

Regular Meeting of the Mt. Pleasant City Commission
Monday, April 24, 2023
7:00 p.m.

AGENDA

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

LAND ACKNOWLEDGEMENT STATEMENT:

ROLL CALL:

PROCLAMATIONS AND PRESENTATIONS:

1. Introduce new Water Resource Recovery Facility (WRRF) Operator Zoe DeFeyter.
2. Presentation recognizing 2023 Mt. Pleasant Citizens' Academy participants.
3. Proclamation recognizing Workers Memorial Day (April 28, 2023).
4. Proclamation recognizing Public Works Week (May 21-27, 2023).
5. 2022 Annual Report from Jim McBryde of Middle Michigan Development Corporation.

ADDITIONS/ DELETIONS TO AGENDA:

PUBLIC INPUT ON AGENDA ITEMS:

RECEIPT OF PETITIONS AND COMMUNICATIONS:

6. First Quarter Investment Report.
7. Minutes of the Planning Commission (March).

CONSENT ITEMS:

8. Approval of the minutes from the regular meeting held April 10, 2023.
9. Consider approval of the updated Enhanced Access to Public Records Policy and consider resolution setting the fees for the same.
10. Consider approval of Payrolls and Warrants.

PUBLIC HEARINGS:

11. Public hearing on the Public Gathering Spaces Initiative grant proposal as required by the Michigan Economic Development Corporation (MEDC) and approve resolution for the same.

All interested persons may attend and participate. Persons with disabilities who need assistance to participate may call the Human Resources Office at 989-779-5313. A 48-Hour advance notice is necessary for accommodation. Hearing or speech impaired individuals may contact the City via the Michigan Relay Service by dialing 7-1-1.

City Commission Agenda

April 24, 2023

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NEW BUSINESS:

12. Consider adoption of 2024 Goals and Objectives.

ANNOUNCEMENTS ON CITY-RELATED ISSUES AND NEW BUSINESS:

PUBLIC COMMENT ON AGENDA AND NON-AGENDA ITEMS:

RECESS:

WORK SESSION:

13. Presentation and discussion on 2024-2029 Capital Improvement Plan.

CLOSED SESSION:

ADJOURNMENT:

All interested persons may attend and participate. Persons with disabilities who need assistance to participate may call the Human Resources Office at 989-779-5313. A 48-Hour advance notice is necessary for accommodation. Hearing or speech impaired individuals may contact the City via the Michigan Relay Service by dialing 7-1-1.

TO: MAYOR AND CITY COMMISSION

APRIL 24, 2023

FROM: AARON DESENTZ, CITY MANAGER

SUBJECT: CITY MANAGER REPORT ON AGENDA ITEMS

Proclamations and Presentations:

5. Presentation of 2022 Annual Report from Jim McBryde of Middle Michigan Development Corporation.
 - a. Chief Executive Officer of Mid-Michigan Development Corporation Jim McBryde will be at the next City Commission meeting to provide an overview of the organization's 2022 Annual Report. He will be available to answer any questions that you may have.

Receipt of Petitions and Communications:

Consent Items:

9. Consider approval of the updated Enhanced Access to Public Records Policy and consider resolution setting the fees for the same.
 - a. The State of Michigan passed the Enhanced Access to Public Records Act which allows the City to charge accordingly for access to databases that have been established by taxpayer funds. When real estate firms ask for the City's assessing database, the City would be able to charge a fee that helps support the cost of maintaining the database rather than just a fee to retrieve the information. The attached policy makes the required modifications, and the attached resolution sets the fees that staff has proposed.

Public Hearings:

11. Public hearing on the Public Gathering Spaces Initiative grant proposal as required by the Michigan Economic Development Corporation (MEDC) and approve resolution for the same.
 - a. The City Commission is set to hold a public hearing to consider a grant to create a public space in the City's downtown. The project has been called Town Center and seeks to reconstruct parking lot 3 with the following amenities:
 - i. Increased parking spaces by 18 in the area using on street parking in addition to current parking and by removing Mosher Street
 - ii. Increased greenspace in the downtown to 13,000 square feet
 - iii. Adds universal access to the site as well as accessible table areas
 - iv. Adds a charging station for electric vehicles
 - v. Adds a universally accessible restroom to the downtown

The grant ask is for \$1.5 million and uses \$710,000 of already allocated funds from the City's American Rescue Plan Act (ARPA) funds.

Recommended Action: After the public hearing, a motion to approve the attached Resolution.

New Business:

12. Consider adoption of 2024 Goals and Objectives.

- a. At the 04/10/2023 City Commission meeting, the City Commission provided feedback on the proposed goals and objectives. Goal 6 had the following language added:

Maintain a city government where diversity, equity, inclusion, and belonging are internalized in systems and culture.

The City Commission is now asked to consider the attached goals and objectives for adoption at the next meeting.

Recommended Action: A motion to adopt the proposed 2024 goals and objectives.

Work Session:

13. Presentation and discussion on 2024-2029 Capital Improvement Plan.

- a. At the upcoming work session, Assistant Finance Director Chris Saladine will provide a presentation on the proposed Capital Improvements Plan for 2024-2029. The CIP serves as a financial planning guide for the next six (6) years. It contains projects at a minimum cost of \$20,000 with a lifespan of over ten (10) years.

Over the last 18 months the City has experienced higher than usual inflation. This inflationary pressure has made planning for capital projects more difficult as prices have gone up beyond our regular projections. By design of the State, the City's revenues have not kept pace with inflation.

Planning for the 2024-2029 CIP required decisions to be made about funding requests from various city divisions as financial constraints made it impossible to fund all projects. A total of \$7 million in projects were cut or pushed back from the plan you have been provided with.

After the presentation, the City Commission will be able to ask questions and make recommendations regarding the proposed plan. We will also focus on the City's \$1.3 million in uncommitted ARPA funds. Projects for consideration include:

- \$420,000 for increased greenspace and amenities at parking lot 3 dubbed the "Town Center" project
- \$1.8 million for GKB/Mid-Michigan pathways trail in 2026
- \$1 million for the replacement of the farmers market stall in 2029 (would still require a grant match in future years)
- \$1.4 million for reconstruction of parking lots 4 and 5 in 2028

Closed Session:

Memorandum



TO: Aaron Desentz
City Manager

CC: William R. Mrdeza
Director of Community Services and Economic Development

FROM: Manuela Powidayko
Director of Planning & Community Development

DATE: April 14, 2023

SUBJECT: 2023 Citizens' Academy recognition

The 2023 Citizens' Academy concluded on Tuesday, April 18. The twenty participants have had an inside look at municipal government at the City, including presentations from staff and tours of City facilities. You will recall that the academy includes seven, two-and-a-half hour sessions.

2023 participants included:

Anne Spaulding	Elissa Lyon	Mary Spence
Becky Trombley	Erica L Hopcraft	Nathanial Gaca
Cameron Hawn	Hannah Martin	Phil Kruska
Charles Huffman	Jamie Lopez	Russel Hyde
Christy Stelloh	Laura Lund	Teira Belyea
Debbie Howell	Lonnie DeRosia Jr	Travis Hacker
Deena Kalbfleisch	Manuel Lopez	

These participants should be commended for their interest in local government and their active participation over the course of the program.

The eighth annual Citizens' Academy is scheduled to begin in February 2024.

Requested Action:

Recognize the participants at the April 24, 2023 City Commission meeting.

PROCLAMATION

WHEREAS, every year on April 28, communities and worksites around the world honor friends, family members, and colleagues who have been killed or injured on the job; and

WHEREAS, in 2021, The Federal Bureau of Labor Statistics estimated that 5,190 workers were killed by traumatic injuries on the job. On average, nearly 100 workers died every week, at roughly 14 workplace deaths a day; and

WHEREAS, in 2021, 140¹ workers were lost through fatal workplace accidents in Michigan; and

WHEREAS, it is appropriate to honor the memory of the courageous and dedicated members of Michigan's labor force who have been injured or disabled or have died as a result of workplace accidents; and

WHEREAS, we remember those who have died in workplace catastrophes, suffered occupational-related diseases, or have been injured due to dangerous conditions; and

WHEREAS, recognition of the integrity of Michigan's workforce and its achievements on behalf of the economic growth of our state is necessary; and

WHEREAS, the City Commission of the City of Mt. Pleasant wishes to pay tribute to the workers who have died or been injured or disabled in workplace accidents. We honor the contributions of Michigan's workforce and call for increased workplace safety.

NOW, THEREFORE, I, Amy Perschbacher, Mayor of the City of Mount Pleasant, on behalf of the City Commission, do hereby proclaim April 28, 2023

WORKERS MEMORIAL DAY

In Mount Pleasant and encourage all residents to seek stronger workplace safety and health protections, better standards, and enforcement, and fair and just compensation.

In Witness Whereof, I have hereunto set my hand and Great Seal of the City of Mount Pleasant, Michigan, this 28th day of May 2023.

Amy Perschbacher, Mayor
City of Mount Pleasant

¹ <https://www.bls.gov/iif/state-data/fatal-occupational-injuries-in-michigan-2021.htm>

PROCLAMATION

- WHEREAS, Public Works professionals focus on infrastructure, facilities and services that are of vital importance to sustainable and resilient communities and to the public health, high quality of life and well-being of the people of the City of Mt. Pleasant; and
- WHEREAS, these infrastructure, facilities, and services could not be provided without the dedicated efforts of public works professionals who are responsible for rebuilding, improving, and protecting our nation's transportation, water treatment and solid waste systems, public buildings, and other facilities essential for these services; and
- WHEREAS, it is in the public interest for the citizens and civic leaders of Michigan to gain knowledge of and to maintain an ongoing interest and understanding of the importance of public works and related programs in their respective communities; and
- WHEREAS, 2023 marks the 63rd annual National Public Works Week sponsored by the American Public Works Association be it now,
- RESOLVED, I, Amy Perschbacher, Mayor of the City of Mount Pleasant, do hereby proclaim the week of May 21-27, 2023, as National Public Works Week; I urge all citizens to recognize the substantial contributions made by our public works professionals to protect our local and national health, safety, and quality of life.

In Witness Whereof, I have hereunto
set my hand and Great Seal of the
City of Mount Pleasant,
Michigan, this 24th day of April 2023.

Amy Perschbacher, Mayor
City of Mount Pleasant



MIDDLE MICHIGAN DEVELOPMENT CORPORATION

2022 End of Year Report (Q3 and Q4)

	Overall Totals	Totals for the City of Mt. Pleasant	% of Overall Totals Represented by the City of Mt. Pleasant
Company Visits	161	54	34%
New Job Hires	744	271	36%
Net New Investments	\$45,233,000	\$3,628,000	8%
Company Assists	135	50	37%

2022 Match on Main Grants

MMDC worked with two businesses located in Mt. Pleasant's Central Business District to receive \$25,000 in funding to support business growth projects. These businesses included Pure Vitality Juice Bar & Spa, located at 128 E. Broadway St., Mt. Pleasant, MI 48858 and Rubbles Rock 'n Roll Dive Bar at 112 W. Michigan St., Mt. Pleasant, MI 48858.

2022 Business Attraction Efforts

MMDC continues to lead a regional business attraction team to further promote our available opportunities, including the Mount Pleasant SmartZone District, to national site selectors. In 2022, MMDC had over 68 direct points of contact with national site selectors. This was accomplished through:

- Attending site selector events with the Michigan Economic Development Corporation (MEDC) throughout the year
- Distributing holiday gift boxes featuring products from all eight counties of Region 5 to 20 site selectors across the country

MMDC also submitted the Mount Pleasant SmartZone District to two RFPs received through the MEDC in 2022.

CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023

PORTFOLIO SUMMARY

All investments were made in accordance with the investment policy updated September 14, 2009 and Public Act 20 of 1943.

The investment portfolio for all funds, other than the pension and OPEB plans and WRRF bond proceeds, has a cost basis of \$28.9 million. The portfolio has a weighted average yield of 3.13% which is up from the previous quarter of 2.66%

Meador Investments is the advisor for the Fixed Income Portfolio. This portion of the portfolio is invested for longer-terms to maximize yields. The remainder of the portfolio is kept liquid to provide cash flow and diversification the portfolio

PORTFOLIO BY INVESTMENT TYPE:

<u>Investment Type</u>	<u>March 31, 2023 Balance</u>	<u>Interest Rate</u>	<u>Percentage of Portfolio</u>
Demand Deposits:			
Isabella Bank Checking	\$ 730,877.14	0.1200%	2.5326%
Federated Government Obligatio	63,939.40	4.6500%	0.2216%
MBIA CLASS Investment Pool	8,959,198.78	4.9975%	31.0447%
Isabella Bank -Insured Cash Sweep	4,750,449.24	2.2500%	16.4609%
Independent Bank -Insured Cash Sw	501,550.27	1.7000%	1.7379%
Fixed Income:			
Commercial Paper	972,025.00	3.8910%	3.3682%
Municipal Bonds	3,088,531.00	0.5850%	10.7021%
Government Agencies	6,170,495.57	2.8330%	21.3815%
US Treasuries	3,621,958.79	2.9500%	12.5505%
Portfolio Total	<u>\$28,859,025.19</u>		<u>100.00%</u>

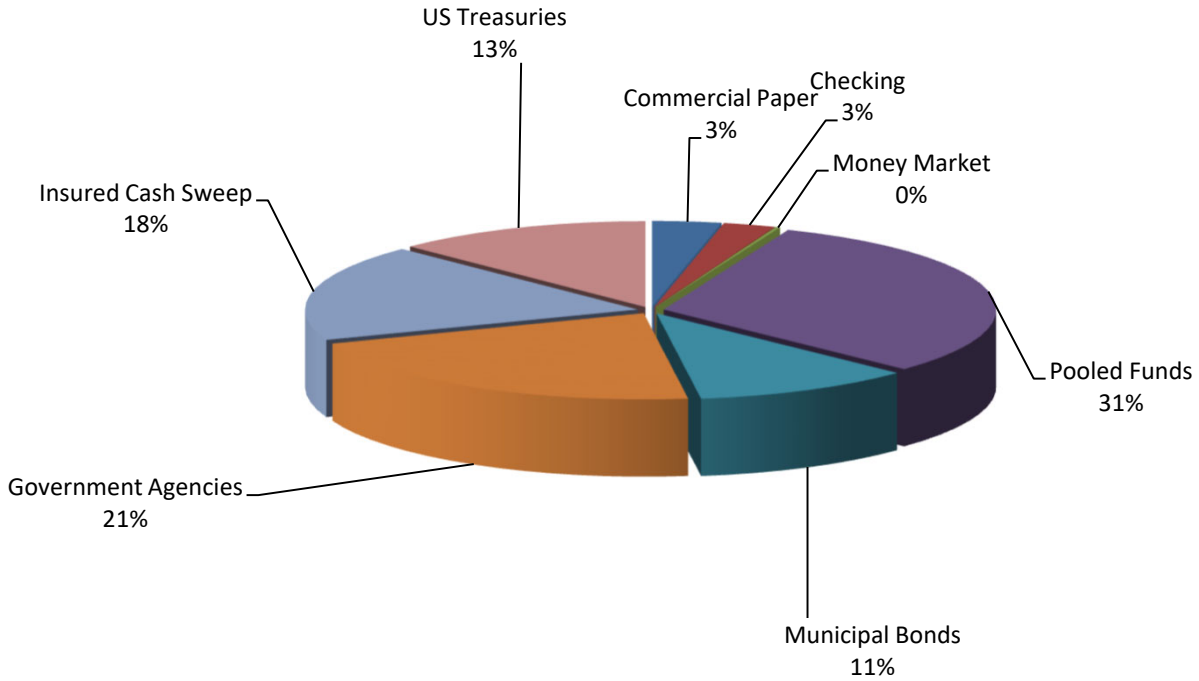
PORTFOLIO BY FINANCIAL INSTITUTION/BROKER:

	<u>March 31, 2023 Balance</u>	<u>Percentage of Portfolio</u>
Meador Investment Management	\$13,916,949.76	48.23%
MBIA CLASS	8,959,198.78	31.04%
Isabella Bank	730,877.14	2.53%
Insured Cash Sweep	5,251,999.51	18.20%
Portfolio Total	<u>\$28,859,025.19</u>	<u>100.00%</u>

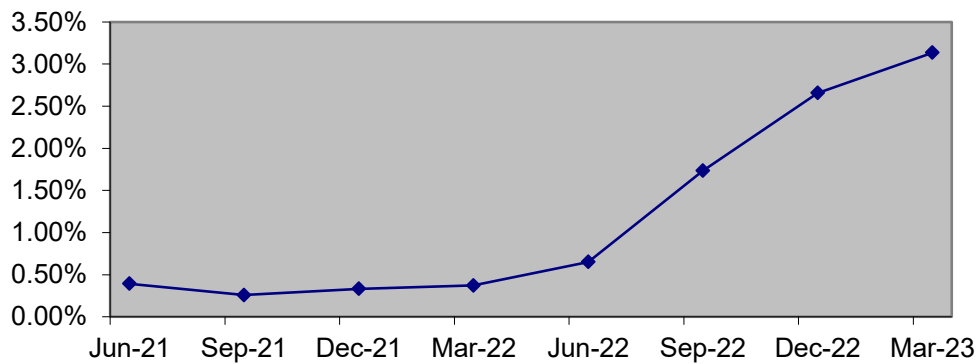
**CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023**

PORTFOLIO SUMMARY (Continued)

Portfolio by Investment Type



Interest Rates



**CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023**

FIXED INCOME PORTFOLIO - Balance March 31, 2023

Municipal Bonds:

<u>Bank Name</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Interest Rate</u>	<u>Par Amount</u>	<u>Discount / Premium Amount</u>
Chippewa Valley School	29-Sep-20	01-May-23	944	0.4780%	\$ 255,000.00	\$ 255,000.00
River Rouge School	13-Oct-20	01-May-23	930	0.5140%	765,000.00	765,000.00
River Rouge School	13-Oct-20	01-May-24	1296	0.7170%	495,000.00	495,000.00
Allegan Schools	20-Oct-20	01-May-23	923	0.3990%	275,000.00	275,000.00
Dexter Schools	24-Mar-21	01-May-23	768	0.2500%	250,000.00	250,000.00
Dexter Schools	24-Mar-21	01-May-24	1134	0.3800%	250,000.00	250,000.00
Elk Rapids Schools	25-Mar-21	01-May-25	1498	0.6500%	100,000.00	113,531.00
Lake Orion Schools	29-Jun-21	01-May-25	1402	0.8500%	250,000.00	250,000.00
Midland Public Schools	27-Jul-21	01-May-26	1739	1.1030%	135,000.00	135,000.00
Plymouth/Canton School	08-Sep-21	01-May-26	1696	0.7910%	300,000.00	300,000.00
Total Municipal Bonds					\$ 3,075,000.00	\$ 3,088,531.00

Government Agencies:

<u>Issuer</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Interest Rate</u>	<u>Par Amount</u>	<u>Discount Amount</u>
FHLB	09-Aug-19	16-Aug-24	1834	1.6100%	\$ 750,000.00	\$ 749,512.50
FHLB	15-Aug-19	15-Aug-24	1827	1.5500%	1,000,000.00	997,650.00
FFCB	05-Sep-19	05-Sep-24	1827	1.4900%	310,000.00	309,435.80
FNMA	26-Nov-19	15-Oct-24	1785	1.7600%	250,000.00	249,402.50
FFCB	05-Oct-20	05-Oct-23	1095	0.2700%	300,000.00	300,000.00
FHLB	01-Oct-21	12-Jun-26	1715	0.9500%	100,000.00	99,638.00
FFCB	19-May-22	16-May-24	728	2.7100%	100,000.00	99,842.00
FHLB	20-May-22	24-Feb-27	1741	3.0600%	100,000.00	91,038.20
FHLB	26-May-22	12-Feb-26	1358	2.8900%	100,000.00	92,312.70
FHLB	26-May-22	04-Mar-26	1378	2.8600%	100,000.00	92,689.00
FHLB	26-Oct-22	20-Jul-26	1363	4.5400%	125,000.00	112,065.00
FFCB	31-Oct-22	15-Sep-27	1780	4.2300%	140,000.00	134,799.00
FFCB	30-Jan-23	26-Jan-28	1822	3.6400%	245,000.00	248,936.17
FHLMC	30-Jan-23	15-Sep-25	959	4.0600%	250,000.00	228,062.50
FHLB	31-Jan-23	01-Dec-25	1035	4.3600%	250,000.00	224,852.50
FHLB	31-Jan-23	14-Oct-26	1352	4.2800%	250,000.00	222,187.50
FHLB	31-Jan-23	21-Oct-25	994	4.3300%	250,000.00	228,065.00
FHLB	31-Jan-23	11-Dec-26	1410	3.9100%	150,000.00	153,116.70
FHLB	31-Jan-23	30-Dec-26	1429	4.2400%	100,000.00	88,405.00
FHLB	31-Jan-23	28-Oct-27	1731	4.2600%	200,000.00	177,450.00
FHLMC	31-Jan-23	30-Dec-27	1794	4.0800%	255,000.00	218,672.70
FNMA	31-Jan-23	17-Nov-25	1021	4.1000%	250,000.00	226,915.00
FFCB	21-Mar-23	21-Mar-28	1827	3.7300%	300,000.00	298,630.80
FFCB	22-Mar-23	14-Feb-28	1790	4.1200%	300,000.00	275,757.00
FHLMC	29-Mar-23	29-Mar-27	1461	3.7300%	250,000.00	251,060.00
Total Government Agencies					\$ 6,425,000.00	\$ 6,170,495.57

**CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023**

FIXED INCOME PORTFOLIO - Balance March 31, 2023

Continued

US Treasuries:

<u>Issuer</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Interest Rate</u>	<u>Par Amount</u>	<u>Discount Amount</u>
US Treasury	29-Aug-19	31-Aug-23	1463	1.4300%	\$ 530,000.00	\$ 528,902.73
US Treasury	23-Sep-21	31-Jul-25	1407	0.6800%	100,000.00	98,382.81
US Treasury	23-Sep-21	31-Aug-25	1438	0.7000%	100,000.00	98,269.53
US Treasury	29-Sep-21	30-Jun-26	1735	0.9700%	100,000.00	99,558.59
US Treasury	30-Sep-21	30-Sep-26	1826	1.0100%	100,000.00	99,339.84
US Treasury	12-Oct-21	30-Jun-25	1357	0.7800%	100,000.00	98,050.78
US Treasury	20-May-22	30-Apr-27	1806	2.8400%	100,000.00	99,605.47
US Treasury	20-May-22	15-May-27	1821	2.8600%	100,000.00	97,765.63
US Treasury	27-May-22	30-Apr-26	1434	2.6800%	100,000.00	98,855.47
US Treasury	31-Oct-22	31-Jul-27	1734	4.1900%	135,000.00	126,694.34
US Treasury	30-Jan-23	31-Jan-27	1462	3.7400%	250,000.00	229,375.00
US Treasury	31-Jan-23	15-Nov-26	1384	3.8400%	250,000.00	233,896.48
US Treasury	31-Jan-23	30-Nov-27	1764	3.6900%	295,000.00	297,396.88
US Treasury	24-Mar-23	30-Jun-27	1559	3.5600%	300,000.00	296,355.47
US Treasury	24-Mar-23	31-Aug-27	1621	3.5300%	300,000.00	295,054.69
US Treasury	27-Mar-23	15-Aug-26	1237	3.5800%	250,000.00	233,525.39
US Treasury	30-Mar-23	15-Apr-25	747	4.1100%	300,000.00	291,363.28
US Treasury	31-Mar-23	15-Jan-26	1021	3.9300%	300,000.00	299,566.41

Total US Treasuries

\$ 3,710,000.00 \$ 3,621,958.79

Commercial Paper

<u>Issuer</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Par Amount</u>	<u>Discount Amount</u>
Natixis NY	22-Aug-22	19-May-23	270	\$ 1,000,000.00	\$ 972,025.00

Total Commercial Paper

\$ 1,000,000.00 \$ 972,025.00

Total Fixed Income March 31, 2023

\$ 14,210,000.00 \$ 13,853,010.36

CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023

FIXED INCOME PORTFOLIO - Transactions During Quarter

PURCHASES:

<u>Company Name</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Interest Rate</u>	<u>Par Amount</u>	<u>Discount/ Carrying Amount</u>
FFCB	30-Jan-23	26-Jan-28	1822	3.6400%	\$ 245,000.00	\$ 248,936.17
FHLMC	30-Jan-23	15-Sep-25	959	4.0600%	250,000.00	228,062.50
US Treasury	30-Jan-23	31-Jan-27	1462	3.7400%	250,000.00	229,375.00
FHLB	31-Jan-23	11-Dec-26	1410	4.3600%	150,000.00	153,116.70
FNMA	31-Jan-23	17-Nov-25	1021	4.2800%	250,000.00	226,915.00
FHLB	31-Jan-23	01-Dec-25	1035	4.3300%	250,000.00	224,852.50
FHLB	31-Jan-23	30-Dec-26	1429	3.9100%	100,000.00	88,405.00
FHLB	31-Jan-23	14-Oct-26	1352	4.2400%	250,000.00	222,187.50
FHLB	31-Jan-23	14-Oct-26	1352	4.2600%	250,000.00	228,065.00
FHLB	31-Jan-23	28-Oct-27	1731	4.0800%	200,000.00	177,450.00
FHLMC	31-Jan-23	30-Dec-27	1794	4.1000%	255,000.00	218,672.70
US Treasury	31-Jan-23	15-Nov-26	1384	3.8400%	250,000.00	233,896.48
US Treasury	31-Jan-23	30-Nov-27	1764	3.6900%	295,000.00	297,396.88
FFCB	21-Mar-23	21-Mar-28	1827	3.7300%	300,000.00	298,630.80
FFCB	22-Mar-23	14-Feb-28	1790	4.1200%	300,000.00	275,757.00
US Treasury	24-Mar-23	30-Jun-27	1559	3.5600%	300,000.00	296,355.47
US Treasury	24-Mar-23	31-Aug-27	1621	3.5300%	300,000.00	295,054.69
US Treasury	27-Mar-23	15-Aug-26	1237	3.5800%	250,000.00	233,525.39
FHLMC	29-Mar-23	29-Mar-27	1461	3.7300%	250,000.00	251,060.00
US Treasury	30-Mar-23	15-Apr-25	747	4.1100%	300,000.00	291,363.28
US Treasury	31-Mar-23	15-Jan-26	1021	3.9300%	300,000.00	299,566.41

Total Purchases					<u>\$ 5,295,000.00</u>	<u>\$ 5,018,644.47</u>
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MATURITIES:

<u>Company Name</u>	<u>Purchase Date</u>	<u>Maturity Date</u>	<u># of Days</u>	<u>Interest Rate</u>	<u>Par Amount</u>	<u>Discount/ Carrying Amount</u>
Mufg Bank LTD	23-Aug-22	22-Feb-23	183		\$ 600,000.00	\$ 589,203.00
Collateralized Commerci	02-Sep-22	27-Feb-23	178		600,000.00	593,143.33
Toyota Financial Service	12-Sep-22	27-Feb-23	168		800,000.00	785,712.22

Total Maturities					<u>\$2,000,000.00</u>	<u>\$1,968,058.55</u>
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CITY OF MT. PLEASANT
INVESTMENT REPORT
MARCH 31, 2023

INVESTMENT EARNINGS

SUMMARY:

Interest Earned on Fixed Income Maturities:	\$ 31,941.45
Interest on Demand Deposits	158,075.14
Interest on Fixed Income Investments	9,604.94
Investment Fees	(3,389.77)
Interest/Discount Accrual December 31, 2022	(66,300.00)
Interest/Discount Accrual March 31, 2023	81,500.00
Total Interest Earned for Quarter	<u><u>\$ 211,431.76</u></u>

INTEREST EARNINGS BY FUND:

<u>Fund</u>	<u>Quarterly Interest</u>	<u>Year to Date Interest</u>	<u>Original Budget</u>
General	\$101,580	\$101,580	\$ 43,000
Cemetery Trust	1,913	1,913	-
Major Street	10,618	10,618	19,200
Local Street	7,040	7,040	8,250
BRDA	89	89	50
Downtown Special Assessment	944	944	620
TIFA	2,096	2,096	300
Mission Street DDA	9,638	9,638	3,000
Airport	3,715	3,715	2,140
Water Resource Recovery *	36,838	36,838	30,170
Water	27,227	27,227	24,730
Solid Waste	9,032	9,032	9,370
Restricted Donations	702	702	-
	<u><u>\$211,432</u></u>	<u><u>\$211,432</u></u>	<u><u>\$140,830</u></u>

Note: Budget was prepared in June 2022, before several interest rate increases. Budget will be amended in September to reflect current interest rates.

* - budget includes interest on bond issue proceeds not in investment pool

**Mt. Pleasant Planning Commission
Minutes of the Regular Meeting
March 2, 2023**

I. Hoenig called the meeting to order at 7:00 p.m.

Present: Devenney, Friedrich, Haveles, Hoenig, Kingsworthy, Nicholas, Ortman

Absent: Irwin, Liesch

Staff: Manuela Powidayko, Laura Delamater

II. Approval of Agenda:

Motion by Friedrich, support by Haveles to approve the Agenda as presented.

III. Approval of the Minutes:

A. February 2, 2023 Regular Minutes

Motion by Ortman, support by Friedrich to approve the Minutes as presented.

Motion passed unanimously.

IV. Zoning Board of Appeals report for February:

Commissioner Friedrich reported that the Zoning Board of Appeals did not meet in February.

V. Communications:

Powidayko reported that there were no communications to report.

VI. Public Hearings:

A. None.

VII. Site Plan Reviews:

A. None.

VIII. Public Comments:

Hoenig opened the public comment.

Powidayko noted that there were no public comments submitted via email or on Zoom. There being no one else who wished to speak, public comment was closed.

