

IMLAY CITY COMMISSION
150 N. Main Street
IMLAY CITY, MI 48444

REGULAR MEETING
Tuesday, February 4, 2020
7:00 P.M.

1. CALL TO ORDER

Mayor Joi Kempf called the meeting to order at 7:00 p.m.

2. PLEDGE OF ALLEGIANCE

Mayor Joi Kempf led the Pledge of Allegiance

3. ROLL CALL

Present: Mayor Joi Kempf
Commissioner Ted Sadler
Commissioner Stu Davis

Pro-Tem Frank Demske
Commissioner Al Ramirez
Commissioner Greg Rowden

Absent: Commissioner Kelly Villanueva

Also Present, City Manager Tom Youatt, City Clerk/Treasurer Lynn Eutsler, Tom Conway IT Right, John Olson Spicer, and one member of the community.

4. APPROVAL OF AGENDA

Motion by Davis, seconded by Sadler to approve the agenda with the addition of New Business 8.I. IT Right File Server Proposal, 8.J. It Right Computer Proposal, 8.K. Superior Contracting Change Order # 1, and 8.L. Charter Amendment as presented.

MOTION CARRIED UNANIMOUSLY

5. APPROVAL OF CONSENT AGENDA ITEMS

A. Approval of Commission Minutes – January 21, 2020

B. Other Minutes Planning Commission – September 24, 2019

C. Payment of Bills in the amount of – Tri-County Bank	\$ 361,480.24
Lakestone Bank	\$ 58,074.66
HRA Account	<u>\$ 542.72</u>
	<u>\$ 420,097.62</u>

Motion by Demske, seconded by Davis to approve the Consent Agenda to include payables in the amount of \$420,097.62 as presented.

ROLL CALL VOTE

Ayes: Demske, Davis, Ramirez, Rowden, Sadler, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

6. CITIZENS FROM THE FLOOR

Allen Rosenbalm – Commended the Imlay City Fire Department for their mutual Aid in the Feb. 3rd Fire in Almont. Commended the City Commission for the hiring of Larry Bush for the Sesquicentennial.

7. PUBLIC HEARING- Michigan Community Block Grant (CDBG)

Motion by Demske, seconded by Davis opening the public hearing at 7:06 p.m. with all notices and publications to be entered into the record.

MOTION CARRIED UNANIMOUSLY

City Manager Tom Youatt presented information on a CDBG Grant that is available to the City for the 2020 Infrastructure in the amount of \$1,700,000.00.

Resident Allen Rosenbalm would like to recommend that the City complete the process. Would be a great benefit to the Community.

Motion by Davis, seconded by Demske to close the public hearing at 7:11 p.m.

MOTION CARRIED UNANIMOUSLY

8. OLD BUSINESS

None

9. NEW BUSINESS

**A. Resolution 2020-2 – Michigan Community Development Block Grant (CDBG)
Application Authorization**

Motion by Davis, seconded by Sadler to approve Resolution 2020-2 to allow the City to proceed with a Grant Application for the 2020 Infrastructure project as presented.

ROLL CALL VOTE

Ayes: Davis, Sadler, Demske, Ramirez, Rowden, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

B. I.T. Right Service Contract

City Manager Youatt presented the I.T. Right Contract in the amount of \$16,500. Tim Conway of I.T. Right stated that 75% of Ransomware involved Municipalities. Newer security measures need to be put in place and they are responsible for all City Offices to include City Hall, Police Department, Fire Department, and the DPW. Additional services to include 24 Workstation and 3 Server Proactive Performance Monitoring, Patch Management, Scheduled Maintenance, Predictive Hardware Failure, and Intrusion Detection.

Motion by Davis, seconded by Sadler, to approve the contract with I.T. Right in the amount of \$16,500 as presented.

ROLL CALL VOTE

Ayes: Davis, Sadler, Rowden, Ramirez, Demske, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

C. Superior Contracting – Payment #6

City Manager Youatt presented an invoice for the 6th payment to Superior Contracting for work on the Fire Hall.

Motion by Ramirez, seconded by Demske to approve payment # 6 to Superior Contracting in the amount of \$163,130.51 as presented.

ROLL CALL VOTE

Ayes: Ramirez, Demske, Sadler, Davis, Rowden, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

D. 2019 Planning Commission Report

City Manager Youatt presented the 2019 Planning Commission Report ,meeting summary for 2019, which is in accordance with the Michigan Planning Enabling Act, Public Act 33 of 2008.

