



Homestead Township Park and Recreation Master Plan 2024-2029



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Acknowledgements

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Special Thanks to Partners on the Project



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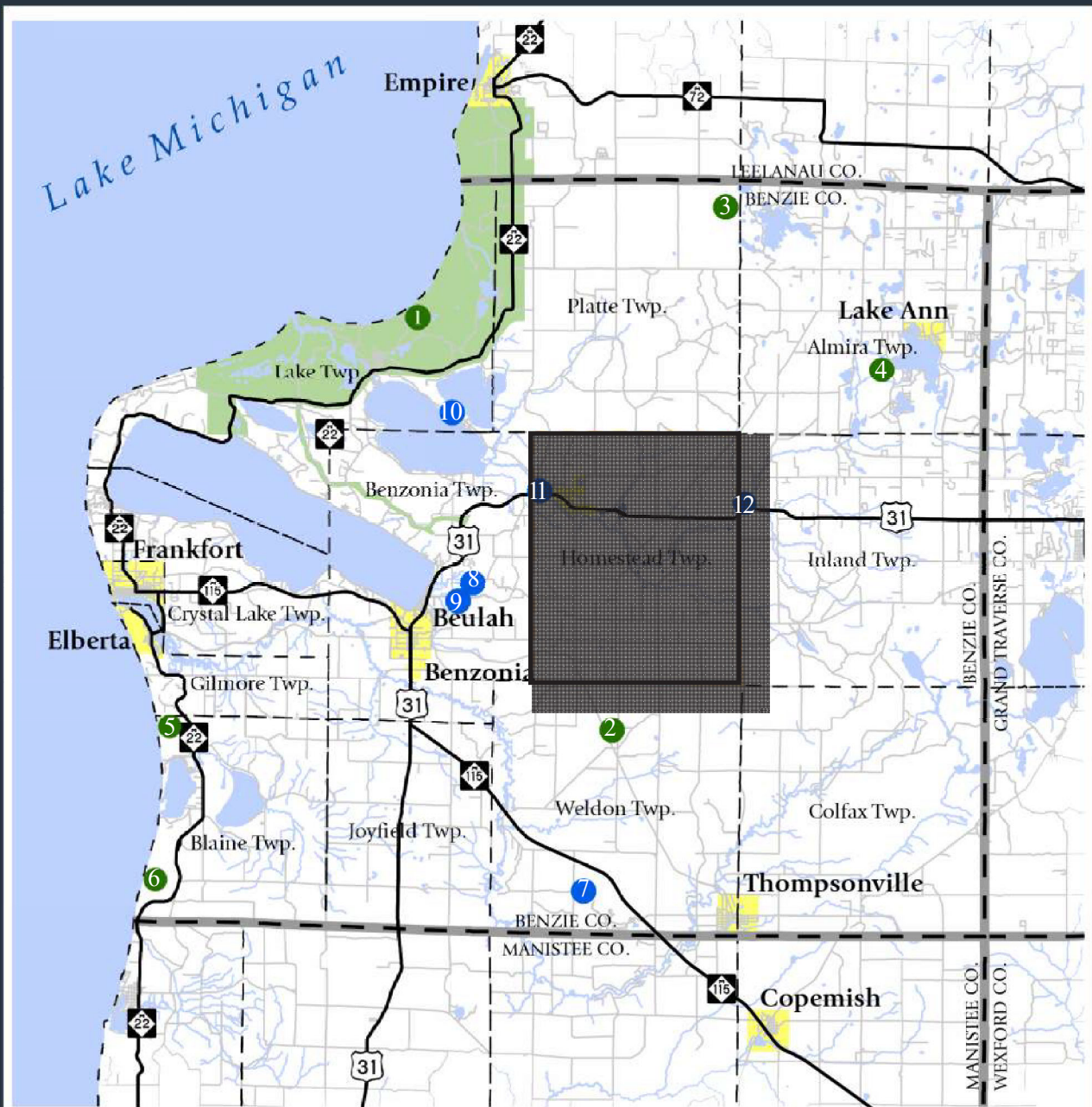
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Regional Recreation Inventory

GIS Data Source: State of Michigan Geographic Data Library

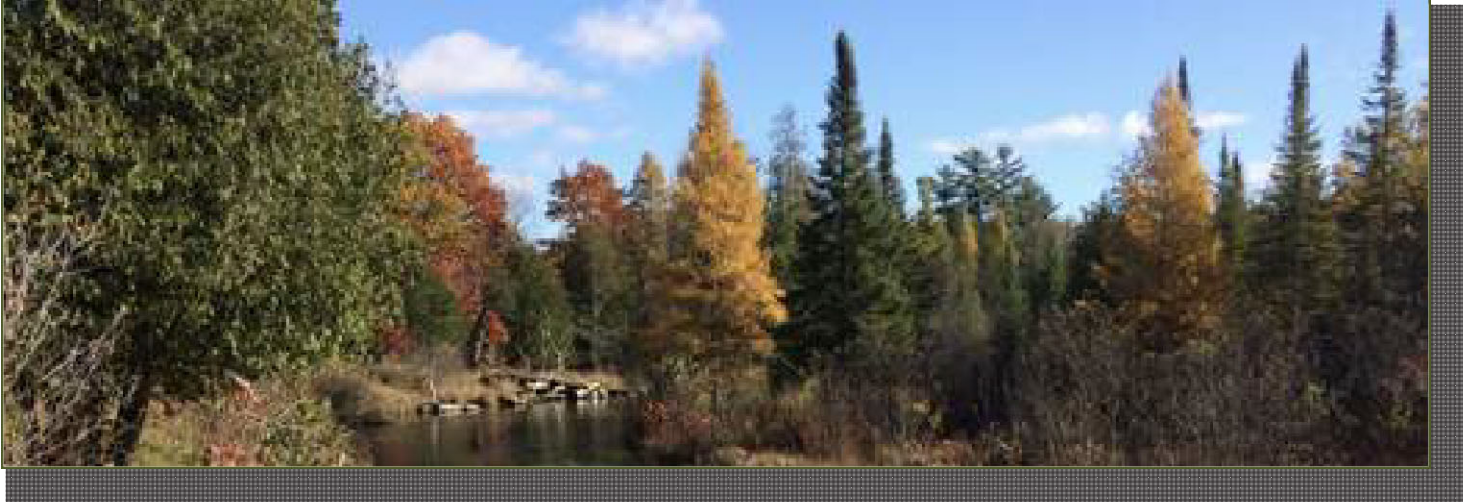
- City or Village
- Sleeping Bear Dunes National Lakeshore
- County Boundary
- Township Boundary
- Homestead Township Boundary
- Major Road
- Minor Road

Public:

- Sleeping Bear Dunes National Lakeshore
- Betsie River Pathway (10 Miles)
- Garey Lake Trail Camp
- Lake Ann State Forest Campground and Lake Ann Pathway (5.8 Miles)
- Green Point Dunes
- Arcadia Dunes

Private:

- Crystal Mountain Resort
- Crystal Lake Golf Club
- Pincroft Golf Course
- Honor Trading Post
- Cherry Bowl Drive-In
- Platte River State Fish Hatchery



Platte River in Homestead Township
Photo provided by Paul Sadow

Community Description

Introduction to Community

Homestead Township is located in the lower peninsula of northwest Michigan in Benzie County, approximately 25 miles south west of Traverse City. Benzie County is part of a 5-county region that includes Grand Traverse, Benzie, Kalkaska, Antrim, and Leelanau counties. Benzie County is a member of the Northwest Michigan Council of Governments (NWMCOG).

Regionally, Benzie County has numerous recreational opportunities. The County is home to the Platte River Fish Hatchery, as seen in Figure 1 on the opposite page, and the Cherry Bowl Drive-In, one of the last outdoor drive-in theaters left in the country. For those who like hiking, numerous trails along the dunes of Lake Michigan are scenic and tranquil. Private facilities regionally include lush golf courses and great downhill skiing.

Homestead Township was established on October 12th, 1864. The white pine and denser hardwood forest was prevalent throughout the entire Township. The people of Homestead survived by raising gardens that consisted of potatoes and root crops, fishing the local streams and rivers, and hunting game. Homestead was founded on utilization of the natural features of the land, and increasing population of the logging communities. Timbering and agriculture once was the economic base of the township, and continued steadily for over 50 years. The timber industry was not sustainable and eventually collapsed due to decreased natural resources, forcing many settlers to leave the area to find employment.

The Platte River runs through Homestead Township, promoting a large amount of outdoor recreation. The Platte River furnishes some of the Midwest's greatest trout fishing, as well as providing a great area for canoeing and kayaking. Seasonal pastimes include hiking and hunting. Homestead Township also has a section of two regional trails, one of which is the Betsie Valley Trail running through the southeast end of the township. For those who enjoy winter sports, there is snowmobiling, cross-country skiing, and snowshoeing on the second trail located in the northern portion of the township. Multiple non-motorized trails are within and around Homestead Township.

Homestead Township's most densely populated community is the quaint Village of Honor, which is home to the National Coho Salmon Festival nestled on US-31 at multiple local parks, including Homestead Township Recreation Park. The Village of Honor has direct access to the previously mentioned beautiful Platte River. The river is an integral part of the community, as it runs along the southern village boundary. Almost the entire planning area drains into the Platte River. A small portion drains into the Betsie River at Grass Lake. Surface water quality is of utmost importance to the residences and visitors to the area. The soils are predominantly sands, and hardwood forests are the predominant land cover. The township offers two state parks, Veterans Memorial on US-31 and Platte River State Forest Campground on Goose Road. Both parks are on the Platte River.

Recreation Plan Context

This plan includes a detailed inventory of the parks and recreation facilities in Homestead Township, the administrative structure and management of the parks and recreation facilities, a description of the public input and planning process, an outline of the township's recreation goals and objectives, and an action plan detailing the steps to implementing the outlined goals.

This plan was created based on the Michigan Department of Natural Resources "Guidelines for the Development of Community Park, Recreation, Open Space,

and Greenway Plans." This is a 5-year plan serving as a leading document for financial assistance through a number of recreation grants programs funded by the federal and state government. The current available grant programs include Michigan Natural Resources Trust Fund (MNRTF), the Federal Land and Water Conservation Fund (LWCF), and Recreation Passport (RP). These three grant programs can be used for the development of public outdoor recreation facilities including support facilities and nature centers. RP can be used for indoor public recreation and for

protection of land for environmental importance or scenic beauty.

This plan forms the road map for the decisions made in the next five years regarding the provision of parks and recreation lands and other open space for the community.

Below are three existing documents that apply to the Homestead Township Parks and Recreation Plan. The Village of Honor Recreation Plan 2014, The Village of Honor Master Plan 2014, and Benzie County Recreation and Cultural Plan 2015. Utilizing these documents has assisted with numerous details in this plan.



Village of Honor
Five Year Recreation Plan

Lakes to Land Regional Initiative

UNIQUE REGION. UNIQUE COMMUNITIES. SHARED VISION.



Village of Honor Master Plan
ADOPTED JUNE 17, 2014



Benzie County
Recreation and Cultural Plan
2015-2019

Prepared by:
Benzie County Parks and Recreation Commission

Prepared with assistance from:
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Demographics

Homestead Township has 2,329 residents in 985 households, as surveyed in the 2020 Census and the 2021 by the American Community Survey. A projection of the population expects the population to remain fairly stable in the coming five years due to economic conditions. Analyzing demographic information is a valuable tool for the planning process. For example, a population made up of a large percentage of young families might be better served by certain recreational amenities than would a community with a large population of retirees.

Today, tourism, small businesses, and fruit farming provide a majority of the local income in the area, which lies in the heart of Michigan's cherry growing region. The majority of Homestead Township residents commute to industrially and commercially developed neighboring communities for employment.

Figure 2 below, displays a population graph for the population of Homestead Township, based on 2020 surveying. Population distribution graphs typically paint a generalized picture of the age of the overall population based on where the "bulge" is located. A graph with a large bulge near its base is indicative of a population that is relatively young. In the case of Homestead Township, there is a bulge around 5 to 14 years of age, and another bulge around 50-69 years of age.

Age

The aging population trend demonstrated in this population graph is consistent with the trend throughout the United States, but more so in the state of Michigan and particularly northern Michigan. The aging trend of the local population is significant in planning for parks and recreational services and amenities. An aging population generally requires more opportunities for

individual pursuits; a younger population generally requires more opportunities to pursue social activities. Ensuring accessibility is a concern for both populations; although an aging population has a higher prevalence of disabilities, accessible or universally designed facilities appeal to families with young children as well, regardless of whether a member of the family has a disability.

In the 2020 Census, approximately 23% of those aged 5-20 years old had a disability; 19.4% of those aged 21-64 had a disability, and more than 55.7% of those more than 64 years of age had a disability. This underscores the need to provide access to recreation opportunities and accessible facilities within the Township.

2: Platte River Park



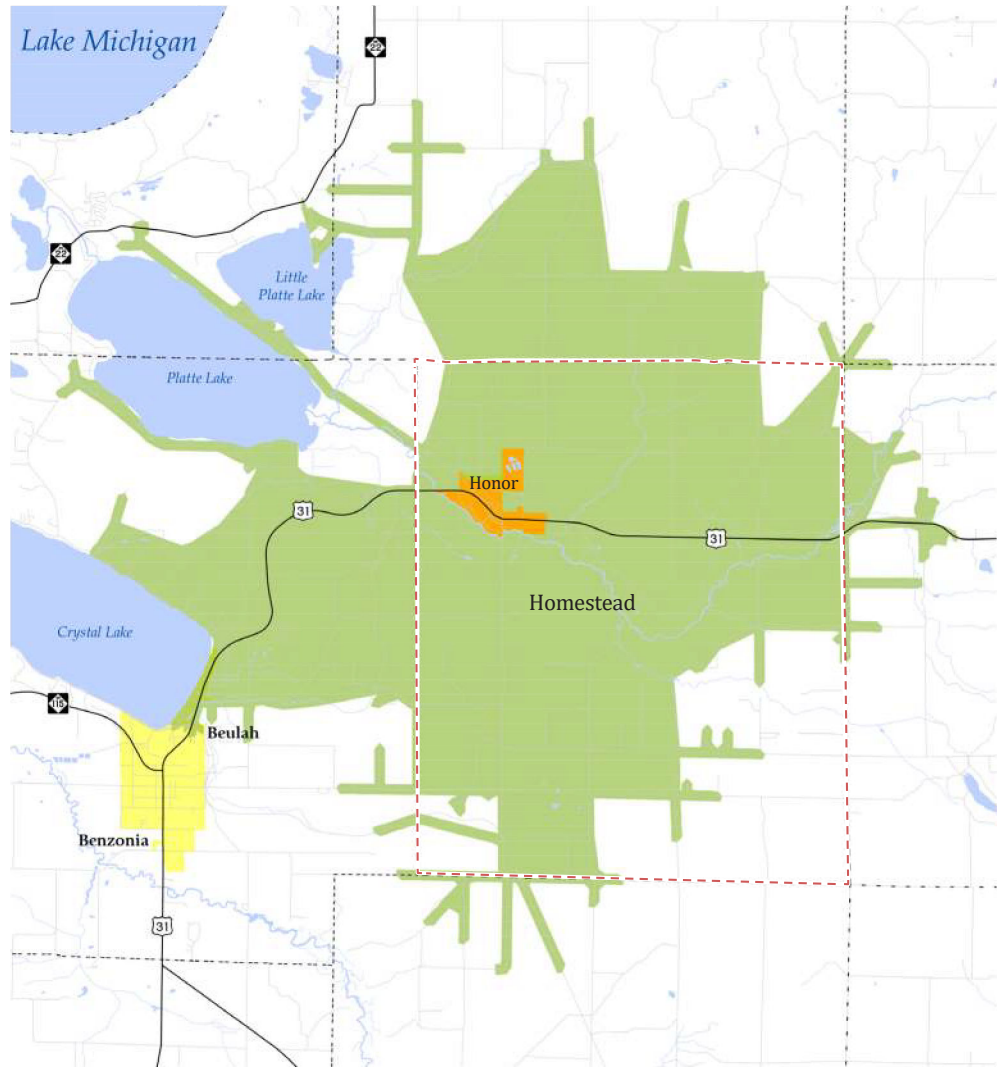
Income & Recreation Spending Characteristics

The median household income for Homestead Township is \$64,805 per year, based on 2021 American Community Survey data. This is lower than the rest of Benzie County at \$68,875 per year, but slightly higher than the median 2020 household income for the state of Michigan at \$63,498 year. On average, approximately 4% of this income is spent on recreation.

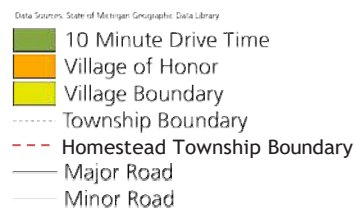
Recreation Expenditures in 2020 for residents within a 10 minute drive time of the Village of Honor, shown across in Figure 3, spend the highest percentage of their recreation dollars on recreational sports equipment, specifically hunting and fishing equipment. The second highest spending category is toward recreational vehicles such as boats, trailers, campers, and RVs. Spending in both of these categories is above the national average.

Spending in photographic equipment and winter sports equipment are in line with the national average. Spending levels likely reflect three factors: annual income that is lower than average, an existing stock of recreation equipment, and the relatively low cost of many outdoor recreation opportunities in the area. It is also of note that these data only reflect the spending habits of residents; the region attracts a large number of tourists annually, whose recreation spending habits in the area are likely quite different.

3: Drive time map



10 Minute Drive Time
from Village of Honor throughout Homestead



4. Demographics for Homestead Township

Income

\$24,789

Per capita income

about three-quarters of the amount in Benzie County: \$34,250

about two-thirds of the amount in Michigan: \$34,768

\$64,805

Median household income

a little less than the amount in Benzie County: \$68,875

a little higher than the amount in Michigan: \$63,202

Household income



Educational attainment

93.1%

High school grad or higher

about the same as the rate in Benzie County: 93%

about the same as the rate in Michigan: 91.6%

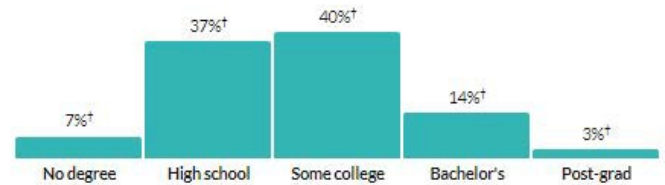
16.8%

Bachelor's degree or higher

about half the rate in Benzie County: 32.8%

about half the rate in Michigan: 30.6%

Population by highest level of education



Businesses:

Total employer establishments, 2020

455

Total employment, 2020

3,496

Total annual payroll, 2020 (\$1,000)

120,183

Total employment, percent change, 2019-2020

4.1%



Age

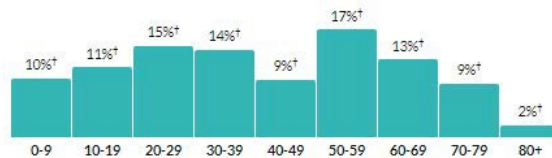
42

Median age

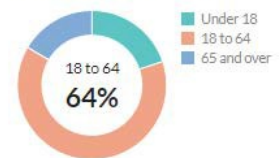
about 80 percent of the figure in Benzie County: 50.4

a little higher than the figure in Michigan: 39.8

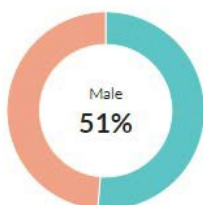
Population by age range



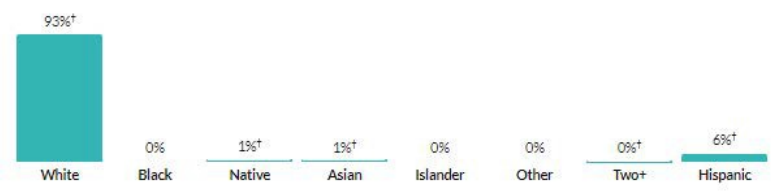
Population by age category



Sex



Race & Ethnicity



Show data / Embed

* Hispanic includes respondents of any race. Other categories are non-Hispanic.

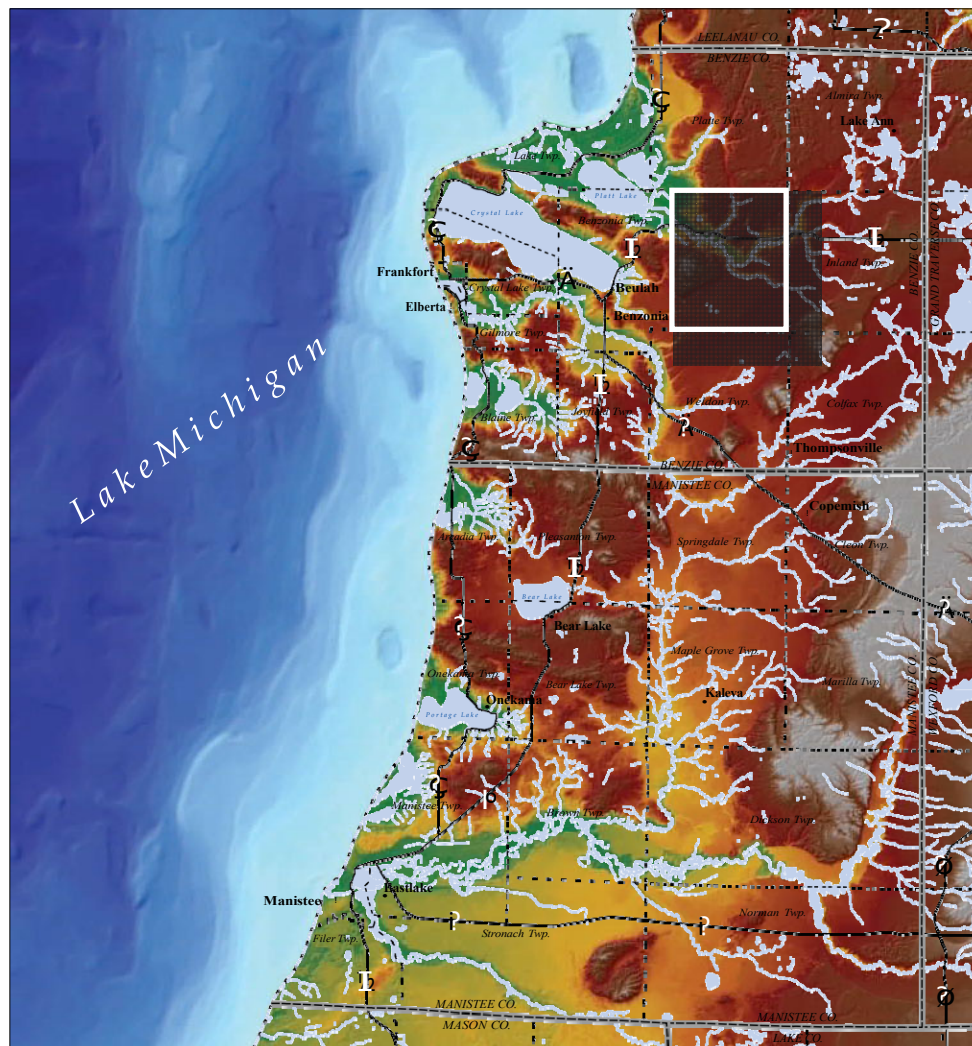
Show data / Embed

Natural Features

Climate

The climate in Homestead is affected a great deal by its location near Lake Michigan and the irregular topography. Average seasonal rainfall in Benzie County is 35 inches, most of which falls in May through October, during the growing season. The average temperature in winter is 24 degrees, with an average minimum of 19 degrees; in summer the average temperature is 66 degrees, and the average maximum is 75 degrees. The average annual rainfall is 35 inches, thunderstorms occurring on average around 37 days per year between May and September, and the average annual snowfall is 115 inches. Generally, on about 109 days per year, there is at least one inch of snow on the ground. Overall, the summer climate is mild, and the abundance of snow lends itself to winter recreation.