IX. Unfinished Business:

A. None

X. New Business:

A. Annual Report.

Powidayko presented the 2022 annual report to the Planning Commission. It was requested to correct the spelling of Russell street on page 9.

XI. Other:

A. Staff Report

Powidayko reviewed three Site Plan Reviews approved by staff since that last meeting in February.

XII. Adjournment to work session:

Motion by Friedrich, support by Haveles to adjourn to work session.

Motion approved unanimously.

Meeting adjourned to work session at 7:08 p.m.

lkd

**Mt. Pleasant Planning Commission
Minutes of the Work Session Meeting
March 2, 2023**

I. Hoenig called the meeting to order at 7:08 p.m.

Present: Devenney, Friedrich, Haveles, Hoenig, Kingsworthy, Nicholas, Ortman
Absent: Irwin, Liesch

Staff: Manuela Powidayko, Laura Delamater

II. 2023 Work Plan:

Powidayko reviewed a list of potential items to bring forward for further discussion in 2023. Items have been identified by staff, commissioners or community members. The list also included items carried over from 2021 and 2022.

Discussion took place. Due to the complexity of several items, the Planning Commission agreed with selecting up to 8 items and create a two-year work schedule.

The group reached consensus on a list of 8 topics (prioritized in the following order), and staff will create a work session schedule for 2023-2024:

- Zoning for Economic Opportunity (details depend upon the on-going stakeholder outreach and could generate a significant list of map and text changes)
- Ensure that zoning allows for EV chargers and renewable energy sources such as wind and solar
- Special use permit standards for all uses
- Assess which uses that currently require a Special Use Permit could be approved administratively
- Home occupation standards
- Floating overlay district to permit departures from the form-based code for certain auto-oriented or large format uses such as drive-through businesses, gas stations, or big box retailers
 - Required stacking for drive through establishments
- E-commerce fulfillment centers
- Attached Residential rezoning consistent with the Future Land Use Map

III. Adjournment

Motion by Friedrich, support by Haveles to adjourn.

Motion passed unanimously.

Meeting adjourned at 7:30 p.m.

lkd

Minutes of the regular meeting of the City Commission held Monday, April 10, 2023, at 7:00 p.m., in the City Commission Room, 320 W. Broadway St., Mt. Pleasant, Michigan with virtual options.

Mayor Perschbacher called the meeting to order.

The Pledge of Allegiance was recited.

Land Acknowledgement statement was recited.

Commissioners Present: Mayor Amy Perschbacher and Vice Mayor Mary Alsager (7:03p.m.); Commissioners Brian Assmann, Bryan Chapman, Maureen Eke & Boomer Wingard

Commissioners Absent: Liz Busch

Others Present: City Manager Aaron Desentz and City Clerk Heather Bouck

Proclamations and Presentations

Assistant Police Chief Bliss introduced and swore in Mt. Pleasant Police Officer Cole McGregor.

Additions/Deletions to Agenda

Moved by Commissioner Eke and seconded by Commissioner Wingard to approve the Agenda with the removal of Item #8, "Public Hearing To Amend Chapter 110: General Licensing of the Code of Ordinances." Motion unanimously adopted.

Receipt of Petitions and Communications

Received the following petitions and communications:

2. Monthly report on police related citizen complaints received.

Moved by Commissioner Eke and seconded by Commissioner Wingard to approve the following items on the Consent Calendar:

3. Minutes of the regular meeting of the City Commission held March 27, 2023.
4. Resolution authorizing an amendment to the Standard Lighting Contract with Consumers Energy for removing streetlights at no cost to the City at Packard and Pickard (M-20) for MDOT road reconstruction.
5. Budget amendment from the General Fund Assigned Balance for Economic Initiatives in the amount of \$17,500 for downtown visual enhancements.
6. Receive proposed 2024-2029 Capital Improvement Plan and set public hearing for May 22, 2023 on same.
7. Warrants dated March 29, and April 6, 2023 all totaling \$296,313.07.

Motion unanimously adopted.

City Manager Desentz gave a presentation on 2024 Goals and Objectives. No action taken. Request by Commission to add language on diversity and inclusion.

Downtown Development Director Sponseller gave a presentation on the 2023 downtown strategic plan.

Moved by Commissioner Eke and seconded by Commissioner Assmann to adopt the proposed downtown master plan. Motion unanimously adopted.

Moved by Commissioner Chapman and seconded by Commissioner Eke to set a public hearing for Monday, April 24, 2023 at 7:00 p.m. on the Public Gathering Spaces Initiative grant proposal as required by the Michigan Economic Development Corporation (MEDC). Motion unanimously adopted.

Moved by Commissioner Eke and seconded by Commissioner Assmann to approve the Broadway Central concept as proposed for 2023 and allow staff to engage in discussions with business owners on the expansion of outdoor seating opportunities. Motion unanimously adopted.

Announcements on City-Related Issues and New Business

Commissioner Eke encouraged visiting the 3rd Floor of the CMU Library to view the display of student posters depicting Genocide.

Commissioner Wingard announced that April 21st is a trap event for the Central Cat Coalition. More information can be found at centralcatcoalition.org.

Commissioner Chapman stated the Care Store has fundraising raffle tickets available for \$20.00 each.

Public Comment on Agenda and Non-Agenda Items

Chief Lauria phoned in to the meeting to express his congratulations to Officer McGregor.

Moved by Commissioner Eke and seconded by Commissioner Wingard to adjourn the meeting at 8:12 p.m. Motion unanimously adopted.

Amy Perschbacher, Mayor

Heather Bouck, City Clerk

Memorandum



TO: Aaron Desentz, City Manager

FROM: Mary Ann Kornexl, Finance Director

CC: Heather Bouck, City Clerk
Jason Moore, Public Works Director

DATE: April 13, 2023

SUBJECT: Enhanced Access to Public Records

On June 24, 2002 the City Commission adopted an Enhanced Access to Public Records Policy and fees. The policy is adopted under the State of Michigan "Enhanced Access to Public Records Act". This allows for the City to protect electronic databases that have been developed with taxpayer funds. The act allows the City to establish fees for the sale of the digital information rather than the standard FOIA fees.

Our policy needs upgrading for databases that we have added. Also, we no longer maintain voter registration information, the State of Michigan does in the state qualified voter files.

The fee resolution has been updated for the increase in costs since 2002 and the databases available.

Requested Action

We request the City Commission approve the updated policy and the fee resolution attached.

City of Mt. Pleasant

ENHANCED ACCESS TO PUBLIC RECORDS POLICY

This policy is established pursuant to the authority of the Enhanced Access to Public Records Act, 1996 P.A. 462.

1. DEFINITIONS

- A. “Enhanced access” means a public record’s immediate availability for public inspection, purchase or copying by digital means. Enhanced access does not include transfer of ownership of a public record.
- B. “Geographical information system” means an informational unit or network capable of producing customized maps based upon a digital representation of geographical data.
- C. “Person” means that term as defined in Section 2 of the Freedom of Information Act, Act No. 442 of the Public Acts of 1976, being Section 15.232 of the Michigan Compiled Laws.
- D. “Public Body” means that term as defined in Section 2 of the Freedom of Information Act, Act No. 442 of the Public Acts of 1976, being Section 15.232 of the Michigan Compiled Laws.
- E. “Public Record” means that term as defined in Section 2 of the Freedom of Information Act, Act No. 442 of the Public Acts of 1976, being Section 15.232 of the Michigan Compiled Laws.
- F. “Software” means that term as defined in Section 2 of the Enhanced Access to Public Records Act, Act No 462 of the Public Acts of 1996, being Section 15.442 of the Michigan Compiled Laws.

2. AUTHORIZATION

- A. Pursuant to 1996 P.A. 462, all City of Mt. Pleasant Departments may provide enhanced access for the inspection, copying, or purchasing of a public record that is not confidential or otherwise exempt by law from disclosure, but only to the extent that the City Commission extends the coverage of this policy to a specific public record by adopting a fee schedule for the public record. [Sec. 3(1)(a); Sec. 3(3)].
- B. This policy does not require a public body to provide enhanced access to any specific public record. [Sec. 3(6)].
- C. City elected officials, division directors, department heads, agencies, boards, and commissions legally responsible for the creation, preparation, ownership, custody,

control, maintenance, preservation, guardianship, retention, possession or use of a public record shall select which public records may be made available through enhanced access.

- D. Principles and policies to be considered in determining which public records shall be made available through enhanced access include, but are not limited to the following:
1. Management principles applied to information resources should be the same as those applied to other government resources.
 2. Elected officials, division directors, department heads, agencies, boards, commissions, and other city public bodies legally responsible for the creation, preparation, ownership, custody, control, maintenance, preservation, guardianship, retention, possession or use of a public record have the responsibility, authority and accountability for the management of public record information.
 3. Information resources investments must be driven by legal, programmatic and governmental requirements.
 4. Mt. Pleasant City Government, in trust for the people of Mt. Pleasant, has a duty to ensure ownership of information products and city created intellectual property is protected and maintained.

3. **FEES**

- A. It is the policy of the City of Mt. Pleasant to charge a reasonable fee, as set from time to time by resolution of the City Commission, for providing enhanced access to a public record. [Sec. 3(1)(b)].
- B. It is the policy of the City of Mt. Pleasant to charge a reasonable fee for providing access to:
- (i) A geographical information system.
 - (ii) The output from a geographical information system.
 - ~~(ii)~~ (iii) Other electronic databases
- C. “Reasonable Fee” means a charge calculated to enable the City of Mt. Pleasant to recover over time only those operating expenses directly related to the public body’s provision of enhanced access.
- D. “Operating expenses” includes, but is not limited to, a public body’s direct cost of creating, compiling, storing, maintaining, processing, upgrading, or enhancing information or data in a form available for enhanced access, including the cost of computer hardware and software, systems development, employee time, and the actual cost of supplying the information or record in the form requested by the purchaser.

