served food and alcohol in 2014.
- The state's restaurants project sales of \$15.4 billion in 2016.
- The restaurant industry's 421,500 jobs this year represent 11 percent of employment in Michigan.

Nationally, it's a \$783 billion industry that employs 10 percent of the U.S. workforce.

Industry data also shows that as Michigan's spirits industry grows, so does the nation's. Data from the Distilled Spirits Council reported a 4 percent increase in US spirits supplier revenue in 2014, followed by a 4.1 percent increase in 2015. Overall retail sales for distilled spirits last year topped \$72 million.

While craft beer is an economic driver in Michigan, the DSC reports that the market share of spirits grew in 2014 to 35.2 percent, up from 34.7 percent a year earlier. Yet beer lost market share for six straight years through 2015, according to the DSC. The market share for wine remained 17 percent.

Meanwhile, in 2015 when the state collected \$175.4 million in liquor sales, about 19 percent of that went to the state's general fund. The rest of the money went to the cost of acquiring the liquor (73 percent), distributing it (6 percent) and operating the MLCC (2 percent).

*Paula Gardner covers Michigan business for Mlive.com. Contact her by **email** or **follow her on Twitter**.*

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# CRAIN'S DETROIT BUSINESS

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## Michigan economy losing momentum, survey shows

### Report by Comerica Bank has first decline in 11 months

By **Tom Henderson**

Robert Dye, **Comerica Bank's** chief economist, warned Wednesday that the Michigan economy is losing momentum and faces manufacturing headwinds, based on the release of the bank's latest Michigan Economic Activity Index. It fell by 1.2 percentage points to a level of 126.5, the first decline since February 2015.

Nonetheless, he expects the index to rise a bit by the end of the year.

"We expect to see a pattern of modest gains to the index through the remainder of this year, driven by gains in nonmanufacturing industries in Michigan," he said in a news release.

The January reading is 52 points, or 71 percent, above the index's cyclical low of 74 hit in June 2009. The index averaged 124.5 last year.

"Even though the index has not dipped over the previous year, it also has not elevated much, indicating that the Michigan economy is losing some economic momentum. This would be consistent with peaking auto production and increasing headwinds for other parts of the state's vital manufacturing sector," he said.

The index has eight variables — nonfarm payrolls, exports, hotel occupancy rates, continuing claims for unemployment insurance, housing starts, sales tax revenues, home prices and auto production. All data are seasonally adjusted, and indexed to a base year of 2008.

In January five of those components lost ground and three showed gains — nonfarm payrolls, house prices and sales tax revenues.

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# Macomb Children's Museum won't rise at Mt. Clemens site

Nicquel Terry, The Detroit News 6:41 p.m. EDT April 18, 2016

Plans to build Macomb County's first children's museum at a site in downtown Mount Clemens have fallen through.

The initial timeline was to break ground on the museum last year at the corner of Pine and New, about a block off Main Street. Now, the 12-member Macomb Children's Hands-On Museum board of directors is looking at other sites, including an existing building it would repurpose for about \$6 million, board president Monika Rittner said.

Rittner would not disclose where the building is located or a target date for opening the museum.

Rittner said the directors determined it was not feasible to develop the 40,000-square-foot, two-story facility in an area with limited parking and accessibility for loading. Much of the parking in downtown Mount Clemens is metered.

"The board of directors is very much going forward with this project," Rittner said. "We have had several things happen that keep delaying it."

The board has raised \$140,000 for the museum, Rittner said. The proposal calls for interactive math and science exhibits and STEAM (Science, Technology, Engineering, Art and Mathematics)-based programs for children up to age 10.

Rittner said it's been difficult to approach donors without a secured space, she said. The board returned the land in downtown Mount Clemens to owners Gebran and Suzanne Anton, who donated it.

Mayor Barb Dempsey, who recently resigned from the museum's board due to lack of time to commit to the nonprofit, said she was "disappointed" the museum would no longer be built downtown.

She said the board's original goal was to construct the museum in Mount Clemens to boost economic development. Local donors helped fund the feasibility study for the children's museum because they thought it was coming downtown, Dempsey said.

She also disputed the board's issue with parking.

"That should not have been a stumbling block," Dempsey said. "The idea is that you would hopefully get schools and groups to come in buses."

