

CITY COUNCIL MINUTES

City of Hillsdale

May 2, 2022

7:00 P.M.

Regular Meeting

Call to Order and Pledge of Allegiance

Mayor Adam Stockford opened the meeting with the Pledge of Allegiance.

Roll Call

Mayor Adam Stockford called the meeting to order. Clerk Price took roll call.

Council Members present: Adam Stockford, Mayor
R Greg Stuchell, Ward 1
Anthony Vear, Ward 1
William Morrissey, Ward 2
Cynthia Pratt, Ward 2
Bruce Sharp, Ward 3
Bill Zeiser, Ward 3
Robert Socha, Ward 4

Council Members absent: Raymond Briner, Ward 4

Also Present: David Mackie (City Manager), Attorney Tom Thompson, Katy Price (City Clerk), Jason Blake (DPS Director), Kristin Bauer (City Engineer), Penny Swan, Dennis Wainscott, Matt Patillo, Hannah Jordan, Ted Jansen, Martha Smith, Mindi Meyer, Robert Eichler, and Kevin Scripter.

Approval of Agenda

Motion by Council Member Morrissey, seconded by Council Member Vear to approve the agenda as presented.

By a voice vote, the motion passed unanimously.

Public Comment

Mindy Meyer commented on the Hope House and the tenants at the downtown location. Tenants smoke and spit on sidewalk and curb. She installed videos to show what goes on in the downtown business district. She thinks there needs to be some rules and regulations for occupancy in downtown.

Penny Swan is in favor of the CRE Application for the Patillo Family Properties LLC.

Consent Agenda

- A. Approval of Bills
 - 1. City and BPU Claims of April 14, 2022: \$450,480.08
 - 2. Payroll of April 14, 2022: \$167,570.43
- B. City Council Minutes of April 18, 2022
- C. Election Commission Minutes of April 20, 2022
- D. Planning Commission Minutes of March 16, 2022
- E. Hillsdale College Alley Closure (Blue & White Event)
- F. Hillsdale College Senior Class Use Agreement – Ratification of Signatures

Motion by Council Member Morrissey, seconded by Council Member Vear to approve the consent agenda as presented.

Roll call:

Council Member Stuchell	Aye
Council Member Morrissey	Aye
Mayor Stockford	Aye
Council Member Vear	Aye
Council Member Sharp	Aye
Council Member Zeiser	Aye
Council Member Socha	Aye
Council Member Pratt	Aye

Motion passed 8-0

Communications/Petitions

- A. Library Grant Report
- B. May 2022 Library Newsletter
- C. Summer City Newsletter
- D. Ted Jansen Letter

Ted Jansen read his letter aloud. Council Member Stuchell added his disapproval of the letter.

All items presented for the purpose of information only.

Introduction and Adoption of Ordinances/Public Hearings

- A. Public Hearing Commercial Rehabilitation Exemption Application –
3240 West Carleton Rd – Patillo Family Properties LLC

The clerk’s office is in receipt of an “Application for Commercial Rehabilitation Exemption Certificate” for property located at 3240 W Carleton Rd owned by Patillo Family Properties LLC. The application is for tax abatement on the rehabilitation on the Stadium Roller Rink buildings. The property was originally developed for a roller skating rink and snack bar. The project has an estimated cost of \$608,010 to rehab the building for a family activity center.

The property in question lies within Commercial Rehabilitation District #1 created in 2009 and amended in 2019. The current value of this property is estimated by the assessor at about \$746,200.

Mayor Stockford opened podium at 7:19 p.m. for public comment.

With no comment, Mayor Stockford closed podium at 7:20p.m.

Matt Patillo, owner, stated family activity center a different version of what it was previously. Creating a space that will serve families in Hillsdale through different activities.

Motion by Council Member Socha, seconded by Council Member Stuchell to approve the CRE application and grant the exemption to Patillo Family Properties LLC for 10 years ending on December 30, 2032. **Resolution #3494.**

- B. Public Hearing Water-Related Infrastructure CDBG Application and Grant Certifying Officer Resolution

Kristin Bauer, City Engineer, reported that Michigan Strategic Fund, through their Community Development Block Grant (CDBG) Program have invited Units of General Local Government to apply for its Water-Related Infrastructure (WRI) competitive funding round. The City of Hillsdale is planning on applying for a project with the following scope of work:

The City of Hillsdale proposes to request up to \$2,000,000 in CDBG funds to address critical infrastructure maintenance/improvements required throughout the city on the water main and sanitary sewer systems. The proposed grant project would include the following items:

Water System: Replacement of approximately 75 (12%) of the in-line shut off valves in the water main system. This work will include the installation of new valves and removal of the failed valves.

