

PENINSULA TOWNSHIP

13235 Center Road, Traverse City MI 49686

www.peninsulatownship.com

Township Board Special Meeting

March 27, 2024, 12:00 p.m.

121 East Front Street, Traverse City, MI 49684

Minutes

1. Call to Order at 12:24 p.m.
2. Pledge
3. Roll Call

Present: Wunsch, Achorn, Sanders, Sanger, Shanafelt, Rudolph, Chown

4. Brief Citizen Comments (for agenda items only)

Grant Parsons, 6936 Mission Ridge: I want to remind you that PTP and the majority of our residents are with you, the township board, in defending against this lawsuit. Everyone I know is with you and behind you. We tax ourselves to buy development rights. In our 2019 survey, 70% of respondents asked us not to increase activities on winery properties. We've had lawsuits for 25 years – we've won all of them. I fear WOMP will put bling on the table, but in turn for the bling, you have to give them our ordinance. Give them money, but keep the ordinance. The gag order should come off. People are demanding to know what's going on.

Dave Murphy, 6943 E. Shore Road: the gag order is the biggest issue. I volunteer on various committees and that puts me in contact with many residents. Everyone wants to know what's going on, but the gag order precludes people from knowing. If everyone put their cards on the table, the public would be out in force to support you. PDR is a huge part of why this community looks the way it does, and the enormous money invested by the public in the agricultural community gives us skin in the game.

Michele Zebell, 2616 Bowers Harbor Road: I live near a winery and am on the parks committee. Thank you for all you've done so far. Please continue. It's vital to the future of the peninsula. To allow event centers is a perversion of the zoning ordinance. If they want event centers, they should go through the process. Our peninsula can't handle that. I know it's been hard. Stay strong and uphold our zoning ordinance.

Mike Dettmer, 7003 Leorie Drive: I am here today to speak for myself. We're here to support you and try to help you. In ECF 528, Judge Paul Maloney cites a case, Alvarado v J.C. Penny, 997 F.2d 803 (1997), which states, "We agree that when a party intervenes, it becomes a full participant in the lawsuit and is treated as if it was an original party." Today we are here to try to assist in resolution. We may be on opposing sides at some point but we love the board. The money WOMP demands is bullshit. It's a ploy to get you to trade the money for their ordinance. Their ordinance is bullshit too. Thank you for what all of you are doing in representation of the citizens of the township.

Approve Agenda

Rudolph moved to approve the agenda with a second by Sanders.

Motion approved by consensus

5. Conflict of Interest: none
6. Consent Agenda: none
7. Business:

1. Settlement conference – WOMP, et al v Peninsula Township (closed session)

Wunsch moved to enter closed session pursuant to MCL 15.268(e) and (h) to discuss litigation strategy regarding pending WOMP v Peninsula Township, which, if discussed in open session, would cause a financial detriment to the township board with a second by Shanafelt.

Roll call vote: yes – Wunsch, Achorn, Sanders, Sanger, Shanafelt, Rudolph, Chown

Passed unan

Sanger moved to come out of closed session and return to the open meeting with a second by Achorn.

Roll call vote: yes – Achorn, Sanders, Sanger, Shanafelt, Rudolph, Chown, Wunsch

Passed unan

8. Citizen Comments:

Kent Walton, 6331 Peninsula Drive: I am pleased with the good faith and effort shown today to try to make progress. It's unfortunate that we couldn't reach a resolution, but I understand why.

9. Board Comments:

Shanafelt: I want to thank everyone on the board for putting in the time and trying to reach a resolution.

Wunsch: I appreciate Magistrate Kent coming up, Protect the Peninsula, and the board. Unfortunately, as [Shanafelt] said, we were unable to reach consensus. I appreciate everyone's time and energy.

10. Adjournment

Sanger moved to adjourn the meeting with a second by Shanafelt.

Motion approved by consensus

Adjourned at 5:44 p.m.