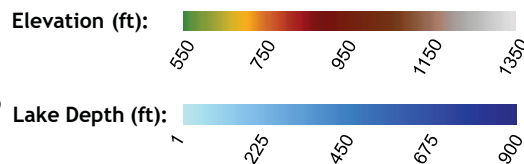
5. Regional Topography Map



Regional Topography and Bathymetry

Data Sources: State of Michigan Geographic Data Library

- County Boundary
- Township Boundary
- Major Road
- Homestead Township



0 2 4 6 Miles
2.10 Topography and bathymetry map

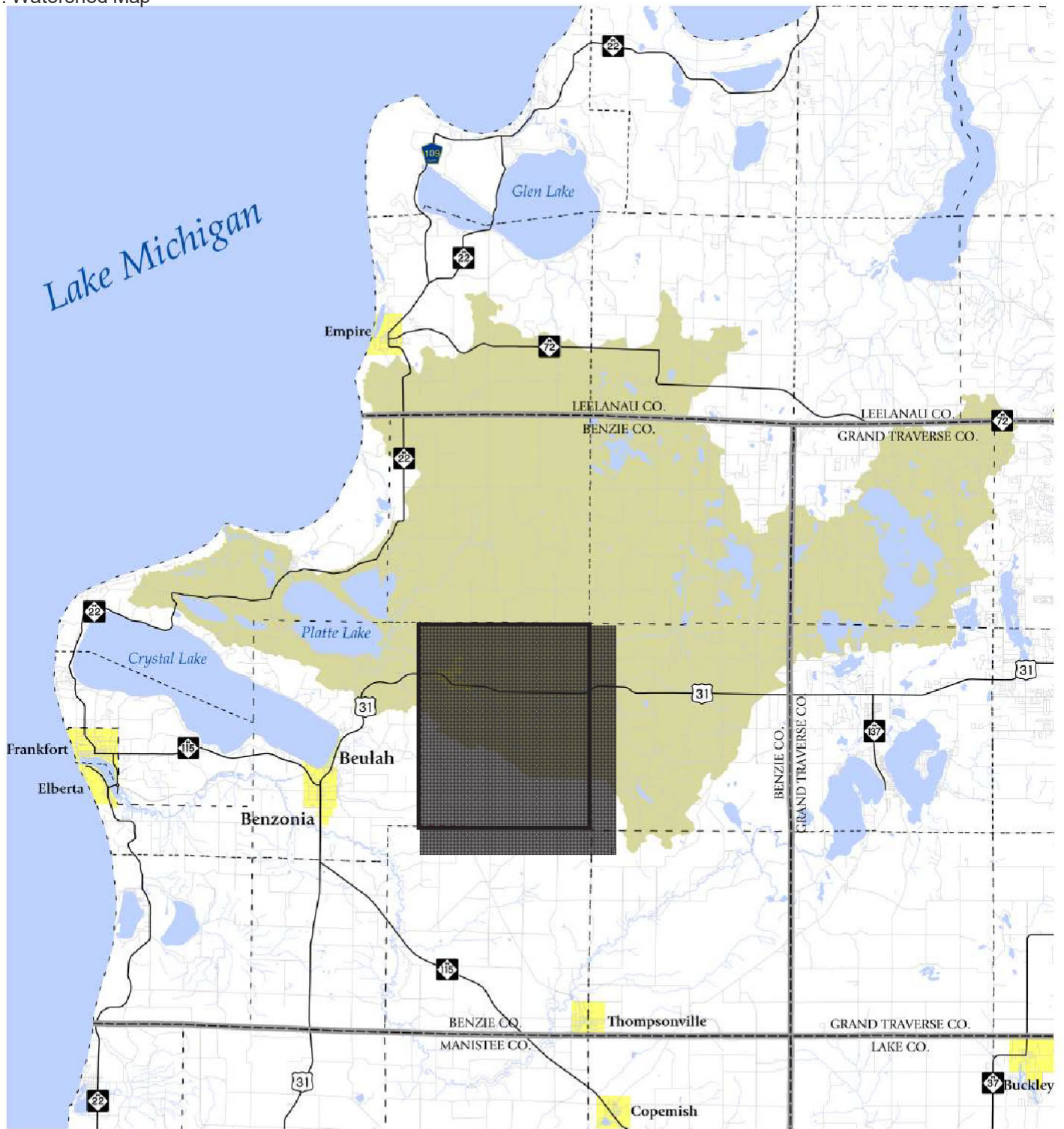
Soil and Slopes

Soils in Homestead Township are sandy, and topography consists of many steep slopes. At the top of the north east bluffs in Homestead is large-lot residential development, but the slopes themselves are steep enough that nothing has yet been built on them. Given the sandy nature of the soil in this region, the slopes are likely delicate and may warrant conservation. Homestead has recognized that the natural beauty of the northern Lower Peninsula region is a significant draw for both residents and visitors; allowing further development on these bluffs may be a slippery slope of trading long-standing assets for short-term economic gain.

6. Regional Slopes Map



7: Watershed Map

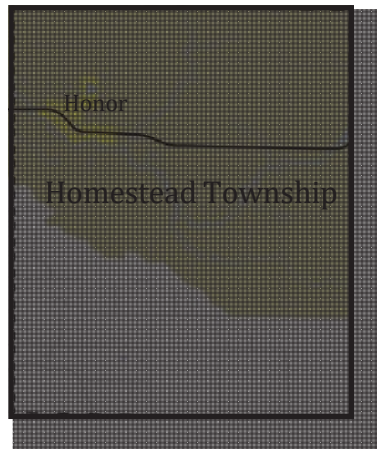


Data Sources: State of Michigan Geographic Data Library

- Platte River Watershed
- City or Village
- Homestead Township Boundary
- County Boundary
- Township Boundary
- Major Road
- Minor Road

In Michigan, all watersheds eventually flow into one of the Great Lakes.

Watershed



The Platte River watershed covers the majority of Homestead Township. A close up view, seen to the left shows the Township's area covered by the watershed in a darker hue. A detailed regional map, shown in Figure 7, shows how the watershed extends westward from Long Lake in Grand Traverse County to Lake Michigan. The watershed reaches north into Leelanau County and then turns southward, covering most of the northern half of Benzie County. The total drainage area is approximately 193 square miles. A large portion of the watershed is forested, open lands, and wetlands equaling 82%.

Agricultural use is 12% of the wetlands. Urbanized area of the wetlands is only 7%. A watershed management plan was developed in 2002 and adopted by the State of Michigan Department of Environment, Great Lakes and Energy (EGLE). Goals from the Watershed Plan have been incorporated into this plan.

The Platte River is an important cultural and recreational asset to Homestead Township. The Platte has long been known for its excellent sport fishing opportunities; in the early 1800s it was known for its grayling fishing, then in the 1800s and early 1900s it was well-known for brook trout fishing. During the late 1920s, however, rainbow trout began to dominate the creel reports, having been planted in other Lake Michigan rivers in the early 1900s. Rainbow trout population crashed in the late 1950s, in large part due to predation in the Great Lakes by the invasive sea lamprey.

In an effort to restore the fishery and to control the invasive alewife population, coho salmon were stocked into the Platte, an action that in 1967 spawned Honor's annual Coho Festival held in Homestead Township Recreation Park. Coho salmon continue to be planted in the river today as demand for the fish out paces its natural replacement rate. The DNR is currently exploring the idea of stocking the Lake Huron fishery, into which the Platte feeds, with Atlantic salmon as well. These fish are reared at the Department of Natural Resources' Platte River Hatchery. This facility is itself a regional recreational resource due to the on-site Great Lakes Ecological Information Center that includes both an interpretive trail and an exhibit room. Sport fishing on the river and its lakes continues to be a major pastime within the township for residents and visitors, as do kayaking and canoeing.

Administrative Structure

Homestead Township is established as a Michigan Township under Michigan Township Law (re-codified), R.S. of 1846 MCL 41.1, et seq. There are currently 1,240 local townships in Michigan. Homestead Township holds elections for township officers every four years. This election most recently took place in November of 2020.

Roles of Township Board

The Township of Homestead dissolved the Parks and Recreation Advisory Committee in 2010. The authority to commit funds for parks and recreation, accept grants and purchase land on behalf of the community has been taken on by the Homestead Township Board. The board members include the supervisor, clerk, treasurer, and two trustees. The Supervisor responsibilities includes creating agendas, running board meetings, preparing the budget, and overseeing the running of the Clerk is responsible for cemeteries in the Township, election and voter registration, budget maintenance including writing checks. The Treasurer is responsible

for charge, collection, and disbursement of property taxes, minor budget responsibility including writing receipts for incoming funds and signing outgoing checks. Trustees are solely responsible for overseeing the board.

In 2023, the total proposed township budget for parks and recreation was \$60,000.

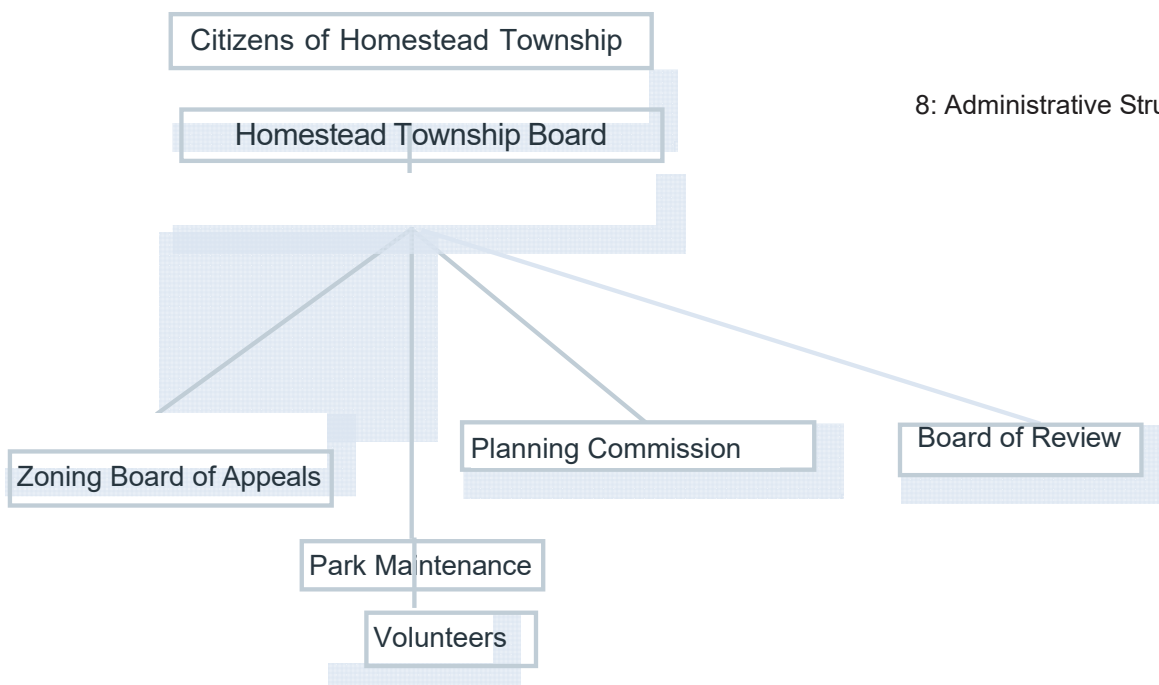
Volunteering

Volunteers within Homestead Township assist in a variety of park management activities. The majority of volunteer work occurs within the Homestead Township Recreational Park. Volunteer initiatives with the local Eagle Scouts to build dug outs for one of the baseball fields in Homestead Township Recreational Park is currently underway. A group named Friends of Field A continue to provide beautification efforts for one field within the same park, erecting a fence, improving field materials, and more minor improvements.

Below is an organizational chart depicting the relationship between the citizens of Homestead Township, and the relationship with numerous members of the Township board, planning commission, board of review, park maintenance and other key players in the community.

Parks Staff Description

Park Maintenance duty's are completed by one Township employee, a parks maintenance position. This individual is responsible for the one Township owned park - Homestead Township Recreational Park. Regarding this park, the parks maintenance employee will recommend parks capital improvements to the township board for approval in the form of a bid. The board will make a decision at this point to fund the capital improvement. Responsibilities of parks maintenance within the Homestead Township Recreational Park include baseball diamond maintenance, lawn up-keep, picnic tables and benches up-keep, opening and closing of the park, road maintenance within the park, and overall maintenance needs within the park.



8: Administrative Structure

Budget

Below is the budget history for the Township of Homestead from 2012 through the budget for 2023. The table below indicates the disbursement of money throughout Homestead Township from the general fund, specifically used for parks and recreation service expenses.

9: Parks and Recreation Budget

	2022-2023 Original Approved	2022-2023 Amended	2022-2023 Final Approved	2022-2023 Actual YTD	2023-2024 Proposed Budget	2023-2024 Approved Budget
Beginning Balance	\$ 830.93		\$ 830.93	\$ 830.93	\$ 38,723.21	\$ 38,723.21
Park & Rec	\$ -					
Transfer from GF	\$ 60,000.00		\$ 60,000.00	\$ 60,000.00	\$ 115,345.00	\$ 115,345.00
Savings	\$ -					
Men Sponsor Fees	\$ 1,500.00		\$ 1,500.00	\$ 1,500.00	\$ 1,500.00	\$ 1,500.00
Women Sponsor Fees	\$ 1,000.00		\$ 1,000.00	\$ 1,200.00	\$ 1,200.00	\$ 1,200.00
PRP: GT Band Income				\$ 5,090.00	\$ -	\$ -
PRP: RP Grant Income				\$ 150,000.00	\$ 150,000.00	\$ 150,000.00
PRP: Donation Income				\$ 12,062.08	\$ 5,000.00	\$ 5,000.00
Total	\$ 63,330.93	\$ -	\$ 63,330.93	\$ 79,183.01	\$ 311,768.21	\$ 311,768.21
Park Manager	\$ -					
Contracts	\$ 18,300.00		\$ 18,300.00	\$ 25,380.00	\$ 10,125.00	\$ 10,125.00
Concession Supplies	\$ -					
Equipment & Supplies	\$ 1,000.00		\$ 1,000.00	\$ 278.21	\$ 20,000.00	\$ 20,000.00
Fuel	\$ 600.00		\$ 600.00	\$ 600.00	\$ 600.00	\$ 600.00
Utilities	\$ 1,500.00		\$ 1,500.00	\$ 977.79	\$ 1,000.00	\$ 1,000.00
Water Sample	\$ 100.00		\$ 100.00	\$ 485.00	\$ 500.00	\$ 500.00
Water Test	\$ 150.00		\$ 150.00	\$ -	\$ -	\$ -
DEQ	\$ 150.00		\$ 150.00	\$ 161.70	\$ 161.70	\$ 161.70
License	\$ 300.00		\$ 300.00	\$ -	\$ -	\$ -
Lawn Fertilization	\$ 820.00		\$ 820.00	\$ 635.40	\$ 820.00	\$ 820.00
Repairs and Maintenance	\$ 10,000.00		\$ 10,000.00	\$ 3,041.70	\$ 5,000.00	\$ 5,000.00
Outhouse	\$ 1,200.00		\$ 1,200.00	\$ -	\$ 600.00	\$ 600.00
Water Line	\$ -		\$ -	\$ -	\$ -	\$ -
Sprinkler	\$ 100.00		\$ 100.00	\$ 95.00	\$ 95.00	\$ 95.00
Chlorine	\$ -		\$ -			
Electrical Repairs	\$ 2,000.00		\$ 2,000.00	\$ 250.00	\$ 1,800.00	\$ 1,800.00
Weil Drilling	\$ -		\$ -			
Diamond Dust	\$ 3,200.00		\$ 3,200.00		\$ 3,200.00	\$ 3,200.00
Bid Ads	\$ 250.00		\$ 250.00			
Other	\$ -		\$ -			
Capital Outlay	\$ 20,000.00		\$ 20,000.00	\$ 2,050.00	\$ 20,000.00	\$ 20,000.00
PRP: Phase 2 Design & Eng				\$ 3,577.50		
PRP: Phase 2 Grant Reporting						
PRP: Phase 2 Const				\$ 1,975.00	\$ 150,000.00	\$ 150,000.00
PRP: Phase 3 Design & Eng				\$ 1,552.50		
PRP: Phase 3 Grant Reporting						
PRP: Phase 3 Const					\$ 55,345.00	\$ 55,345.00
Total	\$ 59,670.00	\$ -	\$ 59,670.00	\$ 40,459.80	\$ 269,246.70	\$ 269,246.70

Collaborating Recreation Organizations

Below are the relationships the Township maintains with public and private organizations in the region. The Township also maintains a relationship with Benzie County Central Schools. The township has a lease agreement with the school, allowing the public to use the facilities. The leased facilities include a basketball court, and tennis courts. The existing lease agreement expires March 31st, 2032.

- | | |
|--|--|
| Benzie County Road Commission (BCRC) | Benzie County Central Schools |
| Honor Area Restoration Project (HARP) | Benzie Senior Resources |
| Honor Men's Softball League | Kelsey Rae's Angels |
| Women's Softball League | Benzonia Public Library |
| Honor COHO festival | Benzie Bus |
| Youth Baseball League | Benzie Area Historical Society |
| Benzie County | Honor Lions |
| Village of Honor | Benzie Food Partners |
| Platte Township | Honor Boy Scouts |
| Mutual Aid with surrounding Fire Dept. | Grand Traverse Band of Ottawa and Chippewa Indians (GTB) |



Platte River in Homestead Township
Photo provided by Paul Sadow



Champion Hill Farms Golf Course
Photo: Champion Hill Farms Golf Course Website

Recreation Inventory

Local Recreation Facilities

Homestead Township consists of three types: public recreation facilities, public schools recreational facilities, and private recreation facilities. A detailed inventory of each recreation type is in the following section. Maps associated with the three recreation types are also indicated within this section.

Regional Recreation Facilities

Regionally, Northern Michigan has a wealth of attractions and natural beauty. Included in the recreational inventory are regional attractions, trout fishing locations, hunting locations, and regional trail systems.

Collection Methods

Homestead Township owns and operates one parks and recreation facility, Homestead Township Recreational Park. Other notable recreation sites within Homestead Township are noted, within the local inventory. Township owned and operated recreation sites are detailed in descriptions and accessibility ranking utilizing the 2010 ADA Standards for Accessible Design.

ADA Ranking System

- 1 - None of the site elements meet accessibility guidelines.
- 2 - Some of the site elements meet accessibility guidelines.
- 3 - Most of the site elements areas meet accessibility guidelines
- 4 - All of the site elements meet accessibility guidelines.
- 5 - The facility meets the Principals of Universal Design



Local Recreation Inventory

Township Owned Public Recreation Facilities

Homestead Township Park, operated by Homestead Township is adjacent to Platte River Elementary to the east. This is the only recreation park run by the Township.

Park Type: Community Park

Size: The 34-acres

Service Area: Many residents of Homestead Township consider this their primary group recreation park.

Park Description and Use:

Features four baseball/softball fields, press box, storage garage, two picnic pavilions, a playground, and a walking trail. This recreation park has bathrooms for the community to use as well. The park is one of the primary gathering and staging area for the annual Coho Festival.

Accessibility Assessment=1

None of the facilities meet accessibility guidelines. Connective trails and updated barrier free structures are among necessary requirements. This is a priority for future improvements within the park.

Other Public Recreation Facilities

The Village of Honor, within Homestead Township, owns and operates two public parks: Maley Park and Memorial Park. **Maley Park**, named after the late local tree

farmer and conservationist Alex Maley, is a two acre neighborhood park on the north side of US-31/Main Street, just west of downtown Honor. The park features an artesian spring-fed well, a picnic shelter, picnic tables, playground equipment, and vehicle parking. A small footbridge on the south side of the park allows pedestrian access from US-31 over the highway ditch; the bridge was rebuilt as part of an Eagle Scout project in 2012 to enable wheelchair and bicycle access. **Memorial Park** is approximately ½ acre in area, located on the north side of US-31/Main Street and adjacent to the Honor Post Office. The park pays tribute to veterans of World War II.

Veterans Memorial State Forest Campground is owned by MDNR and operated by the State of Michigan. The campground is approximately 1,400 feet of Platte River frontage, and 40 acres in area overall. This includes 21 camping sites, parking, and carry-down canoe launch area. This campground is located on the south side of US-31.

