

1. CALL TO ORDER

The regular meeting of the Ishpeming City Council was held on Wednesday, August 7, 2024 in the Ishpeming City Hall Council Chambers. Mayor Jason Chapman called the meeting to order at 6:00 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Present: Mayor Jason Chapman, Council Members Elizabeth Firby, Renelle Halverson, and Pat Scanlon (4). One Councilmember seat vacant (1). Also present was Interim City Manager Grant Getschow and City Attorney Caroline Bridges.

4. APPROVAL OF AGENDA

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to add to the agenda item 10c(iv) Marji Gesick Race special event application and approve the agenda incorporating the addition.

5. PUBLIC COMMENT – Public comment was offered through Zoom and in person.

Billy Mercer, 612 N. Second Street, reported the fence surrounding the hole on Second Street had been cut in one section and he would like to see it repaired as it presented a huge safety concern.

Phil Carter, 601 N. Main Street and Partridge Creek Compost, asked to reserve time under Item 10e.

Sara Johnson, 901 N. Third Street and Executive Director of Partridge Creek Farm (PCF), provided a summary of grants that have been received by Partridge Creek Farm; announced that one grant will allow the pilot program for food from the Farm to be directly used by the Ishpeming and Negaunee School districts and added they were partnering with MARESA for this program; and noted programming will continue on Wednesday evenings, Thursdays were Volunteer Day, and they would continue involvement in the Farmer's Market.

Mike Tonkin, 612 N. Third Street, suggested the Council realign priorities; talked about the sink hole on Second Street; asked when the City Manager search would begin; questioned the status of the handicapped ramp at City Hall and would like to reserve time under Item 10j.

Jeff DeGabriele, 413 Vine Street, expressed his concerns with the City Charter being violated specifically reminding Council there was no backup attorney; he asked for Councilmember resignations; and thought the Mayor should not be endorsing candidates.

Kevin Corkin, 604 N. Pine Street, pointed out the many great things happening in Ishpeming adding that Big Brothers and Big Sisters headquarters was located in Ishpeming because of a gift from Tim Easterwood who has invested in local non-profits in Ishpeming; and he thanked Kelly Malino for all her work with the Ishpeming Farmers Market in the Country Village on Sundays.

Jim and Jan Bertucci, 801 N. Maple Street, asked to reserve time under Item 9b.

6. CONSENT AGENDA

A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to approve the consent agenda as presented.

- a. Minutes of Previous Meeting (July 10th and July 31st)
- b. Approval of Disbursements
- c. Declare 254 Library Books as surplus
- d. Confirm Manager appointment of Krystan Beaumont to four-year term on the DDA: Term Exp 7/2028
- e. Confirm Manager appointment of Kelly Milano to four-year term on the DDA: Term Exp 7/2028

7. MONTHLY REPORTS FROM DEPARTMENTS

Interim City Manager Grant Getschow reviewed the unaudited balance sheet including the General Fund, Major and Local Streets, Sewer and Garbage fund, DDA, and Police and Fire Retirement Fund for the period ending July 31, 2024. There was discussion related to the installation of the new water meters with very few left to be replaced.

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to approve the financial report as presented.

b. DPW Report

DPW General Foreman Bill Anderson reviewed the progress of the new meter installations; advised billing would be going to a “once a month” billing cycle; and he provided an overview of the sewer project in the 8th Addition.

c. Police Department Report

Chief Chad Radabaugh reviewed his monthly report for July which included arrests and calls for service; the Senior Center camera project was complete; announced he would be doing the first Books and Badges Storytime at the Carnegie Library on September 14th; and the two recruits would be graduating from the academy on Friday August 16th and will begin working that weekend.

d. Library Report

Library Director Jesse Shirtz provided an overview of the number of children that attended the first week of the summer reading program which was approximately 384 children; and further reviewed the various other programs provided to children at the library.

e. City Clerk Report

City Clerk Cathy Smith advised the August 6th Primary Election went well; there were approximately 1190 voters with 710 being absent voters; and thanked the election workers for all their work during the election.

