

Minutes of the electronically conducted regular meeting of the City Commission held Monday, September 14, 2020, at 7:00 p.m.

Mayor Joseph called the meeting to order and the Pledge of Allegiance was recited.

Commissioners Present: Mayor William Joseph and Vice Mayor Amy Perschbacher; Commissioners Mary Alsager, Lori Gillis, George Ronan and Petro Tolas

Commissioners Absent: Commissioner Kristin LaLonde

Others Present: City Manager Nancy Ridley and Acting City Clerk Chris Saladine

All present attended virtually via Zoom video conference.

Proclamations and Presentations

James McBryde, President of Middle Michigan Development Corporation (MMDC) gave a quarterly update on MMDC activities.

City Planner Kain gave an update on the 2020 Census progress in the City of Mt. Pleasant.

Receipt of Petitions and Communications

Received the following petitions and communications:

1. City Manager report on pending items;
 - a. Monthly report on police related citizen complaints received.
2. Parks and Recreation Commission Meeting Minutes. (July)
3. Correspondence received from Chris Rowley, Mt. Pleasant Area Convention and Visitors Bureau in support of the 2050 Master Plan; Andy Foster, 3655 Mineral Springs Trail; Ross Miller, Shepherd, Michigan; Charles Harrison; Julie Cunningham; Malcolm Fox; Nathan Tubbs; Brad Wheeler; Annie Van de Water; and Pat Richards in support of Master Plan Addition of Mountain Bike Trails.

Moved by Commissioner Alsager and supported by Vice Mayor Perschbacher to approve the following items on the Consent Calendar:

1. Minutes of the electronically conducted regular meeting of the City Commission held August 24, 2020.
2. Minutes of the electronically conducted Closed session held August 24, 2020.
3. Authorize the purchase of an unmarked (non-patrol) vehicle through the MiDeal program in the amount of \$34,515.
4. Receive proposed amendment to Article VII: TRAFFIC CODE, Chapter 71 PARKING REGULATIONS, Sections 71.27 and 71.45 of the City Code of the City of Mt. Pleasant Code regarding parking and snow emergencies and set a public hearing for Monday, September 28, 2020 at 7:00 p.m. on same.
5. Set a public hearing for September 28, 2020 at 7:00 p.m. for Gursky Limited, LLC (Motorless Motion) as required through the Michigan Community Development Block Grant (CDBG) program.

6. Authorize a three-year agreement with Consumers Energy for continued participation in their demand response program.
7. Received proposed 2021 Annual Operating Budget and set a public hearing for Monday, November 9, 2020 at 7:00 p.m. on same.
8. Resolution to amend 2020 Operating Budget as follows:

WHEREAS, Article VII, Section 10 authorizes the City Commission to amend the annual operating budget by resolution, and

WHEREAS, the 2020 operating budget was originally adopted by resolution , on December 9, 2019, and

WHEREAS, the activities of the City since the budget was adopted have been such as to necessitate an amendment at this time.

NOW THEREFORE, BE IT RESOLVED, that the following revenue and expenditure appropriations be approved and the 2020 operating budget be amended, effective immediately.

	Fund Balance <u>January 1</u>	2020 <u>Revenue</u>	2020 <u>Expenditures</u>	Fund Balance <u>December 31</u>
<u>GOVERNMENTAL FUNDS</u>				
GENERAL FUND				
Unassigned	\$3,276,713	\$14,304,710		
Legislative Division			\$1,069,210	
Finance Division			1,674,160	
Public Safety Division			6,974,750	
Community Services Division			3,783,590	
Public Works Division			859,930	
Amount from Fund Balance			(19,260)	
Total Unassigned	3,726,713	\$14,304,710	\$14,342,380	\$3,689,043
Assigned for Next Year's Budget	19,260	0	19,260	0
Assigned for Economic Initiatives	709,322	140,000	0	849,322
Assigned for Projects/Programs	1,404,731	331,940	122,140	1,614,531
Restricted	684,061	25,470	614,950	94,581
Non-spendable	305,159	0	0	305,159
Total General Fund	\$6,849,246	\$14,802,120	\$15,098,730	\$6,552,636
SPECIAL REVENUE FUNDS				
MAJOR STREET FUND				
Restricted	\$2,271,023	2,871,060	\$3,160,200	\$1,981,883
Restricted for Donation	42,035	0	0	42,035
Total Major Street Fund	2,313,058	2,871,060	3,160,200	2,023,918
LOCAL STREET FUND				
Restricted	995,354	1,229,000	1,265,845	958,509
Restricted for Donation	28,055	0	28,055	0
Total Local Street Fund	1,023,409	1,229,000	1,293,900	958,509