Platte River State Forest Campground is also owned by MDNR and operated by the State of Michigan. The campground is approximately 1,350 feet of

frontage on the Platte River with 26 tent/RV campsites, open space and a day use area with picnic tables.

Public School Recreational Facilities

Benzie County Central School District's **Platte River Elementary School**, located at the east end of Honor, includes a gymnasium and playground, along with access to the adjacent Homestead Park. The school allows private parties to rent the indoor facilities, and the outdoor playground is open to the public when school is not in session.

Private Recreation Facilities

There are notable lodging facilities in Homestead Township that include the **Platte River Pines Resort**, and **Riverside Acres** on the west side of Honor, the **Cedar Ridge Cabins**, and **Whispering Creek Resort** on the east side of Honor, and the **Honor Motel** downtown. The Platte River Pines Resort is a popular destination for fishermen as well as canoe and kayak enthusiasts. Both the Platte River Pines and the Honor Motel are open year-round; Cedar Ridge Cabins close for the winter season. **Sunnywood Motel and Campground** holds 47 campsites, sanitary dump station, party store, and pool. **Camp Chenaniah** is a residential summer camp with a softball field, volleyball court, and dormitories. There are many lodging facilities within a 30-minute drive of Honor; many operate only during the summer months.

Champion Hill Farms Golf Course is another private recreation facility used by the local population, this course is an 18-hole course in the highlands allowing distant overlooking views of Lake Michigan, Crystal Lake, and Platte Lakes.



Homestead Township Recreational Park



Photo provided by Coho Festival

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Regional Recreation Inventory

A wealth of attractions and natural beauty surround Homestead Township. There are ample opportunities for recreation, both public and private, throughout the region. The vast majority of these opportunities are outdoors including hunting, snowmobiling, swimming, hiking, horseback riding, biking, and skiing. These recreational activities make Michigan desirable by locals and tourist. The extraordinary amount of water sources allows for endless outdoor opportunities. Access to the Platte River provides opportunities for fishing, canoeing, kayaking, tubing, and general enjoyment of plant and wildlife. Trails in the region including the **Betsie River Pathway** create accessible marked trails for locals and tourist to enjoy.

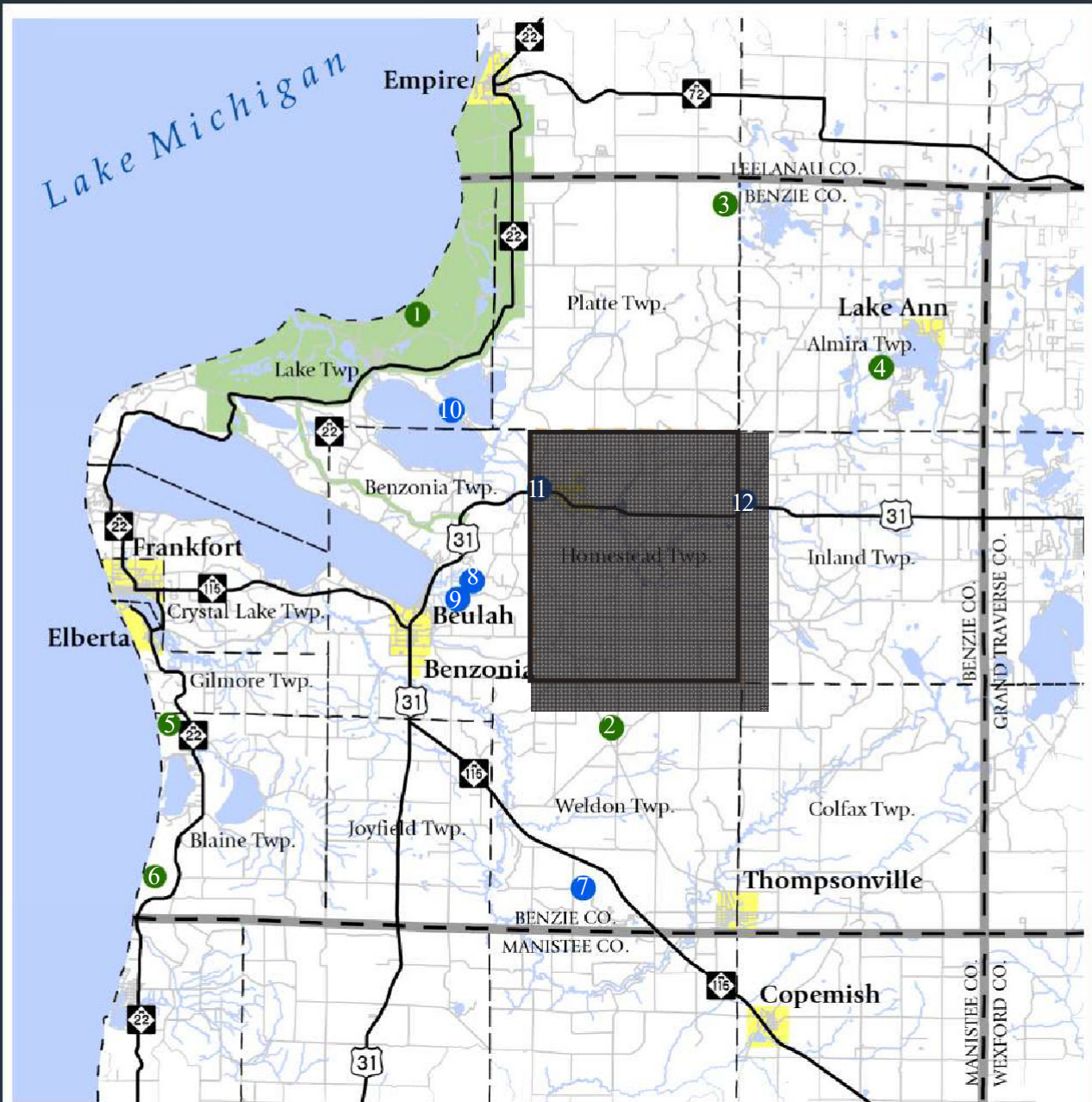
The **Sleeping Bear Dunes National Lake shore** is located just minutes from Homestead and was named “Most Beautiful Place in America” by ABC’s “Good Morning America” in 2011. The Dunes feature nearly every outdoor recreational activity imaginable: biking, hiking, climbing, fishing, swimming, camping, canoeing/kayaking, skiing, snow-shoeing, and many others.

North of Homestead is **Garey Lake Trail Camp**, a State Forest Campground providing 12 established campsites, vault toilets, hand pump water, fire pits, and picnic tables. Boating, and fishing are great activities for this area. A second notable regional campground is the **Lake Ann State Forest Campground**, a State Forest Campground with 20 camping facilities. These campsites are located on Lake Ann offering great access for boating, fishing, hiking, and biking. The campgrounds include vault toilets, and hand pump water.

The Grand Traverse Regional Land Conservancy (GTRLC) is a notable organization who protects natural, scenic, and farm lands in Northern Michigan, for

nearly 25 years. Within Benzie County the organization currently supports 16 notable areas of land. Indicated in Figure 11, two highly used GTRLC facilities are; **Green Point Dunes**, and **Arcadia Dunes**. Green Point Dunes Nature Preserve is 242 acres, with miles of trails winding through forest and meadow offering stunning view of Lake Michigan. Arcadia Dunes: C.S. Mott Nature Preserve is an extraordinary 3,600 acres. This is the largest preserve owned by GTRLC, including over 15 miles of trails exploring dunes, forests and many other landscapes. Efforts to permanently protect adjacent working farms have been made to ensure the areas agricultural heritage.

There are many private recreation facilities in the region, many of which facilitate outdoor recreation. There are several canoe and kayak liveries, many stores catering to campers, such as the **Honor Trading Post** on Deadstream Road; fly fishing outfitters in Lake Ann to the north; lake charters to the west in Frankfort for both touring and fishing; and even **Crystal Mountain resort**, to the south in Thompsonville, that offers outdoor recreation opportunities including downhill skiing, cross-country-skiing, golf, and mountain biking as well as indoor entertainment such as water park, dining, and a full-service spa. Northern Michigan golf courses are commonly associated with beautiful views and rolling hills. Two courses in the region worth experiencing yourself are **Pinecroft Golf Course** and **Crystal Lake Golf Club**. A unique historical facility is **The Cherry Bowl Drive-In**, on US-31 slightly outside Homestead Township to the west, is an authentic 50s-era drive-in movie theater that has been open every summer since 1953. It features family-friendly double features. **Platte River State Fish Hatchery** is a the state’s leading salmon hatchery, raising Coho and Chinook salmon. This facilities operations are critical for the ecosystem in the Upper Great Lakes.



Regional Recreation Inventory

GIS Data Source: State of Michigan Geographic Data Library

- | | | |
|---|---|--|
| <ul style="list-style-type: none"> City or Village Sleeping Bear Dunes National Lakeshore County Boundary Township Boundary Homestead Township Boundary Major Road Minor Road | <p>Public:</p> <ul style="list-style-type: none"> 1 Sleeping Bear Dunes National Lakeshore 2 Betsie River Pathway (10 Miles) 3 Garey Lake Trail Camp 4 Lake Ann State Forest Campground and Lake Ann Pathway (5.8 Miles) 5 Green Point Dunes 6 Arcadia Dunes | <p>Private:</p> <ul style="list-style-type: none"> 7 Crystal Mountain Resort 8 Crystal Lake Golf Club 9 Pinecroft Golf Course 10 Honor Trading Post 11 Cherry Bowl Drive-In 12 Platte River State Fish Hatchery |
|---|---|--|



Regional Recreational Trails

Data Sources: State of Michigan Geographic Data Library, MDT, NWMCOG, GTRLC

- City or Village
- County Boundary
- Township Boundary
- Major Road
- Minor Road
- GTRLC Trail
- Equestrian Trail
- Snowmobile Trail
- North Country Trail
- Non-Motorized Multi Use Trail



Recreational trails

The Michigan State-wide Trails Initiative of 1992 defines a trailway as “a land corridor passing through the community or countryside...accommodating a variety of public recreation uses.”

Recent research casts trails in the role of community superhero, providing economic, environmental, recreational, health, and even safety benefits. They offer transportation alternatives to the car. They provide exercise opportunities that lead directly to better medical outcomes. They're sites of chance meetings with neighbors and wildlife. They can provide a buffer between natural areas and inhabited ones. They draw in visitors from other communities.

But however many worthy benefits a trail might provide, the trails invite fun positive activity. Michigan's citizenry comes together in myriad ways to identify, create, and maintain an extensive and varied trail network. For example, our 6,200-mile web of snowmobile trails, 181 miles of which run through Benzie and Manistee counties, is one of only three such systems in the country. Half of the system is on private lands while the other half is distributed among federal, state, and other public lands; all utilize grant program grooming tractors for maintenance. The 22-mile-long Betsie Valley Trail that follows the abandoned Ann Arbor Railroad bed is another collaborative example: owned by the Michigan Department of Natural Resources, it is maintained by Benzie County and supported by the not-for-profit Friends of the Betsie Valley Trail corporation. The Shore to Shore Riding and Hiking Trail that cuts across the northeast corner of Benzie County was established in 1964 by the Michigan Trail Riders Association, and the only “riding” to be done on this journey between Oscoda on Lake Huron and Empire on Lake Michigan is on a horse—neither motors nor bicycles are welcome. The Grand Traverse Regional Land Conservancy (GTRLC) has made trails an integral part of its land stewardship mission. And the federally-managed North Country Trail is a footpath that traverses seven states between New York and North Dakota; the Huron-Manistee is one of the 10 national forests it touches on in its 4,600 mile journey.

13: Table of trail miles

	Benzie	Manistee	Total
Snowmobile	63.13	118.68	181.81
Equestrian	15.36	0	15.36
Nonmotorized	60.01	64.91	124.96
North Country Trail	0	33.21	33.21
GTRLC	14.71	2.07	16.79

Trout streams

One of the region’s major recreational draws is the wealth of opportunities for fishing, both in Lake Michigan and in its inland lakes, rivers, and streams.

The map displayed in Figure 14 identifies the designated trout streams in Benzie and Manistee counties. Viable trout streams are generally defined by three characteristics: coarse soils, limited development (including limited pavement and other impervious surfaces), and an abundance of groundwater. State-designated Blue Ribbon Trout Streams meet even stricter criteria: they support excellent stock of wild resident trout, permit fly casting while remaining shallow enough to wade in, produce diverse insect life, and have excellent water quality.

Trout are good indicators of water quality in general because of their reliance on benthic macroinvertebrate diversity—the bugs, larvae, and other organisms that live on the bottom of a body of water. These creatures thrive in streams with high levels of dissolved oxygen, and this means clean, cold water for two reasons: water’s ability to hold dissolved oxygen decreases as temperature increases, and the bacteria in organic waste can quickly consume all available dissolved oxygen. When present, aquatic macroinvertebrates help maintain the water quality by eating bacteria and decayed plants, then become a source of food themselves for the resident fish population.

The Platte River from Maple City Road to Honor and Bear Creek upstream of Nine Mile Road both have Blue Ribbon designations. The Platte River stretch hosts the state’s fish hatchery, which raises chinook and coho salmon and produces coho eggs for the entire upper Great Lakes. Despite Bear Creek’s modest name, its flows are similar to the Little Manistee and Pine Rivers, and the tributary provides the Manistee River system with its wild runs of steelhead trout and salmon.

Benthic macroinvertebrates



Mayfly



Dragonfly



Caddisfly



Fishing for Steelhead Trout
Photo: Cheri and Tony Barnhart

14: Trout locations map



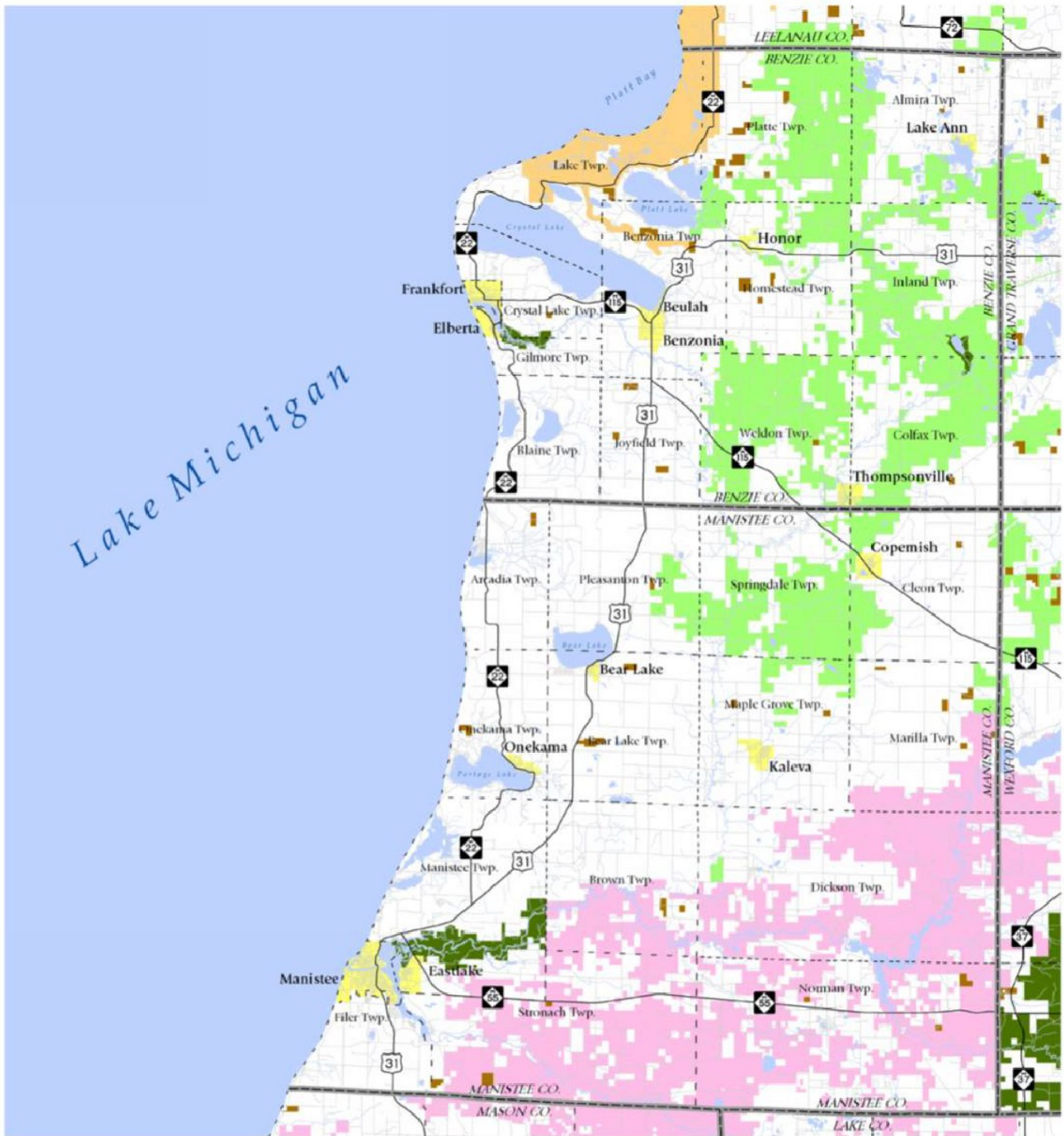
Trout Locations

Data Sources: State of Michigan Geographic Data Library

- City or Village
- Trout Stream
- Blue Ribbon Trout Stream

- County Boundary
- Township Boundary
- Major Road
- Minor Road





Lands Open to Public Hunting

Data Sources: State of Michigan Geographic Data Library, MDNR

Open to Public Hunting:

- US Forest Service
- National Park Service
- Commercial Forest Act Lands
- State Forest Land
- State Wildlife/Game Areas

- City or Village
- County Boundary
- Township Boundary
- Major Road
- Minor Road



Hunting

Want to hunt deer, elk, rabbit, hare, squirrel, pheasant, grouse, woodcock, quail, crow, coyote, opossum, porcupine, weasel, skunk, woodchuck, turkey, or waterfowl? There's a license for that.

The Department of Natural Resources, responsible for fish and wildlife management, regulations, and habitat protection, is primarily funded through two mechanisms: the direct sale of hunting and fishing licenses, and the leveraging of those proceeds for use in the federal Wildlife and Sport Fish Restoration (WSFR) project. The WSFR program, which turns 80 in 2017, levies a tax of 10% to 11% on sporting arms, ammunition, bows, arrows, and crossbows and then returns that money to state conservation departments (in Michigan, the MDNR) through 3-to-1 matching grants. So, every \$1 spent on a hunting license yields \$4 in conservation funding.

It's a system that many like because it directly ties the cost of preserved land to its use. But it is also a system in which land conservation for all reasons is vulnerable to changes in hunting behavior. Sales for all licenses have declined steadily over the past five years, both numerically and as a share of the overall population. The magnified rate of return provided by the WSFR program also works in reverse: for every \$1 lost in hunting license sales, MDNR must make up a \$4 budget shortfall. This has led the department to urge all who are interested in conservation to buy a license—whether you plan to hunt or not.



Jake turkeys in Onekama
Photo: Al Taylor

Resource Inventory

River and Lake Access

During the Homestead Township public survey period, a consistent topic for improvement was the accessibility to local water sources. Specifically expressed were the limited public access points to the Platte River. Figure 16 identifies all regional facilities, as sourced by the State of Michigan, with existing water access; no water access points are noted within Homestead Township.

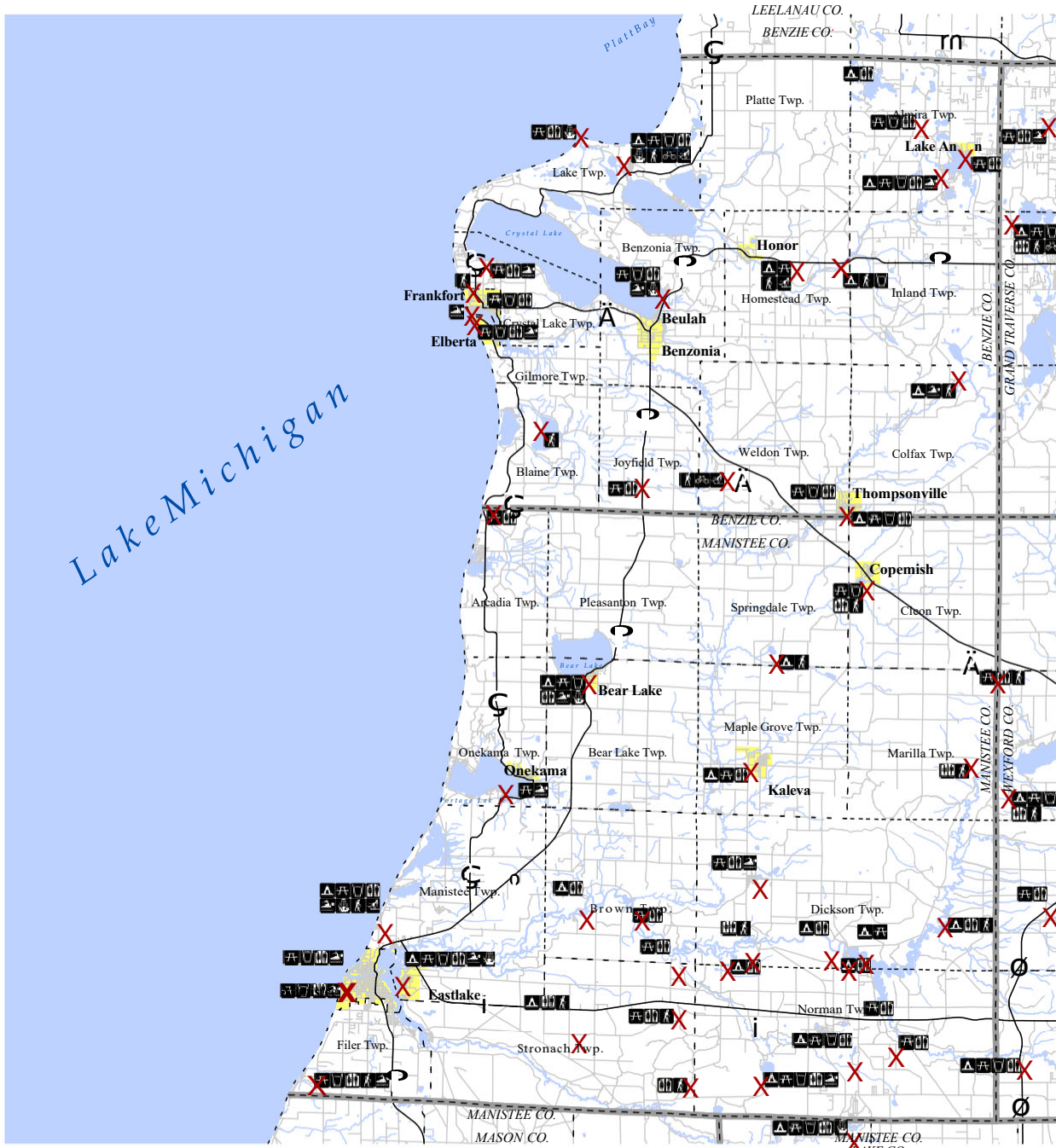
Park / Public Recreation Areas

Community access to the numerous campgrounds, hiking and biking trails, dunes and dune overlooks, and swimming areas in the region creates sites for tourists and locals to visit in Northern Michigan. These facilities are indicated on the regional resource map on the opposite page, along with the amenities within the facilities.

