

**CITY OF MT. MORRIS
CITY COUNCIL AGENDA
11649 N. Saginaw Street
Mt. Morris, MI 48458
June 24th, 2024
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 June 10th, 2024.

6. COMMUNICATIONS:

None.

7. APPROVAL OF WARRANT: Approval of Pre-Warrant #24-12 in the amount of \$ 1,358.33 and Warrant #24-13 in the amount of \$ 127,271.91

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

9. UNFINISHED BUSINESS:

None.

10. NEW BUSINESS:

- a. **Planning Commission member resignation.**
- b. **Action on rezoning request from 11725 N. Saginaw**
- c. **Review of Fire Contract**
- d. **RESOLUTION 24-20: Fiscal Year 2023/2024 budget amendment**

11. PUBLIC COMMENT (Five Minute Time Limit).

12. COUNCIL MEMBER AND STAFF COMMENTS

13. ADJOURNMENT

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

CITY OF MT. MORRIS
CITY COUNCIL – REGULAR MEETING
June 10th, 2024

At 7:00 p.m., Mayor Sara Dubey called the Regular Council Meeting to order.

PRESENT: Templeton, Smith, Black, Sorensen, Vance, Walter, and Dubey.

ABSENT: None.

OTHERS: DPW Superintendent Paul Zumbach, Fire Chief Don Fremd, Police Chief Kevin Mihailoff, City Manager/Clerk Spencer Lewis and City Attorney Amanda Odette.

The Pledge of Allegiance.

ROLL CALL:

None.

APPROVAL OF AGENDA:

A motion was made by Councilmember Black, and seconded by Councilmember Sorensen to approve the agenda.

Mayor Sara Dubey stated that we need to amend the agenda to add 2 items: e) discussion on Red Maple Drive development, and f) Louisa Street change work order.

A motion was made by Councilmember Black, and seconded by Councilmember Sorensen to approve the agenda, as amended.

All ayes.

Motion carried.

APPROVAL OF MINUTES:

A motion was made by Councilmember Templeton and seconded by Councilmember Black to approve the regular meeting minutes from May 28th, 2024.

Councilmember Smith stated that for the approval of agenda in the minutes it lists Smith as the second, and he was not present at the meeting.

City Manager/Clerk Spencer Lewis stated that he would get that corrected.

A motion was made by Councilmember Templeton and seconded by Councilmember Black to approve the regular meeting minutes from May 28th, 2024, as amended.

All ayes.

Motion carried.

COMMUNICATIONS:

City Manager/Clerk Spencer Lewis swore in a new full-time officer, Jody Grant.

APPROVAL OF WARRANT:

A motion was made by Councilmember Vance and seconded by Councilmember Smith to approve **Warrant #24-11 in the amount of \$52,266.61.**

Councilmember Black questioned the lifesaving award plaques?

Police Chief Kevin Mihailoff stated that one was from 2017 for officer Young, and 2 were from last year for Officer Grant, and himself. We will present these in front of council once they arrive.

Roll call: 7 Ayes 0 Nays 0 Absent

Motion Carried.

PUBLIC COMMENT:

None.

UNFINISHED BUSINESS:

None.

NEW BUSINESS:

a. Public Hearing: Solid Waste Rate Increase

A motion was made by Councilmember Black and seconded by Councilmember Templeton to open the public hearing at 7:06 p.m.

All ayes.

Motion Carried.

Mayor Sara Dubey stated that the rate will go from \$16.79 to \$17.63.

Councilmember Vance questioned if this rate change was due to inflation?

City Manager/Clerk Spencer Lewis stated that the rate increase is contractually obligated from the contract that was accepted when we chose them from the bid process in 2022.

A motion was made by Councilmember Black and seconded by Councilmember Walter to close the public hearing at 7:08 p.m.

All ayes.

Motion Carried.

b. RESOLUTION 24-18: Approval of solid waste rate increase

A motion was made by Councilmember Vance, and seconded by Councilmember Templeton to approve resolution 24-18.

Roll call: ___ 7 ___ Ayes ___ 0 ___ Nays ___ 0 ___ Absent

Motion Carried.

c. Public Hearing: Variance request from Spartan X-Ray.

A motion was made by Councilmember Black and seconded by Councilmember Templeton to open the public hearing at 7:09 p.m.

All ayes.

Motion Carried.

Mayor Sara Dubey stated that this is for a mural that is proposed to go on the East facing wall of Spartan X-Ray.

Mary Jo Schultz stated that she would also like to include "Welcome to" to the top of the painting.

Mayor Sara Dubey questioned when this mural would be completed?

Mary Jo Schultz stated that it should be completed as soon as possible from what she understands with the artist.

Councilmember Black questioned DPW Superintendent Paul Zumbach who would be responsible for peeling paint, or anything of that nature with the painting?

DPW Superintendent Paul Zumbach stated that it would be a normal code enforcement issue, and would fall upon the business owner.

A motion was made by Councilmember Black and seconded by Councilmember Walter to close the public hearing at 7:15 p.m.

All ayes.
Motion Carried.

d. Action on variance request from Spartan X-Ray.

A motion was made by Councilmember Black and seconded by Councilmember Vance to approve the variance request.

Roll call: ___7___ Ayes ___0___ Nays ___0___ Absent

Motion Carried.

e. Discussion on Red Maple Drive development

A motion was made by Councilmember Black and seconded by Councilmember Templeton to approve.

City Manager/Clerk Spencer Lewis stated that Ryan from Century Communities reached out a couple weeks ago and spoke about Woodside Trails/ Red Maple Dr. development, and stated that the second closing of the 9 lots has stalled due to struggling home sales of the initial 9 lots. The new proposal they would like to move forward with is \$2,000.00/lot.

