
BOARD MEMBERS PRESENT:

Gary Wall, Supervisor
Kim Markee, Clerk
Steve Thomas, Treasurer
Anthony Bartolotta, Trustee
Marie E. Hauswirth, Trustee
Janet Matsura Trustee
Mark Monohon, Trustee

ABSENT:

None

OTHERS PRESENT:

Derek Diederich	Nancy Croitori	Robin McGregor
Barb Miller	Cecilia Mende	Mary Craite
Andrew Campbell, Baker Tilly	Ariel Flaggs, Guidehouse	Mark Simlar

Agenda included:

1. Baker Tilly Bond Presentation
2. Guidehouse Grant Services Presentation
3. Opportunity for Trustees to Discuss Topics of Concern
4. Public Comments Limited to Three (3) Minutes Per Speaker

Andy Campbell from Baker Tilly explained the different bonds that are available. Open Market Bonds, are mostly for very large populated areas and for very large amounts of money. He did not suggest this bond for Waterford. Wrap Bonds can be smaller now, but can be larger later within reason, and you can structure debt to meet your budget needs. Unlimited Tax General Obligation Bonds, which may change slightly on an annual basis. This is what was used for the 1998 Police Department bond for their building, and it was for 20 years. The interest rate most likely for this bond would be around 4.1%. Andy said that the rates increased, but overall the rates are not unreasonable. During the past 10-plus years, the interest rates have been unusually low. If the bond is voted on by the taxpayers, it is not subject to the Headlee rollback and must be spent on that specific capital improvement. It cannot be used for maintenance. Andy said we need to have everything ready to go at least 12 weeks prior to the Election. The debt is not issued until you need the money and is placed on the open market in a competitive bid offering. The Township selects the best offer made to them.

Guidehouse presented a slide show about what they could offer for a contracted grant writer. There were numerous questions asked by all Trustees. Clerk Markee asked what their success rate was, and the answer was that they had not been doing this for a long period of time. They have about 17 workers in their office but have contacts across the country and are able to leverage these contacts as well. The cost for them would be approximately \$35.00 to \$85.00 per hour depending on the contracted worker's experience. Trustee Monohon asked if they could help on the back end when the grant is awarded when it needs tracking and reporting. Guidehouse said they could help with that. They do work for Wayne State, Oakland, and Macomb Counties, Cities including Royal Oak, Warren, and Grand Rapids.

The Board thanked the presenters and then they left. Supervisor Wall went around the room asking each Trustee for their input. Trustee Matsura said we need to determine what properties we want for a community center. Trustee Hauswirth said we need more information to make a decision.

Supervisor Wall said he is trying to get Plante Moran to come to our next work session so we can hear what they will do for us if we use them to analyze OCC. Treasurer Thomas said that we need to understand what Oakland County Park's plans are. The school district could also sell some school property to us. Trustee Bartolotta said that we need to contract a grant writer. Clerk Markee said we need to do our due diligence on four pieces of property such as the Current Rec Center, OCC, Leggett, and our Township property where the soccer fields are. If we decide to move forward with a ballot bond question, she would like it completed before 12 weeks so the Board has time to bring it forward two times prior to the due date in case there are any corrections needed. Also, no matter what we choose, we need to have explanations as to why the other properties were not chosen and this one was chosen. We all need to be saying the same thing and walking the same walk.

Resident Nancy Croitori said she will be taking the Four Towns idea for the OCC location to all the Board Members of the Four Towns, presenting it to their respective Board Members, and asking what they think about going in together to renovate the OCC property for a Community Center.

Resident Robin McGregor said we need to be careful how we market the property for the future because there could be a difference from today.

The meeting adjourned at 5:42 p.m.