8. PUBLIC HEARING – There were none.

9. UNFINISHED BUSINESS

a. Discuss curb at 801 N. First Street

Interim Manager Getschow reviewed the background information of the site and the engineering assessment. Discussion took place on Council going to the site with the engineer, Interim Manager Getschow, DPW General Foreman, and Attorney to do a site visit along with the property owner.

Mayor Chapman advised he has been talking with the homeowner regarding this issue for a couple of years and he believed the issue was caused by the curb being constructed differently during the Empire Street project.

City Attorney Bridges reminded Council of the Open Meetings Act and if Council would like to have a site visit to gather information it would be fine; however, discussing solutions or deliberating would need to be done at an open meeting.

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to table this item pending a site visit by Council and City staff.

b. Discuss driveway issue at 801 N. Maple Street (Empire Street Construction Project)

Interim Manager Getschow explained the information that was included in the packet for Council’s review.

Janice Bertucci, 801 N. Maple Street, asked that their concerns be placed in the packet this evening and she briefly reviewed and explained the background and history of the issues after the Empire Street construction project adding how it was affecting the entrance to their garage. She expressed her concern with the proposed solution as it would not allow for plowing of snow. They wanted someone to accept responsibility for the problem that has occurred from the

project and they were not responsible for the decisions and errors made during the project. She further noted they obtained an estimate for lifting their garage and would like to meet with UPEA and Council on this issue. Jim Bertucci reviewed some of his conversations with the engineers during the project.

Interim Manager Getschow advised there was a variance received on the garage which allowed it to be built closer to the road which was part of the issue. The road was constructed to MDOT standards. The proposed fix, as recommended by the engineer, would be approximately \$20,000 at no cost to the homeowner.

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to table this item until a site visit is schedule, along with a site visit on 801 N. First, with Council, staff, the engineer, and the attorney and then revisit this issue and the 801 N. First Street issue.

c. Discuss Fire Tower

Interim Manager Getschow explained there has been much discussion on the condition of the fire tower, and asked for direction on how Council would like staff to proceed.

Discussion followed on the report from GEI Consultants and possibly asking them to reevaluate the site again; the funds required to take care of any issues with the fire tower; UPEA inspecting the fire tower to get a second opinion; the previous remodel of the fire tower; research funding for a historical site; and submitting a formal ask from the Council to State Representative Jen Hill, Senator Ed McBroom, Senator Gary Peters, Representative Jack Bergman and Senator Debbie Stabenow. Also talked about was the need for a new fire hall and using the current building for the Police Department

Council asked Mayor Chapman to draft a letter to forward to Lansing for Council review.

A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to schedule a structural analysis of the fire tower with UPEA, the Fire Chief, and Interim Manager with a price not to exceed \$10,000 from the Public Improvement Fund and proceed as soon as possible.

Chris Holmes, UPEA, would check with their structural engineer on the timeline for proceeding with the evaluation.

ADDED TO OLD BUSINESS: Special Council Meeting

Mayor Chapman would like to have a special Council meeting to discuss beginning the process to hire a new City Manager. He would like to have MML present and also Stang Decision Systems of Marquette to present on a process for hiring the Manager.

Interim Manager Getschow would reach out to Stang Decision Systems of Marquette to see if they would do a municipal search and would check on dates for a presentation and also explore some alternate options to using MML.

There was discussion about starting the process, but have the new Council that is seated in December hire the new Manager.

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to schedule a special meeting once contact has been made with Stang Decision Systems and possibly other alternate options if available.

ADDED TO OLD BUSINESS: Sink Hole on Second Street

Council questioned the status of the sink hole on Second Street. General Forman Bill Anderson advised it was not an easy fix on Second Street, contrary to comments made, it would be a very extensive repair. UPEA has developed an alternate plan to get through this year. A report would be provided to Council related to this project soon.

Chris Holmes, UPEA, explained it was anticipated the construction on Second Street would be done this year with final paving being done next years.

ADDED TO OLD BUSINESS: Request for reconvening the Blight Committee

Mayor Chapman would like to reconvene the Blight Committee and to include two Councilmembers (Mayor Chapman and Councilmember Scanlon), the Police Chief, City Manager, and City Attorney, and couple members of the public.

