

Minutes of the regular meeting of the City Commission held Monday, September 28, 2015, at 7:00 p.m., in the City Commission Room.

Mayor Holton called the meeting to order and the Pledge of Allegiance was recited.

Commissioners Present: Mayor Holton and Vice Mayor Rautanen; Commissioners Joslin, Kulick, Ling, Sous(7:01) and Verleger

Commissioners Absent: None

Others Present: City 0 Howard and City Attorney Smith

Proclamations and Presentations

Fire Lieutenant Dunham introduced the newly hired Code Enforcement Officer Kris Crawford.

Mayor Holton read and presented a proclamation recognizing "Bowlers Hall of Fame Day - October 11, 2015" to Pat Wilmont from the Bowlers Hall of Fame.

Director of Parks and Public Spaces Bundy and CMU student intern Josh Wozniak, gave a presentation on the Potter Playground recommendation from the Parks and Recreation Commission.

Discussion ensued.

Receipt of Petitions and Communications

Received the following petitions and communications:

1. City Manager report on pending items.
2. Correspondence from City resident William Kelley regarding over occupancy.
3. Correspondence from the Consul General of Japan in Detroit.
4. Resignation of Mary Cook from Board of Review.
5. Resignation of Lois Breidenstein effective January 2016 from Downtown Development Board.
6. Historic District Commission Minutes (June).
7. Downtown Development Board Minutes (August).
8. Notice of Temporary Traffic Control Order 9-2015.
9. Proclamations presented to the City by the Michigan Aviation Association for the Mt. Pleasant Municipal Airport.

Moved by Vice Mayor Rautanen and supported by Commissioner Sous to approve the following items on the Consent Calendar:

1. Minutes of the regular meeting of the City Commission held September 14, 2015.
2. Bid of Bay Landscaping, Inc. of Essexville, Michigan in the amount of \$13,219 for Fall Tree bid.
3. WHEREAS, the Traffic Engineer of the City of Mt. Pleasant requests that the City Commission issue Traffic Control Order No. 7-2015 (remove three "NO PARKING" signs on the west side of West Campus Drive immediately south of Vernon Street. This area has been restriped to allow for additional parking spaces.) Said traffic control order was presented to the City Commission on September 28, 2015, for review and after reviewing said control order and being fully advised in the premises,
BE IT RESOLVED, that the City Commission approves traffic control order No. 7-2015 as a permanent traffic control order.
4. Payrolls dated September 11, 2015 and warrants dated September 9 and 17, 2015 all totaling \$745,692.07.

Motion unanimously adopted.

A public hearing was held on the proposed Ordinance to amend Section 154.054, the table in section 154.095, subsection 154.095(P), and subsection 154.121(G) of the Mt. Pleasant City Zoning Ordinances to update standards for the M-2 Multiple Family District.

City Planner Kain gave a brief introduction and background on the proposed text change to Mt. Pleasant Zoning Ordinances regarding area standards for the M-2 Multiple Family District.

Lynn Simons, Ld Cald, Edward (Ted) Clayton, Nancy Casey Fulton and Henry L. Fulton all sent e-mail correspondence regarding M-2 area standards.

Joe Olivieri, 1933 Churchill, spoke in support of proposed text change.

Mark Marshall, 622 S. Franklin, spoke of concerns he has with current version of proposed text change.

Sam Raisanen, 507 S. University; Michelle Terry, 705 S. University; and Michael Lents, 502 S. University, spoke in opposition of proposed text change.

Ian Elliott, SGA City Commission Liaison, 1251 S. Washington, introduced himself and said he would be happy to answer any questions from student perspective.

There being no other public comment or communications, the Mayor closed the public hearing.

Moved by Vice Mayor Rautanen and supported by Commissioner Kulick that Ordinance 1003, an Ordinance to amend Section 154.054, the table in section 154.095, subsection 154.095(P), and subsection 154.121(G) of the Mt. Pleasant City Zoning Ordinances to update standards for the M-2 Multiple Family District having been introduced and read, now be passed, ordained and ordered published.

Moved by Commissioner Ling and supported by Commissioner Sous that the City Commission postpone consideration of the recommended changes to the M-2 zone until October 12, 2015 City Commission meeting in order to allow the staff to provide language that would make the following changes in the amendment:

1. Increase the distance between the R-3 zone and RSO's; this might include either limiting the location to only those streets from Main Street west or limiting the location to no closer than 300 ft from a "R" lot;
2. Increase the area included in the restricted occupancy area (buffer zone) to at least 300 ft from any "R" zoned lot;
3. Set clearly defined criteria for allowing a 2nd bonus occupant that would encourage individual dwelling units on a lot to house fewer occupants (2-3 in buffer zone or 4-5 in remaining areas); and
4. Add a general requirement to the M-2 section of Zoning Ordinance that would require that any development in the area north of CMU campus be architecturally compatible with the surrounding residential area.