Councilmember Black questioned what was the original proposal from them for the lots?

City Manager/Clerk Spencer Lewis that it was offered to the City at \$15,000.00 per lot.

A motion was made by Councilmember Black and seconded by Councilmember Templeton to counteroffer at \$9,000.00 per lot.

Roll call: ___7___ Ayes ___0___ Nays ___0___ Absent

Motion Carried.

f. Louisa Street change work order

A motion was made by Councilmember Black and seconded by Councilmember Sorensen to approve the change of work order for \$11,515.00.

DPW Superintendent Paul Zumbach stated that throughout the section of the road where the curb was bad, the road was crowned closer to the North, instead of the middle of the street, which makes it look odd and off. They are going to have to remove more pavement and bring in more stone to get the crown where it needs to be.

Roll call: ___7___ Ayes ___0___ Nays ___0___ Absent

Motion Carried.

PUBLIC COMMENT:

None.

COUNCIL MEMBER AND STAFF COMMENTS:

Councilmember Walter thanked the public for coming in.

Councilmember Smith thanked the council for the condolences for the recent passing of his mother.

Councilmember Black welcomed Officer Grant, and is excited to see the mural go up. She also thanked all of the department heads for the work they do, day in and day out.

Fire Chief Don Fremd thanked the council for the continued support.

Police Chief Mihailoff offered his condolences to Councilmember Smith, and spoke briefly on buying ammo from Mt. Morris Township. Chief Mihailoff also spoke about the new part-time officer we hired.

Mayor Sara Dubey thanked Mary Jo for the mural project coming into the city. The food truck event was great in June, and looking forward to the July event on July 12th, which is a on a Friday that month.

ADJOURNMENT:

With no further business, the council meeting was adjourned at **7:31 p.m.**

Spencer Lewis, City Clerk

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 101 General					
Dept 371 CODES & ENFORCEMENT	PROFESSIONAL SERVICES	ROB KEHOE	BUILDING INSPECTIONS MAY 2024	583.33	
101-371-801.000		Total For Dept 371 CODES & ENFORCEMENT		583.33	
		Total For Fund 101 General		583.33	
Fund 248 DOWNTOWN DEVELOPMENT AUTHORITY					
Dept 103 AUTHORITY BOARD	OPERATING EXPENSE	POPPOS BARBEQUE	INFLATABLES/BOUNCE HOUSE JUNE 2024	275.00	
248-103-740.000	OPERATING EXPENSE	VINCENT DEPAULIS	DJ FOOD TRUCK EVENT JUNE 2024	500.00	
248-103-740.000		Total For Dept 103 AUTHORITY BOARD		775.00	
		Total For Fund 248 DOWNTOWN DEVELOPMENT AUTHORITY		775.00	

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
			Fund Totals:		
			Fund 101 General	583.33	
			Fund 248 DOWNTOWN DEVE	775.00	
			Total For All Funds:	1,358.33	

INVOICE GL DISTRIBUTION REPORT FOR CITY OF MT MORRIS
 EXP CHECK RUN DATES 06/25/2024 - 06/25/2024
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID
 WARRANT 24-13

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 - JULY	7,817.99	
101-000-066.000	UNDISTRIBUTED FRINGE BENEFITS	HUMANA HEALTH PLAN INC	DENTAL/VISION INS.	1,169.28	
101-000-066.000	UNDISTRIBUTED FRINGE BENEFITS	STANDARD INSURANCE COMPA	INSURANCE - JULY 2024	991.39	
		Total For Dept 000		9,978.66	
Dept 215 ADMINISTRATION					
101-215-740.000	OPERATING EXPENSE	PITNEY BOWES BANK INC	POSTAGE	125.56	
101-215-740.000	OPERATING EXPENSE	PITNEY BOWES GLOBAL SERV	COPIER LEASE	300.93	
101-215-825.000	MAINTENANCE AGREEMENTS	SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEE	121.90	
101-215-825.000	MAINTENANCE AGREEMENTS	VC3, INC	OFFICE 365 AGREEMENT	32.00	
101-215-874.000	RETIREE INSURANCE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE - JULY	2,353.76	
101-215-874.000	RECIPT TO 731.00.00.9999.28620	GENESEE COUNTY TREASURER	LINA - JUNE 2024	25.30	
101-215-991.000	COPIER	US BANK EQUIPMENT FINANC	COPIER LEASE	74.55	
		Total For Dept 215 ADMINISTRATION		3,034.00	
Dept 253 TREASURER					
101-253-740.000	OPERATING EXPENSE	PITNEY BOWES BANK INC	POSTAGE	62.78	
		Total For Dept 253 TREASURER		62.78	
Dept 265 CITY HALL & GROUNDS					
101-265-801.000	PROFESSIONAL SERVICES	CURBCO	STREET SWEEPING	335.00	
101-265-801.000	PROFESSIONAL SERVICES	ROWE PROFESSIONAL SERVIC	ADA COMPLIANT RAMP	2,712.50	
101-265-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	CITY HALL ELEC.	643.05	
101-265-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	CITY HALL GAS	29.55	
		Total For Dept 265 CITY HALL & GROUNDS		3,720.10	
Dept 267 OTHER CITY PROPERTY					
101-267-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	PARKING LOT	70.69	
		Total For Dept 267 OTHER CITY PROPERTY		70.69	
Dept 305 POLICE DEPARTMENT					
101-305-740.000	OPERATING EXPENSE	PITNEY BOWES BANK INC	POSTAGE	62.78	
101-305-745.000	GAS & FUEL	MID-TOWN ACQUISITION LLC	UNLEADED GAS	1,647.98	
101-305-759.000	UNIFORMS	HUBBARD'S MILITARY SUPPL	PANTS - HOFFMAN	56.00	
101-305-825.000	MAINTENANCE AGREEMENTS	SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEE	121.90	
101-305-825.000	MAINTENANCE AGREEMENTS	VC3, INC	OFFICE 365 AGREEMENT	98.00	
101-305-991.000	DEBT SERVICE - PRIN	BALBOA CAPITALCORPORATIO	IN CAR CAMERAS	318.94	
101-305-991.000	DEBT SERVICE - PRIN	US BANK EQUIPMENT FINANC	COPIER LEASE	137.23	
		Total For Dept 305 POLICE DEPARTMENT		2,442.83	
Dept 336 FIRE DEPARTMENT					
101-336-745.000	GAS & FUEL	MID-TOWN ACQUISITION LLC	UNLEADED GAS	57.49	
101-336-801.000	PROFESSIONAL SERVICES	GENESEE TOWNSHIP	FIRE DEPT. 04/1/24-06/30/24	12,500.00	
101-336-825.000	MAINTENANCE AGREEMENTS	SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEE	121.90	
101-336-825.000	MAINTENANCE AGREEMENTS	VC3, INC	OFFICE 365 AGREEMENT	36.00	
		Total For Dept 336 FIRE DEPARTMENT		12,715.39	
Dept 441 PUBLIC WORKS					
101-441-740.000	OPERATING EXPENSE	JOHN DEERE FINANCIAL	STIHL MULTI-TOOL POWERHEAD	399.99	
101-441-825.000	MAINTENANCE AGREEMENTS	SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEES	58.30	
101-441-825.000	MAINTENANCE AGREEMENTS	VC3, INC	OFFICE 365 AGREEMENT	24.00	
101-441-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	DPW GARAGE	254.26	

