

Regular Meeting of the Mt. Pleasant City Commission
Monday, April 22, 2024
7:00 p.m.

AGENDA

CALL TO ORDER:

PLEDGE OF ALLEGIANCE:

LAND ACKNOWLEDGEMENT STATEMENT:

ROLL CALL:

PROCLAMATIONS AND PRESENTATIONS:

1. Proclamation recognizing Workers Memorial Day (April 28, 2024).
2. Presentation recognizing 2024 Mt. Pleasant Citizens' Academy participants.

ADDITIONS/ DELETIONS TO AGENDA:

PUBLIC INPUT ON AGENDA ITEMS:

RECEIPT OF PETITIONS AND COMMUNICATIONS:

3. First Quarter Investment Report.
4. Minutes of the Planning Commission (February and March).
5. Minutes of the Planning Commission and Downtown Development Authority Mission/Pickard joint meeting (March).

CONSENT ITEMS:

6. Approval of the minutes from the regular meeting held April 8, 2024.
7. Consider resolution authorizing a 2024 Mt. Pleasant Area Community Foundation (MPACF) grant application for Town Center civic space amenities.
8. Consider resolution in support of final approval of Temporary Traffic Control Order #1-2024.
9. Consider setting a public hearing for May 13, 2024, Development District (DDA) License for Narrativity Artisan Coffee Roasters, LLC.
10. Consider a contract with Bornor Restoration Inc. for the DPS -Masonry Screen Wall project.
11. Consider approval of Payrolls and Warrants.

All interested persons may attend and participate. Persons with disabilities who need assistance to participate may call the Human Resources Office at 989-779-5313. A 48-Hour advance notice is necessary for accommodation. Hearing or speech impaired individuals may contact the City via the Michigan Relay Service by dialing 7-1-1.

City Commission Agenda

April 22, 2024

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PUBLIC HEARINGS:

NEW BUSINESS:

12. Consider approval of purchasing one-year access to Placer.ai software for \$18,000 and consider budget amendment for the same.
13. Consider adoption of 2025 Goals and Objectives.
14. Discuss Managed Natural Landscaping Ordinance.
15. Consider appointment to the County Tax Allocation Board.

ANNOUNCEMENTS ON CITY-RELATED ISSUES AND NEW BUSINESS:

PUBLIC COMMENT ON AGENDA AND NON-AGENDA ITEMS:

RECESS:

WORK SESSION:

16. Presentation and discussion on 2025-2030 Capital Improvement Plan.
17. Discussion on Refuse and Recycling Pickup Services.

RECESS:

CLOSED SESSION:

ADJOURNMENT:

All interested persons may attend and participate. Persons with disabilities who need assistance to participate may call the Human Resources Office at 989-779-5313. A 48-Hour advance notice is necessary for accommodation. Hearing or speech impaired individuals may contact the City via the Michigan Relay Service by dialing 7-1-1.

TO: MAYOR AND CITY COMMISSION

APRIL 22, 2024

FROM: AARON DESENTZ, CITY MANAGER

SUBJECT: CITY MANAGER REPORT ON AGENDA ITEMS

Proclamations and Presentations:

Receipt of Petitions and Communications:

Consent Items:

7. Consider resolution authorizing a 2024 Mt. Pleasant Area Community Foundation (MPACF) grant application for Town Center civic space amenities.
 - a. Staff would like to pursue a grant through the MPACF to support \$30,000 in amenities for the Town Center project. The City Commission is asked to approve this grant application.
8. Consider resolution in support of final approval of Temporary Traffic Control Order #1-2024.
 - a. TCO #1-2024 will install "No parking here to corner" sign on northbound Flynn at Bellows and install "No parking" signs on the south side of Flynn on the curve to the north of Flynn/Bellows intersection.
9. Consider setting a public hearing for May 13, 2024 Development District (DDA) License for Narrativity Artisan Coffee Roasters, LLC.
 - a. Narrativity Artisan Coffee Roasters (dba Ponder Coffee) is seeking a Development District Liquor License in order to sell alcohol at their downtown establishment in the future. The City Commission is asked to set a public hearing for May 13th as part of the approval process. The City Commission will then be asked to approve the application for said license after that public hearing.
10. Consider a contract with Bornor Restoration Inc. for the DPS -Masonry Screen Wall project.
 - a. The masonry screen wall at Public Safety, which runs along the south and east property lines, serves to buffer the site from the residential neighborhoods. City staff received three (3) bids for the repair of the wall. The City Commission is asked to approve the lowest cost bid from Bornor Restoration, Inc. for \$39,095.