Motion by Davis, seconded by Sadler to approve the 2019 Planning Commission Report at presented.

ROLL CALL VOTE

Ayes: Davis, Sadler, Demske, Ramirez, Rowden, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

E. Proposal for a Turn-Out Gear Dryer – Fire Hall

Motion by Ramirez, seconded by Sadler to approve the proposal from Universal Laundry Machinery for a Turn-out Gear Dryer in the amount of \$7,774.00 as presented.

ROLL CALL VOTE

Ayes: Ramirez, Sadler, Davis, Demske, Rowden, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

F. Spectrum Business Proposal - Fire Hall Phone & Internet

Motion by Ramirez, seconded by Davis to approve the proposal from Spectrum Business for internet and phone service at the new Fire Hall in the amount of \$131.45 per month as presented.

ROLL CALL VOTE

Ayes: Ramirez, Davis, Demske, Rowden, Sadler, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

G. DeShano PILOT Request

City Manager Youatt presented a letter of Request for Payment in Lieu of Taxes, for a period of twenty years, from the DeShano Development Corporation for the Townsend Manor Apartments I and II.

Motion by Sadler, seconded by Ramirez to decline the request from DeShano Development Corporation for a Payment in Lieu of Taxes for the Townsend Manor Apartments.

MOTION CARRIED UNANIMOUSLY

H. Board of Review Dates

Motion by Demske, seconded by Ramirez to set the 2020 Board of Review Dates as follows:

Organizational Meeting: Tuesday, March 10, 2020 at 8 a.m.

Public Appeal Meeting: Monday, March 16, 2020 9 am – 12 pm and 1 - 4 pm

Wednesday, March 18, 2020 2 – 5 pm and 6 – 9 pm

MOTION CARRIED UNANIMOUSLY

I. I.T. Right File Server Proposal – Fire Hall

Motion by Davis, seconded by Sadler to approve the proposal from I.T. Right for a File Server for the Fire Hall in the amount of \$8,043.00 as presented.

ROLL CALL VOTE

Ayes: Davis, Sadler, Rowden, Demske, Ramirez, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

J. I.T. Right Computer Proposal – Fire Hall

Motion by Demske, seconded by Rowden to approve the proposal from I.T. Right for Computers, Monitors, and Components for the Fire Hall in the amount of \$7,377.00 as presented.

ROLL CALL VOTE

Ayes: Demske, Rowden, Sadler, Davis, Ramirez, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

K. Superior Contracting Change Order # 1 – Fire Hall Construction

City Manager Youatt presented a change order, reviewed and approved by H2A Architects, for Superior Contracting Group, Inc. The increase in costs are in the amount of \$37,637.60 changing the contract sum from \$2,742,400.00 to \$2,780,037.60. The increase covers, in part, a change in flooring, the addition of 220 V electrical to accommodate the gear dryers, additional door frames, reworking of the ceiling liner panel.

Motion by Sadler, seconded by Demske to approve Change Order # 1 from Superior Contracting in the amount of \$37, 637.60 as presented.

ROLL CALL VOTE

Ayes: Sadler, Demske, Ramirez, Rowden Davis, Kempf

Nays: None

MOTION CARRIED UNANIMOUSLY

L. Charter Amendment

City Attorney, Brian Garner presented a memorandum outlining the steps necessary to amend the City Charter to bring the Charter in compliance with the State Election regulations. The process will start with an approved resolution proposing the Charter amendment for the changes, no later than 5/5/2020, and the process will be finalized no later than 9/3/2020.

10. MANAGERS REPORT

City Manager Tom Youatt updates: The North Almont home has been demolished. The lot will be seeded in the spring. The City is going to work with the owners of the Green Property in the grant process with the DEQ. The City will be reimbursed 100% for costs from the DEQ grant. The City is accepting BIDS for the Borland Road Water Main project. The project estimate is \$115,000. Will have the BID results for the next meeting.

Youatt thanked Stu Davis for his Artwork of the Fire Department.

11. OTHER

None

12. ADJOURNMENT

Motion by Davis, seconded by Sadler, to adjourn at 8:15 p.m.

MOTION CARRIED UNANIMOUSLY

Respectfully submitted by: _____

Lynn Eutsler, City Clerk/Treasurer

Approved: