

**MINUTES OF A BOARD MEETING OF THE  
RECREATIONAL AUTHORITY OF  
ROSEVILLE AND EASTPOINTE  
HELD ON THURSDAY, FEBRUARY 14, 2013**

The meeting was called to order at 6:00 p.m. at the Roseville Recreation Center, 18185 Sycamore, by Vice Chairperson Duchane with the following Board Members present:

Frontera, Marion and Duchane

Director Lipinski informed the Board that Chairperson Aiuto would be late.

Absent: Switalski

Administrator present: Director Lipinski

**Discussion and/or Action on Disbursements and Budget Report:**

Motion by Frontera, seconded by Marion, to approve the disbursements as provided.

**MOTION CARRIED**

**Communications:**

No communications.

**Discussion on Draft of the Recreational Authority/East Detroit Public Schools Cooperative Agreement:**

Director Lipinski informed the Board that this has been on the agenda for the last couple of meetings; Board Member Frontera and Vice Chairperson Duchane met with the committee of two School Board members and Superintendent Lelekatch earlier in January; Superintendent Lelekatch said the School Board is working on a cost analysis for us to use their facilities. Board Member Frontera commented that the Roseville School District was quick to jump on board and the East Detroit School District seems to be dragging their feet about the whole issue. Vice Chairperson Duchane commented that the East Detroit School Board has never paid for facility use and it is part of the learning curve on their part. Director Lipinski commented that we will need to see if there is a charge for the youth programs using the schools because that cost would need to be passed along into the registration fees; currently we don't have a charge from the Roseville School District. Vice Chairperson Duchane commented that when we see the charges between both, the charges may cancel each other out.

**Public Hearing to Take Comments on the Draft of the Community Park, Recreational, Open Space and Greenway Master Plan:**

Chris McLeod gave a brief overview of the plan; provides two main points of focus for the Recreational Authority and both communities – guide of what the overall park system should be in each city and provide the opportunity for each city and the Authority to go for potential grants through the State.

Director Lipinski commented that the Authority doesn't own any of the parks, they are owned by each of the cities; still a work in progress; the plan is to have the Authority and both cities approve the Master Plan; parks maintenance staff from each community made the park improvement ideas; trying to work everything out and see how things mesh together.

Vice Chairperson Duchane commented that each City Council will have to approve facilities that are structures or investments in the parks that are permanent with the recommendation of the Authority and on a minor level grants for ball fields can be approved by the Authority.

Chris McLeod commented that each City and the Authority will need to approve and adopt the Master Plan so that will be the next step going forward.

Chairperson Aiuto arrived.

Vice Chairperson Duchane asked if anyone from the public wished to speak regarding the Master Plan.

Walt Jakubiec (18318 Holland, Eastpointe) commented that the parks are owned by the cities and the Community Center on Eight Mile Road and this Community Center are owned by Authority so if the Community Center is sold the money goes to the Authority. Vice Chairperson Duchane responded that the proceeds are split between the two cities. Director Lipinski responded that the Authority took control of the buildings, but if they are sold the proceeds are split between the cities. Chairperson Aiuto responded that if the Authority leases the buildings, then the revenue goes to the Authority.

Mr. Jakubiec commented that it appears that you are discussing with the East Detroit School District about using their pool and asked if there is an agreement with the Roseville School District for use of their pool. Director Lipinski replied yes. Mr. Jakubiec asked what the fees would be. Director Lipinski replied that an open swim program would be \$2.00/person for two hours, swim lessons have not been determined yet and swim club has not been determined yet.

Director Lipinski informed the Board that he received an e-mail from Jim Brandon (Roseville) regarding Memorial Field improvements.

Chairperson Aiuto closed the public hearing.

**Request Approval by the Board to Adopt the Community Park, Recreation, Open Space and Greenway Master Plan:**

Chris McLeod reviewed the changes made to the Community Park, Recreation, Open Space and Greenway Master Plan.

Board Member Marion made a recommendation that we incorporate those changes into this large document and tag the pages which were revised which would give you a clue where the revisions are.

Vice Chairperson asked how many changes Mr. McLeod made. Mr. McLeod responded twenty-two. Vice Chairperson Duchane commented that the revisions represent the areas that were discussed and the issues have been addressed.

Motion by Duchane, seconded by Frontera, to adopt the Community Park, Recreation, Open Space and Greenway Master Plan with changes as discussed tonight.