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 101 General Dept 441 PUBLIC WORKS					
Dept 528 TRASH COLLECTION 101-528-801.000	PROFESSIONAL SERVICES	Total For Dept 441 PUBLIC WORKS		736.55	
Dept 790 LIBRARY 101-790-920.000	PUBLIC UTILITIES	WM CORPORATE SERVICES, I GARBAGE SERVICES		17,461.60	
		Total For Dept 528 TRASH COLLECTION		17,461.60	
		CONSUMERS ENERGY LIBRARY		324.93	
		Total For Dept 790 LIBRARY		324.93	
		Total For Fund 101 General		50,547.53	
Fund 202 Major Street Dept 463 STREET ROUTINE MAINTENANCE 202-463-801.000	PROFESSIONAL SERVICES	CURBCCO	STREET SWEEPING	1,875.00	
		Total For Dept 463 STREET ROUTINE MAINTENANCE		1,875.00	
Dept 474 TRAFFIC SERVICES 202-474-801.000	PROFESSIONAL SERVICES	GENESEE COUNTY ROAD COMM	SIGNAL MAINTENANCE	340.96	
		Total For Dept 474 TRAFFIC SERVICES		340.96	
		Total For Fund 202 Major Street		2,215.96	
Fund 203 Local Street Dept 463 STREET ROUTINE MAINTENANCE 203-463-801.000	PROFESSIONAL SERVICES	CURBCCO	STREET SWEEPING	1,475.00	
		ROWE PROFESSIONAL SERVIC	LOUISA ST. ENGINEERING MAY 2024	9,080.00	
		Total For Dept 463 STREET ROUTINE MAINTENANCE		10,555.00	
		Total For Fund 203 Local Street		10,555.00	
Fund 248 DOWNTOWN DEVELOPMENT AUTHORITY Dept 103 AUTHORITY BOARD 248-103-740.000	OPERATING EXPENSE	VIC'S PARTY RENTAL, LLC	JUNE FOOD TRUCKS	325.00	
		Total For Dept 103 AUTHORITY BOARD		325.00	
		Total For Fund 248 DOWNTOWN DEVELOPMENT AUTHORITY		325.00	
Fund 590 SEWER FUND Dept 215 ADMINISTRATION 590-215-740.000	OPERATING EXPENSE	PITNEY BOWES BANK INC	POSTAGE	125.57	
		SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEES	58.30	
		VC3, INC	OFFICE 365 AGREEMENT	33.00	
		BLUE CARE NETWORK	HEALTH INSURANCE - JULY	816.91	
		GENESEE COUNTY TREASURER	LINA - JUNE 2024	12.65	
		US BANK EQUIPMENT FINANC	COPIER LEASE	74.56	
		810-257-3857			
		COPIER			
		Total For Dept 215 ADMINISTRATION		1,120.99	
Dept 538 SEWER REPAIR 590-538-740.000	OPERATING EXPENSE	AJAX MATERIALS CORP	ASPHALT	264.15	
		ALTA EQUIPMENT COMPANY	ASPHALT ROLLER	136.25	
		Total For Dept 538 SEWER REPAIR		400.40	
		Total For Fund 590 SEWER FUND		1,521.39	

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 WARRANT 24-13

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 591	Water Fund				
Dept 000					
591-000-255.000	WATER DEPOSITS PAYABLE	CITY OF MT. MORRIS	WATER DEPOSIT / FINAL BILL 622 BEACH	250.00	
		Total For Dept 000		250.00	
Dept 215	ADMINISTRATION				
591-215-740.000	OPERATING EXPENSE	PITNEY BOWES BANK INC	POSTAGE	125.56	
591-215-825.000	MAINTENANCE AGREEMENTS	SOLUCIENT SECURITY SYSTE	07/01/24-09/30/24 MONTHLY SERVICE FEES	58.30	
591-215-825.000	MAINTENANCE AGREEMENTS	VC3, INC	OFFICE 365 AGREEMENT	33.00	
591-215-874.000	RETIREE INSURANCE BENEFITS	BLUE CARE NETWORK	HEALTH INSURANCE - JULY	816.91	
591-215-874.000	ATTN: KRISTIE PRIMEAU	GENESEE COUNTY TREASURER	LINA - JUNE 2024	12.65	
591-215-991.000	COPIER	US BANK EQUIPMENT FINANC	COPIER LEASE	74.56	
		Total For Dept 215 ADMINISTRATION		1,120.98	
Dept 537	WATER DISTRIBUTION				
591-537-725.000	FRINGE BENEFIT-NON PAYROLL	CINTAS CORP	UNIFORMS	46.62	
591-537-725.000	FRINGE BENEFIT-NON PAYROLL	CINTAS CORP	UNIFORMS	46.62	
591-537-740.000	OPERATING EXPENSE	EGLE CASHIERS OFFICE	HYDRANT SAMPLES	350.00	
591-537-745.000	GAS & FUEL	MID-TOWN ACQUISITION LLC	UNLEADED GAS	423.70	
591-537-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	METER PIT 310 W MT.MORRIS	34.32	
591-537-920.000	PUBLIC UTILITIES	CONSUMERS ENERGY	METER PIT 321 LINCOLN	34.82	
591-537-921.000	COST OF WATER	GENESEEE COUNTY DRAIN COM	MAY 2024	58,598.77	
		Total For Dept 537 WATER DISTRIBUTION		59,534.85	
Dept 539	WATER REPAIR				
591-539-740.000	OPERATING EXPENSE	AJAX MATERIALS CORP	ASPHALT	792.45	
591-539-740.000	OPERATING EXPENSE	ALTA EQUIPMENT COMPANY	ASPHALT ROLLER	408.75	
		Total For Dept 539 WATER REPAIR		1,201.20	
		Total For Fund 591 Water Fund		62,107.03	

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GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund Totals:					
			Fund 101 General	50,547.53	
			Fund 202 Major Street	2,215.96	
			Fund 203 Local Street	10,555.00	
			Fund 248 DOWNTOWN DEVE	325.00	
			Fund 590 SEWER FUND	1,521.39	
			Fund 591 Water Fund	62,107.03	
Total For All Funds:				<u>127,271.91</u>	

a.

From: Eric Calcut
To: Spencer Lewis
Date: Monday, June 17, 2024 4:32:26 PM

Hey Spencer. I just got a promotion at work and am now on afternoon shift. Looks like I'll have to bow out with planning commission.

Eric R Calcut

(b)

CITY OF MT. MORRIS
ZONING ORDINANCE MAP AMENDMENT (REZONING)
APPLICATION

NAME NATE Shango
ADDRESS 11741 N. Saginaw st. Mt. Morris, MI 48458
PHONE (home) _____ PHONE (work) 810.869.6414
Tax Parcel # of Lot 57-12-528-017 Application Fee \$ 300.00

Amendment Request Classification:

_____ Petition by qualified voter resident of the City of Mt. Morris (attach petition)

X By an owner of interest in the parcel

_____ By resolution of City Council or Planning Commission (attach resolution)

Current Zoning Classification C-R

Proposed Zoning Classification C

Proposed Use GAS STATION / Canopy on site See Attached Sketch

Nate Shango
Applicant's Signature

4-3-2024
Date

Date Notice Published 5.29.2024

Date Notice mailed to all owners of property in area in question and all property owners within 300' of property in question 5.23.2024

Date notice sent to adjacent township (if within 500' of property line) N/A

Date of Public Hearing by Planning Commission 6.17.2024

Recommendation of Planning Commission(attach report and public comments) _____

Date of First Reading by City Council _____

Date of Second Reading by City Council _____

Date of City Council Public Hearing, if desired (attach minutes) _____

Date of Planning Commission Meeting If sent back to Planning Commission for further study, attach report(s) _____

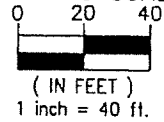
Approval _____ Disapproval _____

Attach minutes of both City Council meetings.

Date Notice of Adoption published in Newspaper _____

shoot for June meeting.

PARCEL RE-ZONING CHANGE EXHIBIT GRAPHIC SCALE

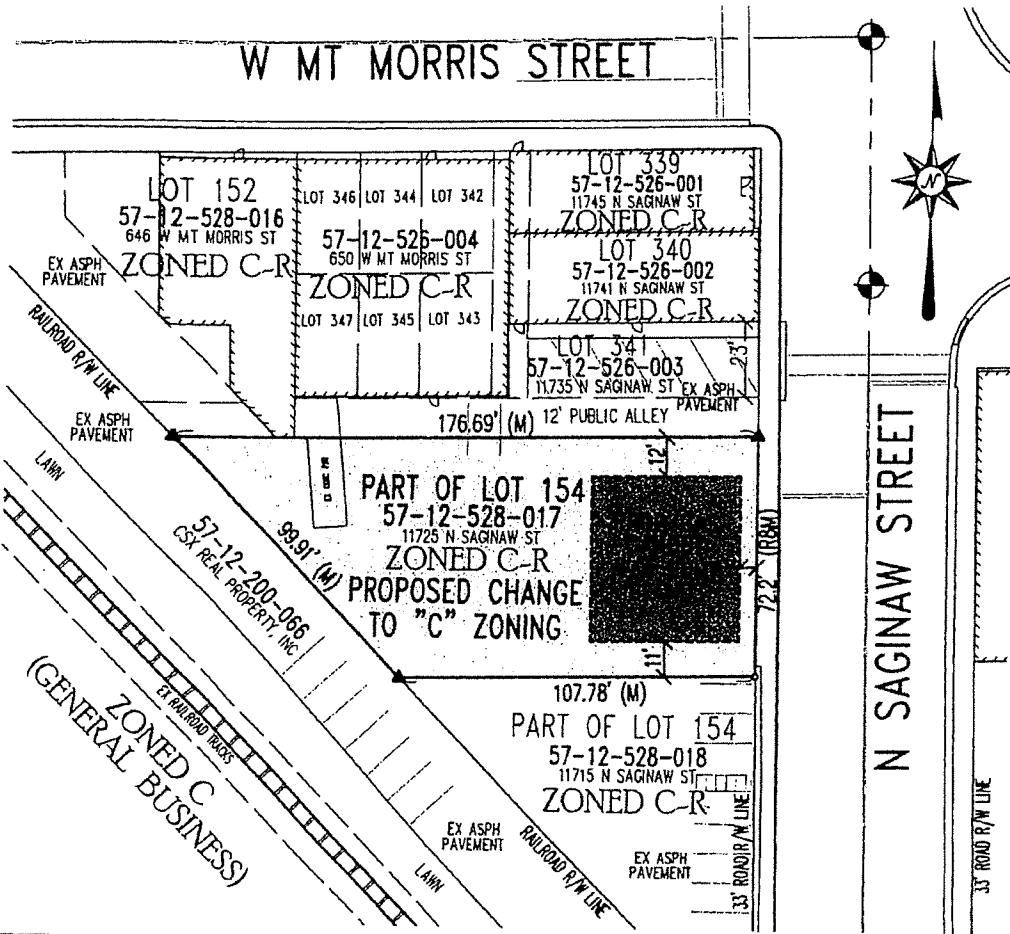


PROPERTY DESCRIPTIONS:

PARCEL NUMBER 57-12-528-017, 11725 N SAGINAW ST
 NORTH 72.70 FEET OF LOT 154, OF "FREDERICK WALKER ADDITION TO
 THE VILLAGE OF MT. MORRIS", ACCORDING TO THE PLAT THEREOF
 RECORDED IN LIBER 14, PAGE 19 OF PLATS, GENESEE COUNTY RECORDS.

ZONING INFORMATION:

1. ACCORDING TO THE CURRENT CITY OF MT MORRIS ZONING ORDINANCE THIS PROPERTY IS CURRENTLY ZONED C-R (GENERAL COMMERCIAL RETAIL DISTRICT) WHICH DOES NOT ALLOW FOR GAS STATIONS.
2. THE PROPOSED ZONING REQUEST CHANGE IS FOR PARCEL NO. 57-12-528-017 FROM "C-R" (COMMERCIAL-RETAIL) TO "C" (GENERAL BUSINESS) IN ORDER TO ACCOMMODATE THE PROPOSED FUEL CANOPY AND GAS PUMPS AFTER DEMOLITION OF THE OLD HOTEL BUILDING.



PARCEL RE-ZONING CHANGE EXHIBIT FOR:

NAMIR SHANGO
 11741 SAGINAW STREET
 MT MORRIS, MI 48458
 PHONE: 810.869.6416

SCALE:	1" = 40'	JOB NO.	20-209	DATE:	10.20.2020	REVISION:	
DRN. BY:	J.R.B.	APPR BY:	J.P.W.	PAGE:	1 of 1		



Fenton Land Surveying & Engineering, Inc
 14165 N. FENTON ROAD, SUITE 101A, FENTON, MI 48430
 PHONE: 810.354.8115 EMAIL: INFO@FENTONLSE.COM

**CITY OF MT MORRIS
PLANNING COMMISSION**

June 17th, 2024

At **6:30 p.m.**, Chairperson Sara Black called the Planning Commission Meeting to Order.

PRESENT: Sara Black, Yusef Harrold, City Manager/Clerk Spencer Lewis, Mayor Sara Dubey, and Andrew Sorensen.

ABSENT: Melissa Neuwirth and Eric Calcut.

OTHERS: None.

ROLL CALL:

None.

APPROVAL OF AGENDA:

A motion was made by Mayor Sara Dubey, seconded by Yusef Harrold to approve the agenda.

All Ayes.

Motion Carried.

APPROVAL OF MINUTES:

A motion was made by City Manager/Clerk Spencer Lewis, seconded by Andrew Sorensen to approve the minutes of the regular meeting held on April 15th, 2024.

All ayes.

Motion carried.

COMMUNICATIONS:

None.

PUBLIC COMMENT:

None.

OLD BUSINESS:

None.

NEW BUSINESS:

a. Public Hearing: A request to rezone 11725 from C-R to C.

A motion was made by City Manager/Clerk Spencer Lewis, seconded by Mayor Sara Dubey to open the public hearing at 6:39 p.m.

All Ayes.

Motion Carried.

Bruce Calhoun, Creekwood Architecture – Bruce stated that they are here to rezone 11725 N. Saginaw from C-R “Commercial-Retail” to C “General Commercial”. It is .23 acres and they want to remove the building currently on the property and develop the property in a better aspect.

A motion was made by City Manager/Clerk Spencer Lewis, seconded by Mayor Sara Dubey to close the public hearing at 6:41 p.m.

All Ayes.

Motion Carried.

Planning Commission
June 17th, 2024.
Page Two.

b. Action on request to rezone 11725 N. Saginaw

Chairperson Sara Black stated that normally with these rezoning requests, we get checklists from Rowe Professional Services and go through the checklist one by one and discuss each section.

Yusef Harrold stated that the architectural design that was submitted does give more clarity to what is being proposed.

Chairperson Sara Black mentioned that one of the issues previously was the ability to get the tanker trucks in a out safely if both access points from Saginaw (DDA parking lot) and Mt. Morris Road (Bar lot) were closed.

Nate Shango stated that his property is bigger than the Sunoco gas station, and that the 1-stop gas station is able to get trucks in and out. Nate stated he has connections with Pita-Way, Tim Hortons and would like to bring in more nice things to the City once he can get his volume numbers up.

Yusef Harrold asked if there was any study that we would be able to see if this would affect safety and health directly? Sara Black stated that during the last review, it was brought up about pedestrian safety and the increase in traffic.

DPW Superintendent Paul Zumbach stated that he would have traffic numbers on that and that they have historically been going in a downward trend.

Mayor Sara Dubey stated that she agreed with Mr. Harrold, and if we are going down in numbers, why wouldn't we want to boost that? She also agrees on the master plan, but thinks if Mr. Shango is wanting to bring business into the City, she would not feel right turning that down.

Nate Shango said he is looking at the bigger picture, and he has plans for the city and has good connections with good businesspeople.

Bruce Calhoun stated we can't look at this as an independent gas station, we should look at this as a support for his already existing business, because that is what Mr. Shango is trying to accomplish here.

Chairperson Sara Black mentioned that if we rezone the property to commercial from commercial-retail that opens the door for all uses listed under commercial and not just what he plans on doing currently.

A motion was made by Andrew Sorensen, seconded by Yusef Harrold to recommend to City Council to approve the request to rezone 11725 N. Saginaw from C-R to C.

Roll call:	<u> 2 </u> Ayes	<u> 3 </u> Nays	<u> 2 </u> Absent
		(Harrold)	(Calcut)
		(Lewis)	(Neuwirth)
		(Black)	

Motion Failed.

Planning Commission
June 17th, 2024.
Page Three.

PUBLIC COMMENT:

None.

UPDATES:

None.

PLANNING COMMISSION COMMENTS:

Yusef Harrold stated it was a difficult meeting and decision, and he would like to see a new business here, but not sure if this is the right avenue.

Andrew Sorensen stated that he agrees as well, it was a tough decision tonight.

Mayor Sara Dubey stated that she hopes that we do get a new business in that area, and that she hopes it goes further.

ADJOURNMENT:

With no further business, the meeting was adjourned at **7:23 p.m.**

Spencer Lewis, City Clerk

(C)

**PUBLIC SAFETY AGREEMENT
BETWEEN THE CITY OF MT. MORRIS
AND GENESEE CHARTER TOWNSHIP**

THIS AGREEMENT MADE AND ENTERED into this 3rd day of May, 2023, by and between the Genesee Charter Township, a Michigan Municipal entity with its principal offices at 7244 N. Genesee Road, Genesee, Michigan 48437, (hereinafter referred to as "the Township"), and the City of Mt. Morris, a Michigan municipal entity with its principal offices at 11649 N. Saginaw Street, Mount Morris, Michigan 48458, (hereinafter referred to as "the City");

WHEREAS, the Township will continue to provide fire protection and services to its residents and desires to assist the City in providing fire protection and services to the residents of Mount Morris City; and

WHEREAS, the City desires additional fire protection and services for the residents of Mt. Morris City; and

WHEREAS, the Township maintains a fire department and is agreeable to rendering such services to the residents of the City provided its costs for rendering such services are fully reimbursed; and

WHEREAS, such intergovernmental Agreements are authorized by State statutory authority and pursuant to such authority, the City has been providing fire services to the Township pursuant to contract dated March 16, 2021.

NOW THEREFORE, IT IS AGREED AS FOLLOWS:

I. GENERALLY.

A. The Township shall provide fire protection and rescue services within the geographical boundary of the City on the same basis such services are provided within the Township on a twenty-four (24) hour per day, seven (7) day per week basis.

B. Mount Morris City fire department shall be known as "Genesee Township Station 3 - Mount Morris City".:

C. To the extent practicable it is anticipated that fire and rescue services will be deployed, and shifts dedicated so as to allow the City and the Township to be served as one community.

D. Genesee Township will not at any time close the station located in the City of Mt. Morris.

II. TERM.

The term of this Agreement shall commence on the 1st day of JULY 2023.

III. CONSIDERATION.

The City agrees to pay the Township the sum of fifty thousand dollars and 00/100 (\$50,000) Dollars in four (4) equal installments, to be billed by the Township to the City quarterly.

The Parties agree that should any repairs to the City vehicles/equipment become necessary, the Township shall be responsible for securing and funding such repairs. If the cost of said repair exceeds five thousand dollars and 00/100 (\$5,000), the cost shall be split equally between the parties after approval by the Mt. Morris City Council and the Genesee Township Board.

Any disputes regarding the billing shall be resolved per Paragraph VIII C, below.

At the end of every quarter for the first year, the parties agree to cooperate in the evaluation of the terms of this agreement, including the billing and consideration.

★ The City of Mt. Morris City Council shall review the terms of this agreement after 1 year.

IV. OPERATION AND MANAGEMENT OF FIRE DEPARTMENT.

A. The Township shall be solely responsible for the operation and management of the Fire Department and for the supervision and management (including the right to hire, discipline and discharge) of all employees of the Fire Department, and their terms, hours, and condition of employment, as well as any wages, benefits, health, retirement, or otherwise, that may be provided or received, including newly named and acquired "Genesee Township Station 3 - Mount Morris City".

B. The City agrees that the matter of the number of employees of the Township's Fire Department is a matter solely within the discretion of the Township, and that the chain of command dispatching responsibilities and leadership within the Fire Department is a matter which are solely within the discretion of the Township, regardless of the current command structure in place at the City.

C. The Township shall not prohibit any otherwise qualified resident of the City from fire department service simply by virtue of his or her residence in the City.

D. The Township shall ensure that the services provided by its Fire Department to the City, and the residents of the City shall be provided in a courteous and professional manner.