SPECIAL ASSESSMENT COMMITTED	286,547	28,360	0	314,907
DOWNTOWN SPECIAL ASSESSMENT				
Restricted from Special Assessment	34,097	124,070	124,940	33,227
Assigned from General Fund	53,931	0	0	53,931
Total Downtown Fund	88,028	124,070	124,940	87,158
RECREATION FUND				
Restricted for PEAK	0	226,730	226,730	0
Restricted for Parks	0	0	0	0
Restricted for Recreation	10,000	0	0	10,000
Assigned for PEAK	486,604	154,000	194,030	446,574
Assigned for Recreation	141,213	522,950	544,580	119,583
Total Parks & Recreation Fund	637,817	903,680	965,340	576,157
BLOCK GRANT FUND				
Assigned for Owner Occupied - Hsg.	28,491	0	0	28,491
Assigned	320,271	30,750	90,000	261,021
Total Block Grant Fund	348,762	30,750	90,000	289,512
Cemetery Fund Committed	213,336	10,800	0	224,136

Total Governmental Funds

Appropriated Budget **\$11,760,203** **\$19,999,840** **\$20,733,110** **\$11,026,933**

FURTHER, BE IT RESOLVED, that the following informational summaries be approved for the Capital Project, Debt Service, Component Units, and Proprietary Funds for the year beginning January 1, 2020 and ending December 31, 2020

	Fund Balance <u>January 1</u>	2020 <u>Revenue</u>	2020 <u>Expenditures</u>	Fund Balance <u>December 31</u>
CAPITAL PROJECT FUNDS				
CAPITAL IMPROVEMENT FUND				
Committed for Projects	\$542,900	\$120,000	\$333,600	\$329,300
Committed	1,815,330	649,430	758,170	1,706,590
Total Capital Improvement Fund	2,358,230	769,430	1,091,770	2,035,890
DEBT SERVICE FUNDS				
Borden Building Debt Restricted	99,726	283,310	356,020	27,016

Capital Project and Debt Service Funds

Informational Summaries **\$2,457,956** **\$1,052,740** **\$1,447,790** **\$2,062,906**

	<u>Working Capital January 1</u>	<u>Sources of Working Capital</u>	<u>Uses of Working Capital</u>	<u>Working Capital December 31</u>
Component Units				
MISSION STREET DDA FUND				
Assigned	\$424,000	\$296,200	\$95,941	
Unassigned	86,959	0	86,959	0
Total Mission Street DDA Fund	510,959	296,200	182,900	624,259
TAX INCREMENT FIN AUTH FUND				
Central Business District Restricted	42,437	0	42,437	0
Central Business District Assigned	760,672	51,710	307,993	504,389
Ind Park North Assigned	90,000	0	0	90,000
Ind Park North Unassigned	6,306	850	2,420	4,736
Total TIFA	899,415	52,560	352,850	599,125
LOCAL DEVELOPMENT FIN AUTHORITY				
Assigned	208,821	126,500	107,235	228,086
Unassigned	16,205	0	16,205	0
Total LDFA	225,026	126,500	123,440	228,086
BROWNFIELD REDEVELOPMENT FUND				
Assigned	14,153	156,820	156,830	14,143
Unassigned	491	100	0	591
Total Brownfield	14,644	156,920	156,830	14,734
ECONOMIC DEVELOPMENT CORPORATION				
Assigned Parking Lot	16,950	1,950	0	18,900
Unassigned	9,711	200	1,700	8,211
Total EDC	26,661	2,150	1,700	27,111
Total Component Unit Funds				
Informational Summaries	\$1,676,705	\$634,330	\$817,720	\$1,493,315

	<u>Working Capital January 1</u>	<u>Sources of Working Capital</u>	<u>Uses of Working Capital</u>	<u>Working Capital December 31</u>
<u>PROPRIETARY FUNDS</u>				
Enterprise Funds				
LAND DEVELOPMENT FUND				
Restricted	\$242,170	0	192,000	\$50,170
Unassigned	(9,415)	208,700	196,000	3,285
Total Land Development	232,755	208,700	388,000	53,455

AIRPORT FUND				
Restricted	12,527	140,000	90,000	62,527
Assigned	82,519	0	0	82,519
Unassigned	99,750	628,760	604,790	123,720
Total Airport	194,796	768,760	694,790	268,766
SEWER FUND				
Assigned	1,785,003	870,000	1,486,040	1,168,963
Restricted	577,300	0	577,300	0
Unassigned	1,397,186	1,811,980	1,948,550	1,260,616
Total Sewer	3,759,489	2,681,980	4,011,890	2,429,579
WATER FUND				
Restricted	502,800	125,000	275,000	352,800
Assigned	1,282,514	440,000	701,380	1,021,134
Unassigned	1,311,119	2,694,860	2,754,450	1,251,529
Total Water	3,096,433	3,259,860	3,730,830	2,625,463
SOLID WASTE FUND				
Restricted	220,483	0	10,000	210,483
Unassigned	947,340	599,040	688,140	858,240
Total Solid Waste	1,167,823	599,040	698,140	1,068,723
Internal Service Funds				
MOTOR POOL FUND				
Assigned	393,000	0	393,000	0
Unassigned	465,217	1,189,600	1,146,520	508,297
Total Motor Pool	858,217	1,189,600	1,539,520	508,297
SELF INSURANCE FUND	1,653,025	2,362,100	2,818,580	1,196,545
Total Proprietary Funds				
Informational Summaries	\$10,962,538	\$11,070,040	\$13,881,750	\$8,150,828

9. Received fall 2020 Saginaw Chippewa Indian Tribal 2% funding requests from City Departments.

10. Warrants dated August 17, 19 & 27, 2020 and September 1, 3 & 9, 2020 and Payrolls dated August 21, 2020 & September 4, 2020 all totaling \$2,716,570.95

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas

NAYS: None

ABSENT: Commissioner LaLonde

Motion unanimously adopted.

