

# Brownfield Redevelopment Authority

## Regular Meeting Agenda

Monday, August 13, 2012  
4:00 p.m., Council Chambers



City of South Haven

### 1. Call to Order

### 2. Roll Call

Chairman Art Bolt, Thomas Erdmann, Eugen Gawreliuk, Mike Henry, Robert Herrera, Lynn Kerber, Andy Klavins, Larry Lewis, Mike Rainey, Christine Valentine, Janice Varney.

### 3. Approval of Agenda

### 4. Approval of Minutes – July 9, 2012

### 5. Interested Citizens in the Audience Will be Heard on Items Not on the Agenda

### 6. 1070 Indiana Expenses for Approval

### 7. General Comments

### 8. Adjourn

RESPECTFULLY SUBMITTED,  
Paul VandenBosch  
Secretary, Brownfield Redevelopment Authority

SOUTH HAVEN CITY HALL IS BARRIER FREE AND THE CITY OF SOUTH HAVEN WILL PROVIDE THE NECESSARY REASONABLE AUXILIARY AIDS AND SERVICES FOR PERSONS WITH DISABILITIES, SUCH AS SIGNERS FOR THE HEARING IMPAIRED AND AUDIO TAPES OF PRINTED MATERIALS BEING CONSIDERED AT THE MEETING TO INDIVIDUALS WITH DISABILITIES AT THE MEETING UPON SEVEN (7) DAYS NOTICE TO THE SOUTH HAVEN CITY HALL.



Kerber asked if the invoice was for monitoring and wondered if there is a difference between ongoing monitoring and other parts of the plan. VandenBosch said the Brownfield plan is to cover most environmental expenses; the monitoring is not recording any significant problems, which is good news, but the monitoring does protect the property owners.

Motion by Kerber, second by Gawreliuk to pay the Factory Condominium Invoice.

Valentine abstained.

All others in favor. Motion carried.

Bolt asked if he had missed the financial report; VandenBosch noted the financial report was left out of the agenda but is included in the packet and gave an overview of the financial report.

## **8. General Comments**

None at this time.

## **9. Adjourn**

Motion by Henry, second by Erdmann to adjourn at 4:21 p.m.

All in favor. Motion carried.

RESPECTFULLY SUBMITTED,

Marsha Ransom  
Recording Secretary

August 6, 2012

TO: Brownfield Redevelopment Authority

FR: Paul VandenBosch

RE: 1070 Indiana Avenue, Approval of Expenses

Roland J. Peterson has presented expenses in the amount of \$11,329.95, related to environmental work on the former National Motors site at 1070 Indiana Avenue.

Staff has reviewed the expenses and recommends approval as eligible expenses.

Payment of any captured taxes will be considered at the September or October meeting upon review of the annual brownfield report.

Recommendation:

Approve invoices in the amount of \$11,329.95 as eligible expenses for the 1070 Indiana Brownfield Plan.



June 21, 2012

Paul Vanden Bosch  
Project Manager  
City of South Haven  
539 Phoenix Street  
South Haven, MI 49090

RE: 1070 Indiana Avenue, South Haven, MI, Brownfield Redevelopment Funding reimbursable costs.

Dear Mr. Vanden Bosch:

Per the Development and Reimbursement Agreement dated Feb 19, 2007, Roland J. Peterson as the (Developer) has been approved for reimbursement of Eligible Costs not to exceed \$2,004,657.05. Roland J. Peterson, LLC has submitted invoices and check copies to show payment of the eligible reimbursable costs for Due Care Activities \$11,329.95.

Nederveld Inc, supports the reimbursement of these Due Care costs as they are required activities by the MDEQ per the IRDC dated December 13, 2004.

Please see the attached list of invoices and identified reimbursable activities for reference.

Please feel free to call me with any questions.

Sincerely,

Jeff Balgoyen  
Nederveld Inc  
Environmental Services

Enc/jb

Roland J. Peterson, LLC  
1070 Indiana Avenue  
South Haven, MI

List of Reimbursable Costs with Invoices

<u>Invoice #</u>	<u>Date</u>	<u>Company</u>	<u>Work Performed</u>	<u>Amount</u>
<b>Due Care Activities, Reporting</b>				
737741	12/12/2011	MDEQ	Salary & Wages Site Inspections	\$7529.95
63832	5/22/2012	Nederveld Inc	2009 IRDC Annual Update	\$1400.00
63833	5/22/2012	Nederveld Inc	2010 IRDC Annual Update	\$1200.00
63836	5/22/2012	Nederveld Inc	2011 IRDC Annual Update	<u>\$1200.00</u>
Total Reimbursable Cost				\$11,329.95

Michigan Department of Environmental Quality  
REMEDIATION DIVISION



**INVOICE**  
PART 201, ENVIRONMENTAL REMEDIATION, OF THE NATURAL RESOURCES  
AND ENVIRONMENTAL PROTECTION ACT, 1994 PA 451, AS AMENDED

C0131124 Ref No:

**Invoice Number: 737741**  
Invoice Date: December 12, 2011  
Payment Due: January 12, 2012

**Roland J. Peterson, President**  
**Roland J. Peterson, LLC**  
**216 Saint Peters Drive**  
**Douglas, Michigan 49406**