E. The Township shall provide all facilities, motor vehicles, equipment and supplies necessary to operate the Fire Department, including communications facilities and dispatching equipment necessary to maintain a level of service equal to that heretofore provided, and such level of service shall be the same in the City as in the Township except that City shall provide and maintain the building for Station 3 and be responsible for all fueling costs and insurance associated with Station 3 building, trucks, and equipment.

V. SCHEDULES AND REPORTS.

A. The Township Fire Department shall provide the City a copy of the monthly activity report describing the Fire Department activities performed within the corporate limits of the City. Such monthly reports shall be delivered to the City Manager.

VI. INDEMNIFICATIONS.

A. The City shall have no liability for the payment of any salaries, wages or other compensation to any Township personnel performing services hereunder, or any liability other than that provided for in this Agreement.

B. The City shall have no liability for any workman's compensation benefits paid or due to any Township employee for the performance of any activities in connection with this Agreement. To that end, the Township shall, throughout the term of this Agreement, maintain in full force and effect workman's compensation insurance coverage for all employees providing services under this Agreement.

C. The Township shall indemnify the City for and hold the City harmless from any liability for damages to persons or property caused by employees of the Township in the performance of the Agreement. To that end, the Township shall maintain in full force and effect throughout the term of this Agreement a policy or policies of liability insurance with coverage amounts no less than Five Million

(\$5,000,000.00) Dollars, and deductible levels no greater than Twenty-five Thousand (\$25,000.00) Dollars.

VII. INSURANCE

The Township will add the City of Mt. Morris to their insurance policy as additional insured. The City will add Genesee Township to their insurance policy as additional insured.

VIII. COMMUNICATIONS, ACCESS COMPLAINTS AND COOPERATION.

A. All day-to-day communications between the City and the Township regarding this Agreement, and the services provided hereunder, shall be between the City's City Manager and the Township's Supervisor and/or their designated agents.

B. The Township shall provide the City with a copy of the monthly run report of all fire and rescue responses for the preceding month.

C. If the City has, or has received from others, any complaints regarding the fire or rescue services being provided under this Agreement, including the conduct of any firefighter in connection therewith, such complaint shall be reduced to writing and shall be transmitted to the Township's Fire Chief and/or Supervisor by the City's City Manager and/or its designee. The Township's Fire Chief or Supervisor, or his or her designee, shall provide a written response to said complaint to the City's City Manager within fourteen (14) days of the receipt of the complaint. If the response is not satisfactory, the complaint shall be reviewed by a committee of three (3) elected Township officials appointed by the Township Supervisor and a committee of three (3) elected City Officials appointed by the City Council. The committees shall have no authority other than to discuss the complaint and make suggestions to their respective municipalities.

D. The City agrees to fully cooperate with the Township in the performance of its obligations hereunder.

IX. FINES, COSTS AND FEES.

Nothing herein shall be construed to affect the City's right, under State statute or Court Rule, to receive its share of the fees to which it is entitled in connection with the inspections of premises licensed by the Michigan

Liquor Control Commission. All such fines, costs and fees shall be the sole property of the City.

X. AMENDMENT.

No amendment of this Agreement shall be effective unless same is in writing, approved by and duly executed by both the City and the Township.

XI. TERMINATION.

The Agreement may be terminated without cause by either party providing the other party with sixty (60) days written notice of such termination to the other party.

XII. NOTICES AND REVERSION TO THE CONTRACT OF MARCH 16, 2021.

Any notice required to be given under this Agreement shall be effective if such notice is in writing and either delivered personally or sent to the other party by first class mail with postage prepaid thereon and addressed to the persons listed below. Such notice shall be deemed effective upon the date of delivery in the case of personal delivery or on the day after depositing said notice in a United States mail receptacle in the case of first-class mailing.

To the City:
City Manager
City of Mt. Morris
11649 N. Saginaw
Mount Morris, MI 48458

with a copy to:
Mayor
City of Mt. Morris
11649 N. Saginaw
Mount Morris, MI 48458

To the Township:
Fire Chief
Genesee Township Fire Dept.
7234 Glidden Street
Genesee, MI 48437

with a copy to:
Supervisor
Genesee Township
7244 N. Genesee Road
Genesee, MI 48437

Upon termination, for any reason, of this Agreement, the terms and responsibilities of the parties shall revert to and be set forth as provided in the FIRE AGREEMENT between the two parties dated March 16, 2021.

XIII. BINDING EFFECT.

This Agreement shall be binding upon the parties hereto, their successors and assigns throughout its term.

XIV. ACKNOWLEDGMENT OF AUTHORITY.

By execution hereof the City and the Township each acknowledge to the other that they have the legal authority to enter into this Agreement, and the execution of this Agreement has been duly authorized by their respective legislative bodies.

XV. SEVERABILITY.

If any section, paragraph, provision, term, condition and/or requirement of this Agreement, or any of the exhibits hereto incorporated by reference, is held null, void, or in any manner unenforceable by any court or competent jurisdiction, all remaining sections, paragraphs, provision, terms, conditions and/or requirements hereof shall remain in full force and effect and shall be enforceable in law and equity.

IN WITNESS HEREOF the Charter Township of Genesee by Resolution adopted by its Township Board authorized this contract to be signed by their duly authorized agents, and the City of Mt. Morris by Resolution adopted by its City Council authorized this contract to be signed by their duly authorized agents have executed this contract as of the 3rd, day of May, 2023.