Although the decision not to build in Mount Clemens was made last July, a sign at Pine and New announcing the future development of the museum was just recently painted over. Rittner said she does not know who painted the sign.

The Macomb Children's Hands-On Museum would be the first of its kind in Macomb County. Other nearby children's museums are in Detroit, Ann Arbor, Flint and Toledo.

"This needs to be a big project for Macomb County," Rittner said.

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The Macomb Daily (<http://www.macombdaily.com>)

## Oakland University denies it's leaving Mount Clemens

**No plans to abandon Mount Clemens for new Chesterfield Township site, they say**

*By Mitch Hotts, The Macomb Daily*

Monday, April 18, 2016



Rumors that Oakland University plans to abandon its campus in downtown Mount Clemens to relocate in a new development proposed for Chesterfield Township are not accurate, college and city officials said Monday.

“Nothing could be further from the truth,” said Betty Youngblood, Oakland University’s vice president for Strategic Planning and Macomb Outreach.

Developer Gebran Anton, along with business partner Stewart Frankel, in 2010 donated the former Towne Square building on Cass Avenue at Main Street to the university to be converted into a \$2 million, 25,000-square-foot educational facility. Oakland University opened its Mount Clemens campus in 2011 that now houses several hundred students a day. They are involved in a variety of educational programs, ranging from criminal justice to social work.

In addition, the student body and staff participates in numerous events sponsored by the city and Macomb County, including the annual Santa Parade and Independence Day fireworks display. They also frequent restaurants and shops in the downtown.

“There is nothing negative to be said about Mount Clemens,” said Youngblood, who grew up in Macomb County and graduated from New Haven High School. “We are delighted with the environment in Mount Clemens, and the mayor and business leaders have been so welcoming and helpful.”

Mayor Barb Dempsey also contacted university officials after being told about the rumors. She said the rumors appear to have arisen when developer and former state senator Thomas Guastello recently tried to “sway” university Board of Trustees members to sign on for a new development he has proposed for east of Interstate 94 near M-59.

Dempsey said she was told the trustees have concerns over parking availability in the city. Additional parking spaces will be available when Macomb County opens its new parking deck, which is now under construction.

“One thing I can say about Oakland University is they are very active in our community, and I think that means a lot,” Dempsey said. “They are taking part in our activities and they utilize our businesses, the restaurants mainly. They continue to contribute in lieu of paying taxes on the building and that’s fairly significant.” Youngblood said the juxtaposition of the Oakland University campus in Mount Clemens is helpful. It’s located across the street from the Macomb County government building and Macomb

County Circuit Court. Students have participated in government internships with Macomb County, she said.<sup>25</sup>

“One of the things we’re talking about is providing an even greater emphasis on non-traditional students,” Youngblood said. “Those are young adults in their mid-20s and older students that may have families. We are looking at ways to alter how our programs are delivered to be more consistent with their needs.”

Guastello is proposing a new open-air shopping center proposed to be titled Outlets of Southeast Michigan for Chesterfield Township that may a Cabela’s outdoor merchandise store. The 330,000-square-foot center has been in the planning stages for years, but one of the main hurdles was a cleanup effort of the lagoons along the freeway, which has been completed through a brownfield development.

The new development is expected to host several high-end retailers, restaurants, a hotel, a movie theater, and a grocery store. Officials in late 2015 said a groundbreaking would be held this year.

Guastello could not be reached for comment on Monday.

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URL: <http://www.macombdaily.com/social-affairs/20160418/oakland-university-denies-its-leaving-mount-clemens>

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Originally Published: April 18, 2016 1:36 PM Modified: April 19, 2016 5:25 AM

## Michigan visitors, tourism spending expected to grow in 2016, researchers say

By **Lindsay VanHulle**



Photo by Crain's Detroit Business Trips to Belle Isle State Park rose 12.2 percent in 2015, according to MSU researchers.

LANSING — Michigan is expected to have more visitors from out of state and around the mitten this year, according to new projections from **Michigan State University** researchers.

Travel to and within Michigan this year is anticipated to rise 3 percent compared to 2015, said Dan McCole, an associate professor in MSU's Department of Community Sustainability.