Public Hearings:

New Business:

12. Consider approval of purchasing one-year access to Placer.ai software for \$18,000 and consider budget amendment for the same.
 - a. Placer.ai is a GIS based aggregate cell phone tracking system. The system can track consumer behavior in the area such as the number of attendees at the farmers market or the number of people that visit a business within a given timeframe. It is used by many other municipalities in the State of Michigan for this purpose. Individual data is not available to guarantee individual protection from oversight. The program can only tell us the total number of visits to a particular place and not who visited a particular place.

One year of access will be \$18,000 and will be split between the City, Chamber of Commerce, Union Township, Convention and Visitors Bureau, and Mid-Michigan Development Corporation. The City is working with CMU to identify interns that will use

the software to compile consumer behavior data. That data will then be reviewed by future stakeholders from CMU and the business community to identify business cases (i.e. does the data indicate the need for a new business or expansion of current business). The anticipated cost of the internship program is not to exceed \$10,000.

Assuming that all of the partners contribute equally to the project then the anticipated cost to the City will be \$5,600. As all expenses are being attributed to the City, a budget amendment for the combined \$28,000 will need to be approved. Partner funds that support the program will be receipted in the General Fund where the expenditures will be paid out. Other partners in the program are being identified which may bring down the total cost of the program.

Recommended Action: A motion to approve a contract with Placer.ai for one year of access for a price not to exceed \$18,000 and a budget amendment for the same and a budget amendment for \$10,000 for the internship program. Funds are available in the General Fund as part of the Economic Initiatives Fund.

13. Consider adoption of 2025 Goals and Objectives

- a. Following a special meeting of the City Commission to provide input and direction on the 2025 goals and objectives, staff has prepared the attached document for the City Commission's consideration. Following a short presentation, the City Commission will be asked to adopt the proposed 2025 Goals and Objectives.

Recommended Action: A motion to adopt the proposed 2025 Goals and Objectives.

14. Discussion on Managed Natural Landscaping Ordinance

- a. After discussion at two (2) work sessions with the City Commission, a draft form of the proposed natural landscaping ordinance is available for review. Staff has highlighted the changes from our last discussion and has proposed two (2) items for discussion: the change in title to Managed Natural Landscapes and the discussion around registering a managed natural landscape. Staff would like feedback from the City Commission on how to proceed.

Recommended Action: None at this time.

15. Appointment to Isabella County Tax Allocation Board

- b. The Isabella County Tax Allocation Board (CTAB) is scheduled to meet on Wednesday, April 24th. The CTAB is responsible for establishing a tax rate up to a certain millage sum distributed between the county, townships, and school districts. PA 62 of 1933 requires that the City of Mt. Pleasant have a representative on this board. The representative must be either a City Commissioner or an officer of the City.

Recommended Action: A motion to appoint a member of the City Commission to the Isabella County Tax Allocation Board.

Work Session:

16. Presentation and discussion on 2025-2030 Capital Improvement Plan.

- a. The City's Finance Director Chris Saladine will be at the City Commission meeting to present the proposed 2025-2030 Capital Improvement Plan (CIP). The City Commission can provide feedback and ask questions after the presentation.

