

REGULAR MINUTES
PERE MARQUETTE DEPOT
Tuesday, April 21, 2009

A meeting of the City Council of the City of Belding, Michigan was convened in open and public session at 7:00 p.m. on Tuesday, April 21, 2009.

The City Clerk took the roll call:

Members Present: Council Members Bunce, Stout, Wills, Satterlee and Husted.

Members Absent: None.

Mayor Husted delivered the invocation.

The Mayor led the audience in the Pledge of Allegiance.

The Mayor called for the City Manager's Report – noted and filed.

City Manager DeBruine stated he received word from MEDC that they are accepting Notices of Intent which are due by May 29, 2009 for infrastructure projects. There will be a higher preference for a higher match, and lower grant amounts. He is looking at potential projects, including sewer lift station upgrades, especially the one near the Candlestone. The city doesn't have CIP monies to do other improvements like the Gibson parking lot. Only one application is permitted per agency for \$750,000 in grant funds. The match will be in the range of 10-15 %, with a maximum of 65-70%. He will provide more detail at the next council meeting.

He had hoped for a grant of 30-35% from USDA Rural Development for a fire truck, as he mentioned last week. He found out it would be a 10% grant, so he is almost sure they will not pursue the application.

The Mayor called for Guest – Ken Freestone, West Michigan Strategic Alliance

Mr. Freestone stated the West Michigan Strategic Alliance has been around almost ten years, when they started to think of the area as a region. There were 1.2M people that lived in that region. They added Montcalm, Ionia and Barry counties with an additional 1.4M people. There are six priorities for regional collaboration. The Green Infrastructure Task Force came up with a 25 year vision and a report. That is the foundation for work that is being done. They have six priority areas to concentrate on. Agriculture may be the #1 industry in the state in the near future. They are doing an agricultural analysis. They have to know what is there so it can be supported. The MSU-Land Policy Institute has a grant for doing that. There is an extensive tool shed of resources. They will ask the planners what should be in the tool shed, as they want the best practices used. There will be a complete inventory of all parks and recreation. That would be a great tool for economic development. Nature is supplying \$1.8 billion in services in just being nature. If asked that he be contacted if there were needs or projects. This region will be made a lot better. If there are regional activities, send him an email and they will put it on the

calendar. Call him for resources. He looks forward to coming back and sharing more resources.

City Manager DeBruine stated the city is a member of the West Michigan Strategic Alliance. They are well established, promoting regional collaboration. They have been instrumental in the trail application to the federal government.

Mr. Freestone stated that they have a listing of internship opportunities in West Michigan.

The Mayor called for the Consent Agenda.

A. Approval of Minutes 4-15-09

Council Member Satterlee made a motion to approve the consent agenda, supported by Council Member Bunce.

The question on the motion was called and the result of the voting is as follows:

Ayes:	Council Members Bunce, Stout, Wills and Satterlee.
Nays:	None.
Abstain:	Council Member Husted.

The Mayor called for Business Agenda Item A – **TENTATIVE FY 2009/10 BUDGET ADOPTION**

The City Clerk read the preamble to the resolution.

Council Member Wills moved the passage of the resolution and the motion was supported by Council Member Stout.

RESOLUTION NO. 2009-04-17

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN ADOPTING THE FY 2009/10 TENTATIVE BUDGET.

WHEREAS, the City Council has reviewed the FY 2009/10 Tentative Budget; and,

WHEREAS, the City of Belding's budget ordinance requires that the tentative budget be adopted; and,

WHEREAS, a public hearing on the proposed budget will be held on May 5, 2009.

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Belding, Michigan that:

1. The FY 2009/10 Tentative Budget is hereby adopted; and,

2. A public hearing will be held on May 5, 2009 at 7 p.m. to receive public comment on the budget; and,
3. The property tax millage rate proposed to be levied to support the proposed budget was the subject of the public hearing.

Council Member Bunce stated he appreciated all the hard work.

Council Member Stout asked if this year was the last for the ambulance clean-up?

Finance Director Andres stated that a significant portion would be done and it would be finished up next year.

Mayor Husted stated after this year, there would be a negative fund balance of \$91,000 in the ambulance budget.

Finance Director Andres stated they would be looking at a portion of that, depending on what they get back on the ambulances that were leased. It could be close to \$100,000. Some assets will be written off.

Council Member Bunce asked what would be done with the funds from the lease?

