

CALL TO ORDER

IN REGULAR SESSION Monday, April 18, 2016 at 7:00 P.M. in the Council Chambers of Town Hall, 323 West Michigan Avenue, Marshall, MI, the Marshall City Council was called to order by Mayor Reed.

ROLL CALL

Roll was called:

Present: Council Members: Gerten, McNeil, Metzger, Miller, Mayor Reed, Schurig, and Williams.

Also Present: City Manager Tarkiewicz and Clerk Nelson.

Absent: None.

INVOCATION/PLEDGE OF ALLEGIANCE

David Good of First Baptist Church gave the invocation and Mayor Reed led the Pledge of Allegiance.

APPROVAL OF THE AGENDA

Moved Williams, supported Metzger, to approve the addition of the Michigan South Central Power Agency invoice in the amount of \$632,823.55 and the addition of Sidewalk Use Licenses to the Consent Agenda. On a voice vote – **MOTION CARRIED.**

PUBLIC COMMENT ON AGENDA ITEMS

None.

CONSENT AGENDA

Moved Williams, supported Schurig, to approve the Consent Agenda:

- A. Adopt the resolution in support of the submittal of a grant to the Michigan Department of Transportation Local Bridge Program for the Monroe Street Bridge over Rice Creek;
- B. Approve the annual sidewalk use licenses for Pastrami Joe's and Schuler's Restaurant for the period of May 1, 2016 through April 30, 2017;
- C. Minutes of the City Council Work Session and Regular Session held on Monday, April 4, 2016;
- D. Approve city bills in the amount of \$ 886,837.10.

On a voice vote – **MOTION CARRIED.**

PRESENTATIONS AND RECOGNITION

None.

INFORMATIONAL ITEMS

Chief Schwartz provided event reports for the Hospitality Classic and the Memorial Day Parade.

PUBLIC HEARINGS & SUBSEQUENT COUNCIL ACTION

A. Obsolete Property Exemption Application for 101 West Michigan Avenue:

Finance Director Jon Bartlett provided background regarding the process for granting an Obsolete Property Rehabilitation Exemption.

Mayor Reed opened the public hearing to hear public comment on the Application for an Obsolete Property Rehabilitation Exemption Certificate for 101 West Michigan Avenue.

Hearing no comment, the hearing was closed.

Moved Metzger, supported Schurig, to adopt the resolution and accept the Application for an Obsolete Property Rehabilitation Exemption Certification for 101 West Michigan Avenue. On a voice vote - **MOTION CARRIED.**

CITY OF MARSHALL RESOLUTION #2016-12

RESOLUTION TO APPROVE AN OBSOLETE PROPERTY REHABILITATION EXEMPTION CERTIFICATE APPLICATION PA 146 OF 2000 AS AMENDED

Minutes of a regular meeting of the City Council of the City of Marshall, held on April 18, 2016, in City Hall Council Chambers at 7:00 p.m.

PRESENT: Gerten, McNeil, Metzger, Miller, Mayor Reed, Schurig, and Williams.

ABSENT: None.

The following preamble and resolution was offered by Metzger, and supported by Schurig.

Resolution 2016-12 Approving Obsolete Property Rehabilitation Exemption Certificate Application for Cronin Building Development LLC, Located at 101 W. Michigan Ave, Marshall MI

WHEREAS, pursuant to PA 146 of 2000, the City of Marshall is a Qualified Local Governmental Unit eligible to establish one or more Obsolete Property Rehabilitation Districts; and

WHEREAS, the City of Marshall legally established the Obsolete Property Rehabilitation District (Cronin Commercial Redevelopment District No. 01) on December 7, 2015, after a public hearing held on December 7, 2015; and

WHEREAS, the taxable value of the property proposed to be exempt plus the aggregate taxable value of property already exempt under Public Act 146 of 2000 and under Public Act 198 of 1974 (IFT's) does not exceed 5% of the total taxable value of the City of Marshall; and

WHEREAS, the application was approved at a public hearing as provided by section 4(2) of Public Act 146 of 2000 on April 18, 2016; and

WHEREAS, Cronin Building Development LLC is not delinquent in any taxes related to the facility; and

WHEREAS, the application is for obsolete property as defined in section 2(h) of Public Act 146 of 2000; and

WHEREAS, the applicant, Cronin Building Development LLC, has provided answers to all required questions under the application instructions to the City of Marshall; and

WHEREAS, the City of Marshall requires that rehabilitation of the facility shall be completed by December 31, 2016; and

WHEREAS, the commencement of the rehabilitation of the facility did not occur before the establishment of the Obsolete Property Rehabilitation District; and

