

Minutes of the electronically conducted regularly scheduled monthly meeting of the Mid-Michigan Aquatic Recreational Authority held Monday, December 13, 2021 at 8:30 a.m.

Meeting was called to order by John Zang at 8:33 a.m.

Members present: Allison Chiodini, Lisa Diaz Sytsema, Stan Shingles, John Zang. All members indicated they were in Mt. Pleasant, Isabella County, MI.

Members absent: Judy Wagley

Others present: Aaron Desentz, City of Mt. Pleasant City Manager; Stu Isaac and Duane Proell with Isaac Sports Group.

All present attended virtually via Zoom video conference.

Approval of Agenda

Lisa Diaz Sytsema made a motion supported by Stan Shingles to approve the agenda as presented.

Ayes: Chiodini, Diaz Sytsema, Shingles, Zang

Nays: None

Absent: Wagley

Motion carried

Public input on agenda items

None

Approval of the meeting minutes from the November 8, 2021 MMARA Board Meeting

Stan Shingles made a motion supported by Lisa Diaz Sytsema to approve the meeting minutes as presented.

Ayes: Chiodini, Diaz Sytsema, Shingles, Zang

Nays: None

Absent: Wagley

Motion carried

Old Business

AT LARGE BOARD MEMBERS

Lisa Diaz Sytsema made the suggestion of Mark Stansbury, Physical Therapist and owner of Mountain Town Rehab as a good candidate for an At Large Board Member appointment. Mark was very engaged and plugged in with the Swim Friends of Mid-Michigan during the first round of the feasibility study, and also very supportive of our initiative.

Stan Shingles mentioned Mike Huneman with Isabella Bank also expressing interest in working with us in our fundraising efforts when we are ready, but not sure whether him being appointed as an At Large Board Member or a community supporter and volunteer fundraising champion/ambassador would better position us in our fundraising efforts in the future.

Discussion on potential At Large Board Member appointees also included Darren Masselink with Central Michigan University (former U-Swim director), but Darren also sits on the CRC Board, so that may present itself as a conflict of interest.

Lisa Diaz Sytsema noted that a very apparent missing need on our board right now is someone to lead and spearhead communications and media. It was also noted that the appointment term for all At-Large Board members will be three years, as stated in our Articles of Incorporation.

Stan Shingles made the recommendation to move forward with offering the appointment for the At Large Board member position to Mark Stansbury at this time, as he is already plugged into this initiative and is engaged in our efforts. All board members agreed, and Lisa Diaz Sytsema noted she would make contact to Mark Stansbury to discuss this with him.

Stan Shingles also made the recommendation to start to loop Mike Huneman into our fundraising efforts as an ambassador/champion, but not to make an official appointment to him at this time and to keep our options open. All board members agreed.

COMMUNICATIONS

Lisa Diaz Sytsema provided an update that Nolan Kamoo is working on pulling out key talking and bullet points from the feasibility study to use in communications and marketing materials, and for website development. Nolan has continued to post in the CMU student classifieds for volunteers to assist in website development, graphic design, etc. and has gotten no interest or responses.

FINANCIAL & BANK ACCOUNT

Lisa Diaz Sytsema provided an update that the bank account with Isabella Bank is all set up and ready to go, and we are now just waiting on the receipt of our debit card and online banking credentials, and also waiting on the issuance of start up funds from each of the three supporting municipalities, in order to deposit in our account. John Zang to follow up with each of the three municipalities to let them know that our bank account is set up and we can now accept and deposit the funds that were approved.

INSURANCE

Allison Chiodini provided an update on Insurance; and is currently working back and forth with Mark Stuhldreher at Union Township and their Insurance provider to look into the possibility of them being able to underwrite a policy for us or to put us as an add-on to the Township's policy.

Lisa Diaz Sytsema to follow up with Holland Recreation Authority to inquire who they work with for their insurance needs and pass that along to Allison Chiodini to follow up with that agency for additional insurance options.

FUNDRAISING

No new updates at this time

New business

TIMELINE UPDATE

Stu Isaac and Duane Proell with Isaac Sports Group provided an update and discussion on the timeline, working back from a potential date of election. Preliminary presentation included potential election date being in November 2022, however it was discussed and decided that being part of the August 2022 primary or November 2022 main/general elections would not be advantageous to our efforts, and realistically we should be looking to Spring 2023 with the likelihood of needing to pay for a special election if we are the only item on the ballot.

Stu Isaac reviewed the preliminary hypothetical work-back timeline from the election date. One item that can be tightened up in the timeline is the ballot language approval from the three organizing municipalities, as that will not be required.

One very important question that Stu Isaac brought up that the board will need to work on in the development of the proposed ballot language, is in regard to Fundraising and Millage: How much will be funded by Fundraising efforts, and how much will need to be funded by the Millage? Additionally of the fundraising and millage dollars, how will those be allocated to Capital/Construction/Development, Operations, and Programmatic efforts?

Another question to start thinking about is the desired project delivery method: Construction Manager vs. General Contractor; traditional design-bid-build; design-build; etc. and potentially moving this forward on the timeline to coincide with discussions and Request for Qualifications (RFQ's) with Architectural design firms for Architectural Services, with the option to potentially form both the Design and Construction team at the same time.

Discussion on the timeline and all of the milestones on the timeline included the summary conclusion that the predicted overall timeline from start to finish (from issuance of the updated feasibility study and timeline from Isaac Sports Group, to construction completion and opening of the Aquatic facility) is approximately three and a half years.

Stu Isaac noted that they will be finalizing their updates and revisions to the Feasibility Study and Timeline over the next month to be complete and delivered to us in January 2022 for our final review.

SITE

Lisa Diaz Sytsema provided an update that Jennifer Verleger with Mt. Pleasant Public Schools is currently working with her Legal counsel on a Memorandum of Understanding for the Site/property located to the North off of Preston St., between Isabella Rd. and Crapo St.

2022 ANNUAL BUDGET

Lisa Diaz Sytsema provided an update that she would be working over the next month to get us set up in Quick Books, and also posed the question on if we had any preferred Accounting Firms in mind for our future audits. Lisa Diaz Sytsema noted that prior to getting our budgets set up in Quick Books, it would be good to briefly consult with the Accounting Firm we intend to work with to make sure we are setting things up correctly. There were no suggestions from other board members on preferred Accounting Firms. Lisa Diaz Sytsema has experience working with Boge, Wybenga & Bradley, P.C. in her personal business and made the recommendation to consult with this firm for our MMARA budget preparation and future auditing. All present board members agreed.

Announcements on Authority related issues and concerns

Aaron Desentz, City of Mt. Pleasant City Manager introduced himself and thanked the board for our efforts and progress, and noted that he was pleased to be able to report back to the City Commission on all of the updates from this meeting.

Next scheduled meeting on Monday, January 10, 2022 at 8:30 a.m. will be conducted electronically / virtually via. zoom video conference.

Adjournment

Motion by Stan Shingles and supported by Lisa Diaz Sytsema to adjourn the meeting.

Ayes: Chiodini, Shingles, Diaz Sytsema, Zang

Nays: None

Absent: Wagley

Motion carried

Meeting adjourned at 9:57 a.m.



Allison Chiodini, Secretary