17. Discussion on Refuse and Recycling Pickup Services.

- a. The City's Director of Public Works Jason Moore will be at the City Commission meeting to present the responses to the Request for Proposals (RFP) for trash and recycling collection services. The City Commission will be asked to provide direction on the future of these services.

Closed Session:

PROCLAMATION

WHEREAS, every year on April 28, communities and worksites around the world honor friends, family members, and colleagues who have been killed or injured on the job; and

WHEREAS, in 2022, the Federal Bureau of Labor Statistics estimated that 5,486 workers were killed by traumatic injuries on the job, a 5.7% increase from 2021. On average, a worker died nearly every 96 minutes from a work-related injury in 2022; and

WHEREAS, in 2022, 139 workers' lives were lost through fatal workplace accidents in Michigan; and

WHEREAS, it is appropriate to honor the memory of the courageous and dedicated members of Michigan's labor force who have been injured or disabled or have died as a result of workplace accidents; and

WHEREAS, we remember those who have died in workplace catastrophes, suffered occupational-related diseases, or have been injured due to dangerous conditions; and

WHEREAS, recognition of the integrity of Michigan's workforce and its achievements on behalf of the economic growth of our state is necessary; and

WHEREAS, the Mount Pleasant City Commission wishes to pay tribute to the workers who have died or been injured or disabled in workplace accidents. We honor the contributions of Michigan's workforce and call for increased workplace safety; and

WHEREAS, the Mount Pleasant City Commission renews our efforts to seek stronger workplace safety and health protections, better standards and enforcement, and fair and just compensation, and we rededicate ourselves to improving safety and health in every city workplace.

NOW, THEREFORE, I, Amy Perschbacher, Mayor of the City of Mount Pleasant, on behalf of the City Commission, do hereby proclaim April 28, 2024, as

WORKERS MEMORIAL DAY

in Mount Pleasant, Michigan, and urge all citizens to recognize and honor the contributions of Michigan's workforce and call for increased workplace safety standards.

In Witness Whereof, I have hereunto set my hand and Great Seal of the City of Mount Pleasant, Michigan, this 22nd day of April 2024.

Amy Perschbacher, Mayor
City of Mount Pleasant

Memorandum

Mt. Pleasant
[meet here]

TO: Aaron Desentz
City Manager

FROM: Manuela Powidayko
Director of Planning & Community Development

DATE: April 22, 2024

SUBJECT: 2024 Citizens' Academy recognition

The 2024 Citizens' Academy concluded on Tuesday, April 16. The sixteen participants have had an inside look at municipal government at the City, including presentations from staff and tours of City facilities. You will recall that the academy includes seven, two-and-a-half hour sessions.

2024 participants included:

Amanda Lannen	Jennie Arlt	Maria Rubingh
Arjun Poudel	Joseph Carreon	Susan Tham
Autumn Nichols	Judy Lannen	Tim Lannen
Christina Southwell	Karrin Fennell	William Gerstenlauer
Forrest Fennell	Lindow Koop	
Jacob Seger	Lindsay Stark	

Staff worked with the Central Michigan University (CMU) Executive Director of Academic & Professional Programs to offer experiential credit through Prior Learning Assessment¹ for degree completion at CMU. Students who completed the Academy must apply at [Credit for Prior Learning | Central Michigan University \(cmich.edu\)](#).

These participants should be commended for their interest in local government and their active participation over the course of the program.

The ninth annual Citizens' Academy is scheduled to begin in February 2025.

Requested Action:

Recognize the participants at the April 22, 2024 City Commission meeting.

¹ *Prior Learning credit can be awarded for college-level (undergraduate and graduate) learning that students have already acquired from work, training, and life experiences. The model is based on competencies rather than on course equivalents and up to 60 undergraduate credits or 12 graduate credits can be awarded through prior learning.*

Memorandum



TO: Aaron Desentz, City Manager
FROM: Chris Witmer, Treasurer/Deputy Finance Director
DATE: April 12, 2024
SUBJECT: Investment Report

Attached please find the 1st quarter Investment Report. The investment portfolio for all funds, less the pension and OPEB plans and WRRF bond proceeds, has a cost basis of \$32 million. The investment portfolio earned a weighted average yield of 3.60%, which is down from the previous quarter of 4.07%.

