

**CITY OF MT. MORRIS
CITY COUNCIL AGENDA**
11649 N. Saginaw Street
Mt. Morris, MI 48458
February 27th, 2023
7:00 P.M.

1. MEETING CALLED TO ORDER: Mayor Sara Dubey

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

4. APPROVAL OF AGENDA

5. APPROVAL OF MINUTES

- a. Approval of regular meeting minutes from February 13th, 2023.

7. COMMUNICATIONS:

None.

8. APPROVAL OF WARRANT: Approval of Warrant #23-05 in the amount of \$79,072.94

9. PUBLIC COMMENT (Agenda Items Only /Five Minute Time Limit).

10. UNFINISHED BUSINESS:

- a. None.

11. NEW BUSINESS:

- a. **ORDINANCE 23-02: Amending the zoning ordinance, ‘machine shop’ listed as conditional use permitted within C-R zoning district. (first reading)**
- b. **Request from Kiwanis Club for Memorial Day Parade**

12. PUBLIC COMMENT (Five Minute Time Limit).

13. COUNCIL MEMBER AND STAFF COMMENTS

14. ADJOURNMENT

PLEASE SILENCE ALL CELL PHONES AND OTHER ELECTRONIC DEVICES PRIOR TO THE MEETING.

Council Minutes
February 13th, 2023.
Page Three.

PUBLIC COMMENT:

None.

COUNCIL MEMBER AND STAFF COMMENTS:

Councilmember Heidenfeldt stated that Howard Street is still a speedway for motorists.

Councilmember Templeton questioned if the mowing contract was for 2023, 2024, and 2025?

City Manager/Treasurer Vicki Corlew stated yes.

Fire Chief Young stated he wanted to thank Detective Neering for his help on a fire they recently had.

Police Chief Kevin Mihailoff stated that there has been some recent break-ins to cars and garages. Just reminded councilmembers and everyone to keep their cars and residences locked, and to inform police when something occurs. The recent homicide within the city will start court on Wednesday, February 15th.

ADJOURNMENT:

With no further business, the Council Meeting was adjourned at **7:14 p.m.**

Spencer Lewis, City Clerk

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 101 General					
Dept 000					
101-000-066.000	UNDISTRIBUTED FRINGE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE	7,935.90	
101-000-066.000	UNDISTRIBUTED FRINGE BENEFITS	HUMANA HEALTH PLAN INC	DENTAL/VISION INS.	1,195.15	
101-000-066.000	UNDISTRIBUTED FRINGE BENEFITS	STANDARD INSURANCE COMEA	LIFE/DISABILITY INSURANCE	877.62	
	Total For Dept 000			10,008.67	
Dept 215 ADMINISTRATION					
101-215-825.000	MAINTENANCE AGREEMENTS	SHUMAKER TECHNOLOGY GROU	ANNUAL PACKAGE RENEWAL	600.00	
101-215-874.000	RETIREE INSURANCE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE	2,156.85	
101-215-991.000	COPIER	US BANK EQUIPMENT FINANC	COPIER LEASE	72.37	
	Total For Dept 215 ADMINISTRATION			2,829.22	
Dept 265 CITY HALL & GROUNDS					
101-265-740.000	OPERATING EXPENSE	MENARDS - CLIO	SUPPLIES	25.97	
101-265-740.000	OPERATING EXPENSE	MENARDS - CLIO	SUPPLIES	88.80	
101-265-740.000	OPERATING EXPENSE	MENARDS - CLIO	SUPPLIES	99.21	
101-265-740.000	OPERATING EXPENSE	MENARDS - CLIO	SUPPLIES	29.94	
101-265-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	CITY HALL GAS	548.23	
101-265-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	CITY HALL ELEFC.	670.58	
	Total For Dept 265 CITY HALL & GROUNDS			1,462.73	
Dept 267 OTHER CITY PROPERTY					
101-267-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	11800 N. SAGINAW	64.89	
	Total For Dept 267 OTHER CITY PROPERTY			64.89	
Dept 305 POLICE DEPARTMENT					
101-305-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	UNLEADED GAS	837.98	
101-305-759.000	UNIFORMS	HUBBARD'S MILITARY SUPPL	BLACK DRESS PANTS - PD	27.00	
101-305-932.000	REPAIR & MAINTENANCE - VEHICL	LOUIE'S TOWING & AUTO RE	TIRE LABOR	80.00	
101-305-932.000	REPAIR & MAINTENANCE - VEHICL	PRO COMM INC	POWER DISTRIBUTION KIT	590.00	
101-305-932.000	REPAIR & MAINTENANCE - VEHICL	PRO COMM INC	RADIO LABOR	135.00	
101-305-991.000	DEBT SERVICE - PRIN	US BANK EQUIPMENT FINANC	COPIER LEASE	130.49	
	Total For Dept 305 POLICE DEPARTMENT			1,800.47	
Dept 336 FIRE DEPARTMENT					
101-336-725.000	FRINGE BENEFIT-NON PAYROLL	LINCOLN NATIONAL LIFE IN	LIFE INSURANCE	40.16	
101-336-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	DIESEL	183.79	
101-336-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	UNLEADED GAS	19.39	
	Total For Dept 336 FIRE DEPARTMENT			243.34	
Dept 441 PUBLIC WORKS					
101-441-740.000	OPERATING EXPENSE	LEO'S SAW SHOP	CHAINS AW	28.00	
101-441-740.000	OPERATING EXPENSE	MENARDS - CLIO	SUPPLIES	13.28	
101-441-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	DIESEL	3.17	
101-441-850.000	COMMUNICATIONS	COMCAST	INTERNET/FAX	54.46	
101-441-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	DPW GARAGE	988.87	
	Total For Dept 441 PUBLIC WORKS			1,087.78	
Dept 701 PLANNING COMMISSION					
101-701-740.000	OPERATING EXPENSE	MARQUEE ENGRAVING	PLANNING COMMISSION NAME PLATE	12.00	
	Total For Dept 701 PLANNING COMMISSION			12.00	
Dept 790 LIBRARY					
101-790-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	LIBRARY	870.85	