City Manager DeBruine stated that the yearly allowance is \$26,505. LIFE is paying \$1,200 a month to be in the building. Net that out, plus the lease of the ambulances, and it would make it break even, or they may owe the city a little bit each year.

Finance Director Andres stated they didn't build in any income, because they don't know when LIFE will move.

City Manager DeBruine stated they haven't found anything yet, but it is working out great with them in the building. It is mutually beneficial to both parties.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

The Mayor called for Business Agenda Item **B – AWARD BID – DEPOT PROJECT**

The City Clerk read the preamble to the resolution.

Council Member Bunce moved the passage of the resolution and the motion was supported by Council Member Stout.

RESOLUTION NO. 2009-04-18

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN
AWARDING THE CONTRACT FOR THE DEPOT PROJECT TO RIDGEWOOD HOME
CONSTRUCTION LLC.

WHEREAS, Dial-A-Ride was the recipient of MDOT Section 5311 funding for the fabrication of new, historically appropriate storm windows and doors for the Depot; and

WHEREAS, the city requested proposals from qualified contractors for the project; and

WHEREAS, Ridgewood Home Construction LLC was determined to be the lowest responsive and responsible bidder, submitting a proposal in the amount of \$14,250.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Belding, Michigan award the contract for the Depot Project to Ridgewood Home Construction LLC in the amount of \$14,250.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

The Mayor called for Business Agenda Item C – **APPROVAL OF THREE YEAR AUDIT CONTRACT**

The City Clerk read the preamble to the resolution.

Council Member Stout moved the passage of the resolution and the motion was supported by Council Member Satterlee.

RESOLUTION NO. 2009-04-19

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN
APPROVING A THREE-YEAR CONTRACT WITH VREDEVELD HAEFNER LLC TO
AUDIT THE CITY FINANCES.

WHEREAS, the city would like to enter into a three year contract with Vredeveld Haefner LLC to audit the city finances; and

WHEREAS, for fiscal year 2008/09, the cost will be \$13,950; and

WHEREAS, for fiscal year 2009/10, the cost will be \$14,450; and

WHEREAS, for fiscal year 2010/11, the cost will be \$14,950.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

The Mayor called for Business Agenda Item **D – GIBSON BUILDING GRANT APPLICATION**

The City Clerk read the preamble to the resolution.

Council Member Stout moved the passage of the resolution and the motion was supported by Council Member Wills.

RESOLUTION NO. 2009-04-17

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN AUTHORIZING THE CITY MANAGER TO SUBMIT A MSHDA NEIGHBORHOOD STABILIZATION PROGRAM GRANT APPLICATION FOR DEMOLITION & STABILIZATION ACTIVITIES FOR THE GIBSON SITE.

WHEREAS, the City of Belding is proposing to correct the deficiencies as outlined in the August 2008 condemnation process of the Gibson property; and

WHEREAS, the City of Belding secured an Architect's Assessment in September 2008 of the Gibson property, with an assessment of the site's structures; and

WHEREAS, the property owner has been unable to meet the criteria as outlined within the condemnation process and the site has continued to have a negative impact upon the community and surrounding neighborhoods; and

WHEREAS, the City of Belding desires to continue with redevelopment of the Downtown area and the DDA district removing blight and creating jobs and positively impacting the surrounding residential neighborhoods; and

WHEREAS, the Federal government and the Neighborhood Stabilization Program offers a funding resource for neighborhood stabilization, which includes the removal of blight from a community and includes the creation of jobs and benefit to Low and Moderate income people in communities demonstrating the greatest need; and

WHEREAS, the proposed project is consistent with the local community development plans for the revitalization of the community removing blight from the Gibson site and stabilizing the neighborhood; and

WHEREAS, to the maximum extent the proposed project will provide a 51% benefit to Low and Moderate Income persons; and

WHEREAS, the City of Belding meets all of the established criteria to qualify for application for funds to the Neighborhood Stabilization Program; and

WHEREAS, funds to be invested in the project have not been expended and will not be expended prior to a formal grant award, completion of the environmental procedures, and authorization from the Michigan State Housing Development Authority; and

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Belding, Michigan authorize the City Manager to submit the grant application to MSHDA, and

FURTHERMORE, that the City Manager is authorized to sign the application forms and act as the Certifying Officer for the Environmental review process.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

The Mayor called for Business Agenda Item **E – WATER STREET RECONSTRUCTION GRANT APPLICATION**

The City Clerk read the preamble to the resolution.

