

**CITY OF REED CITY
REGULAR COUNCIL PROCEEDINGS
February 18, 2020**

Mayor Guiles called the meeting to order at 7:00 P.M. in Council Chambers, 227 East Lincoln Avenue, Reed City, Michigan.

Present Mayor, Trevor Guiles. Council Members: Dan Burchett, Karen Lea McKinney, Roger Meinert, Dave Scharlow and Carol Tillotson. Nathan Bailey was absent. City Attorney, Cynthia Wotila and City Manager, Ron Howell, were also present. Department Heads, Interim Police Chief Brain Koschmider, Barb Westerburg, Curt Brackenrich, Rich Rehkopf and Jeffrey Stein also attended. The meeting was opened with the pledge to the flag. There were citizens in the audience.

Public Hearing Mayor Guiles opened the Public Hearing at 7:01 P.M. to receive public comment on Ordinance 003-2019 to amend the Code of Ordinances by adding a new chapter to Part Fourteen, Title Four, Governing Rental Housing.

Comments were received from the following people:

Craig Wertz, 1229 170th Avenue, Hersey, landlord of 22 rentals and is a licensed builder, expressed his objections of the proposed ordinance. He has never received a complaint on his rentals and he is concerned about having to forward the inspection fees onto his tenants.

Roger Steig, Hawkins Road, Reed City, commented he and his wife invested into the City by taking run down housing and fixing them up to provide affordable housing. He has never received a complaint and feels if the wheel isn't broke, don't try to fix it. This is not a college town and does not feel there is a need in our small community for this ordinance and not enough thought has been put into it.

Jim Talaske, 423 W. Slosson, Reed City, attorney and landlord, voiced his concerns and objections to the proposed ordinance. Mr. Talaske commented it is unnecessary, it's expensive and a violation of rights. Under Michigan law tenants already have substantial remedies and options. His final comments to council were, this is a small town and this ordinance is burdensome, expensive, invasive and a blatant infringement on property rights.

Doug Franklin, 230th Avenue, Reed City, resident of the City for 23 years and recently moved to 230th Avenue. He stated he would not rent a house that he would not live in himself and is concerned about passing on the additional fees on to the tenants.

A letter was received from Darlene Fuller with written comments expressing concern over the fees and vagueness of the ordinance.

The hearing was closed at 7:14 P.M.

Agenda Motion by McKinney, seconded by Scharlow, **CARRIED**, to approve the Agenda as presented. Affirmed by voice vote.

Minutes Motion by Scharlow, seconded by Burchett, **CARRIED**, to accept the minutes of the January 21, 2020 regular meeting as presented. Affirmed by voice vote.

Motion by Scharlow, seconded by Burchett, **CARRIED**, to accept the minutes of the January 31, 2020 special meeting as presented. Affirmed by voice vote.

Motion by Scharlow, seconded by Burchett, **CARRIED**, to accept the minutes of the February 11, 2020 special meeting as presented with the correction of subject item: WWTP - Motion made by McKinney and seconded by Meinert. Affirmed by voice vote.

- Bills Motion by Burchett, seconded by Scharlow, **CARRIED**, to approve paying bills as presented for a grand total approved amount of \$278,202.13. Roll call vote. Voting yes were, Tillotson, Meinert, Guiles, Burchett, McKinney and Scharlow.
- Reports Chief Jeffrey Stein, Fire Dept., Interim Chief Brian Koschmider, Police Dept, Rich Rehkopf, DPW, and Curt Brackenrich, WWTP, filed written reports. Barb Westerburg, Treasurer, also submitted a Revenue/Expenditure Report as of January 31, 2020.
- Patrol Car Motion by Meinert, seconded by Burchett, **CARRIED**, to authorize the Interim Police Chief to scrap the 2006 Ford Crown Vic patrol car and to seek bids for the sale of the 2009 Ford Crown Vic patrol car. Roll call vote. Voting yes were, McKinney, Scharlow, Meinert, Guiles, Tillotson and Burchett.
- Fuel Services Motion by Scharlow, seconded by Meinert, **CARRIED**, to approve applying to the State of Michigan Fleet Card Program, WEX, Inc., for fuel services for the City equipment fleet and off road equipment. Roll call vote. Voting yes were, Scharlow, McKinney, Burchett, Tillotson, Guiles and Meinert.
- W.W.T.P. Motion by Scharlow, seconded by McKinney, **CARRIED**, to authorize the Waste Water Treatment Plant to seek bids for the sale of the 2006 Ford pickup truck. Roll call vote. Voting yes were, Meinert, Guiles, Tillotson, McKinney, Scharlow and Burchett.
- Ordinance Motion by Scharlow, seconded by Meinert, **CARRIED**, to shred it and turn down Ordinance No. 003-2019 governing rental housing. Roll call vote. Voting yes were, Burchett, Guiles, Meinert, Scharlow and Tillotson. Voting no was McKinney.
- Agreement Council reviewed the Reed City Chamber Agreement. Council members felt it was incomplete and wanted to compare it along with the original Memorandum of Understanding and to bring it back next month for the March meeting.
- Water Tower Council was advised by the City Manager, to keep things moving forward with the application, the water tower signage will be listed as the same basic color and lettering for the recoating but will also be including an option in case the school wants to participate with changing up the signage.
- SAW Grant Motion by Scharlow, seconded by Burchett, **CARRIED**, to approve Disbursement Request #19 from Fleis & VandenBrink in the amount of \$11,372.81 for the SAW Grant Project. Roll call vote. Voting yes were, Scharlow, McKinney, Tillotson, Burchett, Meinert and Guiles.
- SAW Grant Motion by McKinney, seconded by Tillotson, **FAILED**, to approve the contract with Baker Tilly Municipal Advisors for a Rate Structure Report in the amount of \$14,000.00 for the SAW Grant. Roll call vote. Voting yes were, Tillotson and McKinney. Voting no were Scharlow, Meinert, Guiles and Burchett.
- SAW Grant Motion by Meinert, seconded by Burchett, **CARRIED**, to seek bids for the Rate Structure Report for the SAW Grant. Roll call vote. Voting yes were, Burchett, Tillotson, McKinney, Guiles, Scharlow and Meinert.
- WA/SW Motion by Meinert, seconded by Burchett, **CARRIED**, to table until the next meeting, discussion and action on the first draft of the Level of Service for Wastewater Collection and Stormwater Collection System Reports from the Engineers. Affirmed by voice vote.
- Nat Gas Motion by Meinert, seconded by Tillotson, **CARRIED**, to approve purchasing natural gas from CenterPoint Energy Services, Inc. for a 2 year contract. Roll call vote. Voting yes were, McKinney, Scharlow, Meinert, Guiles, Tillotson and Burchett.