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 101 General Dept 790 LIBRARY					
Dept 904 CAPITAL OUTLAY 101-904-970.500	CAPITAL OUTLAY - NETWORK	VC3, INC	OFFICE 365 MIGRATION	870.85	
		Total For Dept 904 CAPITAL OUTLAY		3,100.00	
		Total For Fund 101 General		3,100.00	
Fund 590 SEWER FUND Dept 215 ADMINISTRATION					
590-215-850.000	COMMUNICATIONS	COMCAST	INTERNET/FAX	54.45	
590-215-874.000	RETIREE INSURANCE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE	746.32	
590-215-991.000	COPIER	US BANK EQUIPMENT FINANC	COPIER LEASE	72.37	
		Total For Dept 215 ADMINISTRATION		873.14	
Dept 538 SEWER REPAIR 590-538-801.000	PROFESSIONAL SERVICES	SERVPRO	WATER MITIGATION SERVICE	3,600.13	
		Total For Dept 538 SEWER REPAIR		3,600.13	
		Total For Fund 590 SEWER FUND		4,473.27	
Fund 591 Water Fund Dept 215 ADMINISTRATION					
591-215-850.000	COMMUNICATIONS	COMCAST	INTERNET/FAX	54.45	
591-215-874.000	RETIREE INSURANCE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE	746.33	
591-215-991.000	COPIER	US BANK EQUIPMENT FINANC	COPIER LEASE	72.38	
		Total For Dept 215 ADMINISTRATION		873.16	
Dept 537 WATER DISTRIBUTION					
591-537-725.000	FRINGE BENEFIT-NON PAYROLL	CINTAS CORP	UNIFORMS	41.92	
591-537-725.000	FRINGE BENEFIT-NON PAYROLL	CINTAS CORP	UNIFORMS	41.92	
591-537-740.000	OPERATING EXPENSE	GENESEE COUNTY DRAIN COM	WATER SAMPLES	75.00	
591-537-740.000	OPERATING EXPENSE	USA BLUE BOOK	SLIDE HANDLE ROD KEY	242.06	
591-537-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	DIESEL	1,031.04	
591-537-745.000	GAS & FUEL	MICHIGAN PETROLEUM TECH	UNLEADED GAS	190.63	
591-537-801.000	PROFESSIONAL SERVICES	ROWE PROFESSIONAL SERVIC	PROJECT PLAN DEVELOPMENT	1,116.25	
591-537-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	310 W. MT. MORRIS	45.15	
591-537-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	321 LINCOLN	44.83	
591-537-921.000	COST OF SEWER/WATER	GENESEE COUNTY DRAIN COM	JANUARY 2023	48,624.24	
591-537-932.000	REPAIR & MAINTENANCE - VEHICL	AUTO VALUE MT. MORRIS	TRUCK #47 REPAIR	14.99	
		Total For Dept 537 WATER DISTRIBUTION		51,468.03	
Dept 539 WATER REPAIR					
591-539-740.000	OPERATING EXPENSE	MICHIGAN PIPE & VALVE-IN	SAGINAW & HELEN	162.32	
591-539-740.000	OPERATING EXPENSE	MICHIGAN PIPE & VALVE-IN	REPAIR CLAMP/SAW BLADE	616.21	
		Total For Dept 539 WATER REPAIR		778.53	
		Total For Fund 591 Water Fund		53,119.72	