The vast amount of parks and public recreation areas creates a web of trail heads and hiking trails in the region, all noted in Figure 16 on the adjacent page. The importance of connectivity among these different trail heads was mentioned on numerous occasions throughout the public input process for this plan. The concept of creating connecting trails was listed as the top three high priority items for future recreation efforts.

DNR Recreation

Neither the Village of Honor nor Homestead Township has ever been a recipient of a grant from the DNR's Natural Resources Trust Fund, the National Park Service's Land & Water Conservation Fund, the Clean Michigan Initiative Recreation Bond Fund, or the 1988 Recreation Bond Fund.



LAKES TO LAND

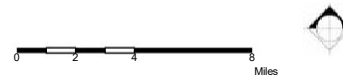
Recreational Facilities and Amenities

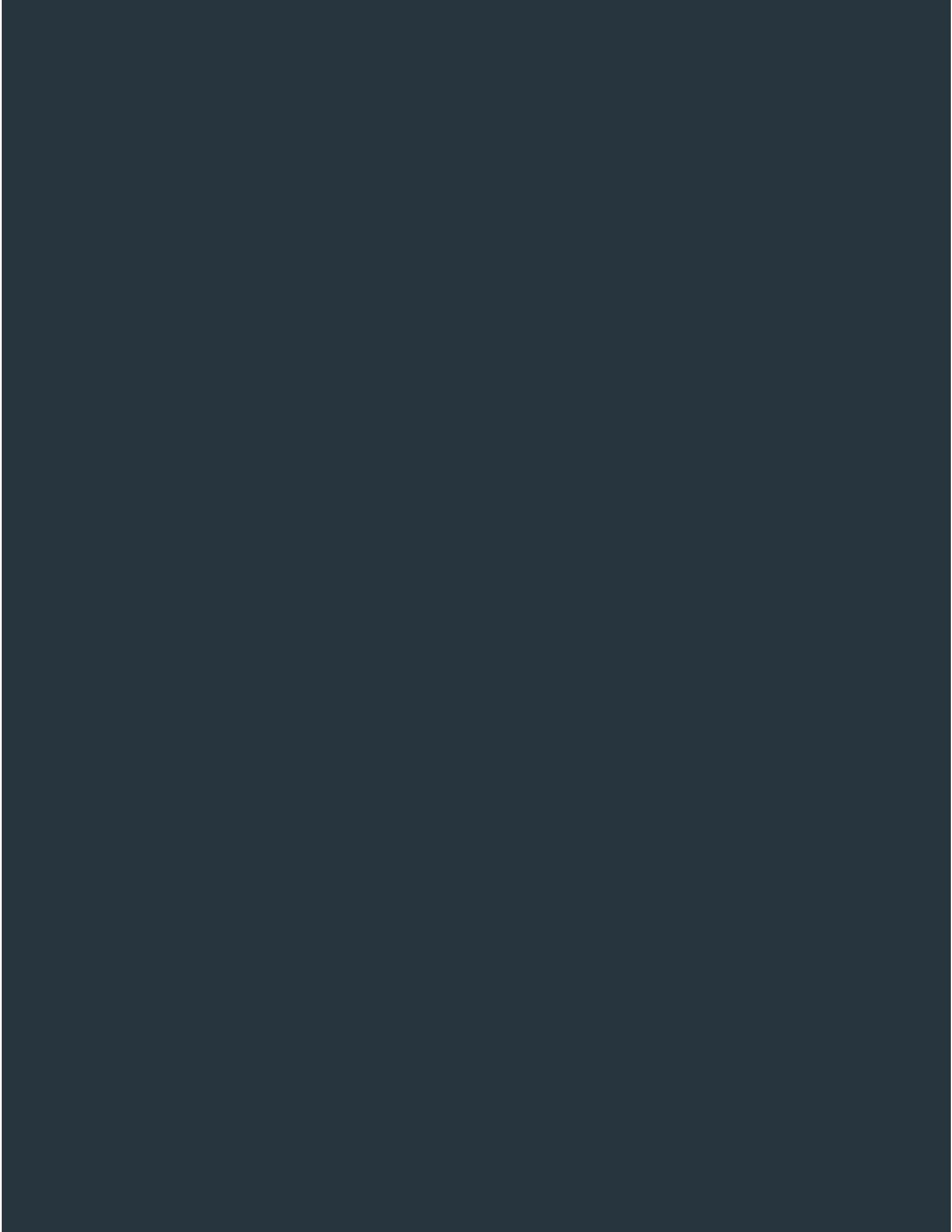
Data Sources: State of Michigan Geographic Data Library, MDOT

- City or Village
- County Boundary
- Township Boundary
- Major Road
- Minor Road

- X Park / Public Recreation Area
- A Camping
- P Picnic Facilities
- W Drinking Water
- R Restrooms / Port-A-Johns

- S Swimming
- SH Showers
- H Hiking / Trailhead
- B Biking
- NS Nordic Skiing





Planning & Public Input

"Providing healthy activities and environments is extremely important to the health of our residents, the values of local properties, and the tourist industry! We REALLY NEED this for Homestead Township!!!"

Related Planning Efforts

In 2011, efforts to revitalize Homestead Township and the Village of Honor began to gain momentum. Support for the revitalization was provided by the Village of Honor, Homestead Township, Benzie County, regional initiative Lakes to Land, and Honor Area Restoration Project (HARP). New documents including the "Honor Community Revitalization Strategy" were created to gather community input and community direction. Lakes to Land's master plan, created for the Village of Honor in 2014, identified up-to-date strategies for the local community. Efforts to implement these strategies are underway and aligned with the community's needs.



Community Survey

A new survey was publicized for the residents of Homestead Township for a period of 75 days in starting in November 2022. The survey received 93 responses from the community total, tallying between the online platform and physical form provided to the community centers in the Township. The responses included 77% of whom lived within Homestead Township. The community survey method proved to be the best fit for Homestead Township citizens. Accessibility to the survey was made in three ways allowing ease of access and promoted an equal opportunity for residents. The survey was anonymous creating an environment for open discussion and allowance for any voice of concern of residents.

Tenure of residency was relatively long, with the largest portion of survey takers living within the Township for more than 20 years.

Survey takers identified their age and the ages of those who lived in their household. The largest age group was ages 55-64 at 24%. The second largest age participating was 65+ with 16%, 45-54 with 12%, ages 5 and under, 5-9, 10-14, 15-19, 20-24, 25-35, and 35-44 all were identified with less than 10% participation of survey.

Homestead Township Recreational Park is used by 60% of respondents. 38% used the park several times a year, 30% used the park less than once a year, and weekly use is only 7% overall. This survey exposed

Cheneniah Camp, Champion Hill Farms Golf Course, Maley Park, Memorial Park, and Benzie County Schools.

The satisfaction with the size and amount of parks within the Township was rated fair overall. Connectability to and between parks was rated poor in majority. Full survey results may be found at the end of this plan, in the appendix.

Figure 19, adjacent to this page, identifies the community's view of what recreation facilities and activities Homestead Township should plan for and / or develop further. Canoe/ kayak launches were identified as the number one recreation facility development

Figure 19, adjacent to this page, identifies the community’s view of what recreation facilities and activities Homestead Township should plan for and / or develop further. Canoe/ kayak launches were identified as the number one recreation facility development need. The second priority is to reserve or purchase property for future parks and recreation areas. The third priority was a three way tie between developing existing

parks further, adding picnic areas and pavilion shelters, and adding more non-motorized trails.

Full survey results can be found at the end of this plan, in the appendix.

Public Hearing

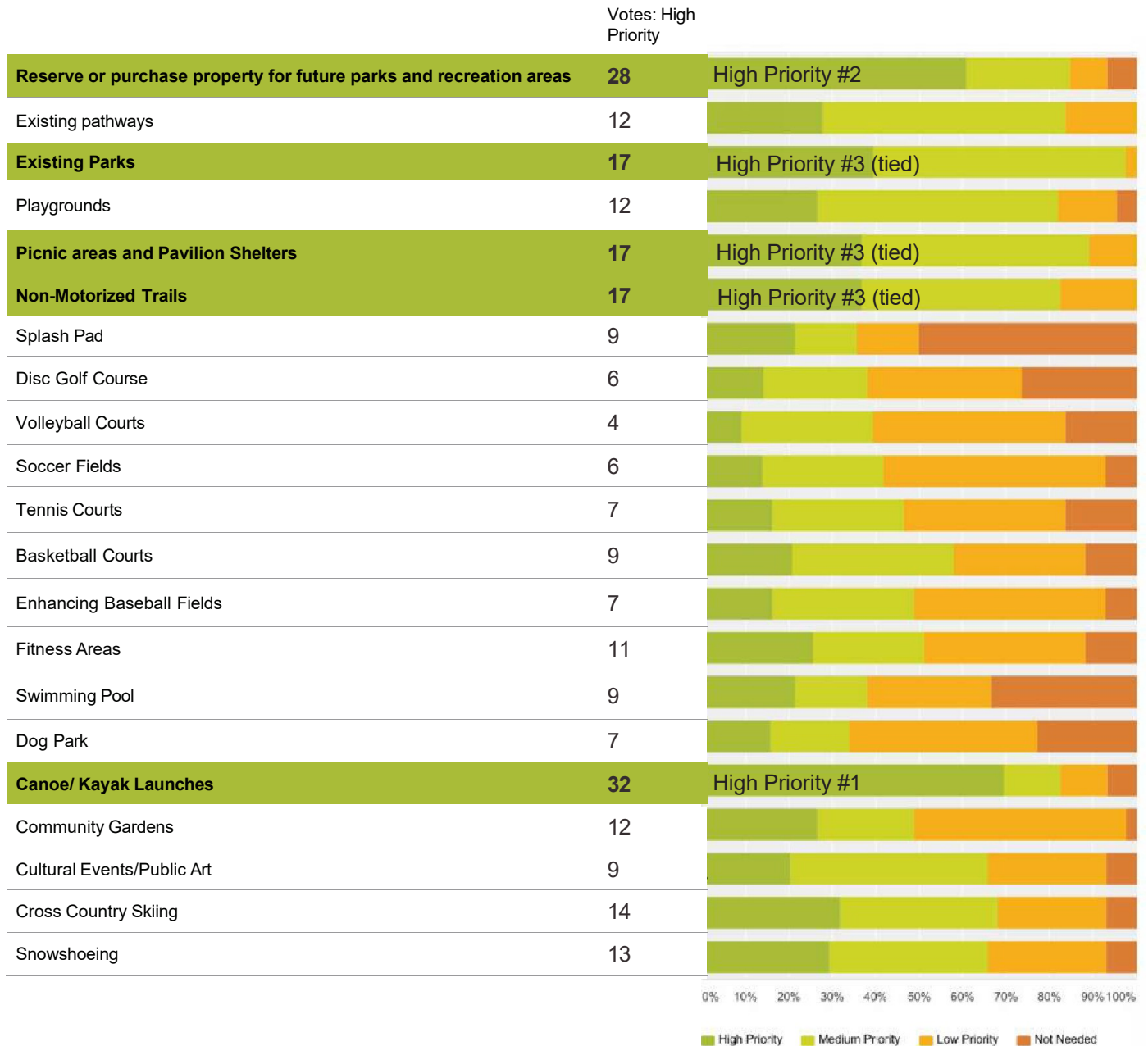
The Township held a public hearing for the residence of Homestead Township to receive public input on January 28, 2023. The

engagement of the community and the community partnering organizations, all gathered to comment, ask questions, and show support for the contents of this Parks and Recreation Plan.

Final Minutes from the public hearing can be found at the end of this plan, in the appendix.

19: Community Prioritization Graph

Indicate which of the following recreation facilities and activities Homestead Township should plan for and /or develop further:



The first part of the document discusses the importance of maintaining accurate records of all transactions. It emphasizes that every entry, no matter how small, should be recorded to ensure the integrity of the financial statements. This includes not only sales and purchases but also expenses, income, and any other financial activity.

The second part of the document provides a detailed breakdown of the accounting cycle. It outlines the ten steps involved in the process, from identifying the accounting entity to preparing financial statements. Each step is explained in detail, with examples provided to illustrate the concepts.

The third part of the document focuses on the classification of accounts. It discusses the different types of accounts, such as assets, liabilities, equity, and income, and how they are used to record and summarize financial transactions. It also explains the relationship between these accounts and the accounting equation.

The fourth part of the document covers the process of journalizing and posting. It describes how transactions are recorded in the journal and then transferred to the ledger. It also discusses the importance of double-entry bookkeeping and how it helps to ensure the accuracy of the financial records.

The fifth part of the document discusses the preparation of financial statements. It explains how the information from the ledger is used to create the balance sheet, income statement, and statement of owner's equity. It also discusses the importance of these statements in providing a clear picture of the company's financial performance.

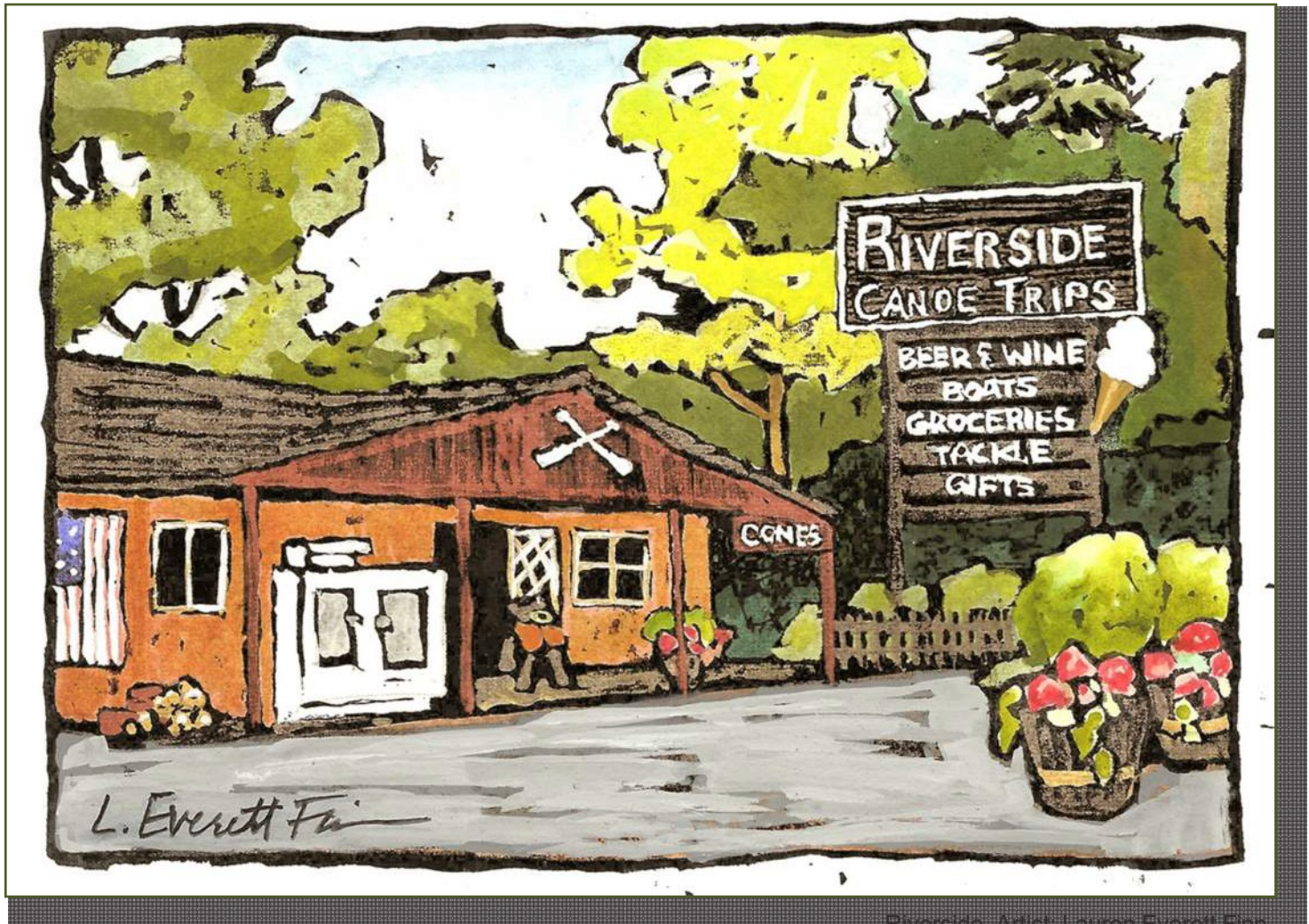
The sixth part of the document covers the process of adjusting entries. It explains how these entries are used to correct errors and ensure that the financial statements are accurate. It also discusses the different types of adjusting entries, such as accruals and deferrals.

The seventh part of the document discusses the process of closing the books. It explains how the temporary accounts are closed to the permanent accounts, and how the final balances are determined. It also discusses the importance of this process in preparing for the next accounting period.

The eighth part of the document covers the process of auditing. It explains how an auditor reviews the financial records to ensure their accuracy and compliance with accounting standards. It also discusses the different types of audits and the role of the auditor in providing an independent opinion on the financial statements.

The ninth part of the document discusses the process of budgeting. It explains how a budget is used to plan and control the company's financial activities. It also discusses the different types of budgets and how they are used to measure performance.

The tenth part of the document covers the process of cost accounting. It explains how costs are allocated to different departments or products, and how this information is used to determine the cost of goods sold and the profit margin. It also discusses the different types of costs and how they are classified.



Riverside, Artist: Lauren Everett Finn

Goals, Objectives, & Action Plan Priorities

The assessment of recreation needs and priorities, combined with existing recreational opportunities, contribute to the formulation of community goals and objectives for the provision of recreation services and facilities in Homestead Township. Vision, goals, and objectives represent the purposes for a community's role in providing recreation to its residents as well as outline the direction that the community's efforts should take in the long term. The visions, formulated from community input, guide the creation of goals. Goals are the general targets for which a community aims to further that vision, and objectives are the specific milestones on the road toward that goal. A parks system action plan identifies those actions that can be undertaken to implement the objectives and fulfill the community's goals and vision.

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Action Plan Priorities

Plan Implementation and Financing Program

The scope of recreation improvements proposed in the “Action Program” can be financed through general fund proceeds or by a combination of funding programs. Below is a list of some of the funding sources that could be used as part of the implementation component of the plan.

General Funds

Homestead Township has utilized general fund money to maintain and operate the park system. Any future improvements will remain dependent on these tax-supported funds for both maintenance and as a likely primary source for any necessary grant matching funds. Recreation planning and grant applications will have to be coordinated with the budgeting process for the Township's general fund.

Foundation, Demonstration, and Private Grants

There are a variety of foundation and demonstration grants through various agencies available to partially finance portions of the recommended plan. Foundation and private grants are pursued through various local, state, and national foundations or other entities who target their funds for park and recreation related projects. One such entity is KaBOOM!, a national nonprofit that had partnered with several charitable foundations to create play spaces for children. Demonstration grants are sometimes offered through governmental and quasi-governmental programs for specific activities such as the Great Lakes Commission's soil erosion and sedimentation demonstration grant program. The Great Lakes Fishery Trust, created in 1996 to offset fish losses from the operation of the Ludington Pumped Storage Plant hydroelectric facility, offers several grants. These include fishery access grants, designed to enhance access to the great lakes fishery for shore fishing; grants to support ecosystem health and sustainable fish populations, designed to support research as well as fish habitat protection and restoration; and grants to promote Great Lakes stewardship, focused on increasing awareness and understanding of the ecology of the Great Lakes.

State Grants

Land and Water Conservation Fund (LWCF)

The Land and Water Conservation Fund is a federally funded program administered by the Michigan Department of Natural Resources. This program provides funds on a 50/50 reimbursable matching basis for the development of outdoor recreation facilities. Funds are awarded to local projects after all project applications submitted in a year have been evaluated. The local share of a project can be cash, approved donations of service and material, credit for locally assumed costs, and/or donations after project approval. The minimum grant amount is \$15,000 and the maximum grant amount is \$500,000. A state-approved recreation plan is a prerequisite for applying for this grant.

Michigan Natural Resources Trust Fund (MNRTF)

The Michigan Natural Resources Trust Fund, also administered by MDNR, utilizes royalties from oil, gas, and other mineral developments on state-owned lands to help finance the acquisition and development of outdoor recreation facilities. Matching local funds are required in the amount of at least 25% of the total project cost. Two types of projects are supported by this grant: acquisition of land for outdoor recreation, and development of land for outdoor recreation. Both types of projects proposed under this program should be directed towards helping meet statewide goals, including natural resource protection, water access, urban recreation, economic development, trails, and community recreation. A state-approved recreation plan is a prerequisite for applying for this grant. Maximum development grant is \$300,000.

