

A public hearing of the Board of Park Trustees of the County of Calhoun was held Wednesday, November 15, 2006 in their office located at 13300 Fifteen Mile Road, Marshall, Michigan.

Present: Commissioner Charles E. Monaweck, Chairperson  
Commissioner Chester E. Travis, Vice-Chairperson  
Commissioner David Veramay, Member  
Dennis Randolph, Managing Director  
Kevin Henning, Finance Director  
Angela Kline, Assistant County Highway Engineer

Also Present: Annette Chapman, Parks & Recreation Director  
Greg Purcell, Calhoun County Administrator  
Carmen and David Critchlow, Pennfield Township Residents  
Mary Jo Crumpton, Calhoun County Road Commission

Chairperson Monaweck called the public hearing to order at 11:00 a.m.

### **PUBLIC HEARING**

Commissioner Monaweck explained that this public hearing is being held to discuss the sale of land at Kimball Pines Park.

Dennis Randolph, Calhoun County Road Commission (CCRC) Managing Director, explained that CCRC is proposing to purchase 100' of road right-of-way, approximately 10 acres, from the Board of Parks Trustees for the purpose of building Kimball Pines Parkway, a bypass road, from Michigan Avenue to F Drive North. Based on information from the Emmett Township Assessor's office and the sale price CCRC is asking for property on Michigan Avenue, the price per acre would be approximately \$4,500. General acreage in the county runs between \$1,500-\$2,000.

Mr. Randolph explained that there is a series of bypasses planned throughout the county (e.g., Glen Cross extension) to divert traffic around commercial areas. Kimball Pines Parkway would help with the increase in traffic anticipated with the new casino being built on Michigan Avenue at 11 Mile Road. Mr. Randolph referenced two aerial photographs of the Kimball Pines Park area and noted the first step would be to build a new entrance into Kimball Pines off of Michigan Avenue so that traffic is not going through the Medical Care Facility, as is presently the case. The new road would continue through the park, north of the pond and cut across property owned by Harper Creek Community Schools. Crosby Drive, off of Wattles Road, would be realigned to become a cul-de-sac so that traffic is redirected to exit at F Drive North.

The plans are very compatible with the expansion of the Medical Care Facility that is located in front of Kimball Pines, off of Michigan Avenue. They have expressed their support of this project, especially to divert the traffic away from the Medical Care Facility.

Mr. Randolph explained that Kimball Pines Parkway has been added to the BCATS plan, but a construction start date has not been determined. We are waiting for the casino development to begin, which is expected to open in late 2008. CCRC needs to consider the availability of federal funding and BCATS is presently in the process of developing its 5-year plan. BCATS has concerns about federal aid, due to a revision to the last year of the current Highway Act that could mean a cut in federal aid allocation. In the meantime, CCRC can continue to do planning for this project, as well as other activities currently taking place at Kimball Pines (i.e., Silver Leaf Renaissance Faire, disc golf course). The next step will be to prepare a deed and forward the minutes to the County Board of Commissioners to take action on the land sale.

**PUBLIC COMMENTS**

Greg Purcell, County Administrator, thanked the Board of Parks Trustees for taking the time to hold a public hearing on the sale of land at Kimball Pines Park. He stated that the County Board of Commissioners would like to invite representatives from the Parks Board and the Silver Leaf Renaissance Faire to receive a resolution in support of and to commemorate the festival. They were very pleased with the way the event was handled and the fact that it was a draw of business and activity to Calhoun County. He applauded the efforts of Dennis Randolph and Annette Chapman in taking the initiative to move the festival project forward.

Mr. Purcell believes that the sale of property and construction of the bypass road is very compatible with the plans, as well as development and construction at the Medical Care Facility. Relocating the entrance road into the park will eliminate some potential competitive use of an entryway that tends to be confusing to the general public and will give Kimball Pines Park more visibility and, hopefully, more users. The County is pleased to see this move forward and Mr. Purcell stated that he anticipates that the County Board of Commissioners will be favorably entertaining the Board of Parks Trustees recommendation on the sale of property.

Mr. Purcell asked Mr. Randolph if this becomes dedicated public right-of-way, would CCRC receive more funding from the State for roads. Dennis responded that funds for maintenance would not be received until after the road has been built and certified – just owning the property doesn't change CCRC's funding.

Commissioner Veramay commented that we all recognize the lack of funds for what needs to be done but we need to start thinking differently and do whatever is necessary to get things done.

With no further comments, the public hearing was adjourned at 11:17 a.m.

Charles E. Monaweck, Chairperson

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Mary Jo Crumpton, Secretarial Clerk  
for Pixie Ann Coats, Deputy Clerk