

08/25/25 ROSE CITY AREA COMMUNITY CENTER MINUTES

	BOARD	AFFILIATION	POSITION	E-MAIL
X	KATHY CURTIS	KLACKING TWP	CHAIR	Kmbcurtis48@yahoo.com
X	MARK BERDAN	ROSE CITY	VICE-CHAIR	mberdan@michiganworks4u.org
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X	DEBBI THOMAS	KLACKING TWP	BACK-UP	klackingtownshipsupervisor@yahoo.com

CALL TO ORDER 6:00 pm

PLEDGE OF ALLEGIANCE

Agenda

- Move with slight changes – Melissa
- Support - Mark
- None opposed

Previous Meeting Minutes

- Motion – mark
- Support – Melissa
- None opposed

Public comment, 3 minute

- Bob B – tomorrow morning pickle ball painting on court will be done. Stay off for a day or so.
- Tim W & Brad Older – venue for church services for new church. Ogemaw Hills is their starting church, possibly 60-100 to begin. Want to be extremely community and family oriented. Free Methodist based.
 - PA7 unit of government – can we host religious activities in a public owned building.
 - Other programs that they will offer like AA, etc? Maybe in the future.
 - Worship on Sunday. May consider other days of the week.
- Debbi Thomas – hosting craft show in the gym? November 15th is date. Shop and hallway available? Possible use of other rooms. Good for the facility. We need to come up with prices and spaces. They set up the night before. 8-4. Could donate if we cannot rent based on zoning. Mark B will be contact for this.
- Boy Scouts – need to move track back into storage, will be allowed to store their items. Track is in the woodshop. Derby track.

Reports

- Approval of bills/disbursements since last meeting

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- No bills received since last meeting.
- Insurance was paid.
- Zoning was paid.
- Consumers Energy was paid.

Kathy report

- Have received check from Rose City.
- Donations received x 3.

Mark report

- Building and zoning – met with Ryan. Dropped off paperwork for re-zoning. Special thanks to Jeremy Card. We are all set for the next zoning meeting. Will contact anyone within 100 yards of this building to comment, Villa, etc. Published for two weeks in the paper.
- Zoning board meeting is September 24, 2025
- Support from city/townships supporting the rezoning. Mark can draft and share. They can also make a motion to support
- Kathy and Mark will be at the meeting.
- Expecting approval of the rezoning.
- Example of banners were shared. “Coming soon” portion can be peeled off.
- Website – Alisa should have draft by Friday. RoseCityAreaCommunityCenter.org

Melissa, Treasurer’s Report

- Given out at the meeting and attached to these minutes.
- New format maybe next week, meeting with Cindy CPA tomorrow night

Secretary – Kirsten

- No updates

Maintenance/yard - Matt

- Surveillance
- Getting people in/out of the building if no one is on site
- List of upgrades
- Weatherproofing of doors, including shop garage door. Double doors on backside of gym – all done except bottom sweep.
- Bill and Alan got school to plow.
- Duane mowed the lawn
- Energy audit on Thursday at 10:30 am
- Shop garage door is insulated
- Building trades instructor Brian Kline has been contacted. They could be interested in helping us get this building back on track. Projects would need to be structured, etc. Mark setting up a meeting with him. Need list of projects for that meeting. School board buy-in will be needed. Supplies? Not sure who provides supplies. Rehabbing would be good experience.
- Handicapped door in the library?
- Paint? By RCACC or by renter with our approval.
- TSSF has plans, but isn’t willing to share electronic drawings due to liability.
- Getting parts list quote from Don Green. May be less than \$50000.
- Burst pipes that need to be dealt with in P1/P2. Air pressure before turning on water.
- Matt’s list... internet, will talk to library board. Phase 1 cameras wouldn’t be terribly expensive.