Interim Manager Getschow questioned the purpose and effectiveness of the Committee, because at the present time, there was no funding for blight in the budget.

Chief Radabaugh expressed his concerns with having members of the public sitting on the blight committee due to some of the confidential information that is discussed related to the property and owners of the property.

A motion was made by Mayor Chapman, supported by Councilmember Scanlon and carried unanimously to have Mayor Chapman, Councilmember Scanlon, and staff (City Manager, Chief of Police, and City Attorney and the DPW General Foreman) discuss a way forward for the Blight Work Group and make report at a future City Council meeting.

Mayor Chapman asked about the Negaunee Ishpeming Water Authority project and the sale of 429 E. New York Street.

10. NEW BUSINESS

a. Appointment of new member to the CUPPAD Regional Commission to fill remaining term

A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to appoint Interim Manager Grant Getschow to fill the remaining term on the CUPPAD Regional Commission.

b. Mayor appointment of Council Representatives to vacancies on the Planning Commission and Parks and Recreation Commission

Mayor Chapman would like to appoint Councilmember Halverson to the Planning Commission and he would like to sit on the Parks and Recreation Commission.

Councilmember Scanlon and Councilmember Firby had some questions and concerns about the Councilmember appointments and would like to postpone until next month. They further expressed their concerns with the appointments to the member vacancies on the Planning Commission and Parks and Recreation Commission that were removed from the agenda on Friday and questioned way they were removed.

Councilmember Halverson said other people expressed interested in the Planning Commission that had not applied and wanted to delay the appointments so they would have an opportunity to do so. Mayor Chapman advised he had concerns with possible conflicts on the Planning Commission. City Clerk Cathy Smith advised one additional application was received for the Planning Commission on Monday, August 5th from Mike Tonkin.

After this discussion, Mayor Chapman was ready to make the member appointments to the Planning Commission and Parks and Recreation, which were removed from the agenda prior to its publication.

Mayor Chapman moved to appointed Mike Tonkin and Lindsay Bean to fill the two vacancies on the Planning Commission. Councilmember Scanlon seconded and the motion carried unanimously.

Mayor Chapman moved to fill the Council seat vacancies and appoint Councilmember Halverson on the Planning Commission and Mayor Chapman on the Parks and Recreation Commission. Councilmember Scanlon seconded and the motion carried unanimously.

A member of the audience interjected regarding the appointment to the Parks and Recreation Commission of Craig Heikkala which had also been pulled from the agenda.

Mayor Chapman moved to appoint Craig Heikkala to the member vacancy on the Parks and Recreation Commission. Councilmember Scanlon seconded and the motion carried unanimously.

c. Special Event Applications

(i.) Marquette Marathon: August 31, 2024

(ii.) UPCROSS Bike Race: October 26-27, 2024

(iii.) Monarch Butterfly Music Festival: September 7, 2024

(iv.) Margi Gesick Bike Race: September 18-21, 2024 (added under Approval of Agenda)

A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to approve special event applications for items c(i), c(ii), and c(iv).

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to approve the special event application for the Monarch Butterfly Festival, item 10(c)(iii), and waive the fee for the use of the pavilions for the event; but an invoice for charges would be sent for the extra dumpsters and additional staff for the event.

d. CWSRF Pay Request Resolutions

Chris Holmes, UPEA, advised the first two resolutions were being corrected due to an error in the reimbursement amounts and the third resolution was for the third pay request from Payne and Dolan for the project. He added the project was moving along well and provided a brief update.

(i) Amendment to Resolution #6-2024, CWSRF Pay Request #1 - A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to approved the amended Resolution #6-2024 for the corrected reimbursement amounts as presented.

(ii.) Amendment to Resolution #12-2024, CWSRF Pay Request #2 - A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to approved the amended Resolution #12-2024 for the corrected reimbursement amounts as presented.

(iii). Resolution #13-2024, CWSRF Pay Request #3 - A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to approve Pay Request #3 as presented.

e. Authorization to apply for a Rural Development Grant in conjunction with Partridge Creek Compost

Interim Manager Getschow advised this would be a pass-through grant similar to the other grants in conjunction with Partridge Creek and staff would continue with assistance as has been done with the previous grant. The City would be supporting a business in a growing industry and this could be beneficial in the long term to the City. The City would receive the administration fee for this grant which would be included in the General Fund.