Sanitary Sewer System: Replacement and/or cured-in-place lining of approximately 1.01 miles of sanitary sewer within the city.

The grant application process requires the City to hold a public hearing and adopt a resolution authorizing grant application and designation of a Certifying Officer and Environmental Review Officer. This person may be the Chief Executive Official.

Mayor Stockford opened podium at 7:23 p.m. for public comment.

With no comment Mayor Stockford closed podium at 7:24 p.m.

Motion by Council Member Morrisey, seconded by Council Member Pratt to approve and authorize the grant submittal and designate Mr. David Mackie, City Manager as the Certifying Officer and Environmental Review Officer for all documents and matters regarding the CDBG application and grant for the Water-Related Infrastructure Grant and to further authorize Mr. Mackie to sign and submit documents necessary for the CDBG application and grant administration. **Resolution #3495.**

By a voice vote, the motion passed unanimously.

Old Business

None

New Business

A. Domestic Harmony Service Agreement

The City has supported Domestic Harmony for more than 19 years. They provide victims of domestic violence and their children vital services such as: crisis intervention, 24-hour supportive counseling, and transportation, temporary shelter, housing placement assistance, information and referrals in legal and financial matters. These services are free of charge to those who reside in Hillsdale County.

Historically the City's contribution has been between \$5,000 and \$6,000 annually. For the City's fiscal year 2021-22, the contribution approved by Council was \$6,000.

Hannah Jordan, Domestic Harmony Director reported stats and mentioned the services Domestic Harmony offer our community.

Motion by Council Member Vear, seconded by Council Member Morrisey to award the service agreement to Domestic Harmony for Fiscal year 2022-23 in the amount of \$6000.00.

Roll call:

Council Member Stuchell	Aye
Council Member Morrisey	Aye
Mayor Stockford	Aye
Council Member Vear	Aye
Council Member Sharp	Aye
Council Member Zeiser	Aye
Council Member Socha	Aye
Council Member Pratt	Aye

Motion passed 8-0

B. Airport Terminal Study

The Hillsdale Municipal Airport has received 100% funding for a Terminal Study. The Study will identify the appropriate size, location and needs in a new terminal. The City has submitted a grant application for FAA funding to construct the terminal and the Study is the first step in that approval. If approved, construction on the terminal could start next spring.

Motion by Council Member Socha, seconded by Council Member Stuchell to contract for the Airport Terminal Study, and authorize the City Manager and City Clerk to execute MDOT contract No 2022-0623 **Resolution # 3496.**

Roll call:

Council Member Stuchell	Aye
Council Member Morrissey	Aye
Mayor Stockford	Aye
Council Member Vear	Aye
Council Member Sharp	Aye
Council Member Zeiser	Aye
Council Member Socha	Aye
Council Member Pratt	Aye

Motion passed 8-0

C. Designation of Street Administrator

Section 13(9) of Act 51, Public Acts of 1951 stipulates that each incorporated city designate a Street Administrator with "the responsibility for street improvements, maintenance and traffic operations work.....designated but the governing body who shall be responsible for and shall represent the municipality in transactions with the State Transportation Department pursuant to this act."

Recent staffing changes within the Department of Public Services now requires a new Street Administrator designation. The Michigan Department of Transportation (MDOT) provides the attached resolution for this designation.

Motion by Council Member Morrissey, seconded by Council Member Socha to appoint new Public Services Director, Jason Blake as the Street Administrator. **Resolution #3497.**

By a voice vote, the motion passed unanimously.

D. Neighborhood Enterprise Zone Exemption Certificate Application- 11 Foxtail Lane

The Clerk received an application for a Neighborhood Enterprise Zone New Facility Tax Exemption Certificate from Mr. Kevin Scripter on April 18, 2022 for 10 years. The property is located in the Three Meadows Subdivision. The estimated cost for the new house is \$311,640 with plans to complete the project in 12 months.

Motion by Council Member Sharp, seconded by Council Member Socha to award the NEZ Exemption Certificate to Mr. Scripter with property located at 11 Foxtail Lane for 10 years. **Resolution #3498.**

By a voice vote, the motion passed unanimously.