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- Jan Green Fritz grant, we can't apply until February. We have to own for a certain period of time. Have insurance on building for six months.
- Key fobs are less than \$500

Grants/fundraising – Mark/Kirsten/Rhonda Copeland

- Rhonda –
 - Went to Howie's auction Saturday. Donating use of PA system and person to use it.
 - Will Bay City Academy check be "local" – yes.
 - Do we have signs? No. Sign with arrows? Repurpose the millage signs.
 - She is meeting Howie here, 9 am Wednesday for set up.
 - Benches – five left at \$250 each. Will go to volunteers for a chance first. Nice plaques by Robin.
 - Talent show – team that raised funds for centennial to raise money for the playground.
 - First annual in memory of Sharon Alderton
 - October 18th?
 - \$10 got desert and entertainment
 - Need volunteers
 - Since we don't charge, we don't need to go through health department.
 - If we sell food, need health department approvals. Better for food truck. Kyle Turner?
 - Need parking attendants.
- Other – carnival?
- Bob – golf scramble in the spring. Wickert Hills. Follow same format as splash pad. \$50 for golf course, \$20 to charity. Four gift certificates donated by Wickert Hills. Sponsors for holes - \$50-\$100 per hole that brings in money. Max of 92 golfers, 23-24 teams. June 14, 2026 shotgun start. Father's day weekend. Alumni banquet is that weekend. Ernie from Green Briar might be able to help with organizing. Fernelius could bring a vehicle? Get Howie to commit – he will do 50-50 drawing, etc.
- Mark - \$250k grant application is submitted, should hear next week whether we made the cut? If not, we will go after Consumers Energy Foundation grants. Rep Hoadley has already called in support.
- Kirsten – Home Depot needs information.
- Energy Audit with Consumers. When will we have the report?

Rental/leasing – Melissa:

- Pulled rental agreements that Fred Lewis sent us. Converting to our information. One day event, one long term agreement.
- Kelli research –
 - Arenac \$7/square foot/year with discount clause; not currently renting to storefronts – only community services. GED class, 4-H, etc. they rent from the school, so school can use gym whenever they want. Recently hired operations director to handle opening building and reservations. Remodeling a wing to health department, they will be the anchor, with 10 year lease with school. Day care getting inspections done. Most rooms are old classrooms. Some office space. Local group that runs sport leagues. Originally received grant funding to renovate for health dept and parking lot. Once construction is done they will have rentable meeting room.
 - Beaverton was leasing from school but is now buying. Solely run on volunteers. Library. Can rent gym. Do allow some groups to use for free (loss/grief group). No rooms available now for monthly. Rates are based on size. Saloon \$300 a month, some office spaces \$150/month. More information coming on this.
 - Model pricing on Eagle Point? Next meeting have a recommendation of rates.

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- Need pickle ball rate – yearly and daily?
- Calendar year annual pass
- Partial annual pass – until end of year
- \$5/day or \$50/year potentially
- Team reach app – blocks off time; used in Roscommon
- All 3 courts 8-11 on MWF, then close one for basketball
- School will have use if they schedule time
- 12/11/25 at 7 p.m. is Christmas concert. It will be in the gym and practice will be the day before.

Publicity/social media

- Covered above

New Business

- Meetings:
 - 09/08/25
 - 09/15/25
 - No labor day meeting

Public Comment

- Kristina D – middle school non-Rose City High graduates – we want to send out fundraising letters. 1970 – first class that graduated from OHHS instead of Rose City.
 - Nicole Pennell suggested that there's a wall of paw prints. Kathy had brought that up before.
 - Invite classmates to Friends of RCACC to facebook group.
 - Paypal, venmo, zelle – can go through NTC and be flagged for RCACC.
 - Rhonda – when Ryan was here from building/zoning – anything about the kitchen?
 - Rezoning will be whole place and we can talk to zoning about kitchen. B1 would cover everything except child care/head start. We can apply for variances later if needed.
 - Follow-up meeting with Leroy Minto about kitchen.
 - B2 special use for non-profit public assembly.
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- Next meeting 6 pm next Monday,
 - Motion to adjourn - Kirsten
Support – Melissa
None opposed
Meeting closed 7:31 pm