WHEREAS, the application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of Public Act 146 of 2000 and that is situated within an Obsolete Property Rehabilitation District established in the City of Marshall eligible under Public Act 146 of 2000 to establish such a district; and

WHEREAS, completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to, increase commercial activity, create employment, and revitalize the downtown area, in which the facility is situated; and

WHEREAS, the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation as provided by section 2(l) of Public Act 146 of 2000.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Marshall Be and hereby is granted an Obsolete Property Rehabilitation Exemption for the real property, excluding land, located in Obsolete Property Rehabilitation District (Cronin Commercial Redevelopment District No. 01) at 101 W. Michigan Ave. for a period of 12 years, beginning December 31, 2016, and ending December 31, 2028, pursuant to the provisions of PA 146 of 2000, as amended.

AYES: Gerten, McNeil, Metzger, Miller, Mayor Reed, Schurig, and Williams.

NAYS: None.

RESOLUTION DECLARED ADOPTED.

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the City Council of the City of Marshall, County of Calhoun, Michigan at a regular meeting held on April 18, 2016.

Trisha Nelson
Clerk, City of Marshall

B. P.A. 425 Conditional Land Transfer with Marshall Township – 726 North Old US 27:

City Manager Tarkiewicz provided background regarding the PA 425 Land Transfer with Marshall Township for 726 North Old US 27. The City purchased the two acre parcel of property for the new electric substation.

Mayor Reed opened the public hearing to hear comment regarding the P.A. 425 Land Transfer.

Hearing no further comment, the hearing was closed.

Moved Schurig, supported McNeil, to approve the P.A. 425 Conditional Land Transfer Agreement with Marshall Township for 726 North Old US 27. On a voice vote – **MOTION CARRIED.**

CITY OF MARSHALL, MICHIGAN
RESOLUTION #2016-13

RESOLUTION AUTHORIZING EXECUTION OF CONTRACT
FOR CONDITIONAL TRANSFER OF PROPERTY

WHEREAS, The City of Marshall, owner of property commonly known as 726 Old US 27 North, have petitioned Marshall Township for a Conditional Transfer of the property from Marshall Township into the City of Marshall; and

WHEREAS, on February 25, 2006 the City of Marshall entered into a Master 425 Agreement with the Township of Marshall; and

WHEREAS, on September 15, 2014 the City of Marshall extended this Master 425 Agreement with the Township of Marshall until 2026; and

WHEREAS, the Master 425 Agreement facilitates the provision of City services, including municipal sewer, water, police and fire protection to properties currently within Marshall Township according to terms acceptable to both the Township of Marshall and the City of Marshall,

NOW THEREFORE, BE IT RESOLVED, that the City Manager and the City Clerk are authorized to execute a Contract for Conditional Transfer of Property commonly known at 726 Old US 27 North from the Township of Marshall to the City of Marshall.

IT IS FURTHER RESOLVED, that the Contract for Conditional Transfer shall be in the form of the attached document, subject to changes in form approved by the City Attorney.

As City Clerk I place my seal and sign my name that this is a true and accurate copy of the action taken by the Marshall City Council on April 18, 2016.

Trisha Nelson, City Clerk
CITY OF MARSHALL

OLD BUSINESS

None.

REPORTS AND RECOMMENDATIONS

A. Fee Schedule:

Moved Miller, supported Gerten, to approve the resolution authorizing the Fee Schedule as presented with an effective date of July 1, 2016. On a voice vote – **MOTION CARRIED.**

RESOLUTION ESTABLISHING FEES

WHEREAS, City of Marshall deems it necessary and appropriate to periodically review fees as certain costs are incurred in providing a service, and the intent is to set fees at an amount to recover those costs and still remain competitive with surrounding municipalities; and

WHEREAS, the City of Marshall now wishes to establish those fees in accordance with City policy;

NOW THEREFORE, BE IT RESOLVED, that the following fees shall be established and effective July 1, 2016;

Water Department

Hydrant Meter Security Deposit	\$500.00 per Rental
Hydrant Commodity Charge (outside City Limits)	\$0.02 per Gallon
Meter Testing:	
5/8" - 1"	\$50.00 per Meter
1-1/2" - 2"	\$200.00 per Meter
3"	\$225.00 per Meter
4"	\$250.00 per Meter
6"	\$250.00 per Meter
Water Connection Fee	\$600.00 per REU Connection
Fire Suppression Systems:	
6" or smaller	\$120.00 per Year
8"	\$220.00 per Year
10"	\$340.00 per Year
12"	\$500.00 per Year

Sanitary Sewer

Sewer Connection Fees	\$1,500 per REU Connection
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Geographic Information System