INVOICE GL DISTRIBUTION REPORT FOR CITY OF MT MORRIS
 EXP CHECK RUN DATES 02/28/2023 - 02/28/2023
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID
 WARRANT 23-05

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
			Fund Totals:		
			Fund 101 General	21,479.95	
			Fund 590 SEWER FUND	4,473.27	
			Fund 591 Water Fund	53,119.72	
			Total For All Funds:	<u>79,072.94</u>	

Hi Spencer,

I did a quick review of this request and here are my thoughts. If you all would like us to write up a formal review like we did for the last one please let me know. We can have that ready in a week or so.

1. The parcel appears to be identified as "commercial-retail" in the future land use map, which relates to the Commercial Retail Zoning district, not the "C" commercial as requested in the rezoning.
2. The parcel is on the edge of a transition between the "C Commercial" and "CR Commercial Retail" zoning district and future land uses, so it would not be out of the question to have a shift of boundaries based on changing conditions.
3. The downside of a rezoning, as you all know is that you are opening the parcel up to all of the "C" uses, not just a machine shop. The applicant can offer conditions as part of a rezoning that, for example, would limit the use to manufacturing or office businesses and not gas stations or other uses that could conflict with pedestrian uses. However, this has to be the applicant's decision alone, the city cannot require them to do this.
4. Another option would be to consider changing the list of allowable uses in the CR district to permit small manufacturing operations that do not have exterior impacts (noise, outdoor storage, etc.). This is a better solution assuming it also works for the applicant. However, this process takes a little longer. It would require the planning commission to initiate the amendment, hold a public hearing, make a recommendation to council, and then council has final authority.
5. Lastly, in the C district, the version of the ordinance that I have lists a Machine shop as "Machine shops, incidental to a permitted use". So there would have to be some other primary use, that just so happens to include a machine shop.

I hope that helps. Let me know if you would like us to do more.

Best,
-Jason



Jason Ball, AICP | Senior Planner
ROWE Professional Services Company

**CITY OF MT. MORRIS
PLANNING COMMISSION NOTICE
HEARING ON PROPOSED ZONING TEXT AMENDMENT**

The City of Mt. Morris Planning Commission will be holding a hearing on Monday February 20th, 2023 at 6:30 p.m. The meeting will be held at the Mt. Morris City Hall at 11649 N. Saginaw Street, Mt. Morris, Michigan. The Planning Commission shall consider the following zoning text amendments for recommendation to the City Council at this time:

1. AN ORDINANCE AMENDING THE MT. MORRIS CITY ZONING CODE OF ORDINANCES (APPENDIX D) BY THE ADDITION OF MACHINE SHOP TO THE CONDITIONAL USES PERMITTED UNDER 6.11(2)(B)

For those unable to attend the hearing, written comments may be sent to the Mt. Morris Planning Commission at 11649 N. Saginaw Street, Mt. Morris, Michigan 48458 prior to February 20th. A copy of the proposed amendment is available for inspection at City Hall.

Spencer Lewis
City Clerk

**CITY OF MT MORRIS
PLANNING COMMISSION
February 20th, 2023**

At 6:30 p.m., City Clerk Spencer Lewis called the Planning Commission Meeting to Order.

SWEARING IN OF MEMBERS: Eric Calcut, term ending December 2024.