Phil Carter, 601 N. Main and with Partridge Creek Compost (PCC), reviewed the current services provided by Partridge Creek Compost and would like to continue the partnership between PCC and the City with this new USDA composting and food waste production grant. He further reviewed what the proposed grant would cover. He would prepare the grant application and provide it to the City for final approval before submission. Funds from this grant would allow PCC to keep the current staff which is crucial for continuation of PCC.

A motion was made by Councilmember Firby, seconded by Mayor Chapman to authorize the Interim Manager Getschow to apply for the USDA Rural Development grant in conjunction with Partridge Creek Compost. Ayes: Mayor Jason Chapman, Councilmembers Elizabeth Firby and Pat Scanlon (3). Nays: Councilmember Renelle Halverson (1). Motion passed 3-1.

f. Renewal of Service Support Agreement with Partridge Creek Farm

Interim Manager Getschow advised Partridge Creek Farm had an agreement with the City about water usage at the community garden sites in town but the agreement expired in January. This was a proposed renewal of the Service Support Agreement.

Sarah Johnson, Partridge Creek Farms (PCF), explained this was not for the actual farm site this agreement covered the community gardens in town. She explained PCF pays to have the water meters removed from these sites during the winter and then pays the City to reinstall the meters in the spring. When there is no water meter on site, the agreement waives the administrative charge. She advised the Farm provides many services for the City and to the Schools at no charge. All the programming and work done by the Farm is self-funded.

Mayor Chapman expressed his concern with other business that may not use water in the winter along with residents that are snowbirds.

Councilmember Halverson thought the agreement was acceptable when PCF was starting out, however, at the present time she had concerns with residents that are snowbirds. PCF was a very viable non-profit, and she did not think it was fair of PCF to ask the City to waive the fee for garden meters and lose the profit.

There was discussion related to the lawn meters versus meters that are tapped to the main (i.e. homes); what PCF brings to the community; garden meters being available for all residents; adding language in the agreement to specifically not cover the large farm; and back-dating so there would be no lapse.

This item would be tabled to the special Council meeting to be held later this month with clarification to language included in the revised agreement.

g. 2024 Second Quarter Budget Amendment

Interim Manager Getschow reviewed the proposed second quarter budget amendments including the General Fund, Major and Local Streets, Public Improvement Fund and Water Fund.

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to approve the second quarter budget amendment as presented.

h. Discuss Capital Improvement Plan

Interim Manager Getschow explained he would like to discuss the projects in the Capital Improvement Plan and discuss projects in future years. He explained the additional road funding and the manhole covers on Third Street should be reallocated to storm sewer on Third Street since Third Street will be redone as part of the water project.

Mayor Chapman pointed out the meeting has been going on for three hours; and suggested a motion be made to continue the meeting. A motion was made by Councilmember Scanlon, seconded by Mayor Chapman and carried unanimously to continue the meeting.

There was discussion related to obtaining a fleet inventory; construction of a lift versus a ramp for the handicapped entrance at City hall; the Motor Pool Fund; the recent vehicle purchases for the DPW; and the fleet and assigning pickup trucks to specific departments. Also talked about were the proposed 2025 Capital Improvements and purchasing a police vehicle in 2024 versus 2025; and to allocate funding in 2025 for blight.

Chief Radabaugh advised he obtained a quote for a new vehicle and which would be good until the end of 2024. The quote could be provided at the upcoming special meeting. The Detective vehicle could then be given to DPW.

(i). DPW Vehicle Purchase – Interim Manager Getschow advised the DPW vehicle purchase was removed from the 2024 capital improvement project along with the purchase of a sidewalk plow at a previous meeting. There was discussion related to the Motor Pool Fund.

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to move forward with the purchase of a DPW vehicle with funds coming from the motor pool fund in the amount of \$60,275.00.

i. Quote for roof repairs at the Carnegie Public Library

A motion was made by Mayor Chapman, seconded by Councilmember Scanlon and carried unanimously to approve the quote from G&S Roofing for repairs to the roof at the Carnegie Library with funds to be taken from the Public Improvement Fund.

j. Estimate from Code Electric for replacement of (3) Street Lights

Mike Tonkin, 612 N. Third Street, questioned why a local Ishpeming contractor was not being used and also asked why this was not put out on bids.

Council directed staff to obtain bids for the work.

k. Recommendation from the Parks and Recreation Commission

(i) Begin repairs/removal of playground equipment per the MMRMA Risk Assessment – A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to remove/repair playground equipment as outlined in the MMRMA Risk Assessment.

(ii) Recommended location of Used Playground Equipment

DPW General Foreman Anderson explained the Parks and Recreation Commission held a special meeting earlier this afternoon to discuss the location of the used playground equipment. After reviewing viable locations for the equipment and discussion related to lighting, parking, restrooms, and safety, the Parks and Recreation Commission recommended the used playground equipment be placed at Al Quaal Park.

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to accept the recommendation from the Parks and Recreation Commission and place the used playground equipment at Al Quaal Park.

l. Confirm Memorandum of Understanding with FEMA-Building Resilient Infrastructure and Communities (BRIC) Program

Interim Manager Getschow advised this was just a confirmation of the Memorandum of Understanding with FEMA for the BRIC program which would assist the City in applying for funding for infrastructure improvements such as stormwater. This was not a financially binding document.

m. First reading of Amendment to Ordinance 6-400, Placement of Snow and Ice on Fire Hydrants, Streets, Alleys, and Sidewalks

Discussion took place on the proposed amendments to Ordinance 6-400. Chief Radabaugh explained some of the issues that have occurred over the years with neighbor disputes over plowing or moving snow. Some concerns were expressed over the charges in the ordinance.

Attorney Caroline Bridges advised Ordinance 6-401 was being combined into Ordinance 6-400 therefore Ordinance 6-401 could be rescinded.

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to approve the first reading of amendments to Ordinance 6-400 as presented.

(i) Rescind Ordinance 6-401, Impose Fees and Charges for the removal of Snow and Ice placed upon Fire Hydrants, Streets, Alleys, and Sidewalks

A motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to rescind ordinance 6-401 as the first reading.

11. PUBLIC COMMENT – Public comment was offered on zoom and in person.

Claudia Demarest, 821 Maurice Street, reported a small hole that opened up over the weekend on her street (Maurice Street) and suggested DPW look into this before it becomes a larger hole.

Mike Tonkin, 612 N. Third Street, provide his opinion on what could be done at the fire hall; and added he plows his alley so people can get out and said the snow being moved belongs to the City and asked who was responsible for that.

Matt Loos, 519 N. Third Street, wanted to speak on behalf of his wife Krystan Beaumont who could not be in attendance, but wanted to thank the Council for her appointment and the opportunity to serve on the DDA; and he added he received a call from City Hall regarding being appointed to the Planning Commission and then received a second call advising the appointment had been removed from the agenda; he added he was confused because he was interested in the Planning Commission but the appointment was removed agenda, however, two appointments were made tonight and he was not one of them. He would like the opportunity to be considered for future appointments.

12. MAYOR AND COUNCIL REPORTS

Councilmember Firby attended Italian Fest, the fireworks were great, and there were many in attendance; she thanked St. Rocco's for putting on the event.

Councilmember Halverson had no report.

Councilmember Scanlon questioned the switch from the Anderson Building to the Gossard and asked Interim Manager Getschow to provide an update under his report.

Mayor Chapman thanked St. Rocco's for putting on Italian Fest; the fireworks were awesome; and reminded residents there were several more events in the coming months.

13. MANAGER'S REPORT

Interim Manager Getschow explained what had occurred with the changes in sites with Community Housing Network; the Anderson Building exceeded grant funding requirements and CHN found another way to invest in the community which was the Gossard Building.

14. ADJOURNMENT

At 10:01 p.m., a motion was made by Councilmember Scanlon, seconded by Councilmember Firby and carried unanimously to adjourn.



Cathy Smith, City Clerk