Moved by Commissioner Gillis and supported by Commissioner Alsager to direct staff and the City Attorney to draft an ordinance compliant with Option 2 with 10% PILOT

in regard to the Mt. Pleasant Housing Commission's potential purchase of property at 1414 West Broomfield.

AYES: Commissioners Alsager, Gillis & Tolas
NAYS: Commissioners Joseph, Perschbacher & Ronan
ABSENT: Commissioner LaLonde
Motion Failed.

Moved by Vice Mayor Perschbacher and supported by Commissioner Ronan to direct staff and the City Attorney to draft an ordinance compliant with Option 1 with 0% PILOT in regard to the Mt. Pleasant Housing Commission's potential purchase of property at 1414 West Broomfield.

AYES: Commissioners Alsager, Perschbacher & Ronan
NAYS: Commissioners Gillis, Joseph & Tolas
ABSENT: Commissioner LaLonde
Motion Failed.

Moved by Mayor Joseph and supported by Commissioner Alsager to direct staff and the City Attorney to draft an ordinance compliant with Option 3 with 0% PILOT and a service contract at 5% for five years.

Moved by Commissioner Ronan and supported by Commissioner Alsager to amend the original motion to reset the PILOT to 10% after five years and the service contract expiring.

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas
NAYS: None
ABSENT: Commissioner LaLonde
Motion carried.

The Commission considered the original motion with amendment.

AYES: Commissioners Alsager, Joseph, Perschbacher & Ronan
NAYS: Commissioners Gillis & Tolas
ABSENT: Commissioner LaLonde
Motion carried.

Moved by Vice Mayor Perschbacher and supported by Commissioner Tolas to approve the contract amendment with Fleis and Vandenbrink for \$40,700 for the multi-jurisdictional storm water study and the appropriate budget amendment. The City will cover \$20,600 and the Isabella County Drain Commission will cover \$20,100 of the of the amended contract price of \$40,700.

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas
NAYS: None
ABSENT: Commissioner LaLonde
Motion unanimously adopted.

Moved by Vice Mayor Perschbacher and supported by Commissioner Alsager to approve the resolution as presented authorizing the Mayor to sign the easements for the Isabella County Drain Commissioner for the Mission Creek Drain and the supplemental agreement as presented. (CC Exh. 11-2020)

AYES: Commissioners Alsager, Joseph, Perschbacher & Ronan
NAYS: Commissioners Gillis & Tolas
ABSENT: Commissioner LaLonde
Motion carried.

Moved by Commissioner Gillis and supported by Commissioner Alsager to approve a contract amendment with L.D. Cocsa for \$126,440 for the 1MG Reservoir Bypass Project and the appropriate budget amendment.

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas
NAYS: None
ABSENT: Commissioner LaLonde
Motion unanimously adopted.

Moved by Vice Mayor Perschbacher and supported by Commissioner Gillis to conduct a closed session pursuant to subsection 8(h) of the Open Meetings Act to consider material exempt from discussion or disclosure by state or federal statute.

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas
NAYS: None
ABSENT: Commissioner LaLonde
Motion unanimously adopted.

Announcements on City-Related Issues and New Business

Commissioner Gillis encouraged everyone to fill out Census to benefit our community. She thanked the community for wearing masks to help stop pandemic spread and reminded everyone they can attend Master Plan Open House.

Commissioner Tolas thanked Chief Lauria and other area law enforcement for handling of protest last week.

City Manager Ridley reminded resident of the special meeting being held with the City Commission, Mt. Pleasant Public Schools Board and Union Township Board of Trustees on Thursday, September 17, 2020 at 7:00 p.m.

Moved by Vice Mayor Perschbacher and supported by Commissioner Alsager to postpone the Work Session to discuss Potential Property Maintenance Ordinance.

AYES: Commissioners Alsager, Gillis, Joseph, Perschbacher, Ronan & Tolas
NAYS: None
ABSENT: Commissioner LaLonde
Motion unanimously adopted.

The Commission recessed at 9:21 p.m. and went into a closed session at 9:28 p.m. A separate set of minutes was taken for the closed session.

Mayor Joseph adjourned the meeting without objection at 10:08 p.m.

William L. Joseph, Mayor

Chris Saladine, Acting City Clerk