

1. CALL TO ORDER

The rescheduled regular meeting of the Ishpeming City Council was held on Wednesday, April 1, 2026 in the Ishpeming City Hall Council Chambers. Mayor Pat Scanlon called the meeting to order at 6:00 p.m.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

Present: Mayor Pat Scanlon, Council Members Brett Argall, Jason Chapman, and Kurt Kipling (4). One vacant Council seat (1). Also, present was City Manager Randy Scholz and City Attorney Caroline Bridges.

4. APPROVAL OF AGENDA

Mayor Pat Scanlon asked that item 11(e) be removed from the agenda due to the Parks and Recreation Commission meeting being cancelled in March.

A motion was made by Councilmember Brett Argall seconded by Councilmember Jason Chapman and carried unanimously to approve the agenda incorporating the removal of item 11(e) from the agenda.

5. PUBLIC COMMENT

Mike Tonkin, 612 N. Third Street, thanked DPW worker Don Nardi and Kathy Hakala, Utility Billing Clerk, for their work, help, and cooperation with his water bill and meter; he also thanked all the DPW workers for their efforts during the blizzard and for plowing the alley located behind his house so timely.

6. MANAGER OFFER OF INFORMATION - There was no additional information.

7. CONSENT AGENDA

A motion was made by Councilmember Jason Chapman seconded by Councilmember Kurt Kipling and carried unanimously to approve the consent agenda as presented.

- a. Minutes of Previous Meeting (February 18th and 25th)
- b. Approval of Disbursements
- c. Confirm Letter of Support for the U.S. Ski and Snowboard Hall of Fame Museum

8. MONTHLY REPORTS FROM DEPARTMENTS

a. Monthly Financial Statement Report

Deputy Manager/Finance Director Grey Getschow reviewed the unaudited monthly financial report including the General Fund, Major and Local Streets, Sewer and Water, Garbage Fund, DDA, and Police and Fire Retirement Fund for the period ending February 2025.

b. DPW Update

Manager Randy Scholz thanked the DPW for all the hours worked during the blizzard.

9. PUBLIC HEARING

a. Public Hearing Michigan CDBG Application for funding for the Loeffler Block Development (216 W. Division Street)

Mayor Pat Scanlon opened the public hearing at 6:12 p.m.

Brice Sturmer, Developer for 2016 W. Division, explained that the public notice that was published for the February meeting did not meet the MSHDA timeline requirements, so the public hearing had to be redone. He is continuing to push forward with the project and excited to bring new housing to downtown Ishpeming.

The public hearing was closed at 6:15 p.m.

i. Resolution #9-2026, Authorize submission of CDBG Grant Application and Designate Signatory Authority

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to adopt Resolution #9-2026, Authorize submission of CDBG Grant Application and Designate Signatory Authority as presented.

10. UNFINISHED BUSINESS – There was none.

11. NEW BUSINESS

a. Special Event Application

i. RAMBA 24-hours of Shenanigans Brasswire Campground

ii. St. Rocco/St. Anthony Italian Fest: 7/25/2026 and Parade Permit: 7/26/2026

A motion was made by Councilmember Kurt Kipling, seconded by Councilmember Jason Chapman, and carried unanimously to approve both special event applications as presented.

b. Payne and Dolan – DWSRF – Old Water Works Building Location Fill Agreement

Manager Scholz explained this fill agreement with Payne and Dolan was for a new location that would be closer to the construction taking place in 2026.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Kurt Kipling, and carried unanimously to approve the fill agreement for the Old Water Works Building location as presented.

c. 2025 Quarter 4 Budget Amendment

Deputy Manager/Finance Director Getschow reviewed the process for fourth quarter budget amendments and provided a brief overview of the final 2025 budget amendments. In addition, he summarized his analysis of the General Fund for fiscal year ending 12/31/2025. There was some discussion on the MERS Defined Benefit Pension Plan payments; the Library agreements with surrounding municipalities; and searching for new revenue sources for the General Fund.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to approve the 2025 Quarter 4 budget amendment as presented.

d. Redevelopment Ready Communities

i. Adopt amended Capital Improvement Plan 2026-2031

ii. Public Participation Plan 2025 Annual Status Update

iii. Economic Development Strategy

Manager Scholz advised these were the last three items needed to be updated for Redevelopment Ready Communities.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to adopt all three plans as presented for the Redevelopment Ready Community certification.

