



# Rochester Hills

## Minutes - Final

### Green Space Advisory Board

1000 Rochester Hills Dr  
Rochester Hills, MI  
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(248) 656-4600  
Home Page:  
[www.rochesterhills.org](http://www.rochesterhills.org)

*Chairperson Darlene Janulis, Vice Chairperson Jayson Graves*  
*Members: Peter Beightol, Joe Bruce, Louis Carrio, Jr., Philip Leach, David McCracken,*  
*Heidi Morris, Terry Stephens*  
*Council Member Susan Bowyer Ph.D.*  
*Youth Representatives: Ryan Barrett, Caroline Bull and Maya Vijayakumar*

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Tuesday, May 25, 2021

6:00 PM

1000 Rochester Hills Drive

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#### CALL TO ORDER

*Chairperson Janulis called the Green Space Advisory Board meeting to order at 6:00 p.m.*

#### ROLL CALL

**Present** 8 - Peter Beightol, Jayson Graves, Heidi Morris, Darlene Janulis, Philip Leach, Joe Bruce, David McCracken and Louis Carrio,

**Absent** 1 - Terry Stephens

*Non-voting members present: Lance DeVoe, Matt Einheuser, Susan Bowyer, Ph.D., Caroline Bull*

*Non-voting members absent: Ken Elwert, Ryan Barrett, Maya Vijayakumar*

*Committee Members Terry Stephens and Ken Elwert provided prior notice that they would be unable to attend and asked to be excused.*

#### APPROVAL OF MINUTES

2021-0206 Approval of Minutes - Regular Meeting - April 27, 2021

**Attachments:** [04-27-21 GSAB Minutes Draft.pdf](#)  
[04-27-21 GSAB Minutes Master.pdf](#)

**Approved as Presented**

**Aye** 8 - Beightol, Graves, Morris, Janulis, Leach, Bruce, McCracken and Carrio,

**Absent** 1 - Stephens

#### STAFF REPORT

*Matt Einheuser mentioned Cardno has been working on foliar treatment. Working on garlic mustard at Harding and White. Will be working at Cloverport,*

*Childress and Clear Creek. They will also treat the prairie at city hall. Discussed the stream bank restoration. They provided some cost estimates and scopes of work. The gully is a massive project so they would need to do a full feasibility study that would cost \$27,000 and its mostly private property along the bank. It probably not something we would like to invest in at this time. They also looked at the steep stream bank with much erosion. Cardno was excited about it because it is a high visibility spot and would be a high impact project. Cost would be anywhere from \$144,000-\$179,000. Member Beightol asked what Cardno's structure proposal was. Einheuser mentioned that it is a combination of terracing it back and in stream structures to divert the flow of the river away from the bank a bit. Chairperson Janulis would like to do a site visit. Janulis also asked about storm water issues and property owners can't impact other property owners with storm water diversion. She wondered if the ordinances apply to these situations and would it be worth it to research this more. Einheuser mentioned Tim Polizzi, water resources engineer and they look at all that information.*

*Einheuser also mentioned the garlic mustard pull on May 1. It was a successful event, great turnout. They pulled approximately 500 lbs. of garlic mustard.*

*Youth council reached out to Einheuser. He will be meeting to discuss future events and ways they can be involved.*

*Einheuser mentioned a volunteer event in the fall to remove woody invasives and connect trail from Rochester University to green space.*

## COMMUNICATIONS

*Chairperson Janulis mentioned an email regarding the property off Cloverport. Pat Bratton Wallace, Andy Krupp, Ed Morawski.*

## PUBLIC COMMENT

*None*

## UNFINISHED BUSINESS

2021-0162 Property Nomination - 3001 Auburn Rd.

Attachments: [Nomination Form 3001Auburn.pdf](#)  
[Nomination Map.pdf](#)

*Matt Einheuser went through the scoring of the property. Dr. Bowyer mentioned*

*the property going fast because it is buildable. Discussion ensued. It scored a 38. Terry Stephens was not in attendance tonight but Chairperson Janulis mentioned she was in favor of pursuing the property. Janulis elaborated on the financials. We currently we have 7.4 million in the trust; 5.7 million in the principal, there is approximately 1.7 million to spend on property. The committee could borrow from the trust but it would have to be paid back into the principal. Member Graves wanted to mention that if there was a nice property in the future we could use the funds but would like to stay within the budget if possible. Dr. Bowyer mentioned the density of lots, she would like to see the committee move forward with it. Any time there is a chance to get property we should go after it. There aren't many opportunities for property currently. Member Bruce asked about a variance to build on the 9.8 acre. Dr. Bowyer mentioned at least 4 lots that council and planning commission would most likely approve. Member Beightol mentioned making it our goal to acquire as much property as possible so we can preserve as much property as possible, even if it means we don't do stewardship/restoration for a period of time. We can do the restoration down the road if we have the property.*

**Motioned to approve the city to negotiate 3001 Auburn Rd as a nomination for green space, prioritizing the 9.8 acres and including the 0.8 acres if available.**

**Aye** 8 - Beightol, Graves, Morris, Janulis, Leach, Bruce, McCracken and Carrio,

**Absent** 1 - Stephens

## **NEW BUSINESS**

*Member Carrio mentioned looking at a piece of property that has nominated but would be a great property to look at. It is located east of the Summit Condos and Kings Cove. The property has elevation changes. Currently owned by the condo complex. Member Janulis mentioned its worth looking into.*

## **ANY OTHER BUSINESS**

*Member Leach mentioned Innovation Hills Green Space, would like to see a sign off Eagle Drive. Would also like to see some signage across the river from the kayak landing. The website for the city has minimal information about Green Spaces.*

*Member Beightol mentioned the email from Pam, Andy and Ed. He agreed with much of what they had to say. If the property isn't buildable or landlocked, we shouldn't spend green space funds to acquire it. Dr. Bowyer suggested another line item to indicate land locked or buildable. Beightol suggested updating the form. Discussion ensued.*

## **NEXT MEETING DATE**

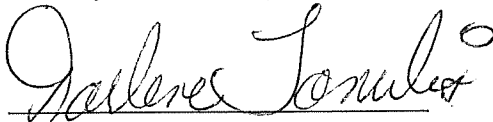
*Tuesday, June 22, 2021 at 6:00 pm*

## **ADJOURNMENT**

*There being no further business to discuss, Chairperson Janulis adjourned the meeting at 7:02 p.m.*

*Minutes prepared by Megan Stencel.*

*Minutes were approved as presented at the July 27, 2021 Regular Green Space Advisory Board Meeting.*

  
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*Darlene Janulis, Chairperson*