Requested Action:

Include the Investment Report for March 31, 2024, with the April 22nd City Commission petitions and communications.

Current Portfolio

City of Mt. Pleasant portfolio as of 03/31/2023



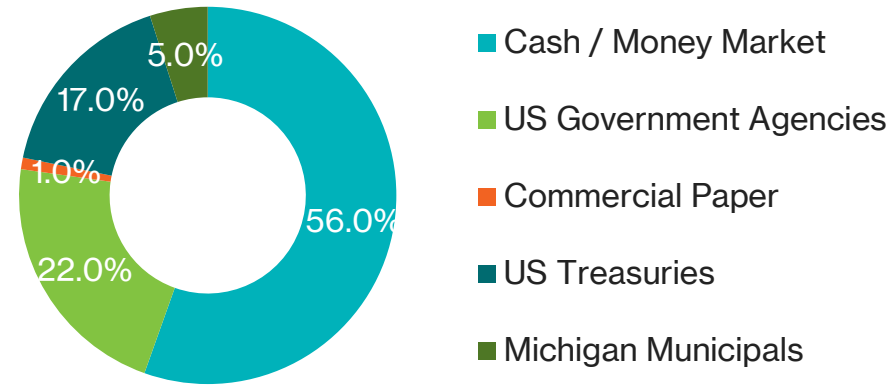
Your Portfolio

Cash	\$18,064,976
Securities	<u>\$14,400,000</u>
Total	\$32,464,976

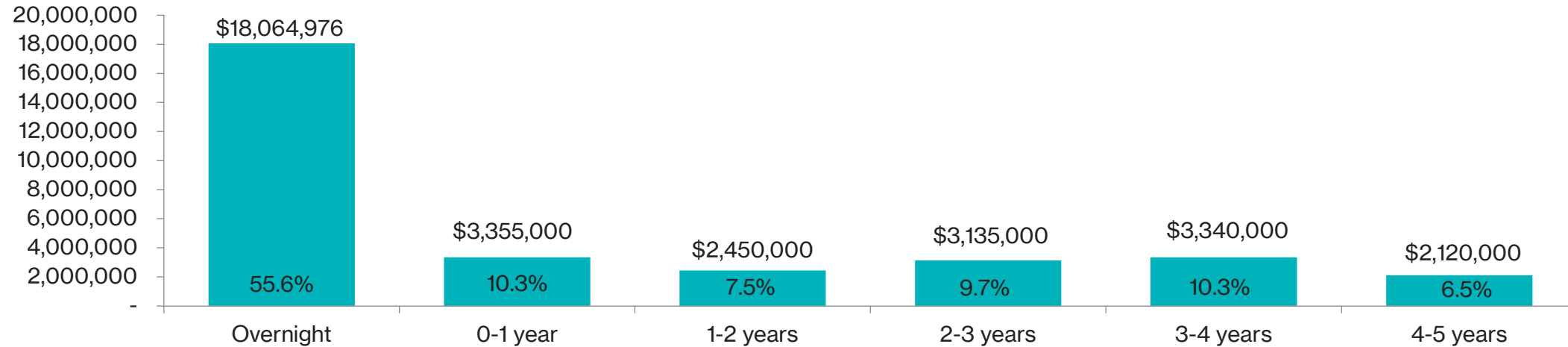
Your Securities

Weighted Average Maturity	1.04 years
Weighted Average Yield	3.60%

Your Asset Allocation



Your Maturity Distribution



THE ABOVE DATA CONTAINS CALCULATIONS THAT WERE DERIVED IN PART FROM OUTSIDE SOURCES. THEY ARE ASSUMED TO BE ACCURATE BUT ARE SUBJECT TO VERIFICATION AND REVISION. IN THE EVENT OF A DISCREPANCY BETWEEN THE ABOVE AND THE CITY'S BANK AND CUSTODY STATEMENTS, THE INFORMATION IN THE STATEMENTS SHOULD BE CONSIDERED ACCURATE.