In addition, said McCole, tourism-related prices are expected to climb 3 percent and overall tourism spending should be up 5 percent this year, in spite of somewhat weaker economic conditions than a year ago.

McCole and Sarah Nicholls, an associate tourism professor at MSU, gave their annual state tourism outlook Monday during the Pure Michigan Governor's Conference on Tourism in Lansing.

Their rosy outlook is based on several factors, including declining unemployment, low gas prices and the state's Pure Michigan marketing campaign.

But this year's forecast also continues momentum the state's tourism industry has experienced for several years.

"There's really nothing in the economy to suggest that tourism will take a decline," McCole said, adding that since the last economic recession, "people have prioritized travel over other things."

That's especially true among millennials, the generation born after 1980 that now tops the postwar baby boom generation in number. The oldest among them are in their early to mid-30s and, while still early in their careers, are starting to earn more money, McCole said.

Many of them prefer to spend money on experiences rather than things, he said. That, plus industry surveys that show people 55 and older are spending less on travel "is an indication that a torch is being passed."

Millennial traits are showing up throughout the industry, he said. Younger travelers are more likely than older ones to use the shared economy, from lodging services like San Francisco, Calif.-based **Airbnb Inc.** to bike- and ride-sharing programs.

And their penchant for smartphones is changing how people travel, McCole said — from increased use for trip planning and bookings, to increased reliance on trip review websites, to a need for wireless internet access on the road.

"Smartphones actually are revolutionizing the tourism industry," he said.

### Tourism in Michigan in 2015

The researchers say they are hopeful these trends and generally favorable economic conditions will continue to attract visitors to Michigan, both to boost regional hotel rates and offset a drop in travelers from Canada.

The strong U.S. dollar has deterred some Canadian visitors to Michigan, Nicholls said. She added that the exchange rate fell 16.3 percent from Jan. 1, 2015 to Jan. 1, 2016, so that one Canadian dollar is now worth about 72 cents in the U.S.

That is reflected partially in 4.8 percent fewer trips by car made across the **Ambassador Bridge** last year than in 2014, Nicholls' data show. The **Blue Water Bridge** in Port Huron fared worse, with 15.4 percent fewer car trips in 2015.

In contrast, the **Mackinac Bridge** counted 3.9 million vehicle trips last year, a 7.4 percent increase from 2014, data show.

"Border cities and casinos will see the impact" of less Canadian traffic, Nicholls said.

But, she added: "Detroit is a different case because it's our biggest city," citing the presence of sports teams and other attractions that draw people there.

### Other tourism trends

Researchers also said:

- In 2015, Michigan saw 2.3 percent growth in hotel occupancy rates from a year ago, compared to 1.7 percent growth nationally. RevPAR, or revenue per available room, grew 8.2 percent in Michigan last year and 6.6 percent in Detroit. It was the sixth consecutive year of growth for the hotel industry since the economic recession ended in 2009.
- Average daily hotel rates in Michigan were \$97.09 in 2015, up 5.8 percent from the year before, according to the researchers, who cited data from Hendersonville, Tenn.-based market research firm **STR Inc.** Detroit hotels' ADR was \$94.14, up 5.5 percent from 2014. Both rates outpaced the national growth rate of 4.4 percent.
- Visits to **National Park Service** locations were up close to 20 percent, with more than 1.5 million visitors to **Sleeping Bear Dunes National Lakeshore** alone — a 10 percent increase at that park, Nicholls said. Visits to **The Henry Ford** rose 5.9 percent in 2015, while fourth-quarter data show trips to **Belle Isle State Park** rose 12.2 percent.

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## Resolution Urging State Transparency

**WHEREAS**, in 2015, the Center of Public Integrity and Global Integrity conducted a national study of state ethics and transparency laws and safeguards, in which the State of Michigan was ranked last; and,

**WHEREAS**, some of the reasons cited for the State's poor ranking was weak public records laws and the absence of laws requiring personal financial disclosures by lawmakers and top state officials; and,

**WHEREAS**, another glaring issue cited was the exemption of the governor and the legislature from state open records laws; and,

