



# DEXTER TOWNSHIP

## FARMLAND AND OPEN SPACE PRESERVATION BOARD

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### REGULAR MEETING OF THE FARMLAND AND OPEN SPACE PRESERVATION BOARD

**Thursday, September 5, 2024**

Present: Vice-Chairperson Scott Joling; Township Board Representative Laura Sanders; Secretary Kathy Bradbury; Deb Mielke; Marty Ruhlig;

Absent/excused: Teicher, Wilkinson

Also present: FOSP Board Consultant, Barry Lonik

Audience present: Michelle Stamboulellis

**1. Call to Order:** Vice-Chairperson Joling called the meeting to order at 7:26 p.m.

**2. Approval of Agenda:**

Motion Ruhlig; support Bradbury, to approve the agenda as presented for September.  
Unanimous voice vote approval.

**3. Approval of Past Minutes:**

Motion Ruhlig; support Sanders, to approve the Regular Meeting minutes of August 1, 2024 as presented.

Unanimous voice vote approval.

Motion Sanders; support Joling, to approve the Closed Session minutes of August 1, 2024 as presented.

Unanimous voice vote approval.

**4. Public Comment – 1<sup>st</sup> call:** (non-agenda items):

Michelle Stamboulellis asked if an agenda was provided and was given a copy.

**5. Consultant's Report:**

Lonik said there were recent developments:

- Federal - ACEP (federal farmland), a new deadline of October 4<sup>th</sup> was provided for IRA funding giving opportunity for submitting a few more Dexter Township applications.
- State – APF, another application round is coming up sometime in October. Lonik was informed that an appraisal will now be required when submitting properties for grant funding.

**6. Committee Member Q & A:** Mielke asked Lonik for the process for choosing the appraisers, environmental assessment and boundary survey vendors. Lonik said he utilizes the same cost effective and competitively priced firms he has dealt with for the past 15-20 years. There are a limited number of vendors who perform these services for conservation easements. Joling suggested a discussion about this topic at the next meeting. Mielke asked about a backup plan should Lonik be suddenly unavailable. Lonik stated there are three other programs that have dedicated staff that do what he does. Sanders asked if other townships handle this type of work similarly and he said they do.

**7. Closed Session:**

Motion Ruhlig support; Sanders, to move the Board into closed session under section 8 of the Open Meetings Act, to consult with our consultant regarding the potential purchase of development rights of certain properties.

The Board Entered Closed Session at 7:55 p.m.

Motion Ruhlig; support Sanders, to return to Open Public Meeting.  
Unanimous voice vote approval.

The Board returned to Open Session at 8:28 p.m.

**8.** Request by Supervisor to consider moving the FOSP meeting to a different day of the month to allow the BOT more time to evaluation information. Consensus was to continue the same meeting dates.

**9. Public comment – 2<sup>nd</sup> call:**

Michelle Stamboulellis suggested titles need to be clear of encumbrances. Lonik responded by saying prior to entering into the purchase agreement and before we spend funds on survey and environmental assessment, there needs to be a clear path to address any title issues.

**10. Committee Member Comments and New Ideas:** None

**11. Adjournment:**

Motion Joling; support Joling to adjourn at 8:40 p.m.

Unanimous voice vote approval.

Respectfully submitted,

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Kathy Bradbury, Secretary

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Pam Weber, Recording Secretary

*Next meeting of the Farmland and Open Space Preservation Board is October 10, 2024.  
Agenda due date is October 3, 2024*