E. New Year's Eve Event

The City of Hillsdale is planning the New Year's Eve event on December 31, 2022 from 1- 5 p.m. or 2-6 p.m. in the Elks Parking lot and inside the Elks. The event will be in collaboration with Hillsdale Elks. City Administration and Elks members will seek grants and sponsors to include a grant to the Community Foundation in the amount of \$10,000 with a projected budget of \$15,000 for the event.

Motion by Council Member Socha, seconded by Council Member Pratt to approve the event and apply for the grant from the Hillsdale County Community Foundation.

By a voice vote, the motion passed unanimously.

F. Transportation Economic Development Fund Grant Application Submittal

The Michigan Department of Transportation – Transportation Economic Development Fund (TEDF-F) is providing grant funds in Fiscal Year 2024 to Urban Areas in Rural Counties for projects that improve access to the state all-season road system for routes having high volumes of commercial traffic. This grant allows for a maximum grant request of \$375,000 with a minimum local match requirement of 20%.

The City is completing this grant application, due on May 6, 2022, for the crushing, shaping and re-paving of Arch Avenue from W. Carleton Rd (M-99) to Mechanic Street in the City of Hillsdale Technology Park. This project will also include some storm sewer upgrades to address a known flooding issue at the intersection of Arch Ave. and Uran Street.

The City is requesting \$324,000 in grants funds to be coupled with monies from the Major Street fund and a future proposed Special Assessment District (SAD) to meet the match requirement of \$81,000 to cover the total estimated project cost of \$405,000.

Motion by Council Member Morrisey, seconded by Council Member Stuchell to approve submittal of the grant.

By a voice vote, the motion passed unanimously.

Miscellaneous Reports

A. Proclamation – Municipal Clerks Week

Mayor Stockford read proclamation aloud and declared May 1-7, 2022 as Municipal Clerks Week in the City of Hillsdale.

B. Appointments—None

C. Other – None

General Public Comment

Dennis Wainscott commented on the National Day of Prayer event which will be held on Thursday, May 5, 2022 at the Hillsdale County Courthouse at noon. He invited all police, fire and Council to join in the event.

Hannah Jordan commented on the new Library director and gave praise for all she is doing.

Ted Jansen commented on his letter and Council Member Stuchell’s comments. He commented on a remark that Mayor Stockford stated about downtown Hillsdale is for retail.

Jack McLain stated he is confused on the art work in Mrs. Stock’s Park and had reservations on the statue placed there being the statue represented domestic violence in his opinion.

Robert Eichler spoke on the police officer incident in March. He stated that taxes are going to hit all residents and ARPA monies have been given. He mentioned the County is spending and taking funds and shouldn’t be.

City Manager’s Report

Manager Mackie shared last Thursday, April 28, 2022 the Budget Workshop was done. Public Hearing is scheduled for next meeting, May 16, 2022 for the 2022-23 City Budget.

Jason Blake is the new Public Services Director and Jake Hammel is the BPU Electric Superintendent.

Purchase agreement with Dr. Herbener will be brought to council at the next meeting.

Special Election Absentee Voter Ballots totals from the Clerk's office:
881 applications were sent out, 371 ballots were issued and 311 ballots have been received.

Council Comments

Mayor Stockford shared Patrick Flynn was presented with a certificate for all the years worked as a part paid fire fighter.

Council Member Socha thanked Dennis Wainscott for sharing about the National Day of Prayer event. He spoke on the Hope House, and stated he is opposed to Special Elections and is not in favor of the Hillsdale County ISD proposed millage.

Council Member Sharp mentioned that the Farmers Market starts Saturday, May 7, 2022 and asked the Hope House residents to be respectful and be good neighbors.

Council Member Vear asked City Attorney Thompson about looking into the ability to limit smoking in the downtown area.

Council Member Stuchell stated that the Heritage Association is putting up a "Welcome to Hillsdale" Mural on May 17, 2022 in downtown.

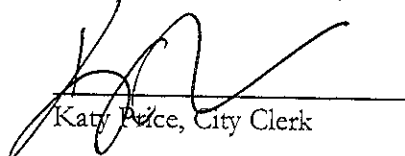
Adjournment

Motion by Council Member Sharp, seconded by Council Member Pratt moved to adjourn the meeting.

By a voice vote, the motion passed unanimously. The meeting adjourned at 8:11 p.m.



Adam L. Stockford, Mayor



Katy Price, City Clerk