- E. The City Commission shall extend the coverage of this policy to a specific public record by adopting, by resolution, a fee schedule for that public record.
- F. Except as otherwise provided by act or statute or this policy, all persons shall be charged the reasonable fee approved by the City Commission for enhanced access to a public record or for access to a geographical information system or the output from a geographical information system.
- G. All persons purchasing enhanced access data agree not to sell the information to a third party without the approval of the City of Mt. Pleasant.
- H. The City may provide another public body with access to or output from its geographical information system for the official use of that other public body, without charging a fee to that other public body, if the access to or output from the system is provided in accordance with a written intergovernmental agreement, and with MCL 15.443.
- I. The coverage of the Enhanced Access to Public Records Policy of the City of Mt. Pleasant is hereby extended to apply to the enhanced access for the following public records:

- GIS map layers
- BS&A Database
- Cemetery Database
- ESO Database
- ~~Street centerline~~
- ~~Sanitary sewer~~
- ~~Storm sewer~~
- ~~Water main~~
- ~~Sidewalk~~
- ~~Building footprints~~
- ~~Addresses~~
- ~~Trees~~
- ~~Parcel~~
- ~~Zoning~~
- ~~Assessor's parcel data~~

4. DISCLAIMER

- A. Recipients of access or enhanced access receive all information "AS IS". The City of Mt. Pleasant, its officers, officials, employees, agents, volunteers, contractors or its public bodies, make no warranties of any kind, including but not limited to warranties of relative or positional accuracy, errors of omissions, commission content of the data, fitness for a particular purpose, or of a recipient's right of use. Recipients are solely responsible for investigating, resisting, litigating and settling such complaints, including payment of any

damages or costs, unless the City Commission by resolution, elects to participate in the process at the City's expense.

- B. Except for the City Commission, by resolution, no officer, official, employee, agent, volunteer, contractor or other person or public body may make any representation or warranty on behalf of the City or one of its public bodies.

City of Mt. Pleasant

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- ESO Database

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- B. Except for the City Commission, by resolution, no officer, official, employee, agent, volunteer, contractor or other person or public body may make any representation or warranty on behalf of the City or one of its public bodies.

WHEREAS, pursuant to the authority of the Enhanced Access to Public Records Act, 1996 P.A.462, the City Commission adopted an “Enhanced Access to Public Records Policy” on _____; and

WHEREAS, the City Commission shall extend the coverage of this policy to specific public record by adopting, by resolution, a fee schedule for enhanced access to a public record;

NOW, THEREFORE, BE IT RESOLVED, that the following schedule of fees for GIS products and services be approved, effective immediately:

Printed Maps

Standard color maps – 24” x 36” - ~~\$15.00~~25.00/system

Parcel maps – ¼ section x ¼ section map set - \$1,500.00

Additional system maps printed on ¼ section x ¼ section base map - \$200/system

Digital Maps

Parcel map -~~\$1,000~~ 2,000

Additional map layers -~~\$500~~1,000/system

Specialized custom maps - ~~\$35~~65.00/hour with a minimum charge of ~~\$100~~200.00.

NOW, THEREFORE, BE IT FURTHER RESOLVED, that the following schedule of fees for other electronic databases maintained by the City, such as BS&A, Cemetery & ESO, be approved, effective immediately:

Parcel data (city wide) ~~\$1,000~~1,500.00

Additional systems \$ ~~250~~1,000/system

WHEREAS pursuant to the authority of the Enhanced Access to Public Records Act, 1996 P.A.462, the City Commission adopted an “Enhanced Access to Public Records Policy” on _____; and

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Parcel maps – ¼ section x ¼ section map set – 1,500.00

Additional system maps printed on ¼ section x ¼ section base map -\$200/system

Digital Maps

Parcel map -\$2,000

Additional map layers -\$1,000/system

Specialized custom maps - \$65.00/hour with a minimum charge of \$200.

NOW, THEREFORE, BE IT RESOLVED, that the following schedule of fees for other electronic data bases maintained by the City, such as BS&A, Cemetery & ESO, be approved, effective immediately:

Parcel data (city wide)	\$1,500.00
Additional systems	\$1,000/system

CHECK REGISTER FOR CITY OF MT PLEASANT
CHECK DATE FROM 4/07/2023 THRU 4/20/2023

Check Date	Vendor Name	Description	Amount
Bank COMM COMMON CASH			
04/14/2023	CITY TREASURER - UTILITIES	UTILITIES	\$3,157.84
04/20/2023	21ST CENTURY MEDIA - MICHIGAN	CONTRACT SVCS	1,293.00
04/20/2023	21ST CENTURY MEDIA - MICHIGAN	CONTRACT SVCS	2,857.08
04/20/2023	AARON DESENTZ	REIMBURSEMENT	18.00
04/20/2023	ABC FASTENER GROUP, INC	SUPPLIES	151.02
04/20/2023	AIMEE MURPHY	REIMBURSEMENT	50.00
04/20/2023	ALMA TIRE SERVICE INC	SUPPLIES/VEHICLE MAINT	147.44
04/20/2023	AMERICAN LEGAL	CONTRACT SVCS	115.80
04/20/2023	AMY SMITH	REFUND	29.84
04/20/2023	ASSMANN'S INC	CONTRACT SVCS	2,048.41
04/20/2023	BELL EQUIPMENT COMPANY	SUPPLIES	300.51
04/20/2023	BILL'S CUSTOM FAB, INC	CONTRACT SVCS	150.00
04/20/2023	BIO-CARE, INC	CONTRACT SVCS	5,756.75
04/20/2023	BOUND TREE MEDICAL, LLC	SUPPLIES	179.04
04/20/2023	BROWN & BROWN OF CENTRAL MI	ADMIN COSTS	11,875.00
04/20/2023	BUSINESS CONNECTIONS, INC.	CONTRACT SVCS	95.00
04/20/2023	CAMERON SMITH	REIMBURSEMENT	68.12
04/20/2023	CARMEUSE AMERICAS	CHEMICALS	6,815.00
04/20/2023	CARMICHAEL, TIMOTHY	REFUND	9.00
04/20/2023	CDW GOVERNMENT, INC	SUPPLIES	8,805.12
04/20/2023	CENTRAL CONCRETE INC	SUPPLIES	116.16
04/20/2023	CENTRAL MICH UNIV - MAILROOM	POSTAGE/HANDLING	6,306.41
04/20/2023	CENTRAL MICHIGAN UNIVERSITY	CONTRACT SVCS	735.00
04/20/2023	CENTRAL MICHIGAN UNIVERSITY	CONTRACT SVCS	183.00
04/20/2023	CENTRAL MICHIGAN UNIVERSITY	CONTRACT SVCS	183.00
04/20/2023	CENTURYLINK	COMMUNICATIONS	10.53
04/20/2023	CHARTER TOWNSHIP OF UNION	UTILITIES	342.72
04/20/2023	CINTAS CORP	SUPPLIES/CONTRACT	496.96
04/20/2023	CINTAS CORP	SUPPLIES/CONTRACT	76.32
04/20/2023	CITY TREASURER-CONTR RETAINAGE	CONTRACT SVCS	26,682.11
04/20/2023	COMMERCE CONTROLS INCORPORATED	CONTRACT SVCS	1,120.00
04/20/2023	CONSUMERS ENERGY	UTILITIES	37,324.94
04/20/2023	COYNE OIL CORPORATION	FUEL	7,675.62
04/20/2023	CPSM	CONTRACT SVCS	19,904.00
04/20/2023	ELECTIONSOURCE	SUPPLIES	36.00
04/20/2023	F & K TREE SERVICE & STUMP REMOVAL	CONTRACT SVCS	4,600.00
04/20/2023	FERGUSON WATERWORKS #3386	METER REPLACEMENT	2,038.70
04/20/2023	FIDELITY SECURITY LIFE INSURANCE CO	OPTICAL INSURANCE PREMIUMS	1,259.10
04/20/2023	GALLS, LLC	UNIFORMS	335.54
04/20/2023	GRAINGER	SUPPLIES	776.00
04/20/2023	GRANGER	CONTRACT SVCS	76.68
04/20/2023	GREEN SCENE LANDSCAPING, INC.	CONTRACT SVCS	2,400.00
04/20/2023	HANSONS WINDOWS	REFUND	6.00