Council Member Stout moved the passage of the resolution and the motion was supported by Council Member Wills.

RESOLUTION NO. 2009-04-21

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN SUPPORTING THE CITY OF BELDING'S SUBMISSION OF A HIGH PRIORITY PROJECT GRANT APPLICATION FOR RECONSTRUCTION OF WATER STREET.

WHEREAS, U.S. Congressman Vern Ehlers represents the 3rd District which includes the City of Belding; and

WHEREAS, an opportunity exists to apply for High Priority Project funding for street improvements; and

WHEREAS, the City Council of the City of Belding has given top priority to the reconstruction of Water Street for streets that qualify for High Priority Projects; and

WHEREAS, the local match from the City of Belding is estimated at \$200M.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Belding, Michigan supports the submission of a High Priority Project grant application to U.S. Congressman Vern Ehlers' office.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills and Husted.
Nays: Council Member Satterlee.

The Mayor called for Business Agenda Item **F – MDOT SMALL URBAN PROGRAM GRANT APPLICATION – FY 2011 MERRICK STREET**

The City Clerk read the preamble to the resolution.

Council Member Satterlee moved the passage of the resolution and the motion was supported by Council Member Bunce.

RESOLUTION NO. 2009-04-22

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF BELDING, MICHIGAN SUPPORTING THE CITY OF BELDING'S SUBMISSION OF AN APPLICATION FOR SAFETEA-LU FUNDS THROUGH THE SMALL URBAN PROGRAM ADMINISTERED BY THE MICHIGAN DEPARTMENT OF TRANSPORTATION.

WHEREAS, the Small Urban Area Selection Committee for the City of Belding, consisting of representation made up of the City, City Manager; the transit provider, Dial-A-Ride; and the county road agency, the Ionia County Road Commission; and

WHEREAS, the Small Urban Area Selection Committee has determined that the reconstruction of Merrick Street to be of the highest priority; and

WHEREAS, the City of Belding desires to secure financial assistance from MDOT Small Urban Program funds to defray the cost of reconstruction; and

WHEREAS, the total cost of this project is estimated at \$575M, with the local match from the City of Belding estimated at \$200M and utilizing the maximum program funds available of \$375M.

NOW THEREFORE, BE IT RESOLVED that the City Council of the City of Belding, Michigan supports the City of Belding's submission of a grant application to the Small Urban Program for SAFETEA-LU funds.

Randy will evaluate the scope of the project and send out an email to provide feedback. Need cost estimates to determine which portion of Merrick to do.

The question on the resolution was called and the result of the voting is as follows:

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

The Mayor called for Citizen Comments.

Jennifer McGowan, 326 W. High St., asked if there was any work planned in the future for High Street?

City Manager DeBruine stated that they did have high hopes for the stimulus monies, and had hoped those funds could be used to stabilize the bank and reconstruct the street. The survey work and geological work was done to be prepared, but there are no stimulus monies or monies in the budget for local streets. They may have to find money to skimcoat some local streets.

Mrs. McGowan asked if there were any safety issues or risks?

Council Member Stout stated that he didn't think there was anything immediate on stabilization. There is no state money for local road maintenance. He stated there are probably \$40M of local road repairs needed.

City Manager DeBruine stated that the city is given \$100,000 to maintain all the local streets each year. In the CIP, the city has \$130,000 to \$140,000, which is used to match the grants. If there are no grants, the funds could be used toward local streets. The city will need to focus on local streets in the future years. He will have the geotechnical analysis for council to review in the future. Mrs. McGowan can pull the stakes.

The Mayor called for Council Comments.

Council Member Satterlee stated the dinner and reopening at the Candlestone last night was excellent. She stated that the people have done great work and everyone should find their niche to volunteer.

Mayor Husted thanked the council for excusing his absence last week, as he went to pick up his son.

Council Members Bunce, Stout and Wills had no comments.

Mayor Husted thanked everyone who serves on the boards and commissions. There was a great turnout at the dinner and the city does need people to serve on the boards.

The Mayor called for a motion to adjourn the meeting.

ADJOURNMENT

Council Member Stout moved to adjourn the meeting, supported by Council Member Bunce.

Ayes: Council Members Bunce, Stout, Wills, Satterlee and Husted.
Nays: None.

Mayor Husted adjourned the meeting at 8:33 p.m.

Shane T. Husted, Mayor

Kareen J. Thomas, City Clerk