e. REMOVED FROM AGENDA: Priority ranking for Parks and Recreation Commission

f. Cummins Sales and Service – Preventative Maintenance Contract for sewer lift station generators

A motion was made by Mayor Pat Scanlon, seconded by Councilmember Jason Chapman, and carried unanimously to approve the preventative maintenance contract with Cummins Sales and Services for five years in the amount of \$21,152.

g. Planning Commission recommendation to pursue housing development Malton/Road/Wabash Heights

Zoning Administrator Andrew Duerfeldt provided a summary of the discussions at the Planning Commission meeting and advised the Planning Commission recommended to the City Council to consider housing development with the highest priority being Wabash Street/Malton Road using the Concept 1 sketch but excluding the thru-road and utilizing a cul-de-sac.

Councilmember Jason Chapman preferred using a cul-de-sac instead of having a thru-road, noting some of the residents were against the thru-road and the absence of sidewalks in that area was a concern.

Police Chief Chad Radabaugh pointed out for safety reasons connecting to Malton Road would be the best option. He was 100% in favor of development but suggested the thru-road would be a safer option.

Fire Chief Jason Annala, also pointed out having a thru-road would be a safer option and could be utilized when an emergency vehicle is coming from the East, such as when Negaunee assists Ishpeming. This would be the easiest and fastest entrance to the City.

Zoning Administrator Andrew Duerfeldt advised during the public hearing, 4-5 residents expressed concern with the thru-road and the Planning Commission then suggested a change to Concept 1 incorporating the cul-de-sac versus a thru-road. There would still be approximately twenty buildable lots.

Mayor Pat Scanlon understood the concerns but agreed with the Police Chief and Fire Chief about the ease of emergency response if the road was open.

Manager Scholz suggested the cul-de-sac comes off Malton Road versus a cul-de-sac off Wabash Street.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Kurt Kipling, and carried unanimously to accept the recommendation from the Planning Commission for development on Wabash Street/Malton Road utilizing a cul-de-sac instead of a thru-road with the cul-de-sac coming off Malton Road instead of Wabash Street.

h. Police Department request to purchase new patrol handguns

Police Chief Chad Radabaugh reviewed his request to purchase new handguns for the department. He recommended the purchase be made from Kiesler Police Supply in the amount of \$9,711.24; however, he would like the Council to approve a note to exceed amount of \$13,500 which was budgeted for. This would allow for any additional items needed for the new guns, such as holsters, gun lights, etc.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to authorize the purchase of the new guns for the Police Department from Kiesler Police Supply in an amount not to exceed \$13,500 which was budgeted in the Public Improvement Fun.

i. Police Department Clerk/Dispatcher Position-Request for a 1-or 2-month over-hire

Police Chief Radabaugh announced the retirement of Roger Pietro from the Police Department. He would like to request a 1–2-month over-hire for the position. He noted he has received many applications to date. elect an applicant.

There was discussion related to the position and Council thought it would be invaluable to have someone trained by Mr. Pietro for one to two months prior to his retirement.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Kurt Kipling, and carried unanimously to authorize the 1 to 2 month over hire for the Police Department Clerk/Dispatcher position.

j. City Clerk/Human Resources Manager job description, salary range, and request for a 4–6-week over-hire

Manager Scholz advised that City Clerk Cathy Smith had announced her retirement in January 2026 with her last day of employment being May 29, 2026. He would like to request a 4–6-week over-hire for the position.

There was some discussion related to the workload and having an over-hire for the position.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Kurt Kipling to accept the job description and salary range for the position, and to allow a 4-6-week over-hire for the City Clerk/Human Resources Manager position.

k. Resolution #5-2026, MERS 457(b) Supplemental Retirement Program Plan Adoption

City Clerk Cathy Smith explained this would allow for another 457(b) plan to be offered to employees that would be through MERS. The current plan with Nationwide would remain, this would just be another option.