Recreation Passport

The grant program may only be used for local development projects. The program is focused on renovating and improving existing parks, but development of new parks is eligible. The minimum grant request amount is currently \$7,500, and the maximum amount is \$150,000. This amount changes from year to year depending upon the amount of revenue generated from sales of the Recreation Passport, which replaced the Motor Vehicle Permit for state park entrance in 2010. Matching funds are required in the amount of at least 25% of the total project cost. A state-approved recreation plan or current five-year capital improvements plan is a prerequisite for applying for this grant.

1

Provide safe public access to the Platte River and other recreation opportunities for all visitors with special attention toward individuals with disabilities.

Goal: Increase Public Access Points to Platte River within Homestead Township

Justification

During the community engagement portion of this plan, increasing access points to the Platte River which are easily accessible, public, and in conjunction with other existing parks was a high priority. The Platte River is arguably Homestead Townships most valuable natural feature. Creating numerous future opportunities for outdoor recreation, year round.

Objectives for Success and Action Priorities

Develop Platte River Park

Action 1.1 Build easily accessible facilities: including bathrooms, canoe/kayak launch and/or livery, picnic areas, pavilions, and play areas.

Action 1.2 Provide sufficient convenient parking as needed throughout the park.

Action 1.3 Establish park signage to encourage flow of visitors, identity, and ease of overall use of park.

Establish Barrier-Free Access to the Platte River

Action 1.4 Build multiple barrier-free landings on river.

Action 1.5 Develop and support public launch sites and public docks.

Action 1.6 Create opportunities for fishing and water sports at newly established barrier-free river points.



An example of a wayfinding map

Ensure Connectivity of Regional and Local Trails

Action 1.7 Work with partners and local units of government to connect the proposed park to regional trail systems. Identify missing linkages in the trailway systems. Identify regional destination points.

Action 1.8 Install easily accessible non-motorized paths throughout the park.

Action 1.9 Install multiple trail heads for numerous types of transportation to ensure convenience of access for all participants needs.

20: Platte River Property Concept



An existing Platte River access point

Incorporate Natural Features

Action 1.10 Preserve existing watershed, ensuring they remain protected and undeveloped.

Action 1.11 Promote preservation of trees, shrubs, woody and herbaceous plants existing on site.

Action 1.12 Incorporate minimal organic agricultural land use in open flexible space. Utilizing this feature as a living point of interest for visitors.

Protect River Bank Along the Platte

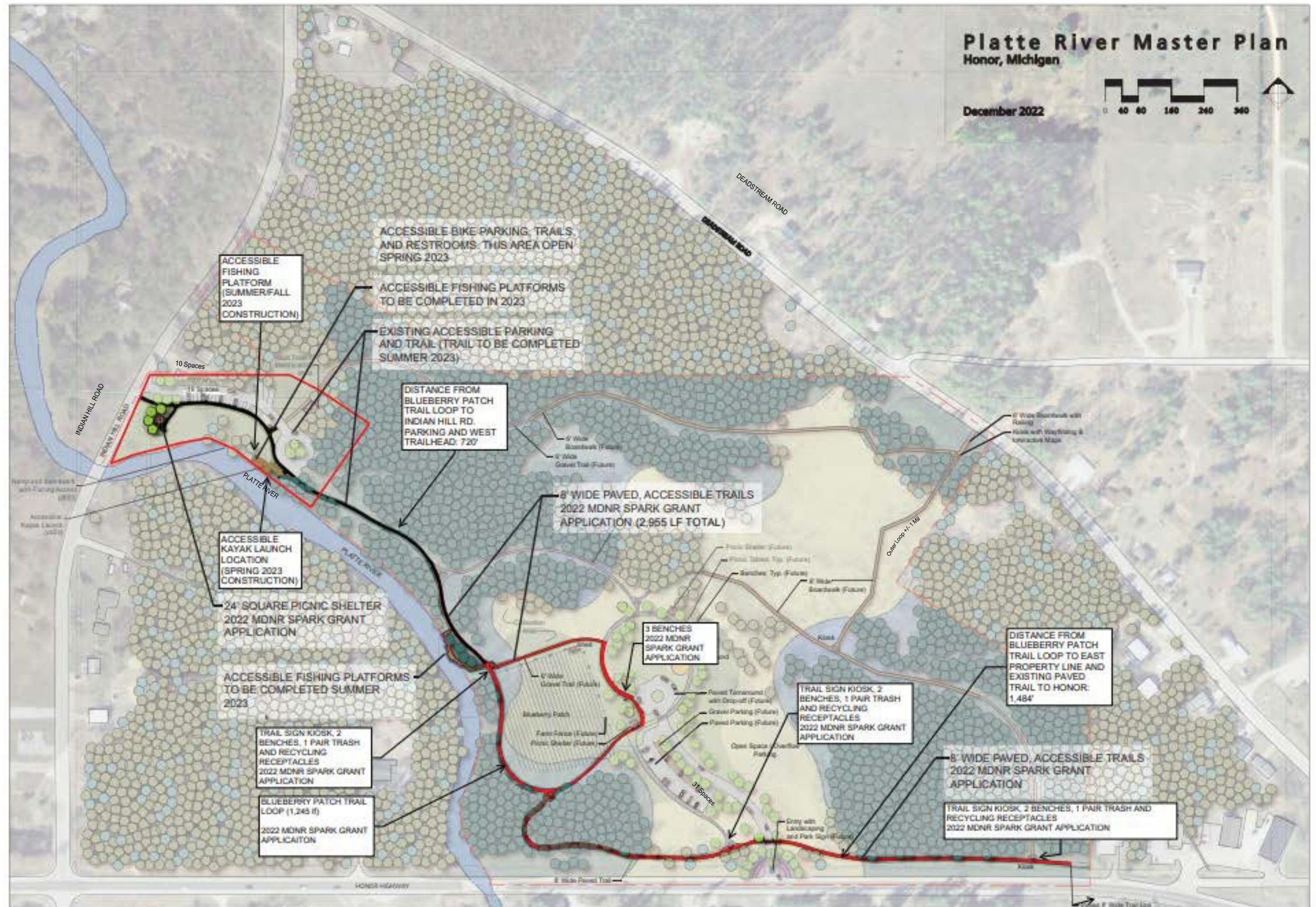
Action 1.13 Ensure access points are clearly marked along river, in order to promote health and longevity of the river banks.

Action 1.14 Preserve, maintain, and limit degradation to the Platte River. Reserve activities to non-destructive activities such as paddling, fishing, swimming, and enjoying its scenic beauty. The Platte is currently a regional recreation resource; minimizing potential threats will ensure it remains safe and suitable for future generations.

Action 1.15 Collaborate with regional partners to provide universal design access canoe/kayak launches along the Platte River.



Platte River Bank within Homestead Township



2 Homestead Township will promote interconnected trail systems to enhance access to regional recreation facilities.

Homestead Township is placed in the center of numerous non-motorized, multi-functional trail systems. The regional trail systems are utilized by both visiting trail users and residents. Homestead Township, as noted in the prior section, has numerous local trails and encompasses numerous larger trail systems. Interconnected destinations which are linked strengthen the region’s tourism industry. Homestead Township can become a stopping point destination for all trail users alike, celebrating, and encouraging trail users to visit.

Goal: Develop and integrate Homestead Township with the regional trail systems

Justification

The most common types of recreational use in Homestead Township include, running, hiking and walking, and biking. This trend of park use, showed to be more common than other uses, such as organized sporting events and camping activities. On the opposite page, in Figure 21 residents voted on integrating development of non-motorized trails. The survey also showed biking, walking, and hiking trails as high priorities during the recreation plan public input. As biking, hiking, and walking trails are not only amenities for residents but also tourist draws, improving and expanding these trails will benefit the region.



Objectives for Success and Action Priorities

Develop and Promote Trails and Trail Linkages

Action 2.1 Connect hiking, biking, and walking trails to the west of Honor, to Maley Park, and East of Honor to Homestead Township Recreational Park, and proposed access point to the Platte River property.

Action 2.2 Explore opportunities and pursue funding to create linkages between all existing trail systems.

Action 2.3 Identify trail connectors to link local recreation and amenities.

Action 2.4 Add and improve signage between points of interest. For example New Platte access site, Platte River State Forest Campground, and Veterans Memorial State Forest Campground.

Action 2.5 Create site map for public to see the scope of trails throughout Homestead Township.



Example of trailway signage

Develop New Watertrail

Action 2.6 Connect new access points in proposed Platte River public access to the Platte River water trail. Identify potential areas that may link the water trails with easily accessible starting points and ending points.

Develop a Plan to Connect the Betsie Valley Trail with Key Destinations within Homestead

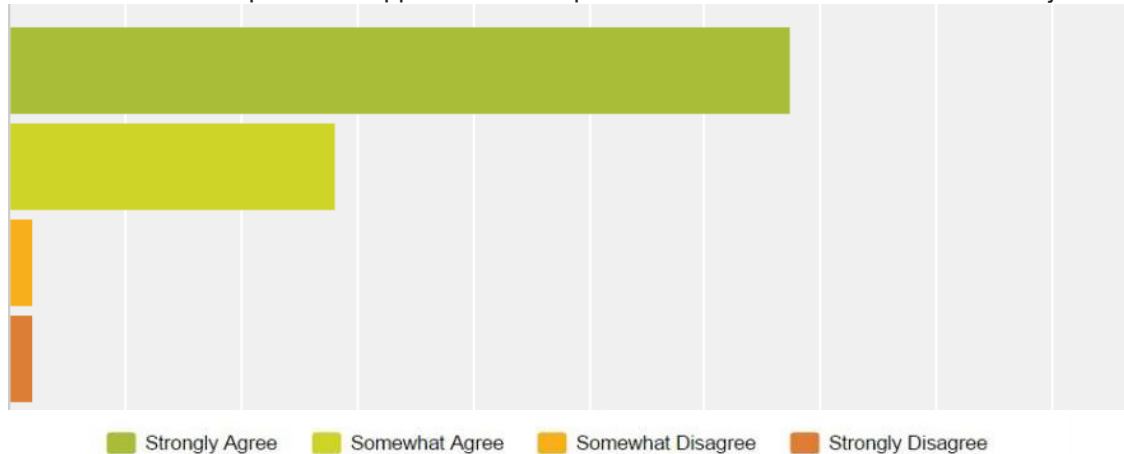
Action 2.7 Work with the Betsie Valley Trail Management Council and other partners to possibly expand linkages in the trail. The Betsie Valley Trail is an important area recreation resource; extending it will link it to other trail systems, and increase its popularity.



Platte River Springs Site Map

21: Trail Prioritization Graph

Homestead Township should support the development of trails that connect with other adjacent parks.



3

Homestead Township Parks will provide a variety of recreation and wellness opportunities and programming and provide equal access for all.

Homestead Township Recreational Park serves an important purpose for the community. Located in a convenient central location within the Village of Honor, this recreational park provides an excellent organized sports location for the community, a great space for picnicking, walking, and serves as one of the sites for the annual Coho Festival. Ensuring this park and future parks are safe, well-maintained, and accessible will help to ensure they remain valuable to the community for years to come. Platte River Park is the newest township park in the process of being developed. A Township wide Capital Improvements Plan will help to ensure that resources are kept safe, well-maintained, attractive, and up-to-date.

Goal: Ensure Homestead Township Recreational Park meets the needs of community members

Population forecasts from regional and state sources indicate minimal population growth and an aging of the existing population. Homestead Township can utilize this stand still in growth as an opportunity to strengthen and enhance existing assets, such as Homestead Township Recreational Park and Township Hall. Promoting and encouraging year 'round activities and programming at both the park and Township Hall. Creating linkages to adjacent recreational resources, preserving the natural setting, and ensuring that recreation options and opportunities exist for residents, not just tourists, will benefit both residents and visitors.



Justification

Ensuring that families and those with disabilities have safe access to nearby recreational resources will increase the appeal of the area to tourists and their families, and will help to retain existing residents.

One topic the residents liked most about Homestead Township Recreational Park during the input process was that the park was generally well-maintained, with a 68% agreeing it was maintained moderately well or better. Overall, 85% of residents also stated the festivals and cultural events that take place within Homestead, specifically at Homestead Township Recreational Park, earned a score of fair or better. Thus, improving the up-keep of this park and ensuring that all Homestead residents are able to utilize it, is an important consideration going forward.

Objectives for Success and Action Priorities

Improve Accessibility in Homestead Township Recreational Park

Action 3.1 Ensure all new or repaired items, such as picnic benches and sidewalks, meet ADA standards for accessibility, as seen in Figure 23. Current ADA rating is A1. Explore universal design of barrier-free options and pursue where feasible.

Action 3.2 Ensure the park meets the needs of families with young children. Improving safety features throughout the park, including safe rest rooms and safe accessible parking.

Action 3.3 Place a trail-head within Homestead Township Recreational Park to ensure it aligns with interconnected trail systems and the non-motorized connected visions of the community.

Action 3.4 Identify and improve universally designed infrastructure including enhancements to the township hall I.e. pavilions, benches, picnic tables, bathrooms.

Define Walking and Hiking Pathways in Homestead Recreational Park

Action 3.5 Improving physical walking surface will improve accessibility, and safety for the public

Action 3.6 Adding wayfaring signs will improve clarity, and safety for the public

Action 3.7 Add defined paths to bleachers, ball fields, and concession areas.

23: Park Accessibility Rating System

Park Accessibility Rating System		
Symbol	Characteristics	Elements
A1	None of the facilities meet accessibility guidelines.	There are no paths connecting elements. Restrooms are not accessible. Curb cuts are not present in the roads. Play elements are not accessible and the fall surface is not accessible or out of compliance.
A2	Some of the facilities meet accessibility guidelines.	The park may contain one or two accessible elements, but the park as a whole is not accessible. For example, the park may contain an accessible picnic table, but there is no access path connecting the picnic shelter to the accessible parking spaces or sidewalk.
A3	Most of the facilities meet accessibility guidelines.	The majority of elements are accessible, such as paths connecting elements, accessible picnic tables, and designated accessible parking, but one or two elements do not meet guidelines. For example, the play structure may not meet accessibility guidelines.
A4	The entire park meets accessibility guidelines.	All of the elements meet accessibility guidelines as they have been brought into compliance over time. For example, paths were added to connect elements, additional accessible play elements were added, and accessible restrooms were added.
A5	The entire park was developed/renovated using principles of universal design.	The entire park was designed and implemented with universal accessibility in mind. All elements fully comply with ADA, and may even go above and beyond requirements.



Coho Festival Fun, Photo: Coho Festival



Maintaining Homestead Township Recreational Park
Photo: Coho Festival

4 Homestead Township will prioritize improvements to existing amenities to enhance our current facilities.

Goal: Add amenities and programming to existing locations such as the Homestead Township Recreation Park, the Platte River Park and the Township Hall.

Adding new features and enhancing existing features at existing locations are indicated as a high priority in our community survey.

Objectives for Success and Action Priorities

Action 4.1 Add shade features to both parks

Action 4.2 Add programming for winter months in the Township Hall such as cards, arts and crafts and other indoor programs.

Action 4.3 Better promote activities and programming at all township facilities

Action 4.4 Add playground equipment, trail enhancements including connections to area trails, pickle ball, restroom improvements and other improvements to existing facilities.



Appendix

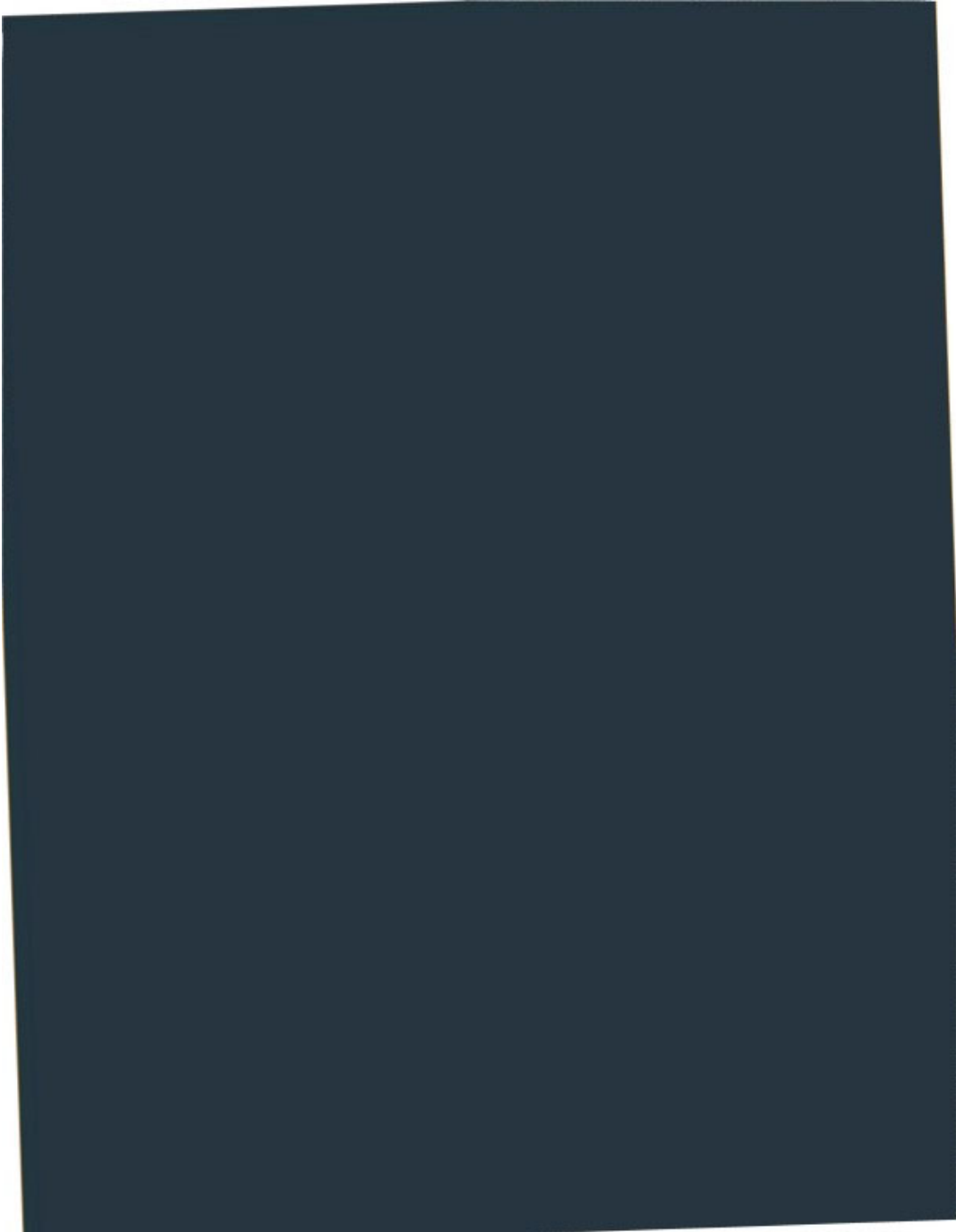
Survey Results

Adopted Resolution

Minutes For Adopted Resolution

Transmittal Letter to Regional Planning Agency

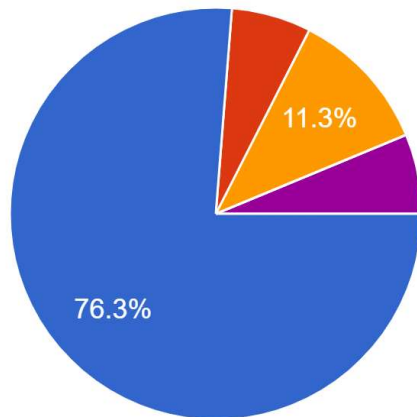
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Copy of the Survey

Which of the following best describes you?

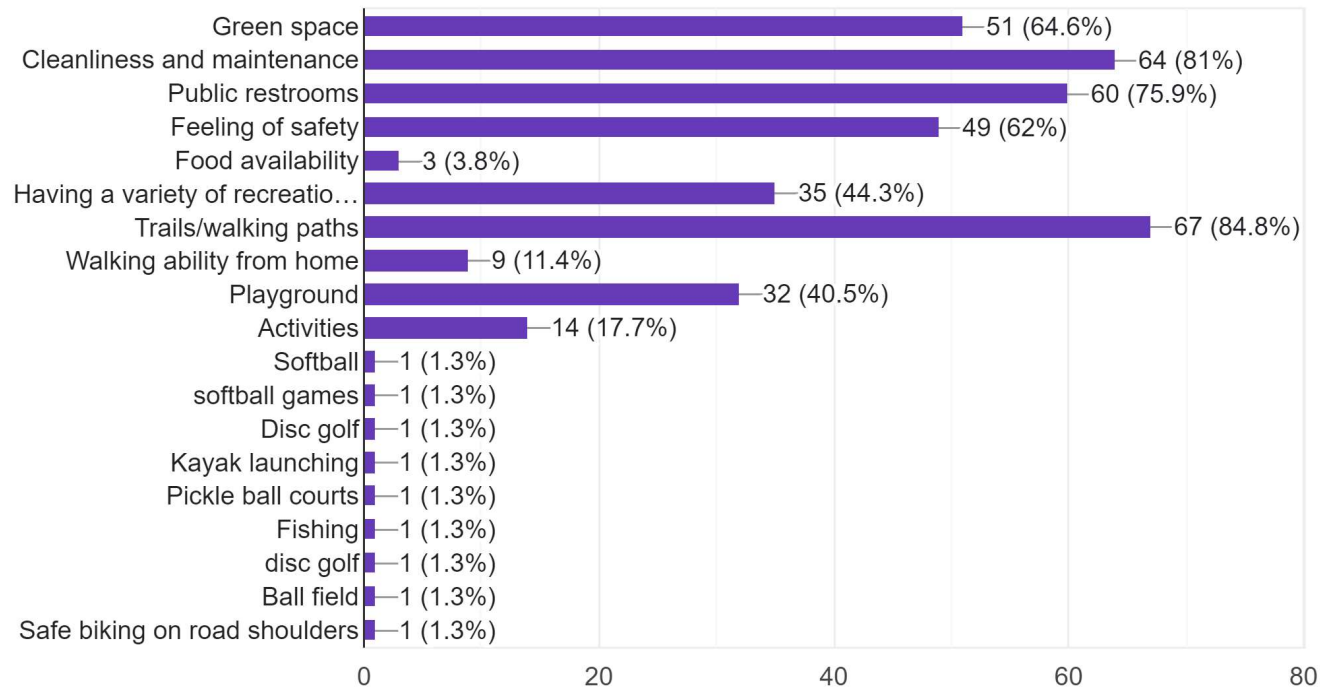
80 responses

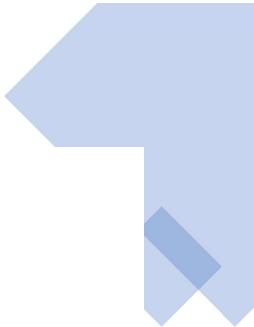


- Homestead Township full time resident
- Benzie County full time resident in another township
- Seasonal resident of Homestead Township
- Seasonal resident of another township in Benzie County
- Visitor to Homestead Township who uses the parks
- Visitor to Homestead Township who d...

