

NININGER PLANNING COMMISSION
REGULAR MEETING
Feb. 3, 2025

COMMISSION MEMBERS PRESENT: John Bremer, chair; Steve Boetcher; Mary Dalaska, secretary; Gary Rotty

COMMISSION MEMBERS NOT PRESENT: Ted Wagner

TOWNSHIP BOARD MEMBERS IN ATTENDANCE: David Bauer, Karen Bremer, Bob Rotty

ALSO PRESENT: Mike Hamilton, township attorney; Mark Schoenfelder, township engineer

MEETING CALLED TO ORDER by Chair Bremer at 8 p.m.

PLEDGE OF ALLEGIANCE WAS RECITED

MINUTES REVIEWED/APPROVED: Chair Bremer called for a review of the minutes from the Jan. 6, 2025, regular meeting. **Motion:** Gary Rotty made a motion to accept the minutes as written. Motion seconded by Steve Boetcher. **Member vote:** 4 Ayes; 0 Opposed. **Motion carried.**

OLD BUSINESS:

- **FURLONG TRAIL PROJECT UPDATE:** Mark Schoenfelder, township engineer, presented additional information on the project scope, and distributed an updated probable cost estimate and a map of the project area. The map shows locations where complete removal and replacement of the subgrade is needed, and locations where a combination of reused milled asphalt and rock will be used for the base. The project includes an eight-inch base and a four-inch asphalt overlay from Highway 55 to Pine Bend Trail. The new asphalt will be brought to the level of the current driveways along the road. Asphalt will be approximately 22 feet wide throughout. Topsoil will be brought in to line the shoulders. The removed subgrade material will be reused as fill for the west end of the project (Fischer/Highway 55 area) where the road will be raised to accommodate stacking 2-3 cars. Reusing the subgrade material for filler in the low area will save disposal and hauling costs and, ultimately, bring down the cost of raising the road. The new overall estimate presented by the engineer is \$425,456.88. Upon approval of the Township Board, the engineer will finalize the project scope and begin advertising for competitive bids. Bids will be due before the Township Board meeting on March 18, 2025. Bids will be opened at the March 18 meeting. The township engineer will review the bids and make an award recommendation to the Township Board at their meeting on April 15.

ASSESSMENT: At its January 6, 2025, meeting, the Planning Commission recommended the Nininger Township Board approve a 50/50 construction cost share for the project — the Township will pay 50% of the costs and the 17 residents will equally split 50% of the costs up to \$10,000 per residence — and any remaining balance paid by the Township. The Township Board tabled the recommendation at their January 21, 2025, meeting until additional information on the project could be provided. **Motion:** Chair Bremer made a motion to recommend the Township Board, at its February 18, 2025, meeting, approve a 50/50 construction cost share for the project — the Township will pay 50% of the costs and the 17 residents will equally split 50% of the costs up to \$10,000 per residence — and any remaining balance paid by the Township.

Motion seconded by Mary Dalaska. **Member vote:** 4 Ayes; 0 opposed. **Motion carried.**

FUNDING: Several options were discussed regarding project funding. The Township's portion will be paid out of currently available funds. The Township will secure a 10-year loan for the resident's portion and each resident will be responsible for paying their portion to the Township over the 10-year loan period. **Motion:** Chair Bremer made a motion to recommend the Township Board set the assessment payment period to 10 years with \$1,000 plus interest (at the going rate) paid per residence to the Township each year. Motion seconded by Gary Rotty.

Member vote: 4 Ayes; 0 opposed. **Motion carried.**

RESIDENT MEETING: A special Township Board meeting will be held on Tuesday, March 25, 2025, at 7 p.m. to provide residents with updates on final project scope, costs and assessment information. A meeting notice will be published in the Hastings Journal at least two weeks prior to the meeting date and the township attorney will send a written notice to all residents affected by the project.

MISCELLANEOUS ITEMS OF DISCUSSION/INFORMATION:

- DRONE SHOWS AT WEXFORD: Aerial Illuminations approached the township requesting permission to conduct drone shows when booked at weddings held at the Wexford at Emerald Green golf course. The Wexford anticipates a few events each year. Anticipated drone numbers average 50-150 but some drone shows could number up to 300. The drones will fly over the immediate area and not over residential areas. The drones are for light shows only and do not contain cameras. Shows last about 10-15 minutes. Staff at the Wexford will notify the Sheriff's office before conducting a show.

NEXT TOWNSHIP BOARD MEETING is scheduled for Tuesday, Feb. 18, 2025, at 7 p.m.

NEXT PLANNING COMMISSION MEETING is scheduled for Monday, Mar. 3, 2025 at 8 p.m.

MOTION TO ADJOURN: **Motion:** Steve Boetcher made a motion to adjourn the meeting. Motion seconded by Gary Rotty. **Member vote:** 4 ayes; 0 opposed. **Motion carried.**

Respectfully submitted by:

Mary Dalaska, Planning Commission Secretary