

**CHARTER TOWNSHIP OF COMMERCE  
QUARTERLY DISCUSSION MEETING OF THE TOWNSHIP  
BOARD OF TRUSTEES  
2009 Township Drive  
Commerce Township, MI 48390  
Tuesday, October 26, 2021, 7:00 p.m.**

**CALL TO ORDER:** Supervisor Gray called the Township Board of Trustees Quarterly Meeting to order at 7:00 p.m.

**ROLL CALL:** Present: Larry Gray, Supervisor  
Melissa Creech, Clerk  
Molly Phillips, Treasurer  
Vanessa Magner, Trustee  
Rick Sovel, Trustee  
George Weber, Trustee  
Bob Berkheiser, Trustee

Also Present: Jim Dundas, Fire Chief  
Debbie Watson, DDA Director  
James Gotts, DDA Chairperson

**ITEM 1: Public Comments**

Supervisor Gray opened Public Comments.  
Supervisor Gray closed Public Comments.

**ITEM 2: Bruce Aikens – Quarterly Update**

Bruce Aikens spoke about financing, infrastructure issues, and the effect of COVID on the development at 5 and Main. He hopes not to come back with a quarterly update at the January 2022 quarterly meeting but instead to start the PUD revision before then.

**ITEM 3: Township Property Management and Strategy Sub-Committee – RFP for Real Estate Services – Tabled 8-10-2021**

**MOTION** by Sovel, supported by Magner, to remove Township Property Management and Strategy Sub-Committee – RFP for Real Estate Services from the table.

**MOTION CARRIED UNANIMOUSLY**

Trustee Weber said the sub-committee recommends using Insite Commercial to market the Rose Button property under the existing contract with Insite Commercial.

**MOTION** by Weber, supported by Creech, to use Insite Commercial as the agent of record for the Rose Button property under the current terms of the agreement.

**ITEM 3: Township Property Management and Strategy Sub-Committee – RFP for Real Estate Services – Tabled 8-10-2021 (motion continued)**

**MOTION CARRIED**

**Berkheiser opposed**

**ITEM 4: Review/ Discussion of Township's Code of Ordinance, Chapter 26 – Massage Permit**

Trustee Berkheiser said his intent was to give the Board some flexibility regarding revoking or not revoking licenses or adding some type of penalty to licenses.

A discussion followed regarding the limitations of the Township's ordinance and tracking ordinance compliance. It was determined that more research was needed.

**ITEM 5: OTHER MATTERS**

Treasurer Phillips – when we switched to Plante Moran for auditing services we gave them a 3-year engagement letter contract which ended in 2021. They would like a one-year contract extension with a new price of \$45,000.00.

Treasurer Phillips will go out for an RFP after the 2021 audit is complete.

**MOTION** by Phillips, supported by Weber, to accept the Plante Moran 1-year extension at a base audit cost of \$45,000.00. **MOTION CARRIED UNANIMOUSLY**

Trustee Weber – HB 4722, short term rental, is coming to a vote. This tells local municipalities they cannot regulate what a short term rental is. It doesn't impact us now, but the way it was written, anything up to 30% of your residential structures could be short term rentals which is a massive unregulated number.

Supervisor Gray – I met with the Church on the 20<sup>th</sup> and gave them until March 31, 2022 to vacate the old township hall.

The Lower Straits Lake harvester contract has been sent to the Township Attorney.


The Township received the first round of ARPA money.

**ADJOURNMENT**

As there were no other matters to come before the Board.

**MOTION** by Sovel, supported by Magner, to adjourn the meeting at 8:17 p.m.

**MOTION CARRIED UNANIMOUSLY**

  
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Melissa Creech, Clerk  
Charter Township of Commerce