CITY OF MOUNT MORRIS

CHARTER TOWNSHIP OF GENESEE

By: Vicki L. Corlew
Vicki L. Corlew,
City Manager
City of Mt. Morris

By: Daniel K. Eashoo
Daniel K. Eashoo,
Supervisor
Genesee Township

By: Spencer W. Lewis
Spencer W. Lewis,
Clerk
City of Mt. Morris

By: Wayne Bates
Wayne Bates,
Clerk
Genesee Township

Prepared by:
Amanda N. Doyle, PLLC
Attorney at Law
702 Church Street
Flint, Michigan 48502
(810) 767-6860

**City of Mt Morris
Resolution 24-20**

A Resolution to amend and re-adopt the Annual City Budget for FY 23-24 which was heretofore, to wit: on May 8, 2023, duly adopted.

WHEREAS: The City needs to amend and readopt the FY 23-24 budget to reflect the changes in expenditures; and to provide amplification for more adequate public understanding of both revenues and expenditures; and

NOW THEREFORE BE IT RESOLVED: To set the levels of appropriations, estimated revenues and uses of fund balance shall be as follows:

Amounts and Source of Monies Appropriated

GENERAL FUND

Estimated Revenues (By Source):

Property Taxes, Fees, and Interest	\$ 742,260
Licenses and Permits	77,219
Federal Grants	41,364
State Grants	487,483
Contributions From Local Units	1,946
Charges for Services	255,088
Fines and Forfeitures	44,111
Interest and Rents	10,641
Other Revenue	23,725
Operating Transfers	92,500
Fund Balance	0
Total	\$1,776,338

Expenditures:

City Council	\$ 12,063
Elections	9,648
Assessor	13,264
Attorney	35,000
Auditor	49,940
Administration	148,680
Treasurer	59,374
City Hall	64,638
Other City Property	8,626
Cemetery	26,412
Police Department	764,112
Fire Department	103,793
Codes & Enforcement	14,814
Planning	1,145
Public Works	103,053
Trash Collection	214,434
Weed Collection	24,000
Library	15,741
Capital Outlay	73,150
Transfer to Other Funds	0
Amount Appropriated	\$1,741,885

MAJOR STREETS

Estimated Revenues (By Source):

Act 51	\$ 312,000
State – PA 252	0
Community Development	7,312
Interest	19,054
Other Revenue	14,091
Fund Balance	0
Total	\$ 352,457

Expenditures:

Sidewalks	\$ 1,851
Street Construction	0
Routine Maintenance	40,207
Traffic Services	42,505
Winter Maintenance	35,402
Transfers	125,000
Amount Appropriated	\$ 244,965

LOCAL STREETS

Estimated Revenues (By Source):

Act 51	\$ 105,000
Interest	8,807
Reimbursement from Major	100,000
Other Revenue	0
Fund Balance	59,938
Total	\$ 273,745

Expenditures:

Sidewalks	\$ 1,214
Routine Maintenance	248,697
Traffic Services	9,075
Winter Maintenance	14,759
Amount Appropriated	\$ 273,745

DDA

Estimated Revenues (By Source):

Current Property Taxes	\$ 16,356
Current Property Tax Penalty	45
DDA Banner Donations	0
Food Truck Revenue	7,645
Other Revenue	993
Fund Balance	0
Total	\$ 25,040

Expenditures:

Salary & Wages	\$ 3,591
Fringe Benefits	1,095
Operating	4,207
Professional Services	0
Community Promotions	700
Rental	547
Capital Outlay	2,902
Amount Appropriated	\$ 10,140

WATER FUND

Estimated Revenues (By Source):

Fees	\$ 2,294
Sale of Water	1,177,000
Fines & Forfeits	40,918
Interest & Rents	25,760
Other Revenue	6,209
Fund Balance	0
Total	\$1,252,179

Expenditures:

Administration	\$ 139,627
Water Distribution	914,210
Water Repair	32,990
Transfers Out	33,750
Amount Appropriated	\$1,120,578

SEWER FUND

Estimated Revenues (By Source):

Fees	\$ 1,221
Sale of Treatment	530,056
Fines & Forfeits	14,668
Interest & Rents	19,847
Other Revenue	285
Fund Balance	0
Total	\$ 566,076

Expenditures:

Administration	\$ 132,214
Sewer Distribution	306,379
Sewer Repair	26,222
Transfers Out	33,750
Amount Appropriated	\$ 498,566

CEMETERY PERPETUAL CARE

Estimated Revenues (By Source):

Sales	\$ 499
Interest	1,403
Total	\$ 1,902

Expenditures:

Reimbursement to Funds	\$ 0
Amount Appropriated	\$ 0

Constituting, in its entirety, the total of \$3,889,879 the budget is hereby amended and readopted.

BE IT FURTHER RESOLVED, that the City Manager may make transfers in the amount of \$5,000 between departments/activities without approval of the City Council.

The amended, amplified, and readopted Budget by virtue hereof shall constitute to the extent applicable as required by law, an appropriations measure or act within which the City Manager may execute transfers between appropriations with stated limits. Public funds shall be disbursed or made available pursuant to this appropriations act in accordance with said statute, other applicable laws of the State of Michigan, rules and regulations promulgated by the Michigan Department of Treasury and the Charter of the City of Mt. Morris.

BE IT FURTHER RESOLVED THAT:

The tax rate (millage) is hereby reaffirmed as follows:

- a. 19.1894 mills for General Operating Expenditures: Fund 101
- b. 1.6549 mills for Downtown Development Authority, and;

BE IT FURTHER RESOLVED THAT:

- 1. Any grants received will automatically authorize the City Manager to amend the budget to reflect the changes in revenues and appropriations.
- 2. Where encumbrances are outstanding at year-end they will be reported as reservations of fund balance to be used for the subsequent year's expenditures.

Moved by Council member _____, seconded by Council member _____, and thereafter adopted by the City Council of the City of Mt. Morris at a regular meeting held Monday, June 24, 2024 at 7:00 p.m.

_____ Yeas

_____ Nays

_____ Absent

Sara Dubey, Mayor

Spencer Lewis, City Clerk