Choose all that apply when choosing to visit a recreational facility or park

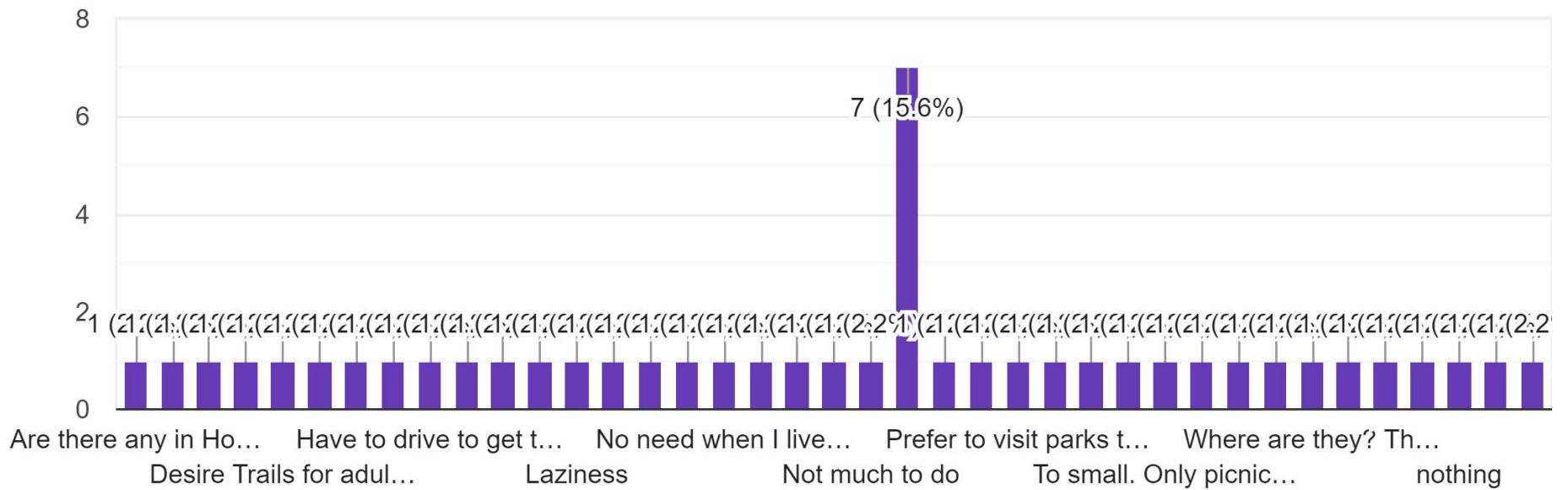
79 responses





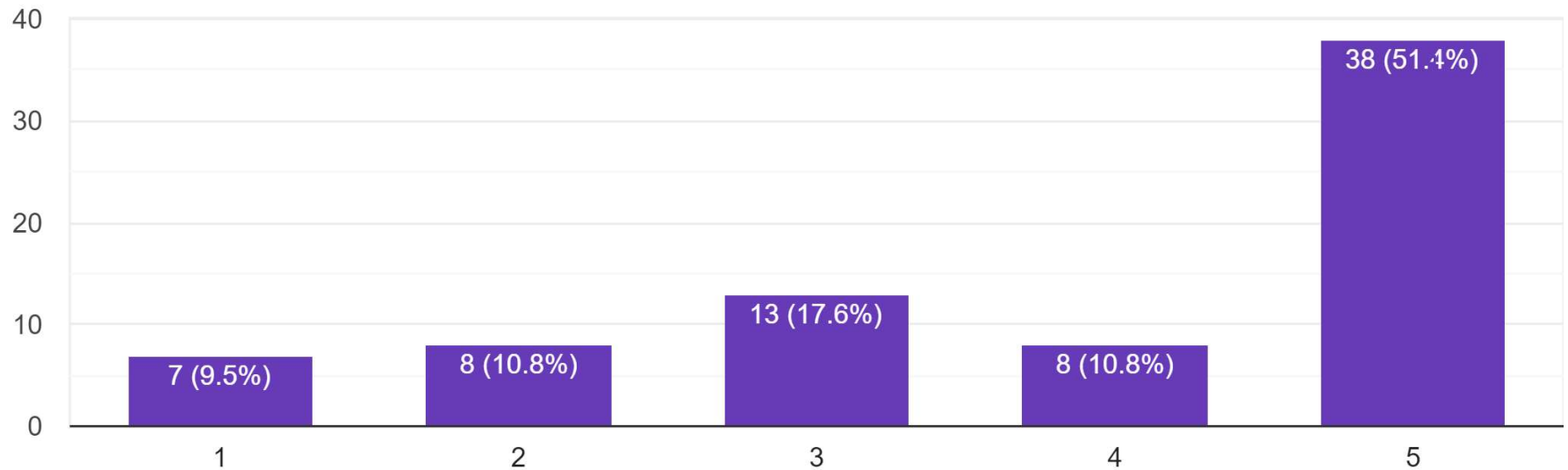
What keeps you and your family from visiting our parks if anything?

45 responses



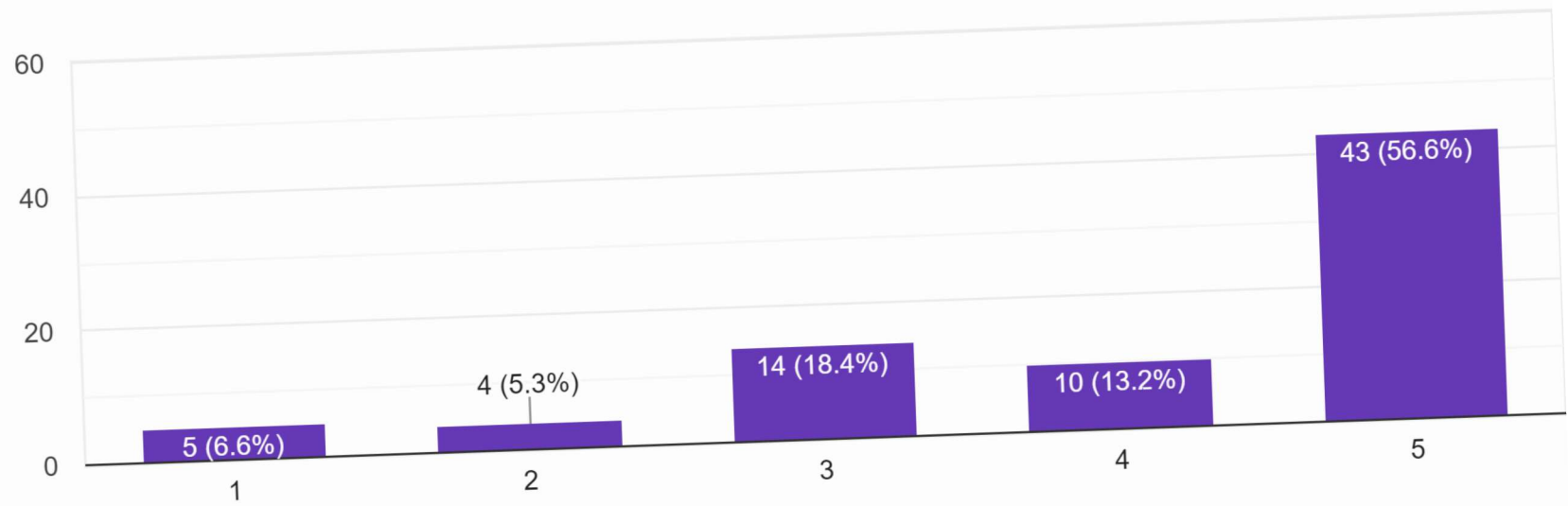
Rate your use of each park from highest to lowest use. (One being the highest and use and six being the lowest use) Swing Park Area/Play Structure Area

74 responses



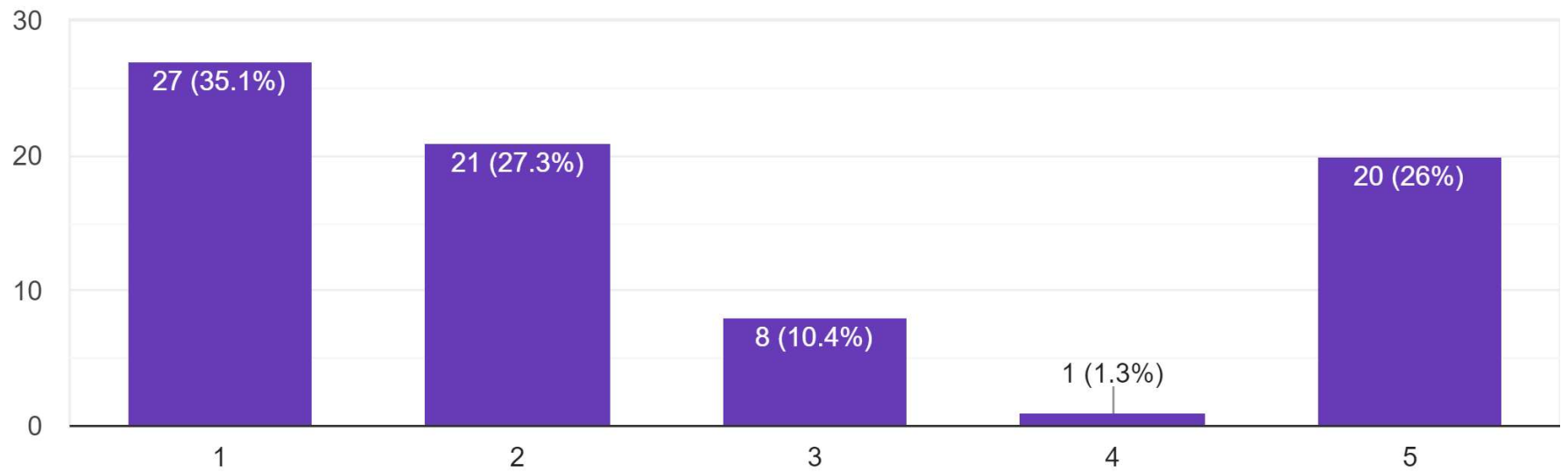
Softball/Baseball Fields and Batting Cages

76 responses



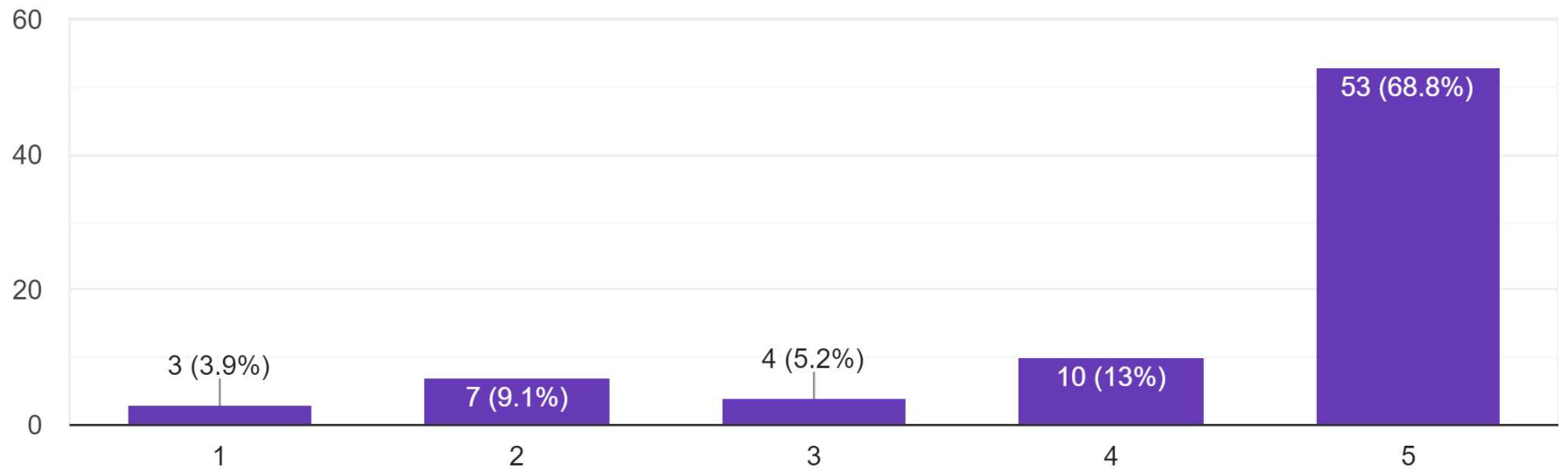
Walking Trail

77 responses



Skate Park Area

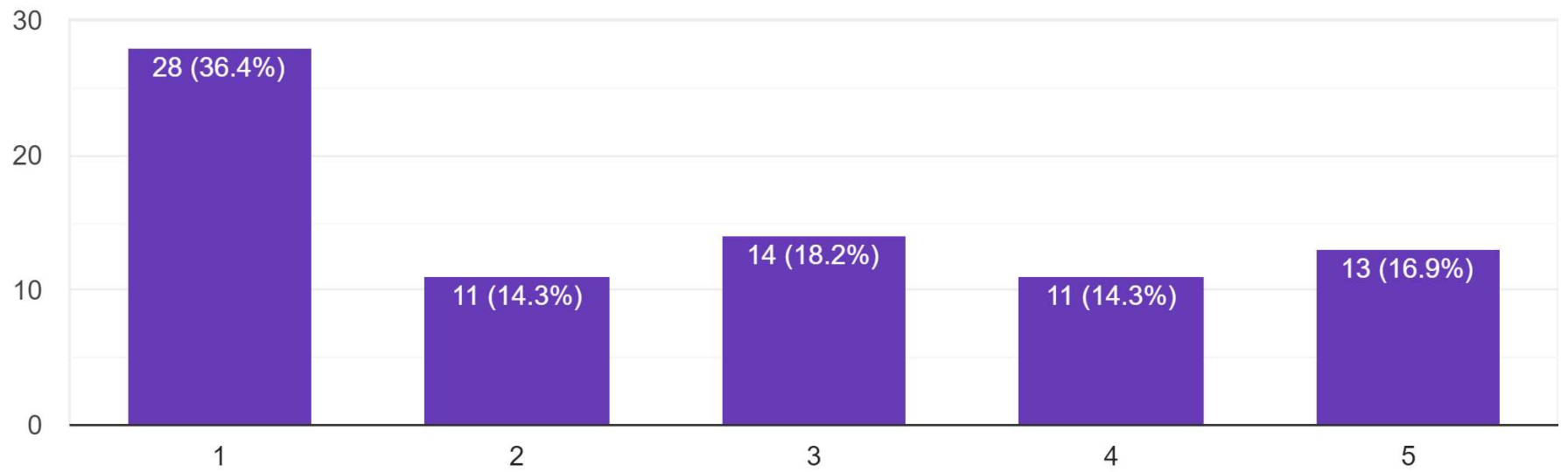
77 responses



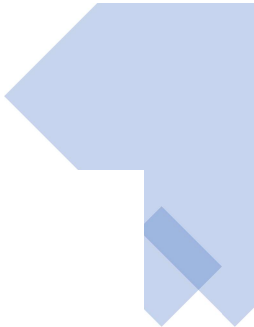
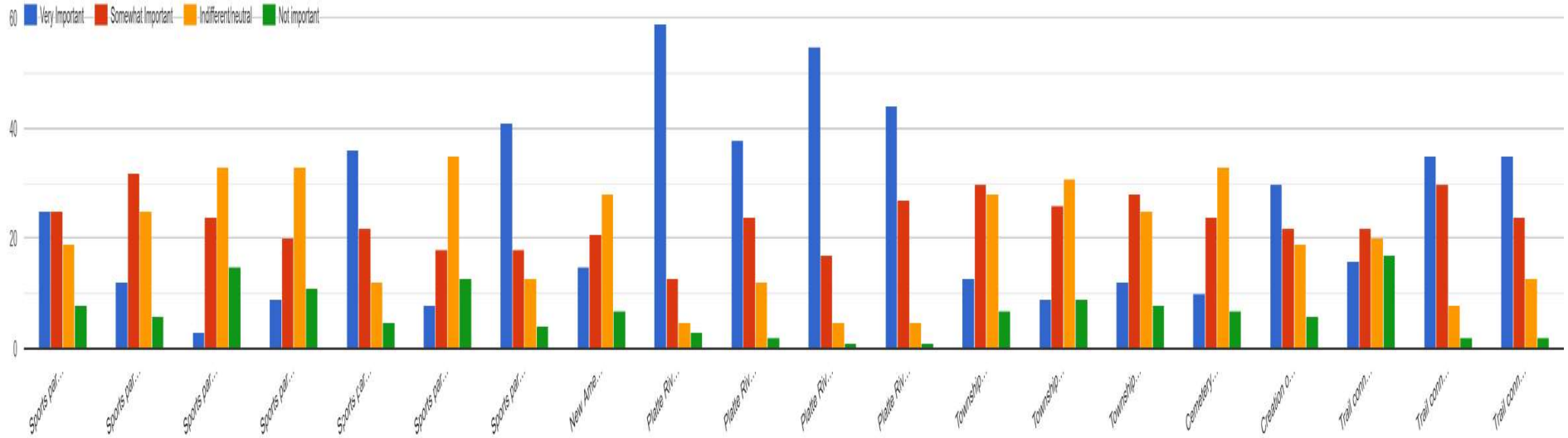


Platte River Park (waterfront park)

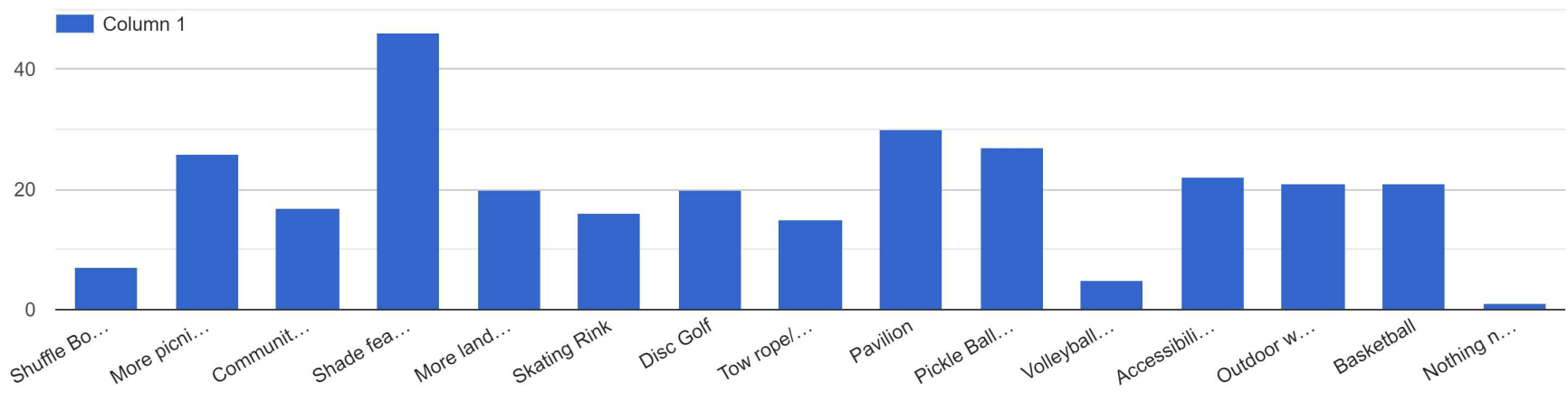
77 responses



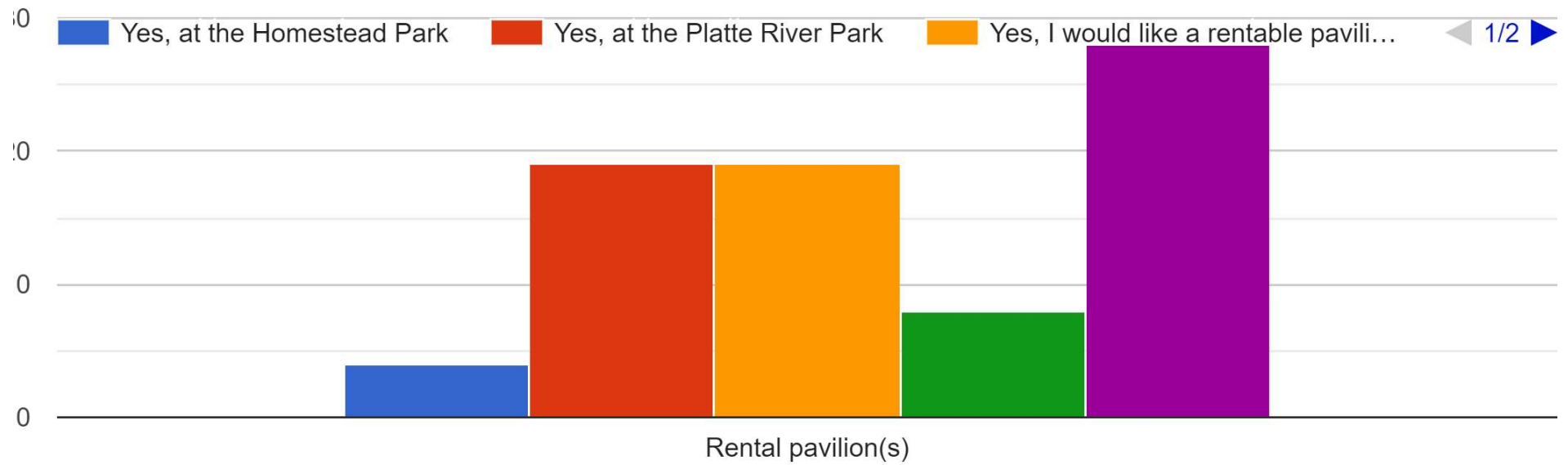
Rate the importance of each capital improvement project. Updates and/or additions to:



