



Rochester Hills

Minutes - Final

Green Space Advisory Board

1000 Rochester Hills Dr
Rochester Hills, MI
48309
(248) 656-4600
Home Page:
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

Tuesday, July 27, 2021

6:00 PM

1000 Rochester Hills Drive

CALL TO ORDER

Chairperson Janulis called the Green Space Advisory Board meeting to order at 6:05 p.m.

ROLL CALL

Present 7 - Peter Beightol, Jayson Graves, Heidi Morris, Darlene Janulis, Philip Leach, David McCracken and Louis Carrio,

Absent 1 - Joe Bruce

Non-voting members present: Matt Einheuser, Ryan Barrett

Non-voting members absent: Susan Bowyer, Lance DeVoe, Ken Elwert, Caroline Bull, Maya Vijayakumar

Committee Members Joe Bruce, Susan Bowyer, Lance DeVoe and Ken Elwert provided prior notice that they would be unable to attend and asked to be excused

Others present: 10 citizens

APPROVAL OF MINUTES

[2021-0300](#)

Approval of Minutes - Regular Meeting - May 25, 2021

Attachments: [05-25-21 GSAB Minutes Draft.pdf](#)
[05-25-21 GSAB Minutes Master.pdf](#)

STAFF REPORT

Matt mentioned in June and July Cardno has been working on the native prairie at Ruby following the spring burn. They reassessed the native prairie at Avon Nature Area, they are finding a bit of weeds and not native species. May and June work was done out at Harding. Late July they will be dosing foliar

treatments to deal with knotwood and other invasives. Cardno will remove some hazard trees and woody shrubs at Harding as a training exercise at no cost.

Einheuser ordered more signage for Innovation Hills Green Space.

Plan to work this fall to clear a trail to connect Cloverport to Rochester University.

Woody debris removal in areas of the river.

Continuing the city wide phragmites program. We have 15 applications for participation in that, easy for them to get no obligation quotes.

Einheuser also mentioned that Dalvin Peterson passed.

COMMUNICATIONS

None

PUBLIC COMMENT

Ed Morowski - Owner of property behind Cloverport. He mentioned that Pam Krupp had asked to nominate his property. He was offered the appraised value of approximately \$200,000. He purchased it for \$80,000 in the 80's. Morowski put it on the market and has had multiple offers. He wanted to talk to the committee before selling.

Pam Wallace Krupp - Discussed her involvement in the GSAB in the past. Wants to make the committee aware of how the process went. Said the market is similar now to what they had when the committee was founded. The millage was put forth to be able to pay market value for properties, not just donations. Would like to know if the policy can be changed and updated to advocate for this property. Most people can't donate property.

Jeremy Olston - When he moved to Rochester Hills he was looking for a property on a hill. He loved living on Cloverport because of the green space. He is most concerned about rain and runoff and how much the green spaces help that. He wants to preserve spaces to minimize the runoff, including the Morowski property.

Chairperson Janulis addressed the comments and questions. Once a property is approved by the committee it is recommended to the city. We do not have the same amount of money coming in each year for new properties as they did with the original 10 year millage. Chairperson Janulis said she appreciates their comments. We don't take part in any negotiations. We've done all that we can. Member Graves mentioned that this is not the group you need to speak with, its council. Matt Einheuser mentioned discussing with the Mayor prior to going to

city council. Member Morris commented that we understand how they feel thanked them for coming.

UNFINISHED BUSINESS

2021-0162 Property Nomination - 3001 Auburn Rd.

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

Matt Einheuser was hoping to have an update on this property, the Mayor reached out to the attorney of the property owner who has passed away since the property was nominated. They are attempting to contact his family.

NEW BUSINESS

GS Trust Fund Update

Chairperson Janulis mentioned meeting. We have a threshold of approximately \$5,000,000, we keep that and use the interest for maintenance budget. We have approximately \$2,000,000 for property purchases. \$7,700,013 currently in the fund. We are doing a good job of maintain the growth. As we purchase more property, the interest will be less. We no longer get money from the millage each year. Member Morris asked if we are always responsible for the maintenance of the properties, could we buy property instead. Einheuser mentioned there is a possibility that we could make that recommendation but staff or council could disagree. Discussion ensued.

City Council Presentation

Chairperson Janulis mentioned asking Dr. Bowyer if we should do a presentation this year and she thought we should. Janulis mentioned a short presentation, not a whole history, about a 10 minute presentation. Matt Einheuser mentioned we would do it in the fall. Janulis requested members send Matt any photos that should be included. Member Graves mentioned the properties we have reviewed. Member Beightol mentioned the Cloverport bank stabilization and mentioned that to council, so that maybe there are some other funds that could be put toward it. Discussion ensued. Beightol mentioned visibility for signage at Green Spaces along the river, member Leach agrees. There is an increase in people using the river.

2021-0301 Cloverport Clinton River Bank Stabilization project discussion

Attachments: [Attachment -Cloverport Bank Stabilization.pdf](#)

Matt Einheuser provided a scope of work from Cardno. Einheuser mentioned wanting to pursue some grants. Member Graves has concerns, the biggest

being that the stabilization will not work long term; it's a bigger issue than just one area. He doesn't want to see money thrown away. Einheuser mentioned that there are examples of failure but there are also many examples of successes, see downtown Rochester. Beightol mentioned asking Planning to let us know when someone asks to remove protective status off a property. Member Morris asked about the risks of not doing the work. Einheuser mentioned that the erosion creates more sediment that covers fish habitats and other ecology issues. Einheuser asked if we want to put money towards this for 2022. Graves suggested going forward with the planning and get an estimated actual cost and then pursue the following year. Discussion ensued.

ANY OTHER BUSINESS

Chairperson Janulis mentioned the Rivercrest Banquet Facility area and negotiating with the new builder or developer. Matt Einheuser mention not breaking up a stable bank. Discussion ensued.

NEXT MEETING DATE

Tuesday, August 24, 2021 at 6:00 pm

ADJOURNMENT

There being no further business to discuss, Chairperson Janulis adjourned the meeting at 7:35 p.m.

Minutes prepared by Megan Stencil.

Minutes were approved as presented at the October 26, 2021 Regular Green Space Advisory Board Meeting.

Darlene Janulis, Chairperson