

## CITY COUNCIL MINUTES

City of Hillsdale  
February 3, 2025  
7:00 P.M.

Regular Meeting

### Call to Order and Pledge of Allegiance

Mayor Pro Tem Joshua Paladino opened the meeting with the Pledge of Allegiance.

### Roll Call

Mayor Pro tem Josh Paladino called the meeting to order. Clerk Price took roll call.

Council Members present:	Joshua Paladino, Mayor Pro Tem R Greg Stuchell, Ward 1 Jacob Bruns, Ward 1 William Morrissey, Ward 2 Matthew Bentley, Ward 2 Gary Wolfram, Ward 3 Bob Flynn, Ward 3 Robert Socha, Ward 4
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Council Members absent:	None
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Also Present: David Mackie (City Manager), Attorney Tom Thompson, Katy Price (City Clerk), Jason Blake (DPS Director), Brandon Janes (IT), Mark Hawkins (HCFD), Scott Hephner (HCPD/HCFD), Shannon Gainer, Jill Hardway and Doug Ingles.

### Approval of Agenda

Motion by Councilman Morrissey, support by Councilman Socha, to approve the agenda as presented.

All ayes. Motion carried.

### Public Comment

None

### Consent Agenda

- A. Approval of Bills
  - 1. City and BPU Claims of January 16, 2025: \$473,904.80
  - 2. Payroll of January 16, 2025: \$240,327.30
- B. City Council Minutes of January 21, 2025
- C. Finance Minutes of January 21, 2025
- D. Public Safety Minutes of October 29, 2024, January 9, 2025, January 21, 2025
- E. Investment Report of 12/31/24
- F. Financial Reports for the Quarter Ending 12/31/24
- G. Tetra Tech Agreement

Motion by Council Member Flynn, seconded by Council Member Morrissey to approve the Consent Agenda as presented.

Voice vote, approved unanimously.

### Communication/Petitions

- A. Hillsdale County Commissioner Update – Doug Ingles

Doug Ingles, Hillsdale County Commissioner reported on the renovation and completion of the courthouse project. Final cost came in under budget of \$10.5 million. Maintenance plans will be drafted soon. Emergency Management Committee met and discussed plan. Next meeting will be February 27, 2025.

**Introduction and Adoption of Ordinances/Public Hearings**

None

**Old Business**

A. Airport Hangar Repair

In an effort to move the Airport towards self-sufficiency the City Council approved the repair of the Airport’s dilapidated t-hangars, Corporate Hangar #1 and the Old Terminal at their last meeting. The City Council wanted to further discuss the rents to be charged when the hangars are completed. The Airport Advisory Committee and staff recommend \$150 for T-hangars and \$800 for Corporate Hangar #1. City Council discussed approving annual escalator to be implemented as well.

Discussion ensued on charging the \$200 for T-hangars and \$900 for Corporate hangar #1. Bruns and Bentley were in favor of the \$200 hangars.

Further discussion ensued on option two with charging \$150 to start and then later on charging the \$200 for T- hangars.

Motion by Council Member Bruns, seconded by Council Member Bentley to approve option one (1) for \$200 T-hangars and \$900 Corporate hangar #1.

Roll Call:

Councilman Bruns	Aye
Councilman Flynn	Nay
Councilman Morrissey	Nay
Councilman Socha	Nay
Councilman Stuchell	Nay
Councilman Wolfram	Nay
Mayor Pro Tem Paladino	Aye
Councilman Bentley	Aye

Motion failed 3-5

Motion by Council Member Flynn, seconded by Council Member Socha to approve option two (2) for \$150 T-hangars and \$800 Corporate hangar #1.

Roll Call:

Councilman Flynn	Aye
Councilman Morrissey	Aye
Councilman Socha	Aye
Councilman Stuchell	Aye
Councilman Wolfram	Aye
Mayor Pro Tem Paladino	Aye
Councilman Bentley	Nay
Councilman Bruns	Nay

Motion passed 6-2

**New Business**

A. JB Office Building, LLC OPRA Resolution Amendment

On October 7, 2022, the City of Hillsdale approved Resolution #3521, granting JB Office Building, LLC an Obsolete Property Rehabilitation Exemption Certificate (OPRA) for property located at 30 & 32 N. Howell Street, Hillsdale, Michigan. This certificate was approved for a period of 10 years, beginning December 31, 2022, and ending December 30, 2032, pursuant to the provisions of Public Act 146 of 2000, as amended.

Resolution #3521 required that the rehabilitation of the facility be completed by October 1, 2024, however, the rehabilitation has not yet commenced. Included in the attachments for this agenda item is the annual report for 2024 submitted by JB Office Building, LLC, which was received by the Hillsdale City Assessor on January 29, 2025. The certificate holder reported \$0.00 in project costs accrued as of December 31, 2024.

JB Office Building, LLC, has informed city staff they are still intending to undertake the project, and they are requesting an extension of the completion date to October 1, 2026. The amendment would ensure the State Tax Commission does not revoke the OPRA certificate while the project remains ongoing, as OPRA's are subject to State Tax Commission review after being approved at the local level.

Council discussion ensued on project and what plans were with the applicant.

Motion by Council Member Socha, seconded by Council Member Flynn to approve the OPRA extension to JB Office Building, LLC as presented. Resolution #3624.

Roll Call:

Councilman Morrissey	Aye
Councilman Socha	Aye
Councilman Stuchell	Aye
Councilman Wolfram	Aye
Mayor Pro Tem Paladino	Aye
Councilman Bentley	Aye
Councilman Bruns	Aye
Councilman Flynn	Aye

Motion passed 8-0

Miscellaneous Reports

A. Proclamations – None

B. Appointment- Officer’s Compensation Board – Timothy Green

Motion by Council Member Socha, seconded by Council Member Bruns to appoint Timothy Green to Officer’s Compensation Board.

By a voice vote, the motion passed unanimously.

C. Other - None

General Public Comment

Shannon Gainer, Ward four, spoke on Road Diet Meeting, she wasn’t in favor of the bike paths.

City Manager Report

Manager Mackie thanked Mark Nichols for recording the Road Diet Meeting at the library.

Match on Main Grant opportunity for downtown businesses up to \$25,000 application deadline os March 7, 2025.

Michigan Aeronautics awarded Hillsdale Airport \$101,000 grant for a new tractor/plow. MDOT received 97 applicants, 44 were awarded and the City of Hillsdale received 2 grants.

Council Comment

Councilman Bentley asked about the Road Diet plans and when Council will meet again to review changes.

Lengthy discussion ensued on the plans and meeting.

Adjournment

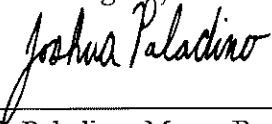
Motion by Councilmember Socha, seconded by Councilmember Flynn to adjourn the meeting.

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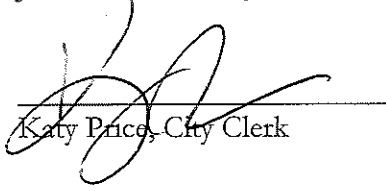
By a voice vote, the motion passed unanimously.

The meeting Adjourned at 8:00 p.m.



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Josh Paladino, Mayor Pro-Tem



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Katy Price, City Clerk