- DPW Pickup Motion by Scharlow, seconded by Burchett, **CARRIED**, to approve the Department of Public Works to seek bids for a new pickup truck. Roll call vote. Voting yes were, Burchett, Tillotson, Guiles, Meinert, Scharlow and McKinney.
- Well #3 Motion by Scharlow, seconded by Burchett, **CARRIED**, to authorize the Department of Public Works to seek bids to rebuild Wellhouse #3. Roll call vote. Voting yes were, Scharlow, McKinney, Burchett, Tillotson, Guiles and Meinert.
- Hazardous Waste Motion by Meinert, seconded by Burchett, **CARRIED**, to participate in the Osceola-Lake Conservation District 2020 Hazardous Waste Collection and approve payment of Invoice 1-1304 in the amount of \$575.00 for payment. Roll call vote. Voting yes were, Meinert, Guiles, Tillotson, McKinney, Scharlow and Burchett.
- Bridge Inspect Motion by Meinert, seconded by Burchett, **CARRIED**, to seek bids for Engineering Services for Roth Street Bridge Resurfacing and Inspection with an option that includes a second bid for the work to be done by October 31st. Affirmed by voice vote.
- Trail Motion by Scharlow, seconded by Tillotson, **CARRIED**, to designate the trail in the Linear Park as the Reed City Purple Heart Trail. Roll call vote. Voting yes were, Tillotson, Scharlow, McKinney, Guiles, Meinert and Burchett.
- Consent Motion by McKinney, seconded by Burchett, **CARRIED**, to accept the Consent Agenda as presented. Affirmed by voice vote.
- Committee There were no committee reports.
- City Manager Ron reported on the following:
- Ron presented an undated report on the Disc Golf project and removal of the tree tops at Rambadt Park. The additional 6 holes (baskets) east of the Little Mac bridge will need to be relocated. Dan will talk with Steve Hedstrom regarding this. Removal of the tree tops was discussed and decided on a permit plan for removal.
 - Presented a quote from Fleis & VandenBrink to evaluate sidewalk options and a report outlining the project process for the proposed Church Street sidewalk. Ron will talk with the Townline Apartments and the School Superintendent to see if they are willing to partnership with the project.
 - Ron contacted Ferris State University regarding a City Manager Internship project and presented the format of the project for council review.
 - Received information from the Michigan Land Bank that the demolition grant process has reopened and applications are due by March 13th. This would be for the white block house at 214 S. Chestnut.
 - Presented a Projects List update.
- Tree tops Motion by Burchett, seconded by Tillotson, **CARRIED**, to authorize the City Manager to develop a Permit for the removal of the downed tree tops at Rambadt Park. The permit fee will be \$25.00 and is good for a period of 45 days with the option to renew, with a required signed waiver and no heavy equipment will be allowed. Roll call vote. Voting yes were, Burchett, Tillotson, McKinney, Guiles, Scharlow and Meinert.
- Demo Grant Motion by Burchett, seconded by Meinert, **CARRIED**, to authorize the City Manager to apply for the Michigan Land Bank Demolition Grant for demolition of the white block building at 214 N. Chestnut. Roll call vote. Voting yes were, McKinney, Scharlow, Meinert, Guiles, Tillotson and Burchett.

- Bills Mayor Guiles 2020 Schedule of Reviewing Bills appoints Dave Scharlow to review bills prior to the March meeting.
- Audience Craig Wertz, 1229 170th Avenue, Hersey, commented there is a sizable local concrete contractor in town that council should consider getting a quote from for the Church Street Sidewalk project as he will give the City a good quote.
- Adjourn Mayor Guiles adjourned the meeting at 9:02 P.M.

Jacalyn R. Beam, City Clerk