

**ELECTRONIC (VIRTUAL) SPECIAL COUNCIL MEETING NOTICE**  
**VILLAGE OF GRAND BEACH**  
**48200 PERKINS BLVD., GRAND BEACH, MI**  
**WEDNESDAY, OCTOBER 7, 2020**  
**6:15 P.M. (CST) – 7:15 P.M. (EST)**

THE VILLAGE OF GRAND BEACH COUNCIL, in compliance with the Open Meetings Act, Public Act 267 of 1976, as amended, (MCL 15.264), and State of Michigan Governor Gretchen Whitmer's Executive Order 2020-154 to temporarily suspend rules related to physical presence at meetings and hearings of government entities, hereby gives notice of a Council meeting to be held electronically.

The Village Hall will not be open during the meeting, so you will need to attend the meeting electronically.

There will be a limited amount of time at the start of the meeting for the public to speak on agenda items since we will not be taking comments on agenda items during the meeting. The public will be allowed to speak to other topics during the audience recognition portion of the meeting.

- If you would like to speak about an agenda item at the start of the meeting or would like to speak during the audience participation portion of the meeting, please send an email prior to 3:00 p.m. EST on October 7, 2020 to [clerk@grandbeach.org](mailto:clerk@grandbeach.org) stating your name, Grand Beach address, which agenda item you would like to speak about, or that you would like to speak during audience participation and include Council Meeting in the subject line of the email. Contact the clerk with any questions.

We are asking you to send an email if you plan to speak so that the moderator of the meeting will be able to call on those that wish to speak when the time comes during the meeting.

**INSTRUCTIONS ON HOW TO JOIN THE ELECTRONIC (VIRTUAL) MEETING**

Please join my meeting from your computer, tablet or smartphone.

<https://global.gotomeeting.com/join/452009637>

You can also dial in using your phone.

(For supported devices, tap a one-touch number below to join instantly.)

United States: +1 (872) 240-3412

- One-touch: tel:+18722403412,,452009637#

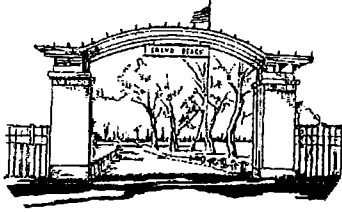
Access Code: 452-009-637

New to GoToMeeting? Get the app now and be ready when your first meeting starts:

<https://global.gotomeeting.com/install/452009637>

This notice is posted in compliance with the Open Meetings Act, Public Act 267 of 1976, as amended, (MCL 41.72a(2)(3)) and the Americans With Disabilities Act. The Village of Grand Beach Council will provide necessary reasonable auxiliary aids and services to individuals with disabilities at the meeting upon five days' notice to the Village of Grand Beach Council. Individuals with disabilities requiring auxiliary aids or services should contact the Village of Grand Beach Council by email at [clerk@grandbeach.org](mailto:clerk@grandbeach.org) or calling 269-469-3141.

**MARY J. ROBERTSON, CLERK – TREASURER**  
**(269) 469-3141**



**Village of Grand Beach  
48200 Perkins Blvd.  
Grand Beach, MI 49117**

**AGENDA FOR SPECIAL COUNCIL MEETING  
ELECTRONIC (VIRTUAL) MEETING**

**OCTOBER 7, 2020  
6:15 P.M. CST - 7:15 P.M. EST**

1. Call to Order
2. Adoption of Agenda
3. Comments on Agenda Items
4. Unfinished Business
5. New Business
  - a. Special Assessment and Millage Increase Discussion
  - b. Environmental, Great Lakes & Energy (EGLE) Public Notice for Revetment Work at 51015 Lake Park Drive
  - c. Discussion on Future EGLE Public Notices and Special Exceptions
6. Audience Recognition
7. Correspondence
8. Adjournment

These are some of the items we discussed for projects. It's just a list to start discussions and give us an idea of how much money we will need to raise. We have already set aside an estimated \$110,000 for some projects. Amounts and items will change but it is a starting point. Basically I want us to be able to understand millages and assessments and which would be best for us to pursue.

<u>Project:</u>	<u>Estimated Cost</u>
Establish viewing platforms *** Pine, Soybeana, Robin Lane, Lake Ave.	\$140,000
Full upgrade to village access @ Whitewood	\$150,000
Upgrade to Walnut Access	\$75,000
Tennis/pickle ball	\$125,000
Playground upgrades	\$150,000
Golf course irrigation **	\$200,000
Test well	\$ 25,000
Generator for clubhouse **	\$ 60,000
ADA chair lift for clubhouse **	\$ 45,000
Roofing for clubhouse and maintenance	\$ 50,000
Pier viewing platform	\$ 75,000
	\$1,095,000

\*Number of council members that had the item on their list (3 council members turned in their list)

**Items we may want to consider:**

-Money for streets

Assessment- a very rough average would be around \$2,433 being assessed to 450 homeowners over a determined amount of years (\$800 for 3 years) (\$500 for 5 years) We would determine that later as well.

Millage would be a little more difficult to figure but each amount would be different depending on the taxable evaluation of the home. The more expensive the home the more the homeowner would pay.

*Debbie Lindley*

## 2. Be sure you intend to levy a property tax.

Property taxes are approved, collected, and increased under one set of rules. Special assessments are not property taxes, and they are established, collected, and increased under different sets of rules. Fees, such as for garbage collection, are established, collected, and increased under yet another set of rules.