CHECK REGISTER FOR CITY OF MT PLEASANT
CHECK DATE FROM 4/07/2023 THRU 4/20/2023

Check Date	Vendor Name	Description	Amount
Bank COMM	COMMON CASH		
04/20/2023	HCC LIFE INS. CO	ADMIN - STOP LOSS INS	21,788.81
04/20/2023	HIRERIGHT	CONTRACT SVCS	215.45
04/20/2023	HYDROCORP, INC.	INSPECTION/REPORTING SVCS	4,829.50
04/20/2023	INFOSEND, INC	CONTRACT SVCS	3,101.17
04/20/2023	I-RIDE	CONTRACT SVCS	14.00
04/20/2023	ISABELLA WEALTH	REFUND	72.07
04/20/2023	JASMINE EICHINGER	REFUND	460.00
04/20/2023	JOHNSON & WOOD	CONTRACT SVCS	3,575.52
04/20/2023	JOHNSON DOOR & CENTRAL VAC INC.	CONTRACT SVCS	258.00
04/20/2023	JOSEPH M DAY COMPANY INC	CONTRACT SVCS	1,358.71
04/20/2023	KINETICO WATER SYSTEMS	CONTRACT SVCS	375.00
04/20/2023	KIRBERG, UWE	REFUND	54.94
04/20/2023	KYLE KEEHBAUCH	REIMBURSEMENT	30.00
04/20/2023	LANSING SANITARY SUPPLY, INC.	SUPPLIES	417.60
04/20/2023	LAURA FOX	REIMBURSEMENT	18.40
04/20/2023	LOGOS GALORE/MORDICA SALES	UNIFORMS	148.00
04/20/2023	MANNIK SMITH GROUP	CONTRACT SVCS	1,504.85
04/20/2023	MCDOWELL & ASSOCIATES	CONTRACT SVCS	4,630.00
04/20/2023	MCLAREN CORPORATE SERVICES	CONTRACT SVCS	813.00
04/20/2023	METRON-FARNIER, LLC	METER REPLACEMENT	828.00
04/20/2023	MICHIGAN CAT	SUPPLIES	104.48
04/20/2023	MIDLAND DAILY NEWS	CONTRACT SVCS	394.40
4/20/2023	MID-MICHIGAN INDUSTRIES	CONTRACT SVCS	8,170.70
04/20/2023	MI-MAUI	MMA FOR UTILITIES	1,105.00
04/20/2023	MITCHELL WAGONER	REFUND	5,000.00
04/20/2023	MOREY'S LOGO	CAPITAL ACQUISITIONS	1,464.00
04/20/2023	MOTOROLA SOLUTIONS, INC.	COMMUNICATIONS	729.00
04/20/2023	MT PLEASANT KIWANIS CLUB	DUES	124.00
04/20/2023	MT PLEASANT ROTARY CLUB	DUES	156.00
04/20/2023	MT. PLEASANT ABSTRACT	REFUND	80.63
04/20/2023	MT. PLEASANT PUBLIC SCHOOLS	CONTRACT SVCS	161.67
04/20/2023	MWEA	TRAINING	170.00
04/20/2023	NCL OF WISCONSIN	CHEMICALS	457.02
04/20/2023	NYE UNIFORM COMPANY	UNIFORMS	2,467.62
4/20/2023	OFFICE DEPOT	SUPPLIES	803.32
4/20/2023	OHM ADVISORS	CONTRACT SVCS	740.75
4/20/2023	ON DUTY GEAR, LLC	SUPPLIES	316.87
4/20/2023	PHOENIX SAFETY OUTFITTERS	SUPPLIES	282.65
4/20/2023	PREIN & NEWHOF	CONTRACT SVCS	265.00
04/20/2023	PRO COMM, INC	COMMUNICATIONS	2,130.00
04/20/2023	RCL CONSTRUCTION CO. INC	CONTRACT SVCS	240,138.98
4/20/2023	ROBBIN HARSH EXCAVATING, INC.	REFUND	55.00
4/20/2023	ROMANOW BUILDING SERVICES	CONTRACT SVCS	6,590.28

CHECK REGISTER FOR CITY OF MT PLEASANT
CHECK DATE FROM 4/07/2023 THRU 4/20/2023

Check Date	Vendor Name	Description	Amount
Bank COMM COMMON CASH			
4/20/2023	SCARBROUGH, DUSTY	REFUND	15.88
4/20/2023	STATE OF MICHIGAN	CONTRACT SVCS	30.00
4/20/2023	STEPHANIE CANUTE	REFUND	1,120.00
4/20/2023	STERICYCLE, INC.	CONTRACT SVCS	285.06
4/20/2023	SUNRISE ASSESSING SERVICES, LLC	CONTRACT SVCS	7,955.00
4/20/2023	SUSAN SWITZER	REFUND	57.50
4/20/2023	SUSANNE GANDY	REIMBURSEMENT	63.00
4/20/2023	T.H. EIFERT, LLC	CONTRACT SVCS	17,450.00
4/20/2023	TIMOTHY MIDDLETON	REIMBURSEMENT	237.11
4/20/2023	TRACE ANALYTICAL LABORATORIES, INC.	CONTRACT SVCS	552.25
4/20/2023	TROJAN TECHNOLOGIES	SUPPLIES	877.49
4/20/2023	UNIFIRST CORPORATION	CONTRACT SVCS	182.64
4/20/2023	VANCE OUTDOORS, INC.	TRAINING	3,018.70
4/20/2023	VERIZON CONNECT NWF, INC.	CONTRACT SVCS	210.47
4/20/2023	VREDEVELD HAEFNER LLC	CONTRACT SVCS	17,500.00
4/20/2023	WATKINS ROSS & CO	CONTRACT SVCS	2,200.00
4/20/2023	WAVETRONIX	CONTRACT SVCS	3,598.75
4/20/2023	WILLIAMS & WORKS	CONTRACT SVCS	2,000.00
4/20/2023	WOMEN'S AID SERVICES	CONTRACT SVCS	6,674.40
4/20/2023	YEO & YEO CONSULTING, LLC	CONTRACT SVCS	2,575.00
COMM TOTALS:			
Total of 106 Checks:			\$539,610.40
Less 0 Void Checks:			0.00
Total of 106 Disbursements:			<u>\$539,610.40</u>

Memorandum



TO: Aaron Desentz, City Manager

FROM: Michelle Sponseller, Downtown Development Director

CC: William Mrdeza, Community Services & Economic Development Director
Mary Ann Kornexl, Director of Financial Services and Treasurer

DATE: April 11, 2022

SUBJECT: 2023 Public Gathering Spaces Initiative Grant Application – Town Center Civic Space

The Downtown Development Department is intending to apply for a Michigan Economic Development Corporation (MEDC) “Public Gathering Spaces Initiative” grant for the proposed Town Center Civic Space Project. The state requires applicants to hold a public hearing on their application and pass a resolution as part of the completed grant package.

Highlights of the grant application include:

- \$710,000 City match for the reconstruction cost of the parking lot #3 (Town Center);
- Grant request for \$1,568,462 for enhancements to the basic parking lot reconstruction which includes an expansion of universally accessible green space to activate town center for a public gathering/event space area, along with related electrical enhancements, EV charging stations and public bathrooms. A detailed breakdown of the cost estimates are listed below.

The pursuit of grants continues to be a resource to help provide additional funds for capital projects. Staff looks at upcoming projects and analyzes the best funding opportunities for our proposed projects.

The application deadline for the Public Gathering Spaces grant is April 28th and awards are announced in August of 2023.

Staff is requesting the attached resolution be approved after holding the public hearing.

REQUESTED ACTION

Staff requests that the City Commission holds the Public Gathering Spaces Initiative grant public hearing on April 24 and approve the following resolution as required by the MEDC.

ATTACHMENTS

- Estimates of base parking lot reconstruction
- Resolution for Public Gathering Spaces Initiative grant
- Town Center Visuals
 - Base parking lot image,
 - Option 1 layout for parking lot reconstruction with limited amenities,
 - Option 2 (PGSI grant) layout for parking lot reconstruction with enhancements and amenities.

Memorandum



Estimated Cost Breakdown

	Parking Lot Reconstruction (no change to green space, no amenities)	Option 1*	Option 2*
Parking Spaces			
Parking Lot (currently 85 spaces)	72	92	92
On-Street (currently no spaces)	0	0	11
Overall net spaces	-13	+7	+18
Civic Space			
Civic Space (currently 2,900 sq ft)	2,900 sq ft	13,000 sq ft	13,000 sq ft
Cost Estimates			
Base parking lot reconstruction	\$710,000	\$710,000	\$710,000
Amenities 1			
Remove Mosher, additional parking/green space		\$353,060	\$353,060
Electrical upgrade		\$40,000	\$40,000
Electric car charging station (1)		\$35,000	\$35,000
Amenities 2			
Labor costs increase due to Davis-Bacon** prevailing wage requirement			\$156,977
Additional on-street parking spaces			\$315,800
Universally accessible sidewalk and table areas			\$30,000
Electrical car charging stations (2 additional)			\$70,000
Pedestrian lights (2 additional)			\$14,000
Universally accessible bathrooms			\$553,625
Estimated Total	\$710,000	\$1,138,060	\$2,278,462

* Options 1 and 2 include closing the 1-block stretch of Mosher, constructed in 1973 to bypass downtown, and will not affect the emergency response time to Riverview apartments.

** The Davis-Bacon prevailing wage requirement is a federal law that mandates that contractors and subcontractors on federally funded construction projects must pay their workers at least the prevailing wage rates and fringe benefits for corresponding work in the same geographic area where the project is located.

ARPA Committed Funds

2% and/or Additional ARPA

Public Gathering Spaces Initiative Grant

AUTHORIZING RESOLUTION

WHEREAS, the Michigan Strategic Fund has invited Units of General Local Government to apply for its Public Gathering Spaces Initiative (PGSI) Competitive Funding Round; and

WHEREAS, the City of Mt. Pleasant desires to request \$1,568,462 in CDBG funds for a Town Center Civic Space project; and

WHEREAS, the City of Mt. Pleasant commits local funds from its General Fund in the amount of \$710,000; and

WHEREAS, the proposed project is consistent with the local Community Development Plan as described in the Application; and

WHEREAS, the proposed project will benefit all residents of the project area and 63.57 percent of the residents of the City of Mt. Pleasant are low and moderate income persons as determined by census data provided by the U.S. Department of Housing and Urban Development OR an income survey approved by the Michigan Economic Development Corporation; and

WHEREAS, local funds and any other funds to be invested in the project have not been obligated/incurred and will not be obligated/incurred prior to a formal grant award, completion of the environmental review procedures and a formal written authorization to obligate/incur costs from the Michigan Economic Development Corporation.

NOW, THEREFORE, BE IT RESOLVED that the City of Mt. Pleasant hereby designates Amy Perschbacher, Mayor as the Environmental Review Certifying Officer, the person authorized to certify the Michigan CDBG Application, the person authorized to sign the Grant Agreement and payment requests, and the person authorized to execute any additional documents required to carry out and complete the grant.

Base Parking Lot Images



Aerial view from 1 Mosher (Riverview Apartments), looking southeast.