YIELD AND INTEREST INCOME INFORMATION IS ANNUALIZED. ALL YIELD INFORMATION IS SHOWN GROSS OF ANY ADVISORY AND CUSTODY FEES AND IS BASED ON YIELD TO MATURITY AT COST. PAST PERFORMANCE IS NOT A GUARANTEE OF FUTURE RESULTS.

**Mt. Pleasant Planning Commission
Minutes of the Regular Meeting
February 1, 2024**

I. Powidayko called the meeting to order at 7:00 p.m.

Present: Devenney, Friedrich, Haveles, Hoenig, Irwin, Liesch, Nicholas, Ortman
Absent: Kingsworthy

Staff: Manuela Powidayko

II. Election of Officers:

Powidayko reviewed the election procedures for electing officers and opened nominations for Chair. Powidayko opened nominations. Commissioner Friedrich nominated Commissioner Hoenig. There being no other nominations, nominations were closed and there was a majority vote to elect Commissioner Hoenig as Chair.

Hoenig then opened nominations for Vice Chair. Commissioner Friedrich nominated Commissioner Ortman. There being no other nominations, nominations were closed and there was a majority vote to elect Commissioner Ortman as Vice Chair.

III. Approval of the Agenda:

Motion by Ortman, support by Haveles to approve the agenda.

Motion approved unanimously.

IV. Approval of the Minutes:

A. January 4, 2024 Regular Minutes

Motion by Devenney, support by Haveles to approve the minutes from the January 4, 2024 regular meeting as presented.

Motion approved unanimously.

V. Zoning Board of Appeals report for January:

Commissioner Friedrich reported that the ZBA did not meet in January.

VI. Communications:

Powidayko reported that there were no communications to report.

VII. Public Hearings:

A. None

VIII. Site Plan Review

A. None

IX. Public Comments:

Chair Hoenig opened the public comment. Powidayko noted that there were no public comments submitted via zoom or electronically. There being no one who wished to speak, public comment was closed.

X. Unfinished Business:

A. None

XI. New Business:

A. Recommend a Planning Commission Representative to the Zoning Board of Appeals

Hoenig opened nominations for the Crossover member to the ZBA. Commissioner Friedrich nominated Commissioner Haveles. There being no other nomination, nominations were closed and there was a majority vote to recommend to the City Commission that Commissioner Haveles be the Crossover Planning Commission Member to the Zoning Board of Appeals.

B. Mission Street Corridor Plan Update

Powidayko provided an overview about the City's Master Plan – Book 2 Connected Mobility Systems, which includes under "Goal 2.3" language about the Planning Commission and the Downtown Development Authority (DDA) needing to further develop the Mission Street Boulevard Concept Plan in partnership with the Michigan Department of Transportation (MDOT) and Central Michigan University (CMU). Powidayko reviewed the Master Plan's proposed modern boulevard and issues as it related to Mission Street varied right of way. Powidayko reviewed the Master Plan's goals for Mission Street and showed a design alternative for the corridor that would allow Michigan left turns, no on-street parking and shared paths for pedestrians and bikers. Powidayko provided an update about the released a Request for Qualifications (RFQ) on January 10, 2024 to hire consulting services who will work on a Mission Street

Corridor Plan, and add that as an update to the City's Master Plan. Powidayko informed that the application deadline is February 6, 2024 and that City staff expects to interview top candidates and select a consulting firm in February/March. Powidayko explained the need and timing for this study and that as a next step, staff will be requesting the DDA to approve an amendment to their 2024 Operating Budget to pay for the development of a Mission Street Corridor Plan as a 25% match of the Redevelopment Ready Communities Technical Assistance Match Funding by the Michigan Economic Development Corporation.

