

**FRENCHTOWN CHARTER TOWNSHIP RESORT DISTRICT AUTHORITY**  
**Wednesday December 10, 2025**

- I. Chairperson Molly Luempert-Coy called the meeting to order at Frenchtown Charter Township Hall 2744 Vivian Rd, Monroe, Michigan 48162, with the Pledge of Allegiance to the Flag of the United States of America at 3:00 p.m.
- II. Roll call.

**Present were:** Molly Luempert-Coy- Chairperson; Donald Rushlow-Secretary; Gary Klemz-Vice Chairperson; Brian Dotson- Treasurer; Chris Collins-Board Member. The Chairperson announced a quorum was present. Also present were Kerry Bondy, Legal Advisor; Brad Shelle, Mannik & Smith Group; Larry Smith, Director; Janae Jones, Administrative Assistant; Kyle Bryant, Township Clerk.

There were 5 community residents present.

**III. Approval of Agenda:**

Motion was made to approve the agenda by Mr. Collins and supported by Mr. Klemz  
Motion carried: 5-0 (voice vote)

**IV. Minutes:**

Approval of September 10, 2025 and October 15, 2025 Minutes

Motion made to accept and place on file the September 10, 2025 minutes and the October 15, 2025 as distributed by Mr. Collins and supported by Mr. Rushlow. Motion carried: 5-0 (voice vote)

**V. Public Participation:** None.

**VI. Correspondence:** None.

**VII. Reports:**

**Director's Report:**

Lake Erie Level: The Lake Erie levels appear to be returning to their long term average, and the Lake has been behaving as it normally does for this time of year.

**Engineering Report** (verbal):

The public comment phase of the RDA seawall permit application closed with only one comment, which was positive. Despite the predesign meeting with the regulators, in which they stated no substantial changes exist from our three prior projects, EGLE has communicated several written objections to the current design which is not allowing the permit application to be accepted. A meeting is scheduled on December 11<sup>th</sup> to discuss these issues.

The step replacement has been completed for 3737 Nelson Drive with the galvanized steel steps requested by the homeowner to replace precast concrete steps as a warranty issue documented in previous seawall construction project.

The earthen berm assessment has been put on hold until snow is gone so they can do the complete assessment.

**Monroe County Sheriff Contract Activity Report for 9/1/25-9/30/25, 10/1/25-10/31/25, and 11/1/25-11/30/25.**

Motion was made to accept and place on file the Sheriff Contract Activity Report for 9/1/25-9/30/25, 10/1/25-10/31/25, and 11/1/25-11/30/25 by Mr. Klemz and supported by Mr. Collins. Motion carried 4-0 (voice vote).

**VIII. Old Business:** None

**IX. New Business:**

**2026 Budget Final Approval Memo #16-25**

The tax millage rate of 3.0000 mils was set by the RDA board at the September 10, 2025 meeting following the Public Hearing regarding the millage rate and the 2025 Tax Rate Request Form L-4029 was given to the Township Clerk. Additionally, the proposed 2026 RDA Budget was approved at the September 10, 2025 meeting. The Township Board approved the proposed budget at their September 16, 2025 regular meeting. The Director recommends that in accordance with the requirements of Section 18 of PA 59, that the RDA Board grant final approval of the 2026 RDA Budget as previously recommended by the RDA and Township Boards'.

Motion was made to approve the 2026 RDA Budget as recommended by the RDA board on September 10, 2026 and the Frenchtown Township board on September 16, 2025 by Mr. Dotson and supported by Mr. Klemz. Motion carried 5-0 roll call vote (Mr. Collins-yes; Mr. Klemz-yes; Mr. Dotson-yes; Mr. Rushlow-yes; Ms. Luempert-Coy-yes;).

**2025 Budget Amendments Memo#17-25**

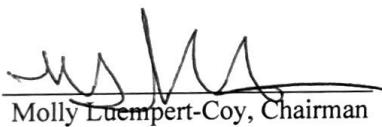
In order to maintain a balanced budget for 2025, board approval to transfer funds from Acct 931 Construction to the following accounts 727 Supplies, 715 Social Security and Medicare, 855 Computers, 921 Street Lighting, 957 Clay Berm Maintenance, 703 Salaries, 931 Construction as presented.

Motion was made to allow the 2025 Budget Amendments as presented by Mr. Klemz and supported by Mr. Dotson. Motion carried 5-0 roll call vote (Ms. Luempert-Coy-yes; Mr. Rushlow-yes; Mr. Dotson-yes; Mr. Klemz-yes; Mr. Collins-yes).

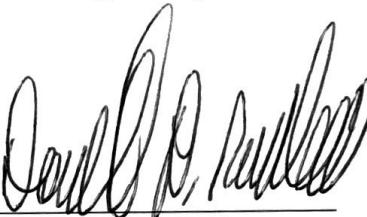
**Approval of September, October and November Financial Report, Balance Sheet, Income & Expense Report, and Investment Reports**

Motion made to accept the September, October and November Financial Report, Balance Sheet and Income and Expense Report and place on file by Mr. Klemz and supported by Mr. Collins. Motion carried: 5-0 roll call vote (Mr. Dotson- yes; Mr. Klemz- yes; Ms. Luempert-Coy- yes; Mr. Collins-yes; Mr. Rushlow-yes).

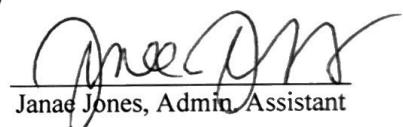
- XI. Other Items from Board Members:** Mr. Collins wanted to make sure everyone was invited to the breakfast with Santa being held at the Frenchtown Community and Events center this Saturday, December 13<sup>th</sup>. There will be a full day of Christmas events and entertainment.
- XII. Public Participation:** Kyle Bryant updated the Board on the Cloverleaf Project proposed for the old River Raisin Golf Course property.
- XIII. Adjournment:**  
Motion made to adjourn the meeting by Mr. Dotson supported by Mr. Klemz.  
Motion carried: 5-0 (voice vote)  
The meeting adjourned at 3:29 p.m.



Molly Luempert-Coy, Chairman



Donald Rushlow, Secretary



Janae Jones, Admin. Assistant