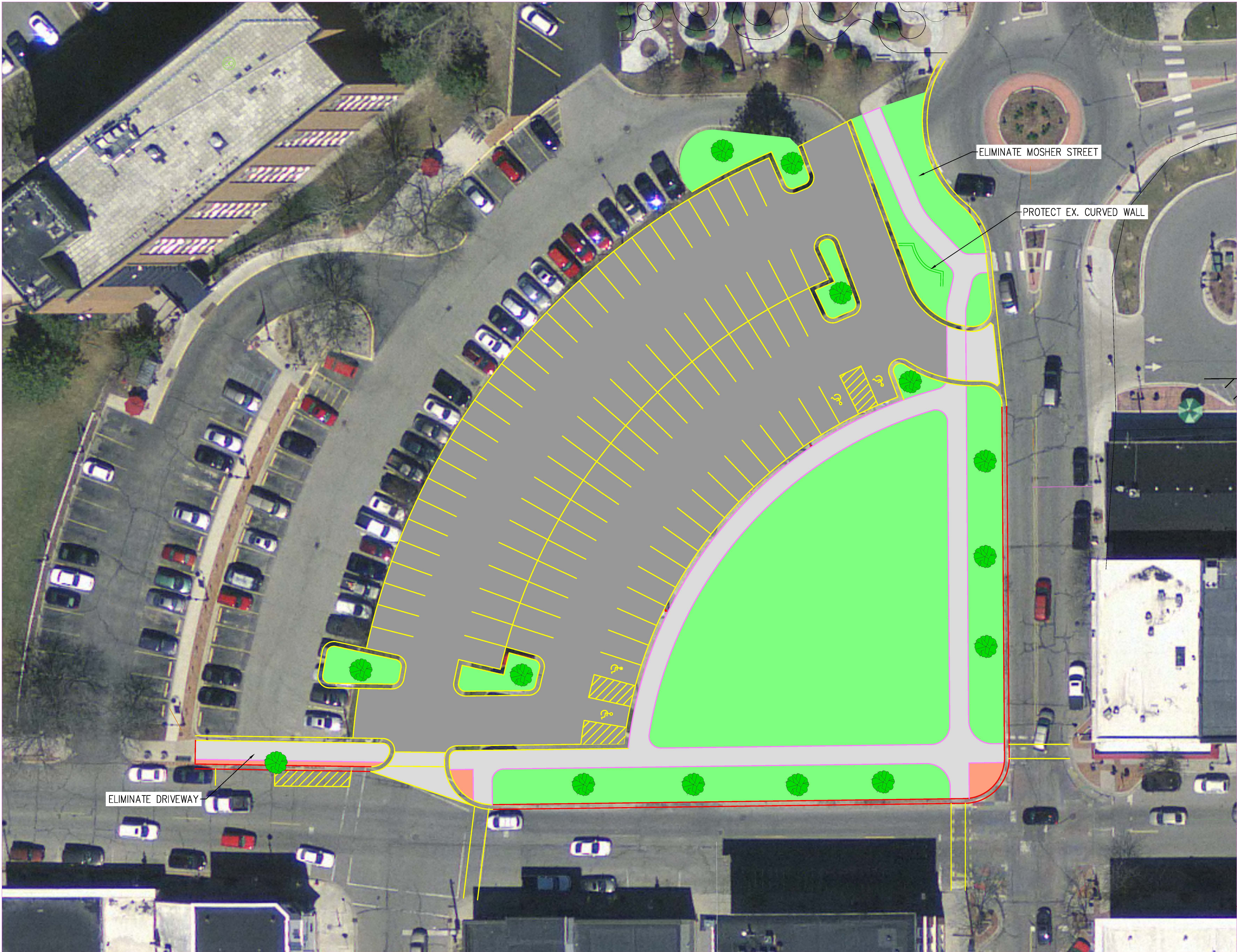
View from corner of Main and Broadway, looking northwest.



View from corner of Mosher and Main, immediately south of roundabout, looking south.



View from corner of Mosher and Broadway, looking northeast.



0'40'20'60'

Scale 1" = 20'

LEGEND

SOIL BORING LOCATION

SANITARY MANHOLE

STORM MANHOLE

TREE

WATER SHUT OFF VALVE

FIRE HYDRANT

CURB STOP

CATCH BASIN

TRAFFIC CONTROL SIGN

LIGHT POLE

PROPOSED ASPHALT

PROPOSED CONCRETE

PROPOSED GRASS

PROPOSED STAMPED AND COLORED CONCRETE

NORTH

85 PARKING SPACES REMOVED
92 NEW PARKING SPACES
(INCLUDES 4 BARRIER FREE SPACES)
7 SPACES ADDED

CALL MISS DIG
BEFORE DIGGING UNDERGROUND OR
WORKING NEAR OVERHEAD WIRES,
CALL MISS DIG AT LEAST 3 BUSINESS
DAYS IN ADVANCE OF STARTING YOUR
PROJECT. (800) 482-7171
IT'S THE LAW

CITY OF MOUNT PLEASANT
DIVISION OF PUBLIC WORKS
1303 N. FRANKLIN ST.
MT. PLEASANT, MICHIGAN 48858
(989)-779-5401
WWW.MT-PLEASANT.ORG

PLAN CONCEPT

2023 PARKING LOT 3 RECONSTRUCTION

DESIGN BY: ST
DRAWN BY: ST
CHECKED BY: BB
APPROVED BY: JZ

CONSTRUCTED
DATE OF PLAN
SCALE: 1"=20'
SHEET 1 OF 1 SHEETS

REVISIONS

DATE/INITIALS

CONTROL SECT.

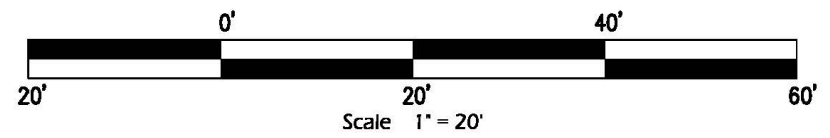
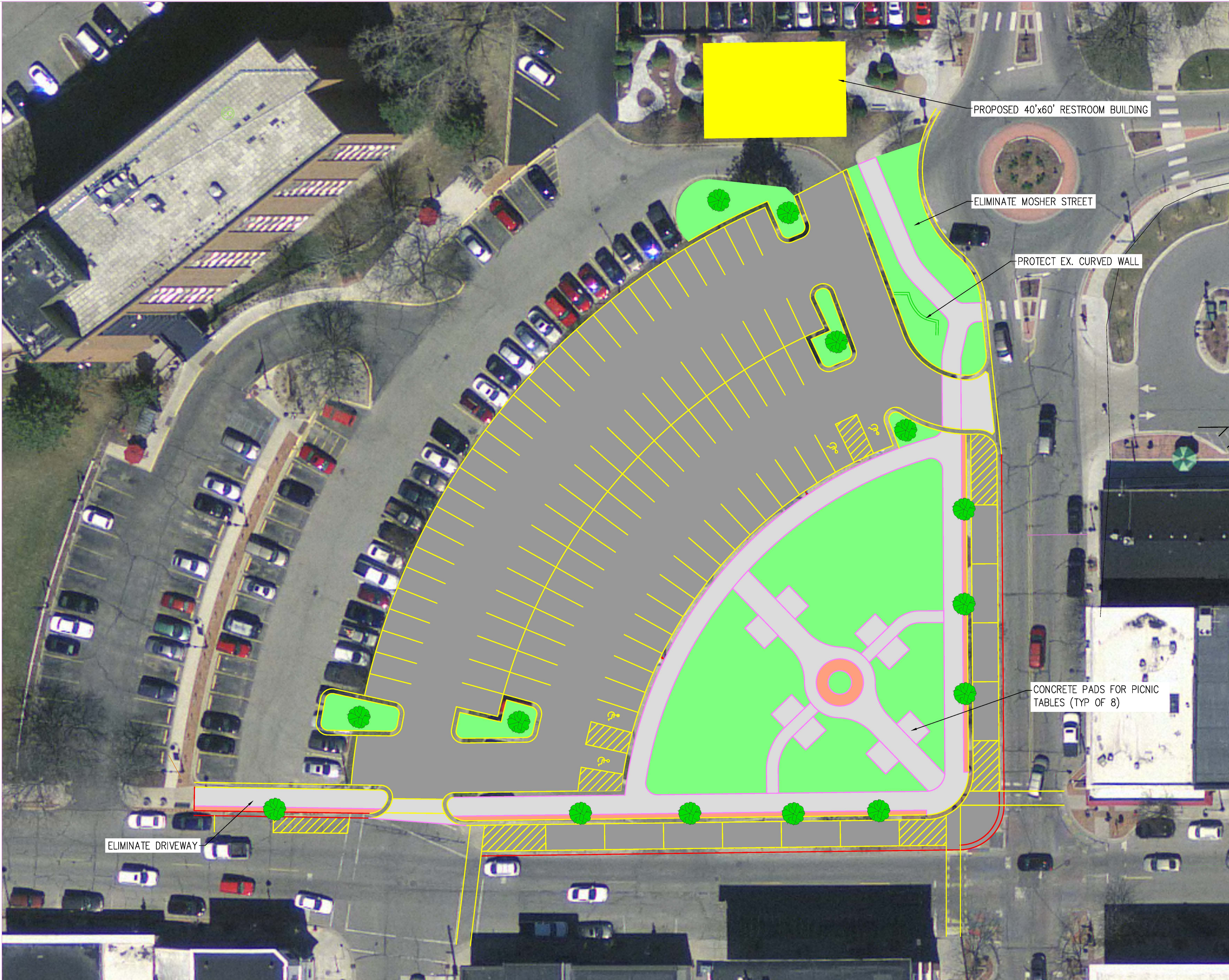
JOB NO.

FED. PROJECT

FED. ITEM NO.

PLOT DATE: SDATE\$

DRAWING PATH: FED. ITEM NO. FED. PROJECT: JOB NO. CONTROL SECTION: 2023 PARKING LOT 3 RECONSTRUCTION



LEGEND

- SOIL BORING LOCATION
 - SANITARY MANHOLE
 - STORM MANHOLE
 - TREE
 - WATER SHUT OFF VALVE
 - FIRE HYDRANT
 - CURB STOP
 - CATCH BASIN
 - TRAFFIC CONTROL SIGN
 - LIGHT POLE
-
- PROPOSED ASPHALT
 - PROPOSED CONCRETE
 - PROPOSED GRASS
 - PROPOSED STAMPED AND COLORED CONCRETE

85 PARKING SPACES REMOVED
92 NEW PARKING SPACES
(INCLUDES 4 BARRIER FREE SPACES)
7 SPACES ADDED

11 ADDITIONAL SPACES WITH
ON-STREET PARKING ADDITIONS
ON MAIN AND BROADWAY AS
SHOWN

CALL MISS DIG
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WORKING NEAR OVERHEAD WIRES,
CALL MISS DIG AT LEAST 3 BUSINESS
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DIVISION OF PUBLIC WORKS
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MT. PLEASANT, MICHIGAN 48858
(989) 779-5401
WWW.MT-PLEASANT.ORG

**PLAN CONCEPT
2023 PARKING LOT 3 RECONSTRUCTION**

DESIGN BY: ST
DRAWN BY: ST
CHECKED BY: BB
APPROVED BY: JZ

CONSTRUCTED
DATE OF PLAN **JANUARY 2023**
SCALE: 1"=20'
SHEET **1** OF **1** SHEETS

REVISIONS _____ DATE/INITIALS _____

CONTROL SECT.	JOB NO.	FED. PROJECT	FED. ITEM NO.