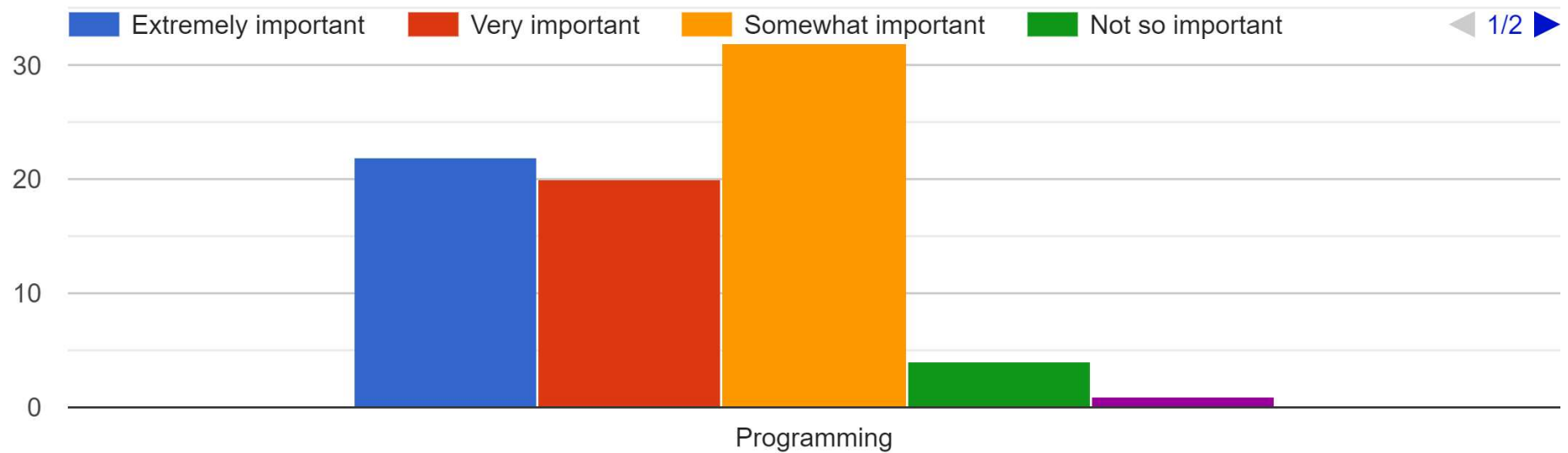
Check the top 4 amenities you would like to see added at Homestead Township Park (sports park)



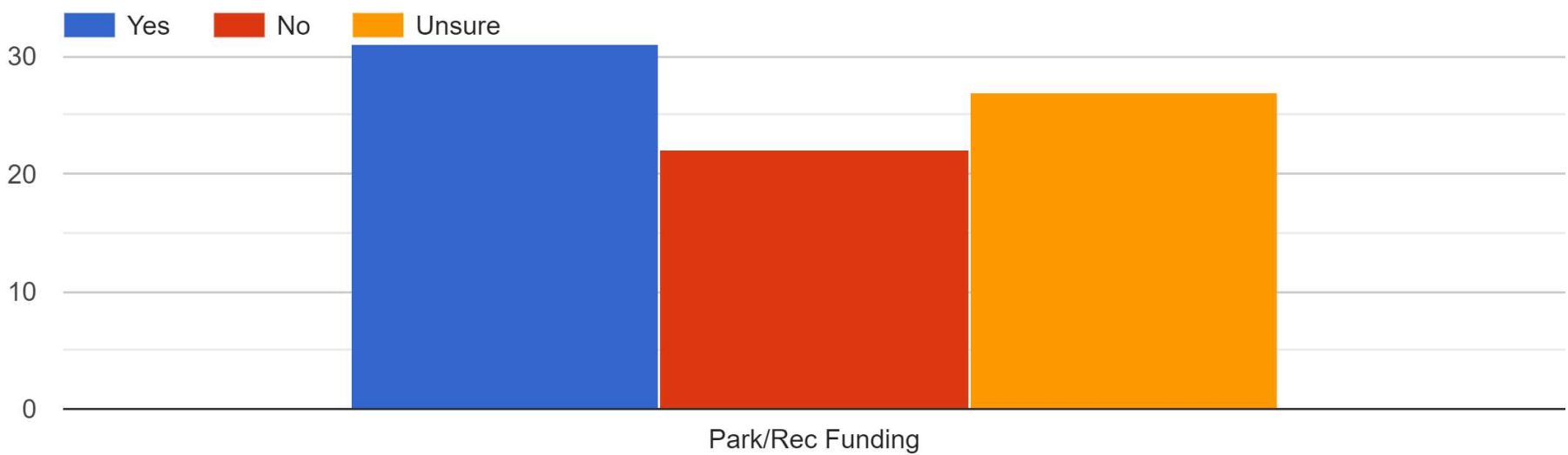
Is a rentable pavilion space something you would like added to our parks?



How important do you believe parks programming is for our community? (Skatepark Halloween Event, Fall Fest, Sledding, park exercise classes, etc.)

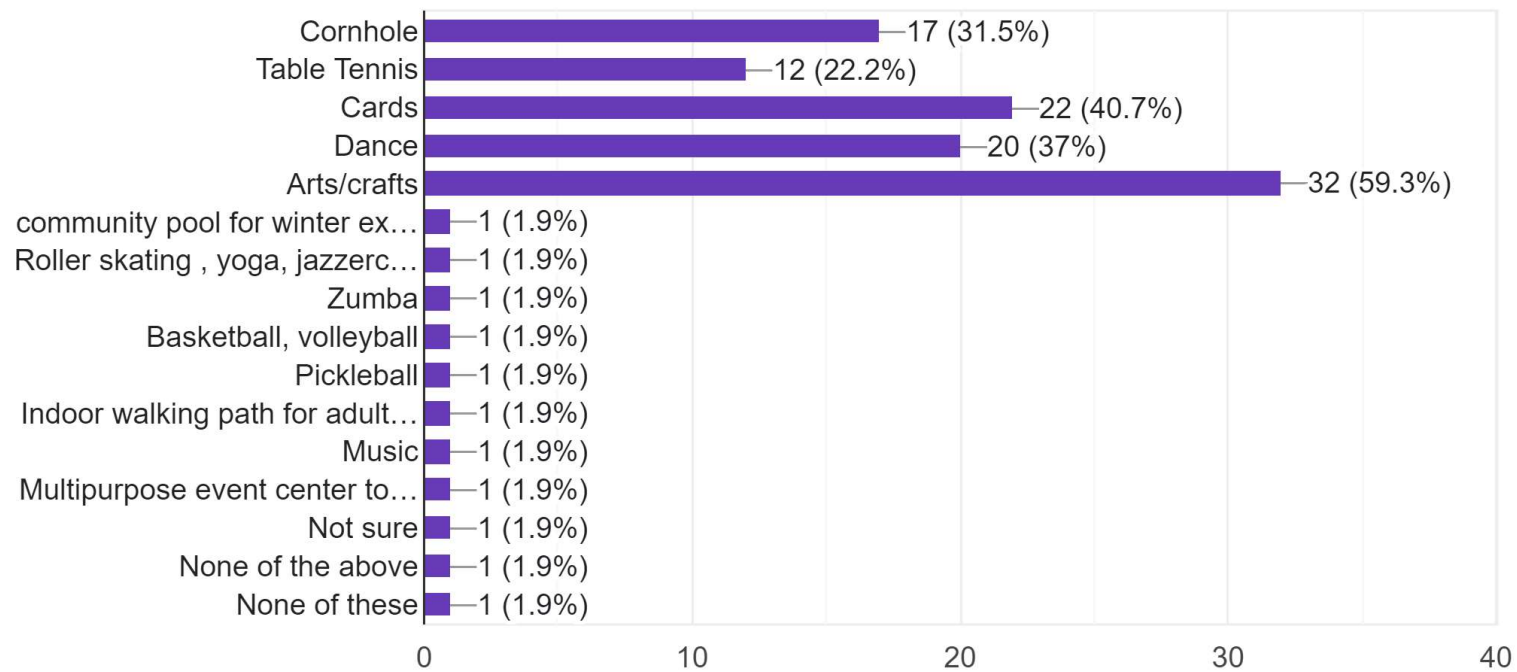


Do you feel it would be appropriate for the township to levy a millage to enhance the level of maintenance and/or add new amenities to our recreational facilities?



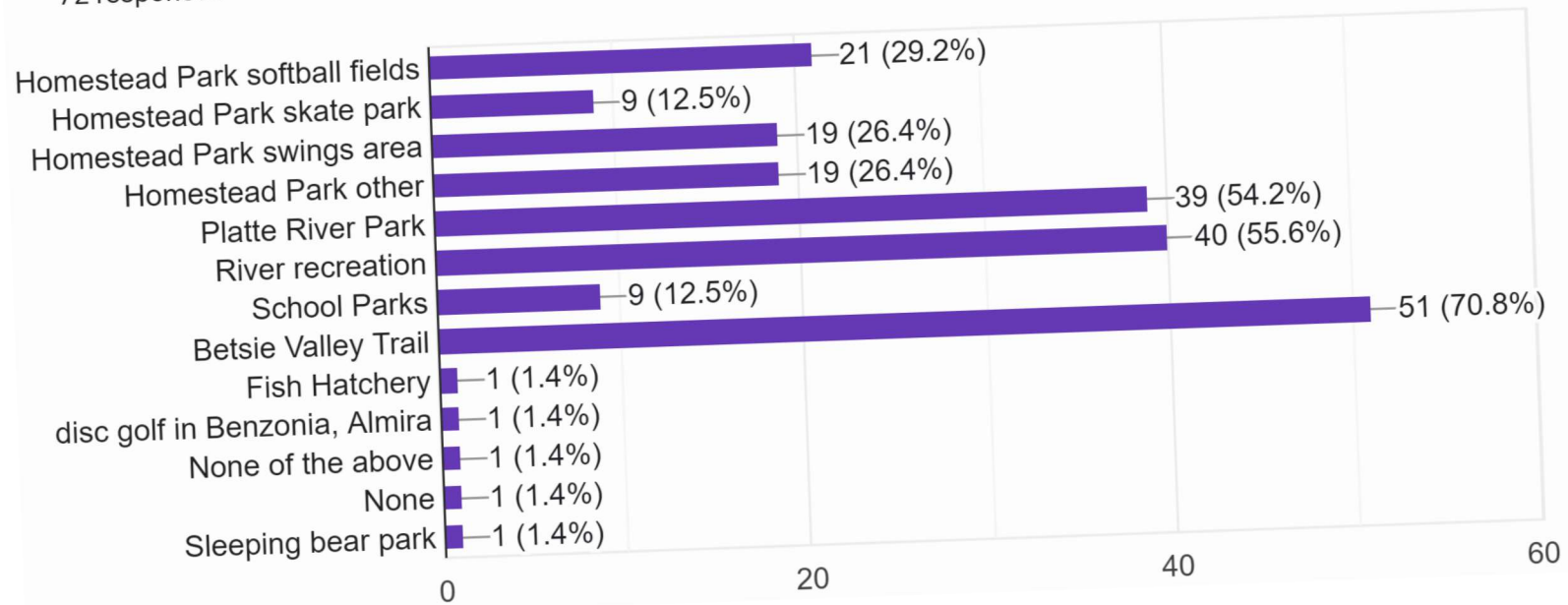
What indoor recreation amenities would interest you in Homestead Township?

54 responses



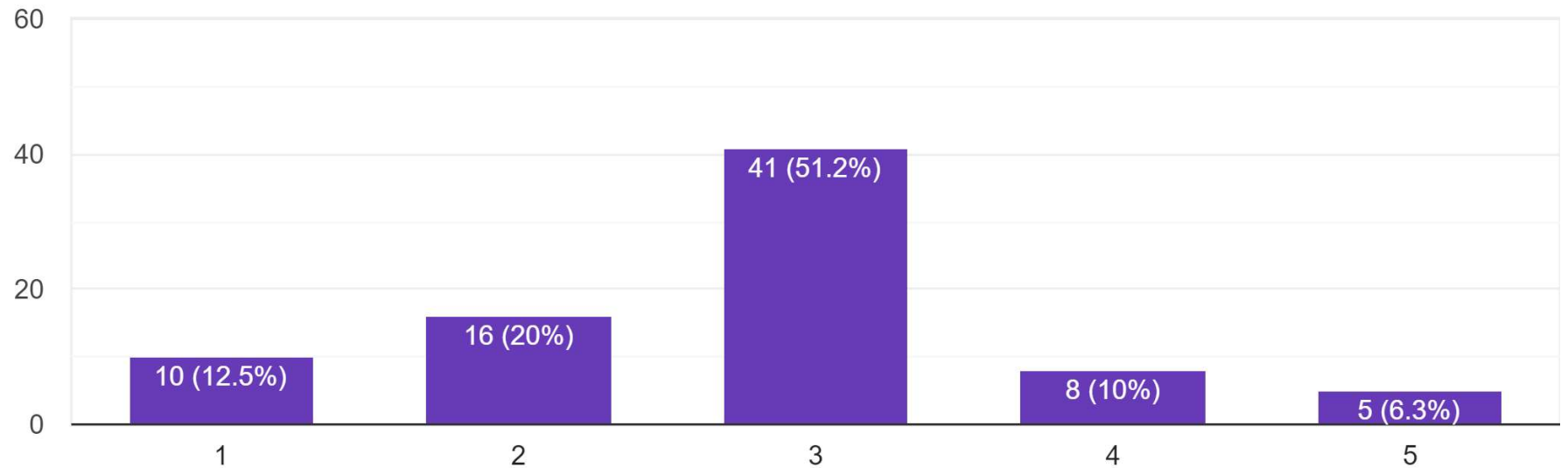
Please check all of the park and recreation facilities which members of your household have used in the past year. (Check all that apply.)

72 responses



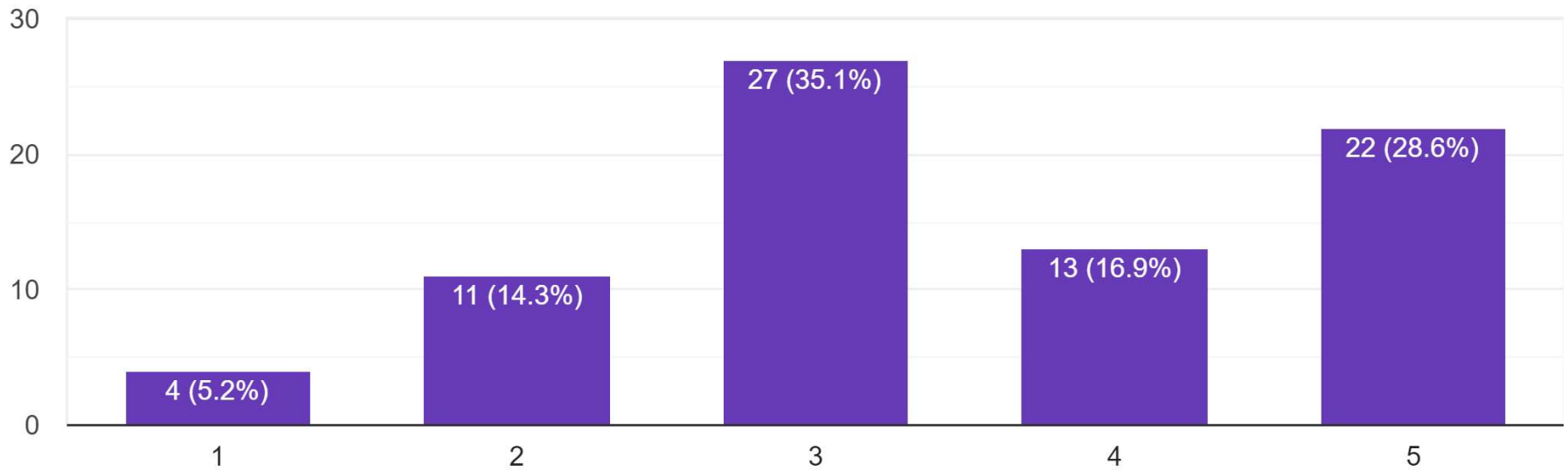
The existing facilities provided by Homestead Township are adequate and meet the needs of my household.

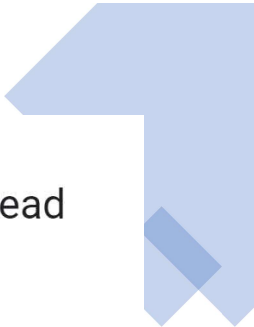
80 responses



Activities/facilities provided by Homestead Township are equally accessible to all citizens regardless of age, race, religion, gender, or national origin

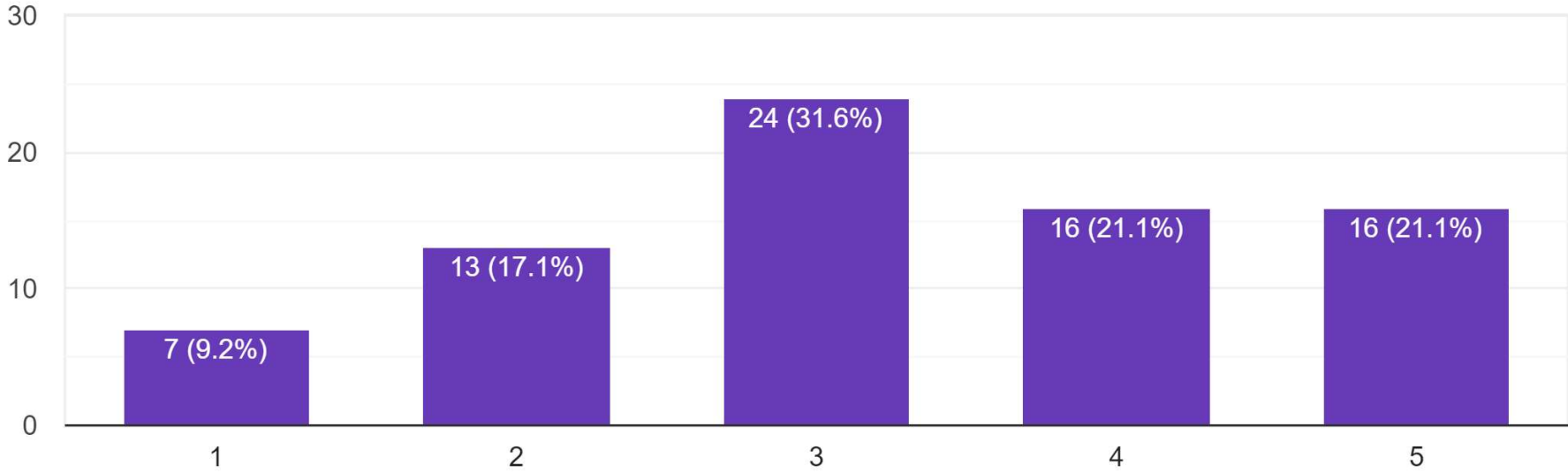
77 responses





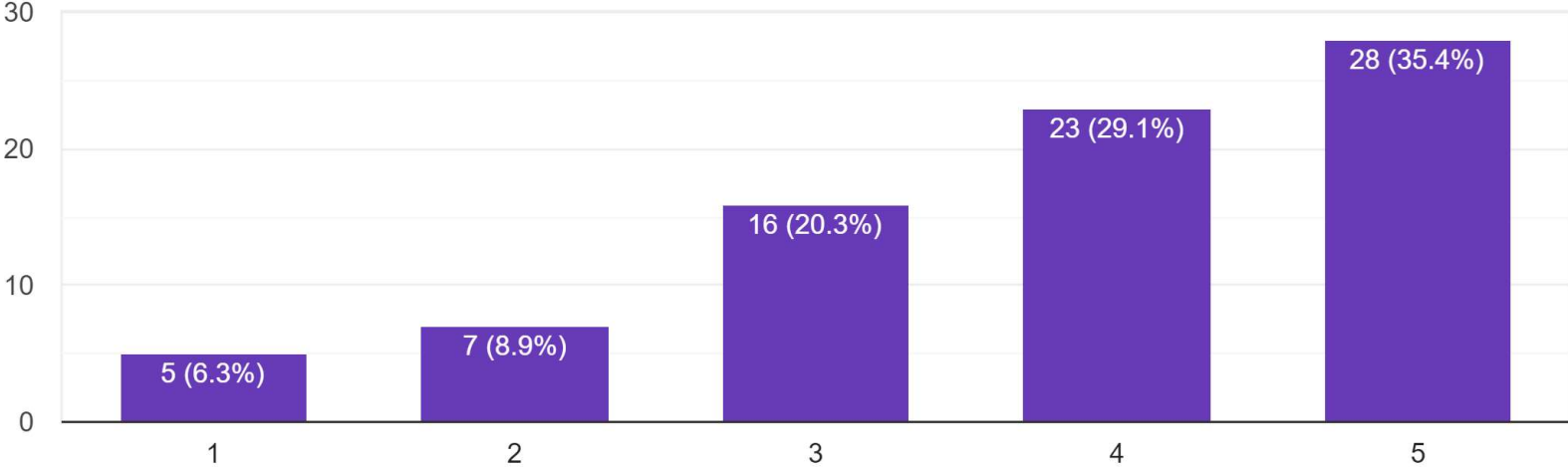
I would be in favor of new or expanded financial methods to fund future activities of Homestead Township.