A motion was made by Councilmember Brett Argall, seconded by Councilmember Jason Chapman, and carried unanimously to approve Resolution 5-2026, MERS 457(b) Supplemental Retirement Program plan which would be effective June 1, 2026.

l. Resolution #6-2026, Charitable Gaming Raffle License for the Bell Auxiliary

City Clerk Smith advised this was a requirement from the State for Bell Auxiliary to hold their fundraiser. The resolution adopted by the local municipality must be submitted with their application to the State.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to approve resolution #6-2026, Charitable Gaming Raffle License for the Bell Auxiliary as presented.

m. Resolution #7-2026, Enter into interlocal agreement with Michigan Mutual Aid Box Alarm System Assoc.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to approve Resolution #7-2026, Enter into Interlocal Agreement with Michigan Mutual Aid Box Alarm System Association as presented.

n. Resolution #8-2026, Appreciation for the DPW Employees

Mayor Pat Scanlon asked Councilmember Jason Chapman to read the Resolution #8-2026 into the record.

Council thanked the Department of Public Works for all their extra efforts during the snow events and Blizzard.

A motion was made by Mayor Pat Scanlon, seconded by Councilmember Kurt Kipling, and carried unanimously to approve Resolution #8-2026, Appreciation for the DPW Employees as presented.

o. Second Reading of new Ordinance #7-700, Short-term Rental Ordinance

i. Amendment to Fee Schedule – Short-Term Rental Registration fee

There was some brief discussion on the changes proposed by City Attorney Caroline Bridges.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to adopt new Ordinance 7-700, Short-Term Rental Ordinance as of the second reading and adopt the amendment to 2026 fee schedule as presented.

p. Schedule a special Council meeting for Wednesday, April 8th and Wednesday, April 29th

Mayor Pat Scanlon advised the special meeting for April 8th was no longer needed.

It was the consensus of the Council to accept the letter of resignation from Councilmember Ben Argall and schedule a special meeting on Wednesday, April 29th at 6:00 p.m.

q. Authorize City Manager to the Ambassadors Meeting downstate on April 29th

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Brett Argall, and carried unanimously to authorize the City Manager travel to the Ambassador's Meeting downstate on April 29th.

r. Appointment timeline for City Councilmember Vacancy

A motion was made by Mayor Pat Scanlon, seconded by Councilmember Jason Chapman to accept the resignation from Councilmember Ben Argall, direct City Clerk Smith to accept nominating petitions until 4:00 p.m. on Friday April 17, 2026 with Council appointment at the Special meeting to be held on April 29th at 6:00 p.m.

12. MAYOR AND COUNCIL REPORTS

Councilmember Kurt Kipling thanked the DPW and Police Department for all their work during the snow events and noted he attended a thank you luncheon for the DPW that was hosted by Fox of Negaunee.

Mayor Pat Scanlon suggested residents visit the butterfly display at the Senior Center and noted that there would be breakfast put on at the Senior Center for the girls' basketball team.

Councilmember Brett Argall attended the DDA meeting on the 23rd, hosted the luncheon for the DPW put on by Fox of Negaunee and thanked Councilmember Kurt Kipling and Manager Scholz for arranging the lunch; thanked DPW for all their efforts during the snow events; and congratulated the girls' basketball team on their Championship.

Councilmember Jason Chapman congratulated the IHS girls' basketball team on winning the Championship; thanked everyone that escorted the team back to town; and thanked DPW and the Police Department for all their efforts during the snow events.

13. MANAGER'S REPORT

Manager Scholz briefly reviewed his manager's report presented in the packet.

14. CLOSED SESSION PURSUANT TO MCL 15.268(c) TO CONSIDER STRATEGY CONNECTED WITH A COLLECTIVE BARGAINING AGREEMENT

A motion was made by Councilmember Brett Argall, seconded by Councilmember Jason Chapman to go into closed session pursuant to MCL 15.268(c) to consider strategy connected with a collective bargaining agreement at 7:30 p.m. Ayes: Mayor Pat Scanlon, Councilmembers Brett Argall, Jason Chapman, and Kurt Kipling (4). Nays: None (0). Motion passed 4-0.

Return to open session at 7:43 p.m.

A motion was made by Councilmember Jason Chapman, seconded by Councilmember Kurt Kipling, and carried unanimously to accept the Letter of Agreement with the AFSCME Supervisory Union as presented related to the DPW Director position as presented.

15. ADJOURNMENT

At 7:45 p.m., a motion was made by Councilmember Brett Argall, seconded by Councilmember Jason Chapman, and carried unanimously to adjourn.



Cathy Smith, City Clerk