AYES: Commissioners Ling and Sous

NAYS: Commissioners Holton, Joslin, Kulick, Rautanen and Verleger

ABSENT: None

Motion failed.

Moved by Commissioner Ling and supported by Commissioner Sous to amend the original motion to amend Section 154.054, the table in section 154.095, subsection 154.095(P), and subsection 154.121(G) of the Mt. Pleasant City Zoning Ordinances to update standards for the M-2 Multiple Family District by amending Section 154.054(1)(C)(1)(d) to strike "no common line" and add "within 300 feet of any R lot".

AYES: Commissioners Ling and Sous

NAYS: Commissioners Holton, Joslin, Kulick, Rautanen and Verleger

ABSENT: None

Motion failed.

The Commission considered the original motion.

AYES: Commissioners Holton, Joslin, Kulick, Rautanen and Verleger
NAYS: Commissioners Ling and Sous
ABSENT: None
Motion carried.

A public hearing was held on the proposed Brownfield Plan for property located at 612 W. Pickard. Andy Smits, environmental consultant with Inland Seas Engineering, spoke in favor of the Plan. There being no additional public comments or communications, the Mayor closed the public hearing.

Moved by Commissioner Kulick and supported by Vice Mayor Rautanen to approve the following resolution approving the Brownfield Plan for 612 W. Pickard.

WHEREAS, the Mt. Pleasant City Commission established a Brownfield Redevelopment Authority (the Authority) by adoption of a resolution on May 13, 1997, pursuant to the Brownfield Redevelopment Financing Act, Michigan Public Act 391, of 1996, as amended (the Act), and

WHEREAS, the Authority acted on August 26, 2015 to recommend that the City Commission approve an amendment to the Brownfield Plan for the property located at 612 W. Pickard (Site #15), which complies with the provisions of the Act, and

WHEREAS, proper notice of a public hearing has been provided in accordance with the terms of the Act, and

WHEREAS, the City Commission finds that Brownfield Plan Amendment constitutes a public purpose; the financing of the eligible activities will be the responsibility of the applicant, with costs reimbursed from tax capture by the Authority; the costs associated with the eligible activities are reasonable and necessary to carry out the purposes of the Act; and the amount of captured taxable value is reasonable,

NOW, THEREFORE, BE IT RESOLVED, that the Mt. Pleasant City Commission does hereby approve the Brownfield Plan Amendment for Site #15 located at 612 W. Pickard.

Motion unanimously adopted.

Received Commissioners' top rankings for Saginaw Chippewa Indian Tribe two percent allocations. The City Manager will forward the rankings to the Tribe.

Moved by Vice Mayor Rautanen and supported by Commissioner Kulick to hold a public hearing at a date to be scheduled by staff in consultation with the Mayor inviting people with opposing points of view on mosquito control to attend and make presentations.

AYES: Commissioners Holton, Ling, Kulick, Rautanen, Sous and Verleger
NAYS: Commissioner Joslin
ABSENT: None
Motion carried.

Announcements on City-Related Issues and Concerns

Commissioner Kulick announced CMU Homecoming and parade this weekend. He thanked Mary Cook and Lois Breidenstein for their service on the Board of Review and the Downtown Development Board.

Commissioner Ling announced that there will be board appointments open due to resignations and encourages public to apply.

Commissioner Verleger announced Mt. Pleasant High School's homecoming this weekend. He encouraged citizens to get out and support Mt. Pleasant High School on Friday and CMU on Saturday.

Mayor Holton shared that meetings with the neighborhoods, CMU Liaison Committee and law enforcement on student behavior are still being set up.

Public Comment on Agenda and Non-Agenda Items

Matt Biolette, Republic Services Municipal Services Manager introduced himself as the City's representative.

Ian Elliott, CMU Student Government Association City Commission Liaison, stated that he looks forward to working proactively with the City and would be happy to be part of the City/CMU Liaison Committee if possible.

Moved by Commissioner Kulick and supported by Commissioner Sous to adjourn the meeting at 8:57 p.m. Motion unanimously adopted.

Jim Holton, Mayor

Jeremy Howard, City Clerk