PRESENT: Yusef Harrold, Andrew Sorensen, Melissa Neuwirth, Eric Calcut, City Manager/Treasurer Vicki Corlew, & Mayor Sara Dubey.

ABSENT: Kenneth Andrews, Sara Black, and Chris Vogt.

OTHERS: City Clerk Spencer Lewis

APPROVAL OF AGENDA:

A motion was made by City Manager/Treasurer Vicki Corlew, seconded by Mayor Dubey to approve the agenda.

All Ayes.

Motion Carried.

APPROVAL OF MINUTES:

A motion was made by City Manager/Treasurer Vicki Corlew, seconded by Mayor Dubey to approve the minutes of the regular meeting held on January 17th, 2023.

All ayes.

Motion carried.

COMMUNICATIONS:

None.

PUBLIC COMMENT:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

a. Public Hearing: Amending the zoning ordinance by the addition of machine shop to the conditional uses permitted within “C-R” zoning district.

A motion was made by City Manager/Treasurer Vicki Corlew, and seconded by Mayor Dubey to open the public hearing at 6:33 p.m.

All Ayes.

Motion Carried.

A motion was made by City Manager/Treasurer Vicki Corlew, and seconded by Yusef Harrold to close the public hearing at 6:34 p.m.

All ayes.

Motion carried.

**CITY OF MT. MORRIS
COUNTY OF GENESEE, MICHIGAN**

ORDINANCE 2023 – 02.

AN ORDINANCE AMENDING THE MT. MORRIS CITY
ZONING CODE OF ORDINANCES (APPENDIX D) BY
THE ADDITION OF MACHINE SHOP TO THE
CONDITIONAL USES PERMITTED UNDER 6.11(2)(B)

THE CITY OF MT. MORRIS HEREBY ORDAINS:

SECTION I

The Mt. Morris City Zoning Ordinance, APPENDIX D, the Zoning Ordinance, Section 6.11(2)(b) is hereby amended by the addition of “machine shop” to the conditional uses permitted as follows:

- 6.11 Commercial “C-R” (commercial-retail) district.**
- 2. Conditional uses permitted.**
 - b. Other uses:**
 - Machine Shop

SECTION II

All other provisions of this Chapter shall be and are hereby ratified.

SECTION III - SEVERABILITY

If any part of this ordinance shall be determined to be unenforceable by a court of competent jurisdiction, that part shall be deemed to be severed and removed from the body of this ordinance, and the rest shall remain in full force and effect.

SECTION IV – PRIOR ORDINANCES

All City ordinances and resolutions or a part thereof, insofar as the same may be in conflict herewith, are hereby repealed.

SECTION V

This Ordinance shall be published in a newspaper of general circulation within the City of Mt. Morris, Genesee County, Michigan, and shall become effective on the 7th day after publication.

SECTION VI

A copy of this Ordinance may be inspected at the City Hall, 11649 N. Saginaw St., Mt. Morris, Michigan, during regular business hours.

CITY OF MT. MORRIS,

By: SARA DUBEY, MAYOR

By: SPENCER LEWIS, CITY CLERK

Ordinance introduced on: 02/27/2023

Second Reading:

Publication date:

Effective date:



February 8, 2023

City of Mt. Morris
Attn: City Clerk
11649 N. Saginaw Rd.
Mt. Morris, Michigan 48458

Dear Mayor Dubey and Members of City Council,

The Kiwanis Club of Mt. Morris would once again like the privilege of organizing the annual **Mt. Morris Memorial Day Parade** on Monday, May 29, 2023.

I am asking to be placed on an upcoming City Council agenda for immediate approval so that we can begin promoting this great event for our city.

I respectfully submit a request to once again hold the Mt. Morris Memorial Day Parade on Monday, May 29, 2023 beginning at 10:00 am. And, as we have had in years past, I request the support of the City of Mt. Morris Police Department in closing Saginaw Street during the parade, and the assistance of the Mt. Morris City Fire Department and the Mt. Morris City Police Department in helping organize and line up the parade participants.

If you need any further information, please do not hesitate to call me at 888-333-1893.

Respectfully Submitted,

Robert Slattery Jr., Parade Chairman

www.mtmorriskiwaniis.org Kiwanis Club of Mt. Morris info@mtmorriskiwaniis.org
PO Box 536
Mt. Morris, Michigan 48458