Providing Digital Maps (PDF's, JPEG's, Etc.)	\$10.00 per Map
Plotted / Printed Maps (with or without aerial photo):	
8-1/2" x 11"	\$6.00 per Map
11" x 17"	\$10.00 per Map
Larger Format Print/Plotted Maps (42" Maximum):	

with Aerial photo	\$22.00 per Map
without Aerial photo	\$26.00 per Map

Cemetery

Lot Prices	\$550.00 per Lot
Columbarium	\$650.00 per Niche
Columbarium Open/Close	\$50.00 per Opening
Burial Charge:	
Adult	\$400.00 per Opening
Infant (Age -2 and under)	\$200.00 per Opening
Cremains	\$200.00 per Opening
Overtime Charge - Burial & Columbarium (weekdays after 2pm, Saturdays, Holidays)	1.5X
Disinterment: (Only during Normal Work Hours)	
Full Size	\$650.00 per Opening
Infant/Cremation	\$350.00 per Opening
Foundations	\$0.50 per Sq. Surface Inch

Right of Way Permit Fees

Base Permit Application Fee (For consideration of ALL permits)	\$35.00 per Permit
Field Inspection Fee (Sewer Taps, Sidewalk / Drive Approach, etc)	\$50.00 per Inspection
Road Opening Deposit (after 1 year \$500 is refunded if road repair is satisfactory, \$50 covers required inspections)	\$550.00 per Opening

Stormwater

Single Family Residential Developments, less than 1 Acre incl. Institutional Projects	\$0.00 per Project \$150.00 per Project
Developments, 1 Acre to 5 Acres incl. Institutional Projects	\$150.00 plus \$50/acre over 1 acre per Project
Developments, over 5 Acres Incl. Institutional Projects	\$350.00 plus \$25/Acre over 5 acres per Project
Hourly Rate for Additional Review/Inspection Time	\$75.00 per Hour
Field Inspection Fee	
Single Family Residential	\$75.00 1 hour time
Developments, less than 1 Acre	\$75.00 1 hour time
Developments, 1 Acre to 5 Acres	\$150.00 2 hours time

Developments, over 5 Acres

\$225.00 3 hours time

Building Department

Building Permit-Residential	\$60 per 1st \$1,000 construction cost plus \$5 for each additional \$1,000 construction cost per Application
Plumbing, Electrical and Mechanical Admin Fee	\$40/flat per Application
Residential Roofing	\$120.00 per Application
Residential Swimming Pool (Above Ground)	\$120.00 per Application
Fence Permits	\$45.00 per Application
Residential Demolition	\$140 per Building per Application
Commercial Demolition	\$150.00 plus \$.05 per square foot Per Application
Building Permit-Commercial	\$60 per 1st \$1,000 construction cost + \$6 for each additional \$1,000 construction cost per Application
Building Permit-Plan Review	25% of Building Permit Fee per Application

Planning and Zoning

Zoning Amendment	\$200 per Application
ZBA Variance (resident)	\$150 per Application
ZBA Variance (commercial)	\$200 per Application
Sign permit	
Wall Sign	\$40 per Application
Freestanding/Ground	\$50 per Application

Administrative

Credit Card Service Fee	3% of amount due
Mortgage Company Duplicate Bill Fee (per parcel)	\$2.50
Overnight Downtown Parking Permit	\$10.00 per Permit
Security Deposit Residential Tenant w/Landlord Affidavit	\$200 per Affidavit

A copy of this Schedule as amended from time to time, shall be maintained by the Marshall City Clerk.

AYES: Gerten, McNeil, Metzger, Miller, Mayor Reed, Schurig, and Williams.

NAYES: None.

ABSTAIN: None.

RESOLUTION DECLARED ADOPTED.

I, Trisha Nelson, being duly sworn as the Clerk for the City of Marshall, hereby certify that foregoing is a true and complete copy of a resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on April 18, 2016, and that said meeting was conducted and that the minutes of said meeting were kept and will be or have been made available

Trisha Nelson, Clerk

B. Well #4 Improvements:

Moved Metzger, supported Williams, to authorize the execution of a purchase order with Peerless Midwest, Inc. for \$30,880 for the Variable Frequency Drive improvements to Well #4. On a voice vote - **MOTION CARRIED.**

APPOINTMENTS/ELECTIONS

None.

PUBLIC COMMENT ON NON-AGENDA ITEMS

John Sims introduced himself to Council and spoke of his candidacy for Calhoun County Circuit Judge.

COUNCIL AND MANAGER COMMUNICATIONS

ADJOURNMENT

The meeting was adjourned at 7:30 p.m.

Jack Reed, Mayor

Trisha Nelson, City Clerk