	<b>Township Property Tax</b>	<b>Special Assessment PA 188 of 1954 Public Improvements</b>	<b>Special Assessment PA 33 of 1951 Police / Fire / or Emergency Services</b>	<b>Fee</b>
<b>When Collected</b>	December	Annually, at any time	December tax bill	At any time (annually, monthly, as service is provided)
<b>Life Span</b>	20 years maximum, except allocated, charter millage, or debt	No limit	No limit, except substantial capital expenditures are limited to 15 years (See 261 Mich. App. 308)	No limit
<b>Subject Property</b>	Real and Personal	Real Property ONLY on which the public improvement confers a special benefit	Real Property ONLY; may be township-wide)	Property or persons served.
<b>Exempt Property</b>	Property exempt from taxation under the General Property Tax Act	Personal Property / (also any Real Property on which a benefit is not conferred)	Property exempt from property taxes is exempt from PA 33 special assessment [MCL 41.801(3)] (including facility--but not land--subject to PA 198 industrial facilities tax MCL211.7k)	No exemptions
<b>Apportioned By</b>	Uniform tax rate based on Taxable Value of assessed property	The cost of the special benefit conferred by the public improvement	Ad valorem millage rate based on Taxable Value of Real Property ONLY	Portion of or entire cost of service to that property/user
<b>Subject to 15/18 or 50-mill limit?</b>	Yes	No	No, except for 10-mill maximum for capital	No
<b>Subject to Headlee rollback?</b>	Yes	No	improvements No	No
<b>Voter approval to establish or renew?</b>	Yes	No	Yes, upon petition of owners of 10% or more of land	No
<b>Voter approval to increase?</b>	Yes	No	No	No
<b>Property Tax Admin. Fee?</b>	Yes	No	No	No

**State of Michigan  
Department of Environment, Great Lakes, and Energy**

Water Resources Division  
Kalamazoo District Office  
7953 Adobe Road, Kalamazoo, MI, 49009-5025  
269-567-3500

Site Name: 11-51015 Lake Park Drive-New Buffalo  
Submission Number: HP2-FCB8-AEEPW  
Date: October 1, 2020

**PUBLIC NOTICE**

Stefanie Schenk, 1933 West Wellington, Chicago, IL 60657, has applied to this office for a permit under authority of Part 325, Great Lakes Submerged Lands and Part 353 Sand Dunes Protection and Management, of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended (NREPA). The applicant proposes to repair and reconstruct an existing boulder revetment to stabilize the shoreline along 100 linear feet of Lake Michigan at 51015 Lake Park Drive, including: excavate approximately 93 cubic yards of the native sand/clay below the Ordinary High-Water Mark (OHWM) in an area measuring 100 feet long, 5 feet wide, and 5 feet deep to key-in the toe of the revetment. The excavated material will be reincorporated within the proposed revetment. Place an overall total of 1059 cubic yards of fill consisting of relocated material, imported broken concrete as bedding stone, clay/gravel as a splash pad, and imported large boulder riprap as armor stone. Of this total approximately 208 cubic yards is proposed below the OHWM in an area measuring 100 feet long and 8 feet wide. Access to the construction site is proposed via the neighboring property located at 51019 Lake Park Drive. The project is located in T08S, R21W, Section 17, Village of Grand Beach, Berrien County, Michigan, in accordance with plans attached to this notice.

**THIS NOTICE IS NOT A PERMIT**

The proposed project may also be regulated by one or more additional parts of the NREPA that are administered by the Michigan Department of Environment, Great Lakes, and Energy (EGLE), Water Resources Division (WRD). The requirements of all applicable parts are considered in determining if a permit can be issued. When a permit application is received requesting authorization to work in or over the inland waters of the State of Michigan, pursuant to Part 325 of the NREPA, the NREPA provides that EGLE submit copies for review to the department of public health; the city, village, or township and county where the project is to be located; the local soil conservation district; and any local watershed council organized under Part 311, Local River Management, of the NREPA. Additional notification is provided to certain persons as required by statute or determined by EGLE.

Those persons wanting to make comments on the proposed project shall furnish this office with their written comments no later than 20 days from the date of this notice. Written comments will be made part of the record and should reference the above application number. Objections must be factual, specific, and fully describe the reasons upon which any objection is founded. Unless a written request is filed with EGLE within the 20-day public comment period, EGLE may make a decision on the application without a public hearing. The determination as to whether a permit will be issued or a public hearing held will be based on an evaluation of all relevant factors, including the public comments received and the effect of the proposed work on the public trust or interest, including navigation, fish, wildlife, and pollution. The specific permit decision criteria can be found in the parts of the NREPA applicable to this application and listed above. Copies of these parts of the NREPA are available on the public notice Web site. Public comments received will also be considered.

The entire copy of the public notice package may be viewed at the WRD's district office listed on the top of this public notice or online at:

<https://miwaters.deq.state.mi.us/miwaters/#/external/publicnotice/search>. To access the public notice page online, search for the public notice by location or applicant name, and view by clicking on the "Documents" tab. Comments may be sent electronically by clicking on the "Add Comment" tab. A hard copy of the public notice may be requested by calling the above number.

cc:

Stefanie Schenk, Applicant  
Village of Grand Beach Clerk  
Berrien County Clerk  
Berrien County Drain Commissioner  
Berrien County Health Department  
Berrien County Conservation District  
Berrien CEA  
Local Postmaster  
USACE, Michiana Office  
Allison Gaye Blind, Prism Science & Technology, Agent

Eric Nelson, Prism Science & Technology, Agent  
David Wolf, Oselka Constructors Co, Contractor  
Shaila & Nikhil Verma, Adjoining Property Owners  
Edward Burke, Adjoining Property Owner  
Village of Grand Beach, Adjoining Property Owner  
DNR, Wildlife Division  
Matt Diana, DNR, Fisheries Division  
Kate Lederle, EGLE  
Chris Antieau, EGLE