Jeff Balgoyen  
Equity Resource Environmental  
A-5792 143rd Ave., Suite A  
Holland, MI 49423

Invoice Item	Quantity	Unit Cost	Total Cost
Salaries and Wages	1	\$7,522.07	\$7,522.07
Miscellaneous Expenses	1	\$7.88	\$7.88

National Motor Castings Site, VanBuren County  
Site No 80000195, Project No 455040  
Agreement for a Limited Residential Interim Response Activity - Annual Billing

**Payment Due: January 12, 2012**

Total:	\$7,529.95
Tax:	\$0.00
Total Invoice:	\$7,529.95

MAKE CHECK OR MONEY ORDER PAYABLE TO: **STATE OF MICHIGAN**  
TO ENSURE PROPER CREDIT, SEND THIS PORTION WITH PAYMENT TO:  
**Michigan Department of Environmental Quality**  
Cashiers Office  
PO Box 30657  
LANSING, MI 48909-8157  
(Please note or make any mailing corrections below)

C0131124 Ref No:

**INVOICE NO:**  
**737741**  
RD COST

Mr. Roland J. Peterson, President  
Roland J. Peterson, LLC  
216 Saint Peters Drive  
Douglas, Michigan 49406

For Cashier's Use Only:

Form: 50023

Total Due: \$7,529.95



**Invoice**



**Remit To:**  
217 Grandville Ave. S.W., Suite 302  
Grand Rapids, Michigan 49503  
Phone 616-575-5190  
Fed.ID# 38-2226643

May 22, 2012  
Invoice No: 63836

R.J. Peterson  
Tower Marine  
216 Peters Drive  
Douglas, MI 49406

Project No. 12900013 1070 Indiana Avenue  
1070 Indiana Avenue

Professional Services

Phase 910 Misc. Reports

2011 IRDC Annual Update  
1070 Indiana Avenue  
South Haven, MI

**Fee Total**

1,200.00

Percent Complete

100.00

Total Earned

1,200.00

Previous Fee Billing

0.00

Current Fee Billing

1,200.00

**1,200.00**

**Total this Invoice**

**\$1,200.00**

**Total Amount Due**

**\$1,200.00**

**Thank you for your support.**

**Invoice**



**Remit To:**  
217 Grandville Ave. S.W., Suite 302  
Grand Rapids, Michigan 49503  
Phone 616-575-5190  
Fed.ID# 38-2226643

May 22, 2012  
Invoice No: 63833

R.J. Peterson  
Tower Marine  
216 Peters Drive  
Douglas, MI 49406

Project No. 11900006 1070 Indiana Avenue  
1070 Indiana Avenue

**Professional Services**

Phase 900 Environmental Consulting

2010 IRDC Annual Update  
1070 Indiana Avenue  
South Haven, MI

**Fee Total**

1,200.00

Percent Complete

100.00

Total Earned

1,200.00

Previous Fee Billing

0.00

Current Fee Billing

1,200.00

**1,200.00**

**Total this Invoice**

**\$1,200.00**

**Total Amount Due**

**\$1,200.00**

**Thank you for your support.**

**Invoice**

**Remit To:**  
217 Grandville Ave. S.W., Suite 302  
Grand Rapids, Michigan 49503  
Phone 616-575-5190  
Fed.ID# 38-2226643



May 22, 2012  
Invoice No: 63832

R.J. Peterson  
Tower Marine  
216 Peters Drive  
Douglas, MI 49406

Project No. 11900008 1070 Indiana Avenue  
1070 Indiana Avenue

**Professional Services**

Phase 900 Environmental Consulting

2009 IRDC Annual Update  
1070 Indiana Avenue  
South Haven, MI

**Fee Total**

1,400.00

Percent Complete

100.00

Total Earned

1,400.00

Previous Fee Billing

0.00

Current Fee Billing

1,400.00

**1,400.00**

**Total this Invoice**

**\$1,400.00**

**Total Amount Due**

**\$1,400.00**

**Thank you for your support.**

**TOWER MARINE**

21174

UR REFERENCE NUMBER	YOUR INVOICE NUMBER	INVOICE DATE	INVOICE AMOUNT	AMOUNT PAID	DISCOUNT	NET AMOUNT
	NEDERVELD	5-23-12	3800.00			
	INV. #63836	1200.00			11900006	
	INV. #63832	1400.00			11900008	
	INV. #63833	1200.00			12900013	
	FOR R.J. PETERSON PROJECT 11900006	LLC				

**TOWER MARINE**

MAIN ACCOUNT  
216 ST. PETERS DR.  
DOUGLAS, MI 49406  
(269) 857-2151



The Way Banking Should Be<sup>®</sup>  
132 South Washington Street • Douglas, MI 49406  
www.macatawabank.com  
74-1384-724

21174

DATE: 5-34-12      CONTROL NO.      AMOUNT: 3800.00

THREE THOUSAND & EIGHT HUNDRED DOLLARS & 00/100 CENTS

PAY TO THE ORDER OF NEDERVELD

*Shawn Peterson*

AUTHORIZED SIGNATURE

⑈021174⑈ ⑆072413845⑆ 9200⑈566⑈3⑈

Security features. Details on back.