76 responses



Additional public Park and Recreation facilities would benefit my community.

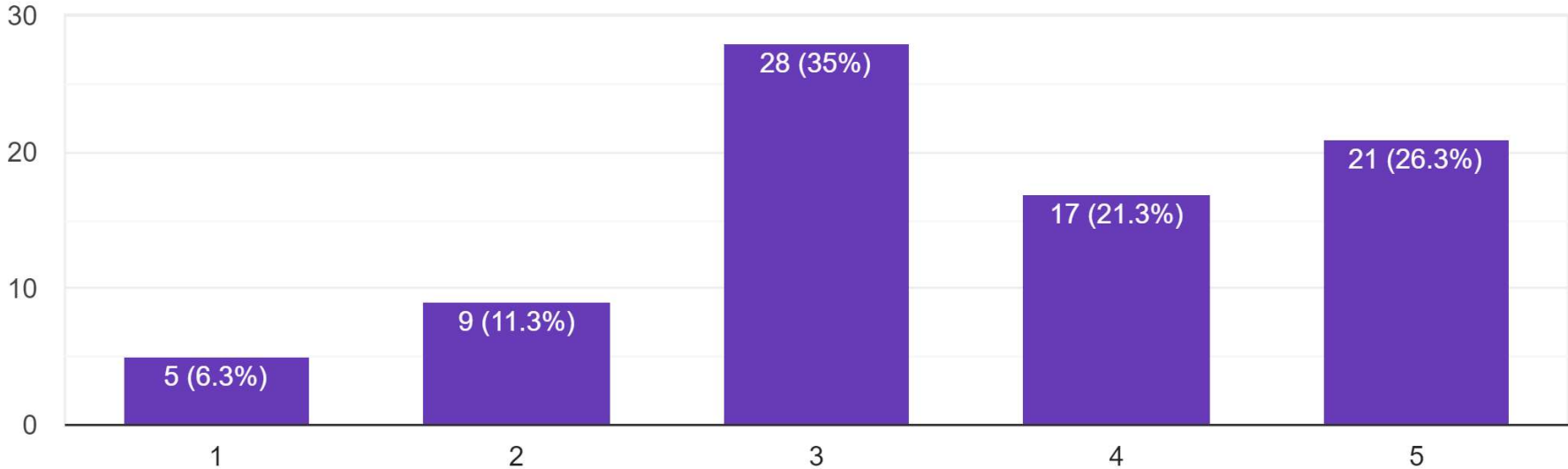
79 responses





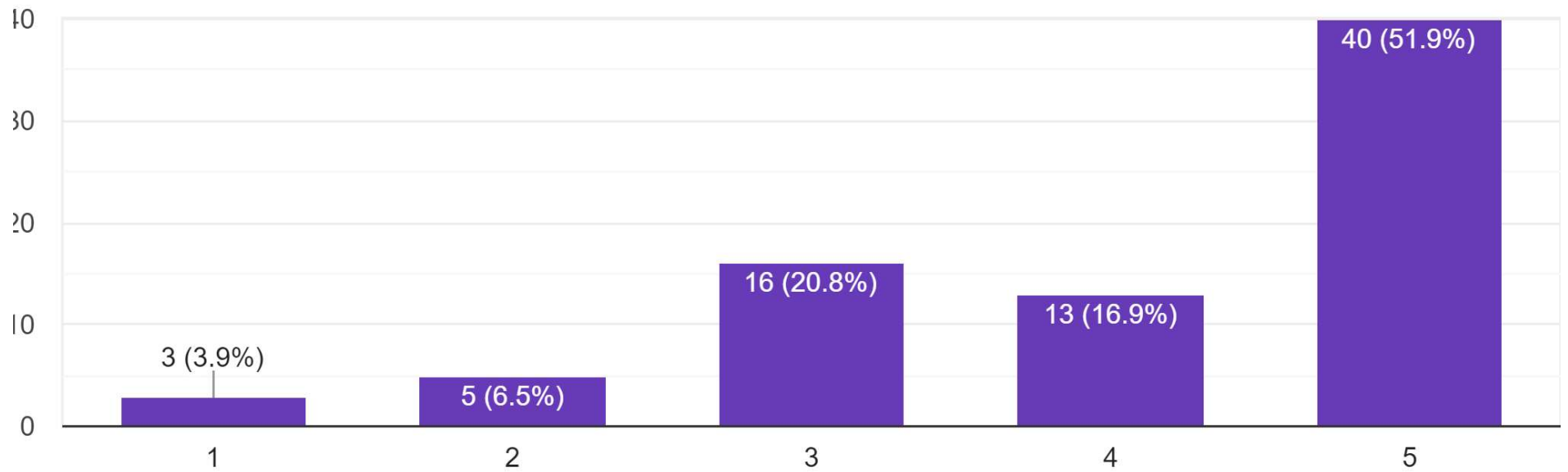
Public Parks and Recreation areas should be a priority for local government (Homestead Township)

80 responses

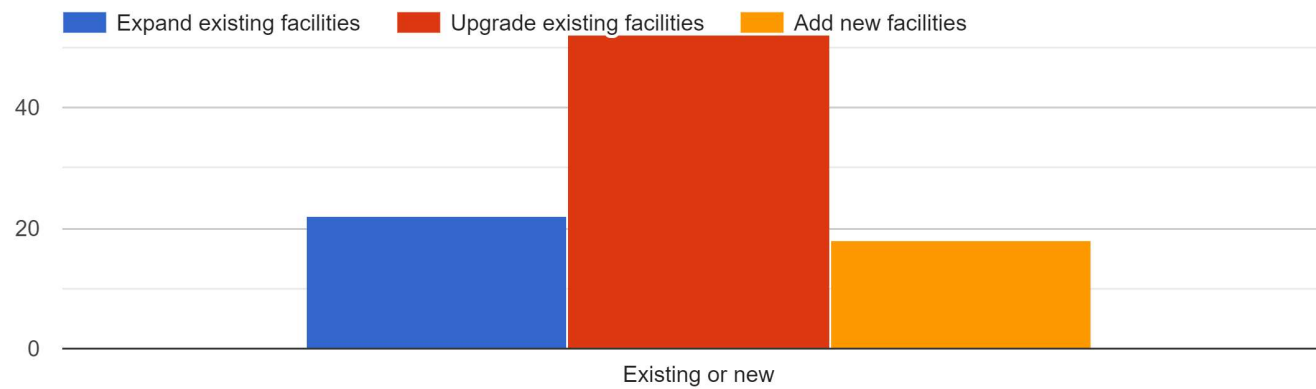


Preserving and conserving open space in Homestead Township is important to me.

Responses

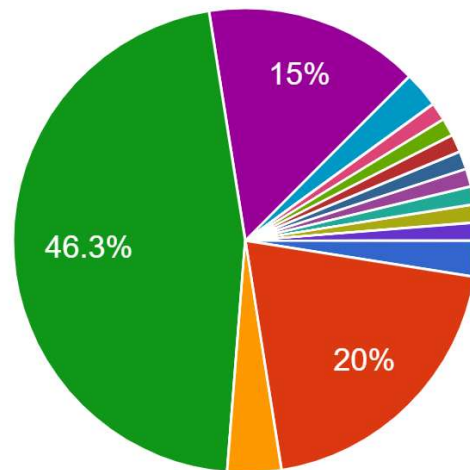


If Parks and Recreation spending were increased, would you prefer to upgrade existing and/or new parks and facilities OR develop new activities/programs?



Please indicate how you are informed about activities offered by Homestead Township Parks and Recreation.

80 responses



- AM/FM Radio
- Newspaper
- Local Bulletin Board
- Word of Mouth
- Facebook/Social Media
- School/School flyer
- Never hear anything, other than see bi...
- I am unaware of any activities



▲ 1/2 ▼



List specific activities and facilities that members of your household would like to see provided by Homestead Township Parks and Recreation.

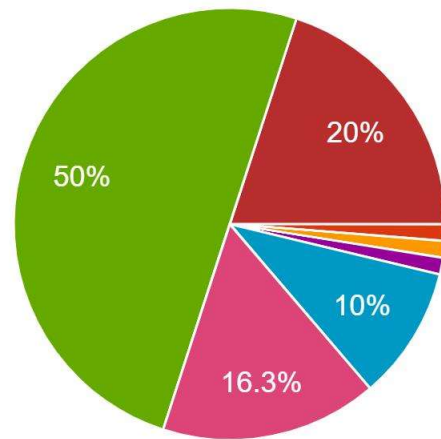
34 responses

- Coed softball on Friday nights
- Basketball court, tennis court, maybe like an arcade or bowling just something that we can do here instead of just sitting in the parking lot at the beach...
- water park Basketball Volleyball fishing
- activities
- Pickle ball courts
- More walking paths, community activities
- Disc golf, indoor exercise/yoga classes, ice skating rink
- More hiking trails
- Playground equipment.
- More space for senior activities. Current facility is not large enough.
- An indoor facility for youth sports.
- nothing
- Kayaking
- Disk golf
- Help support adoption of the BVT rather or platte river park - real value is finding the small things that make these huge assets more valuable or useful to people. Help them see the value with impactful changes or additions

- 
- Inside pickleball courts
 - Disc golf course
 - Dog park, walking paths where I can walk my poodles, indoor rec center with billiards, chess, indoor racketball, table tennis, air hockey, and a sitting area with tables.
 - Sledding hill! the completion of Platte river park, use of the old Platte river playground
 - NA
 - Platte River Park
 - Concerts
 - Pickle ball. Aquatic Center
 - Public pool
 - Inter generational music events
 - paved walking path, shade trees by play areas
 - Things that bring neighbors together, social activities
 - Launch at Platte river park
 - Canoe launch.
 - Live local Music in the park instead of on the street in Beulah
 - Environmental education
 - Bathrooms
 - Public swimming pool
 - Walking trails
- 

Please indicate your age range

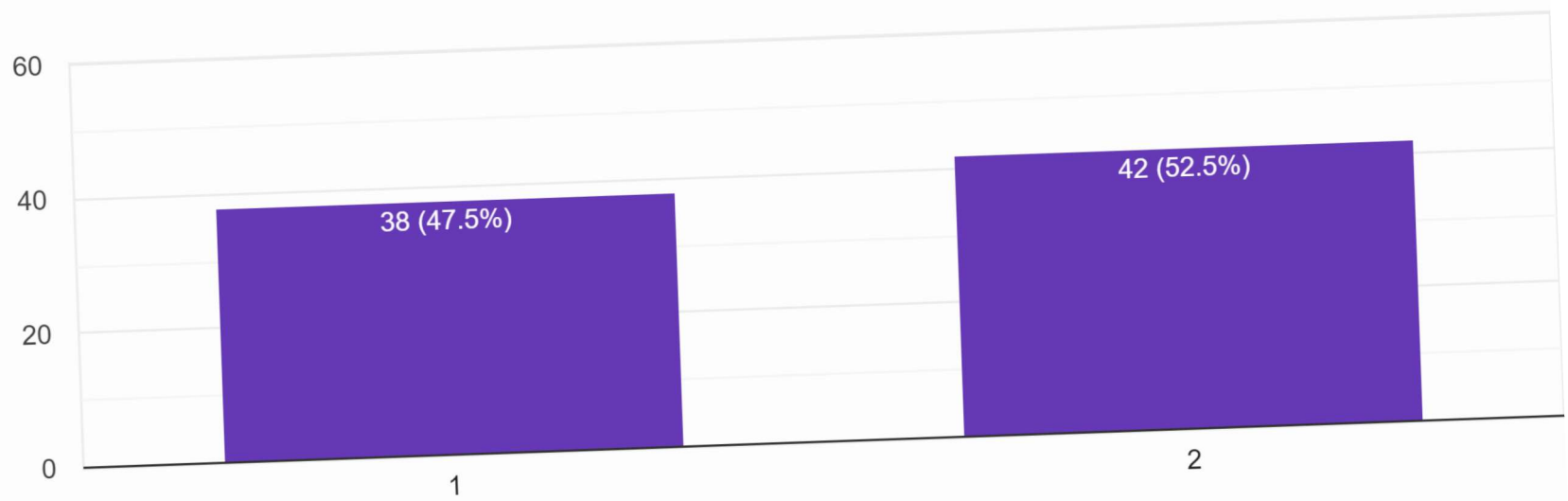
80 responses



- Under 5
- 5 to 9
- 10 to 14
- 15 to 19
- 20 to 29
- 30 to 39
- 40 to 49
- 50-69
- 70+

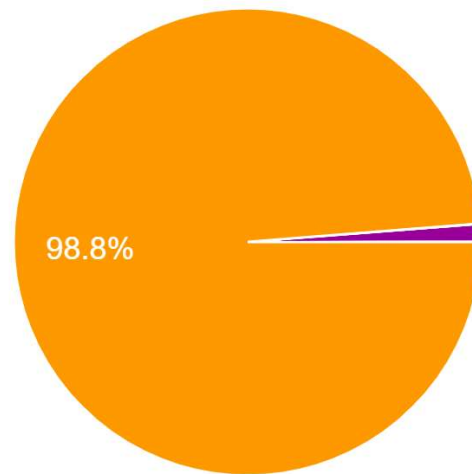
Please indicate your gender at birth

80 responses



How did you take this survey?

80 responses



- Mail in
- Walk in
- Web-based
- Public Meeting
- With tax bill

- Please leave general comments you believe are important to guide us with our Five-Year Parks and Recreation Plan.
- 20 responses
- Providing healthy activities and environments is extremely important to the health of our residents, the values of local properties, and the tourist industry! We REALLY NEED this for Homestead Township!!!
- RETIREMENT COMMUNITY, FIXED INCOMES!
- Hold public township meeting
- You covered most.
- Serious consideration should be given for ways to utilize the existing gym at the former Platte River Elementary School.
- thanks
- Sorry, I don't really even know where all the parks/ walking trails are in Homestead Township...maybe an informational map provided in the future with tax notices?!?
- Help support adoption of the BVT rather or platte river park - real value is finding the small things that make these huge assets more valuable or useful to people. Help them see the value with impactful changes or additions make these huge assets more valuable or useful to people. Help them see the value with impactful changes or additions Although I support recreation, even if it doesn't help ME, I'm mindful of expense. And GOOD intent can often misdirect hard to find dollars. So being impactful, by expanding our existing assets feels balanced to me
- Besides hiking theres isn't much to do in the winter activities (exercise). An indoor pickleball court would be a great active sport that all ages can enjoy especially seniors.
- Whatever is done needs to be maintained
- No new and/or raised taxes, we pay enough

RESOLUTION No. 2023-1213-002

HOMESTEAD TOWNSHIP 2024-2029 PARKS AND RECREATION MASTER PLAN
For Homestead Township
Benzie County

WHEREAS, Homestead Township has undertaken a planning process to determine the recreation and natural resource conservation needs and desires of its residents during a five-year period covering the years 2024 through 2029, and

WHEREAS, Homestead Township began the process of developing a Parks and Recreation 5-year Master Plan in accordance with the most recent guidelines developed by the Department of Natural Resources and made available to local communities, and

WHEREAS, residents of Homestead Township were provided with a well-advertised opportunity during the development of the draft plan to express opinions, ask questions, and discuss all aspects of the recreation and natural resource conservation plan, and

WHEREAS, the public was given a well-advertised opportunity and reasonable accommodations to review the final draft plan for a period of at least 30 days and

WHEREAS, a public hearing was held on November 8, 2023 at Township Hall to provide an opportunity for all residents of the planning area to express opinions, ask questions, and discuss all aspects of Homestead Township Parks and Recreation 2024-2029 Master Plan, and

WHEREAS, Homestead Township has developed the plan as a guideline for improving recreation and enhancing natural resource conservation for Homestead Township, and

WHEREAS, after the public hearing, Homestead Township voted to adopt said Homestead Township Parks and Recreation 2024-2029 Master Plan; adopted, as amended, with public comments.


NOW, THEREFORE BE IT RESOLVED Homestead Township hereby adopts the Homestead Township Parks and Recreation 2023-2028 Master Plan.

Yeas: Cooley, Holbrook, Purchase, Mallon, Mead. Nays: None Absent: None

I, do hereby certify that the foregoing is a true and original copy of a resolution adopted by the Homestead Township Board Meeting thereof held on the 13th day of December 2023.

Motion approved.

I HEREBY CERTIFY that the foregoing is a RESOLUTION duly made and passed by the Township Board at a meeting held on December 13, 2023 at 6:00 pm in the Homestead Township Hall with a quorum present.



Karen Mallon, Clerk

Dated: 12-13-2023

Homestead Township

Regular Board Meeting

December 13, 2023

A regular meeting of the Homestead Township Board was called to order at 6:02pm by Supervisor Tia Kurina-Cooley.

Pledge of Allegiance was said.

PRESENT BY ROLL CALL: Mike Mead, Tia Kurina-Cooley, Bev Holbrook, Shannon Purchase, Karen Mallon

APPROVAL OF AGENDA: Motion by Cooley to approve agenda with addition of Planning Commission update. Support: Mallon. All ayes; no nays. Motion carried.

CONSENT AGENDA: Included for consideration in the consent agenda were the following items: Minutes of the November 2023 Board Meeting, correspondence received by members of the Township Board, financial reports presented by the Clerk, and written reports from officers and departments heads.

Motion by Cooley to approve the Consent Agenda. Support: Holbrook. All ayes; no nays. Motion carried.

Public Hearing Held for Public Input only regarding the Park and Recreation Plan.

PARK AND REC PUBLIC COMMENT: None. Hearing no public comment regarding the Park and Rec Master Plan, the Supervisor closed the Public Comment portion of the Park and Rec Master Plan.

PUBLIC COMMENT: General – Township Matters: Bruce Wilde of Benzie Sunrise Rotary announced that Bike Benzie has requested a “rest station” at Platte River Park for their June 1, 2024 bike event. This will be from 9 am until 11:30 am. The Board has asked that Sunrise Rotary submit a letter requesting use of the park for that date.

Township Sign: Mary Geetings reported that Glen Lake Electric will install a flag light at the sign sight for \$600.00. Motion by Holbrook to approve \$600.00 to Glen Lake Electric for the flag light. Support – Purchase. Roll call: Cooley – yes; Holbrook – yes; Purchase – yes; Mallon – yes; Mead – yes. Motion Carried

Public Comment closed.

REPORTS:

Zoning Administrator: Not present – excused absence.

Assessor: December Board of Review is scheduled. Veterans’ exemptions will now be handled by the Assessor only and not the Board of Review. December 31, 2023 is final date to fix any mistakes and make corrections. Board of Review members are required to complete continuing education every two years. Training is scheduled for February 2024. Assessor will travel with Board Members to Cadillac training.

Parks: Township Park - Purchase advises that the park continues to be used especially for dogs.

Platte River Park – Construction is slated to be completed by May 2024. Gate at the service road is up. Posts are in for the gate at Indian Hill, gates are needed.

Planning Commission: Mead reports that at the last PC meeting commission recommended to present to the Board to terminate the contract with Wade Trim. Commission is recommending that the Board hire MR Consulting to complete the work on the Master Plan and review and audit the Zoning Ordinance.

Motion by Holbrook to terminate the contract with Wade Trim for work on the Township Master Plan and any other service that would include the Zoning Ordinance. Support – Mallon. Roll call: Holbrook – yes; Purchase – yes; Mallon –

yes; Mead – yes; Cooley – yes. Motion carried. Supervisor to make notice to Wade Trim on the termination of the contract.

County Commissioner: Written and submitted. Update on county activities. Housing need in Benzie County continues to be addressed. 911 dispatch center is expected to be complete by end of month January 2024. The county is seeking support from townships regarding the Headlee Rollback.

Fire Department: Markey reported that Fire Department runs are up to 313 runs YTD. Annual maintenance on truck. Request to hire two new firemen: Michelle O’Kelley as fire ground support and Keagen Stepheson as fire fighter.

Motion by Cooley to hire Michelle O’Kelley and Keagen Stephenson effective December 13, 2024. Support – Purchase. Roll call: Holbrook – yes; Purchase -yes; Mallon – yes; Mead – yes; Cooley – yes. Motion carried.

Fire school is scheduled for January 2024.

Treasurer: Written and submitted.

Clerk: Written and submitted.

Motion by Cooley to accept reports as presented and with additions as requested. Support: Mead.

FINANCE:

Motion by Cooley to approve payables as presented. Support – Mead. Roll call: Holbrook – yes; Purchase -yes; Mallon – yes; Mead – yes; Cooley – yes. Motion carried

NEW/OLD BUSINES:

PARK and REC PLAN: Motion by Cooley to approve Park and Rec Plan as presented on November 8, 2023. Resolution 2023-1213-002 approved.

425 Public Hearing: The Township Board will address the 425 Agreement with the Village of Honor at its regularly scheduled Board Meeting on January 10, 2024. This meeting is open to the public.

Election Wage Compensation Resolution tabled until January 10, 2024.

Metro Act Permit Application – Eclipse Communications, LLC.

Motion by Cooley to approve the Metro Act Permit application as presented by Eclipse Communications. Support: Holbrook. Roll call: Mead – yes; Cooley – yes; Holbrook – yes; Purchase – yes; Mallon – yes. Motion carried.

PUBLIC COMMENT:

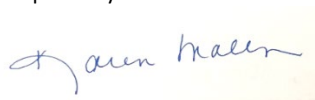
Demolition to begin at the old Platte River Elementary School. Damage is extensive and the Road Commission will be demolishing it. There are no safe products remaining from the old school.

Steve Dunn and neighbors are requesting that Alysworth Road be upgraded from seasonal to local road. Several families are now living on the 3 mile stretch year-round. Township will look at this request. Upgrade to the road could cost the township between \$500,000 to \$750,000.00 per mile or for the entire project. More information is needed.

Motion by Cooley to Adjourn Regular Board Meeting at 8:06 pm. Support: Mead. All ayes. Motion carried.

I hereby certify that the minutes contained herein are the approved minutes of the December 13, 2023, Regular Board meeting. Signed herein by the Homestead Township Clerk, Karen Mallon on this the 10th day of January, 2024.

Respectfully Submitted:



_____, Karen Mallon, Clerk