PLOT DATE: \$DATES\$

DRAWING PATH: _____ FED. ITEM NO. _____ FED. PROJECT: _____ JOB NO.: _____ CONTROL SECTION: _____ 2023 PARKING LOT 3 RECONSTRUCTION

2024 City Commission Goal Statements:

Goal #1: Maintain Stable and Financially Responsible Operations

- Complete required landfill remediation efforts
- Prepare a climate change preparedness plan
- Adopt best practices in asset management
- Look for ways to cut down or find ways to compensate for services provided to non-city customers without payment
 - Identify services provided to non-city taxpayers without payment and look for ways to reduce impact on city taxpayers
- Monitor the City's tax base and develop interventions to stabilize

Goal #2: Continue Positive and Productive Relationships with Community Partners and Residents/Businesses

- Create a workforce development program in partnership with Gratiot Isabella Technical Education Center (GI TEC) — CMU & Mid-Michigan
- Renew the City's Redevelopment Ready Communities Certification

Goal #3: Provide Safe Accommodations for pedestrians and Bicyclists

- Expand walkability in Mt. Pleasant
- Identify grants and partners to expand MMPGKB Trail and increase signage on trail

Goal #4: Create a Community Friendly Space in our Downtown Area

- Create a community friendly green space in the downtown area

Goal #5: Provide a Great Parks System and Expand our Sports, Events, and Recreation Offerings

- Upgrade and add universal access to Chipp-A-Waters Park playground structure
- Create recreation programs identified in the recreation needs assessment

Goal #6 Create a Sense of Place by Promoting the "Meet Here" Branding and Working to Become a Cool Destination

- Promote that Mt. Pleasant is centrally located
- Work with community partners to support an event that brings more people to Mt. Pleasant
- Continue to monitor the analytics on our communication channels and make sure our information stays fresh and relevant.
- Maintain a city government where diversity, equity, inclusion, and belonging are internalized in systems and culture

Goal #7: Address the Housing Market Demands in Our Community, Including Home Ownership Opportunities

- Monitor and evaluate the performance of our PILOT and NEZ programs

Goal #8: Maximize Economic Viability on Mission Street

- Engage stakeholders in future development options for the corridor
- Determine interest in continuing the DDA and TIFA Districts beyond 2025

Goal #9: Prepare Mt. Pleasant Center for Future Development Opportunities

- Consider long-term development options for former Mt. Pleasant Center property



Mt. Pleasant

[meet here]

Capital Improvement Plan
2024-2029

Presentation Overview

- Changes From Prior Plan
- Details of 2024 Projects
- Summary of 2025-2029 Projects
- Next Steps

Characteristics of CIP Project

- At least \$20,000
- Projects spanning several years

Capital Improvement Plan Changes

- ARPA Funds
- Project Reprioritization

Sources for Planning

- City Commission Goals
- Master Plan
- Parks & Recreation Master Plan
- Tax Capture District Plans
- Paser Ratings
- Sidewalk/Alley Inventory

Cash Flow Projections

Pages 3 – 10

- Affordability
- Reserve Needs
- Grants/Donations

Buildings \$244,000

2024 Projects	Page	Amount	Funding
Apparatus Bay Floors (DPS)	13	\$38,000	CI
Masonry Screen Wall Repair (DPS)	16	56,000	CI
Network Switches	17	150,000	CI



Mt. Pleasant
[meet here]

Downtown \$1,358,000

2024 Projects	Page	Amount	Funding
Alleyway Renovations	27	\$178,000	CI/SA
Downtown Improvement Program	29	30,000	CI
Parking Lot Renovations	31	12,000	CI
Placemaking	34	1,138,000	GR



Mt. Pleasant
[meet here]

Economic Development \$60,000

2024 Projects	Page	Amount	Funding
Traffic & Pedestrian Safety – Mission Street	43	\$698,000	DDA/MDOT



Mt. Pleasant
[meet here]

Parks \$1,998,000

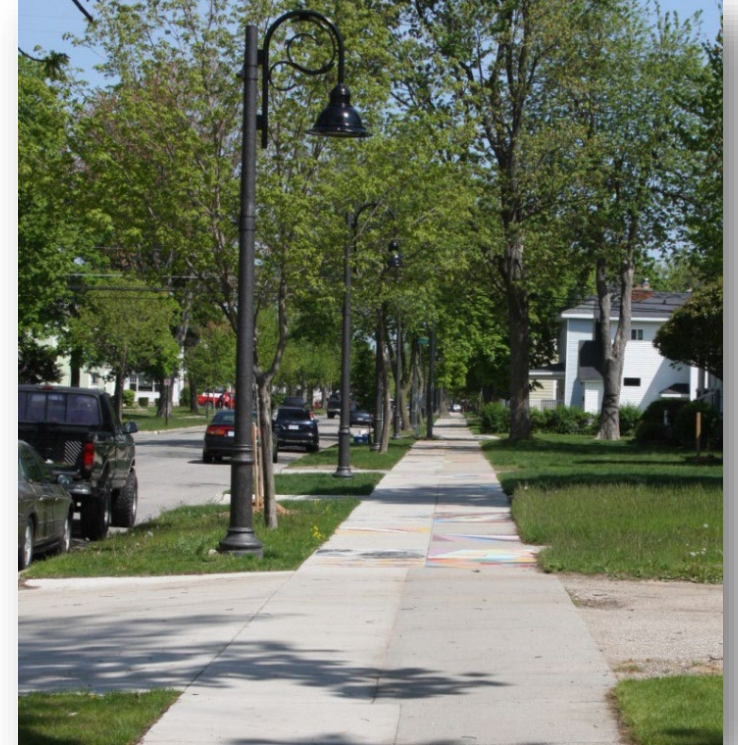
2024 Projects	Page	Amount	Funding
Chippewa River Bank Protection	47	\$500,000	CI/GR
Medium Size Project	50	52,000	CI/GR
Mid-Michigan/GKB Pathway Connections	52	1,300,000	CI/GR/DO
Playground Equip & Universal Access	55	38,000	CI/GR/DO
Park Roads, Lots & Trails	57	108,000	CI/GR



Mt. Pleasant
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Public Works \$365,000

2024 Projects	Page	Amount	Funding
Sidewalk Replacement	62	\$150,000	MS
Storm Sewer Improvements	64	215,000	MS/LS



Mt. Pleasant
[meet here]

Airport \$1,518,000

2024 Projects	Page	Amount	Funding
Runway 9/27 Rehabilitation	71	\$218,000	FG/SG/AF
Taxiway A Rehabilitation	73	1,300,000	FG/SG/AF



Mt. Pleasant
[meet here]

Local Street \$537,000

2024 Projects	Page	Amount	Funding
Resurfacing/Reconstruction	77	\$537,000	LS



Mt. Pleasant
[meet here]

Major Street \$262,000

2024 Projects	Page	Amount	Funding
Resurfacing/Reconstruction	85	\$262,000	MS



Mt. Pleasant
[meet here]

Water \$1,222,000

2024 Projects	Page	Amount	Funding
Aerator Rehabilitation	91	\$60,000	WPR
Boiler Replacement	92	78,000	WPR
Distribution System Replacement	97	60,000	WDR
Elevated Tank Painting	99	165,000	WDR
Filter Actuator Replacement	100	30,000	WPR
Filter Gallery Piping Rehabilitation	101	30,000	WPR
Generator Replacement	103	250,000	WDR



Mt. Pleasant
[meet here]

Water - Continued \$1,222,000

2024 Projects	Page	Amount	Funding
Lime Residual Removal	107	\$429,000	WLR
Meter Replacement	108	66,000	WDR
Source Water Equipment Rehabilitation	116	54,000	WPR



Mt. Pleasant
[meet here]

Water Resource Recovery Facility

\$335,000

2024 Projects	Page	Amount	Funding
Facility Improvements	121	\$29,000	WRRF
Lift Station Improvements	123	140,000	WRRC
Meter Replacement	125	66,000	WRRC
Relining and Reconstruction	126	100,000	WRRC



Mt. Pleasant
[meet here]

Future Years 2025-2029

Ongoing

- Street reconstruction
- Sidewalk replacement
- New sidewalk
- Pedestrian lighting
- Mission Street safety & investment
- Parking lots
- Riverbank protection
- Sewer lines
- Water lines
- Plant replacements
- Downtown infrastructure
- Parks & trail maintenance
- Alley infrastructure
- Building maintenance

Mt. Pleasant
[meet here]

Future Years 2025-2029

Projects

- Downtown streetscape
- Generator replacement
- Airport lighting transformers
- Mid-Mich trail/GKB Path
- Airport runway rehab
- Airport snow removal equipment

Not in the 6 Years

- Table 6 – Projects considered but not planned in the next six years

April 24 Work Session

- ARPA Funding – 2.6 million dollars
 - Committed:
 - 750,000 for Lot 3/Town Center
 - 525,000 for GKB/MMP Trail - North
 - Possible Projects for remaining 1.3 million dollars
 - 1.8 million for GKB/MPP Trail – South in 2026
 - 1.0 million for replacing Farmers' Market pavilion in Island Park in 2029
 - 1.4 million for Lots 4/5 in 2028
 - 420,000 for increased amenities in Town Center
- Project Prioritization

May 8 Work Session (if needed)

- Open Items From April 24 Work Session
- City Commissioner's Questions

Next Steps

- Work Session April 24
- Work Session May 8
- Public Hearing May 22
- Required Adoption June 12
- 2024 Operating Budget submitted September 11