**MOTIONED CARRIED**

**Discuss and Request Adoption of Pavilion and Gazebo Rental Rates:**

Director Lipinski commented there is a sheet in the package spelling out the reservation rates for the pavilions and gazebos; want to bring this in line to make this consistent throughout the Authority facilities; for the most part the smaller pavilions are \$50/day for residents and \$75/day for non-residents; larger pavilions are \$75/day for residents and \$100/day for non-residents; gazebo at Veteran's Memorial Park is \$25/hour for residents and \$50/hour for non-residents; all reserved through a permit process.

Chairperson Aiuto asked if a resident is considered anyone who lives in Eastpointe or Roseville; asked who is responsible for tracking by the hour and do we stop somebody who just shows up and takes pictures. Director Lipinski responded no but there is no guarantee that someone isn't doing something around the gazebo. Board Member Frontera commented that Eastpointe allows alcohol at their parks and Roseville does not.

Motion by Marion, seconded by Frontera, to approve the pavilion/gazebo rental rates as set.

**MOTION CARRIED**

**Review and Discuss RFP Draft to Lease Community Center:**

Director Lipinski commented that the package contains a RFP to lease the Community Center and asked if the Board had any additions, deletions or revisions.

Board Member Frontera expressed a concern regarding the growing or sale of medical marijuana because the lease discusses state and federal law. Vice Chairperson Duchane responded that the Supreme Court did decide that dispensaries are not permitted. Board Member Frontera commented that under repairs it says the Authority is responsible for major mechanical systems and would like to see something saying that tenant must do annual maintenance or they would be responsible for repairs; liabilities – under insurance slips and falls didn't see any responsibility for tenant and if they slip and fall in the parking lot is that our responsibility so should be more clear; default on payments but didn't see late payment fees.

Vice Chairperson Duchane commented that Eastpointe has tried to engage some interest in governmental types leasing the building; discussion with the Health Department, County Office and MSU Extension.

Director Lipinski commented that he will incorporate any changes and bring it back at next meeting and asked that Board Members to e-mail any other additions, deletions or revisions. Chairman Aiuto asked if Director Lipinski had legal counsel review the lease. Director Lipinski responded that he will have legal counsel review the lease as well as our insurance carrier.

Motion by Duchane, seconded by Marion, approve the Lease Agreement subject to the changes suggested and properly incorporated that Mr. Frontera indicated tonight, a review by legal services, whom we will soon designate, and liability insurance carrier pertaining to the language and then publish the RFP.

**MOTION CARRIED**

**Discuss Attorney Services Proposals:**

Director Lipinski commented that they received three proposals and the Board has received those, doesn't expect any action taken on these tonight but asked if the Board would like to review this or have any discussion tonight.

Vice Chairperson Duchane broke it down two ways – Shifman & Carlson when you look at the numbers for the kind of work doesn't think we need to go \$180/hour; Dolan Tomlinson firm that has the history and knowledge of how the Authority was formed, certainly comfortable with the local units in the area, their cost is \$110 which is the low cost of the three proposals; analysis – there may be times that we may need to have a sense of independence, so this is a negative; CMDA – extremely good law firm; defense work for municipalities, nothing wrong with them either; will break down to what do you desire that separation to look like; do you want counsel that you are familiar with or do members feel a slight separation of having an independent firm.

Board Member Marion looked at the money and for what we need let's save a couple of bucks; all very competent companies and feels Dolan Tomlinson could do the job for us.

Board Member Frontera expressed a concern that Dolan Tomlinson would be a conflict of interest and would choose the less expensive of the other two.

Chairperson Aiuto asked do we want a separation; Dolan Tomlinson hasn't charged us anything yet, helped get the Authority running and they would bring to the Board something that the other two can't (things that are going on in the City); if there is a conflict they would need to recuse themselves from the Authority and the City; comfortable with Dolan Tomlinson and they are \$20 to \$25 cheaper than the other proposals; asked if the Board would like to make a motion tonight. Board Member Frontera suggested that the decision should be made when Board Member Switalski is present. Chairperson Aiuto requested that Director Lipinski place this item on the next agenda for action.

#### **Discuss Logo Contest Submissions:**

Director Lipinski informed the Board that in the package are eight logos that were submitted and asked the Board Members to select their top three and then work from there; looks like B & F are the front runners; when he receives responses from all the Board members he will tally the votes and e-mail the winner to the Board.