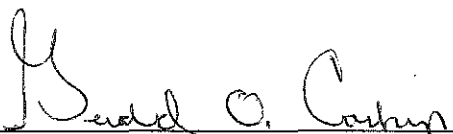
**WHEREAS**, the State has required transparency from local municipalities through EVIP and CIP, yet the State has chosen to not take the opportunity to lead by example; and,

**WHEREAS**, this Board feels it is time that State lawmakers and top officials stop exempting themselves from the laws that they expect others to follow; now,

**THEREFORE, BE IT RESOLVED** that the Marquette County Board of Commissioners urges State lawmakers and top officials to stop the hypocrisy of exempting themselves from the laws that they enact for the governance of the State of Michigan, of which they are included; and,

**BE IT FURTHER RESOLVED** that a copy of this Resolution be forwarded to all Michigan counties, Senator Tom Casperson, Representative John Kivela, Representative Scott Dianda, Representative Ed McBroom, Governor Rick Snyder, and all Michigan Association of Counties.

Adopted this 9th day of March, 2016.

  
 \_\_\_\_\_  
 Gerald O. Corkin, Chairman

Marquette County Board of Commissioners

**RECEIVED**

MAR 18 2016

CARMELLA SABAUGH  
MACOMB COUNTY CLERK



County of Marquette  
BOARD OF COMMISSIONERS

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Marquette, Michigan 49855  
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Gerald O. Corkin, *Chairman*

Bruce Heikkila, *Vice-Chair*  
Karen Alholm  
Bill Nordeen  
Johnny DePetro  
Joe Derocha

March 9, 2016

The Honorable Rick Snyder  
Governor  
P.O. Box 30013  
Lansing, MI 48909

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BOARD OF COMMISSIONERS

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MAR 18 2016

CARMELLA SABAUGH  
MACOMB COUNTY CLERK

Dear Governor Snyder:

It has come to our attention that Marcus Abood was recently reappointed to the Michigan Tax Tribunal. For the reasons discussed below, we oppose this appointment and ask the appointment be withdrawn. We urge you to fill the At Large position with qualified assessors who show an understanding of both residential and commercial assessing.

Mr. Abood was a judge of the decision in *Home Depot v Breitung Township*. In that decision, Mr. Abood approved the use of sales of vacant properties to value a new Home Depot. The Home Depot serves as a regional market and is within a very competitive commercial strip. Yet, the vacant properties that Mr. Abood used were outside of the U.P. and were deed restricted abandoned properties. Mr. Abood reached a valuation for Home Depot stores (\$25 per square foot) that is not found anywhere in the United States. In Home Depot's home state of Georgia, the same stores have an average value of \$65 per square foot, roughly the same average value that is found in Wisconsin.

Mr. Abood has gone further and determined in the *Menards v City of Escanaba* case that seller-imposed deed restrictions do not affect marketing of the property or its sale price. Mr. Abood is the only tax professional, litigant or judge, to have adopted this point of view. This view is contrary to Michigan law.

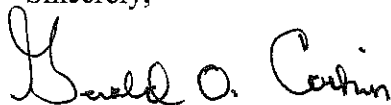
Mr. Abood is notable for his rejection of traditional methods of assessment, either because he does not understand assessing or because of his bias.

The appointment appears to reject the concerns of local government that the Tribunal has become biased and that Tribunal decisions are far outside the range of reasonable decisions and valuations found anywhere in the United States. These concerns have been voiced in the newspapers in Michigan and outside the state for over a year. We hope that your office simply made a mistake and urge the withdrawal Mr. Abood's appointment.

The Honorable Rick Snyder  
March 9, 2016  
Page Two

We have urged our legislators to have the Senate hold a hearing and deny its consent to Mr. Abood's appointment. The lack of qualified persons in the executive branch of government causes serious damage to local units. The damage done by the policies embraced by Mr. Abood will have a lasting effect on local government throughout the State of Michigan. It is our hope that Mr. Abood does not represent your view of local government or a rejection of the assessment practices from the State Tax Commission. At the point when a legislative fix may be on the horizon, the last thing the State of Michigan needs is to add to the irreparable harm that has already been caused by Mr. Abood.

Sincerely,

A handwritten signature in cursive script that reads "Gerald O. Corkin". The signature is written in dark ink and is positioned above the typed name.

Gerald O. Corkin, Chairman  
Marquette County Board of Commissioners