

**CHARTER TOWNSHIP OF COMMERCE
SPECIAL MEETING OF THE TOWNSHIP
BOARD OF TRUSTEES
2009 Township Drive
Commerce Township, MI 48390
Tuesday, February 18, 2020 7:00 p.m.**

CALL TO ORDER: Supervisor Scott called the Township Board of Trustees meeting to order at 7:00 p.m.

ROLL CALL: Present: David E. Scott, Supervisor
Melissa Creech, Clerk
Molly Phillips, Treasurer
Vanessa Magner, Trustee
Rick Sovel, Trustee
George Weber, Trustee

Absent: Bob Berkheiser

ITEM 1: PUBLIC COMMENTS

Comments made in favor of Windmill Farms by:
Lisa Oberg, Tracy Walker, Barry Rabotnick, Kathy Delorey, Lexi Cantor, Frank Vecchio,
Ken Willis, Amy Willis, and Lauren Willis.

**ITEM 2: APPOINTMENT TO BOARD OF REVIEW – DIANE WILSON FOR A
PARTIAL TERM ENDING 12-31-2020**

MOTION by Sovel, supported by Magner, to appoint Diane Wilson to the Board of Review for a partial term ending 12-31-2020.

MOTION CARRIED UNANIMOUSLY

ITEM 3: WINDMILL FARM CONCESSION AGREEMENT

The Board of Trustees reviewed the concession agreement in its entirety with Township Attorney, Hans Rentrop. Hans Rentrop addressed the changes in this agreement compared to prior agreements. Some of the additions and/or changes to the concession agreement required by the Trustees were a discount for Township residents, include Windmill Farms under the Parks and Recreation umbrella with other sports leagues, in an emergency situation allow up to 15 additional horses to be housed at the farm for a prescribed period of time, the agreement expires 12-31-2020, additional insurance requirements, identifies additional service providers, a fee schedule, clearly defines who's responsible for maintenance issues, and the concession relationship is better established then in previous agreements.

ITEM 3: WINDMILL FARM CONCESSION AGREEMENT (continued)

The Trustees also discussed the fee schedule, restroom facilities, ADA compliance, Ms. Hancock or her representative attending the monthly Parks and Recreation Committee meeting, insurance waivers, hours of operation, and back ground checks required of all persons working with students and children.

Trustee Weber and Attorney Hans Rentrop summarized the changes to the concession agreement as follows:

1. Add a discount for Township residents
2. Definition of access to exclude the hip roof barn and house and access limited to employees
3. Define Parks and Recreation management
4. Add background checks required for all persons working with students and children
5. Fill in the blank on page 3 with "15"
6. Define insurance requirements
7. Make the effective date of the agreement 1-1-2020
8. Add the security deposit will be replenished through regular payments by August 1, 2020
9. Delete Concessionaire shall forward all insurance waivers to the Township

MOTION by Weber, supported by Phillips, to approve the concession agreement between the Charter Township of Commerce and Carrie Hancock DBA Windmill Farm as provided to the Board with changes as discussed and captured by the Township Attorney.

MOTION CARRIED UNANIMOUSLY

ADJOURNMENT

MOTION by Sovel, supported by Creech, to adjourn the meeting at 8:19 p.m.

MOTION CARRIED UNANIMOUSLY



Melissa Creech, Clerk
Charter Township of Commerce