#### **Hearing of the Public:**

Walt Jakubiec (18318 Holland, Eastpointe) on page 16, table 2 of the Master Plan it appears that they omitted the age group of 18-65. Mr. McLeod responded that the idea behind the chart was to emphasize the two specific age groups – those being anyone beneath 18 and more older persons (seniors).

Betty Ulrich (25296 Hayes, Roseville) never any mention about what is going to happen to the seniors what they are going to do for us; feeling we are second class citizens; not even starting to work together the two communities; everything is Eastpointe did this and Roseville did this and this is how we are going to do it; our senior citizen participation is getting less and less every day. Director Lipinski responded that he hasn't seen this or any dissention, but will take a look into it. Ms. Ulrich commented that the volunteers from Roseville are doing everything. Director Lipinski responded that we have talked about minimizing the jobs that the volunteers will need to do. Ms. Ulrich asked why some people expect to be waited on by the volunteers. Chairperson Aiuto asked Ms. Ulrich to speak with him after the meeting.

Gertrude Brown (19279 East 12 Mile Road, Roseville) agreed with Ms. Ulrich's statements and commented on volunteers lifting chairs on Fridays. Director Lipinski responded that we don't have anyone past 4:30 p.m. on Fridays to do this.

Elaine Piotrowski (11918 Harold, Warren - member of Roseville seniors for seven years) asked who opens the suggestion box that is put in the senior center room. Director Lipinski responded that it would be Leona. The resident commented that suggestions have been placed in the box but never been addressed; the room the seniors use on Friday we have the exercise people, card party, other table games and there is no room and can't get through the aisles so can't the wall be opened. Director Lipinski responded that they are looking into opening that wall.

Mary Lazaris (26284 Barnes, Roseville) commented on the crowded room and got in trouble for using another room.

Chairperson Aiuto asked is hearing that Eastpointe seniors meet in one room and Roseville seniors meet in another room. Director Lipinski replied that he will look into that.

A resident asked about pictures that were on the walls at the Common Road location but are not up at the Recreation Center. Director Lipinski will look into this.

**Director Report:**

Director Lipinski informed the Board that in January we had the Daddy/Daughter Dance at the Vintage House. Chairperson Aiuto asked Director Lipinski to explain why the dance was held at a venue in Fraser instead of Eastpointe or Roseville. Director Lipinski explained that everything was set up with Gourmet House and received a call in early January that Gourmet House was sold and new owner was not going to honor any reservations so we checked with Athena Hall and Eastpointe Manor and they weren't at the price that we sold the tickets for; Vintage House offered the correct price and we could expand if necessary and it was a last minute change. Chairperson Aiuto commented that there was nothing but good comments regarding the Vintage House. Director Lipinski commented that we have started booking for next year and may go back to the Vintage House. Director Lipinski informed the Board that we are currently taking youth baseball and soccer registrations; we are combining games in Eastpointe and Roseville; last month discussed closing the building from August 19<sup>th</sup> through Labor Day for building maintenance; City of Roseville put out a bid for cleaning contractor and Recreation Center was a part of that bid and there were a couple of contractors that stood out and we will see how that would work out; Eastpointe Art and Ice Festival is scheduled for February 15<sup>th</sup> through 17<sup>th</sup>; spoke with Detective from the Roseville Police Department regarding people posing as representatives of the Senior Center scamming senior citizens; Roseville Handicap Association Spring Fling is April 7<sup>th</sup> at the VFW; AARP tax assistance program is running on Tuesdays and need an appointment; St. Patrick's Day party is March 15<sup>th</sup> for the seniors.

Chairperson Aiuto asked who does snow removal at the Recreation Center and parks. Director Lipinski replied that he believes it is DPW. Chairperson Aiuto said that after the last snowfall residents received violations for not removing their snow but the snow had not been removed from our park sidewalks.

**Board Member Reports:**

Board Member Frontera thanked Director Lipinski for his hard work and thanked the residents for voicing their concerns.

Board Member Marion thanked Director Lipinski and Mr. McLeod for putting this proposal together and asked that we have an agenda item to get a report on the Senior Center from Ms. Grant.

Vice Chairperson Duchane complimented everyone involved in the Recreational Authority and we are in the process of adjusting and tweaking the Recreational Authority.

Chairperson Aiuto thanked the residents for their input.

Motion by Frontera, seconded by Marion, to adjourn the meeting at 7:30 p.m.

**MOTION CARRIED**