C. Community Improvement Awards Nominees

Powidayko provided a quick summary regarding the history of the City's Community Improvement Awards and its process and procedures. Powidayko informed the Planning Commission of the Survey that was included in the packet, which include three nominees for the Residential and three nominees for the Commercial categories, expecting that the Commission votes by February 16, 2024.

D. Discuss and consider an extension of SUP-23-01 & SPR-23-02 – 1012 N. Lansing

Powidayko provided an overview and background information regarding this case. The ordinance allows the Planning Commission to grant an extension of a Special Use Permit and/or Site Plan Review for up to one year. Powidayko closed her presentation with a staff recommendation to grant a 1-year extension.

Powidayko provided an overview of the process to request an extension for a Special Use Permit and/or Site Plan Review.

Discussion took place.

Motion by Friedrich, support by Haveles to grant a 1-year extension for SUP-23-01 & SPR-23-02 – 1012 N. Lansing for an Adult-Use Marihuana Grower & Retailer.

Discussion took place.

Ayes: Devenney, Friedrich, Haveles, Hoenig, Liesch, Nicholas, Ortman

Nays: None

Motion approved unanimously.

XII. Other:

A. Staff Report

Powidayko reviewed the administrative approval for SPR-24-01 for a covered porch and extended deck at the back of the property located at 315 W Locust Street, owned by David Cantrell.

XIII. Adjournment:

Motion by Haveles, support by Friedrich to adjourn.

Motion approved unanimously.

Meeting adjourned at 7:22 p.m.

sst

**Mt. Pleasant Planning Commission
Minutes of the Work Session Meeting
February 1, 2024**

- I. Hoenig called the meeting to order at 7:22 p.m.

Present: Devenney, Friedrich, Haveles, Hoenig, Irwin, Liesch, Nicholas, Ortman
Absent: Kingsworthy

Staff: Manuela Powidayko

II. **2024 Work Plan:**

Powidayko reviewed the two-year work session plan for 2023 and 2024 that was previously approved by the Planning Commission and the current status of each work session item. Powidayko informed the Planning Commission about two new funding opportunities that are reprioritizing the Planning Commission work plan for 2024. The first one, is the Michigan Economic Development Corporation (MEDC) RRC Technical Assistance Match Funding, since it ends on March 11, 2024. Such funding opportunity would be used for a Master Plan Update to further develop Mission Street's Corridor Plan. The second one is the Michigan State Housing Development Authority (MSHDA) Housing Readiness Incentive Grant Program, which was launched in January and would be used to advance housing-related zoning map and text amendments between 2025 and 2027. Last, Powidayko summarized the work sessions that happened in 2023 and how those conversations highlighted the need for removing barriers to commercial development and better enable improvements to existing buildings. Powidayko suggested placing such items as a zoning amendment priority for 2024. Powidayko finalized with a summary of the proposed 2024 Planning Commission work plan.

Discussion took place. Commissioner Liesch suggested the addition of a work session that would focus on best practices as it relates to Planning Commission meetings and public hearings. Powidayko asked if April or May would be good months to have such work session.

The group reached consensus on the proposed addition and the following work plan for 2024:

March: Introduction to PRD Zoning Map Amendment (Rezoning);
Joint PC/DDA meeting about Mission Street Corridor Plan prior to the PC Regular Meeting (MDOT to present data and design analysis).

- April: Kick-Off of Stakeholder Engagement & Public Outreach for Mission’s Corridor Plan.
- May: Introduction to “Building standards in commercial districts” Zoning Text Amendment (may also include previously-discussed items that help support the project’s goal);
Capital Improvement Plan (CIP) Review.
- June: Public Hearing of “Building standards in commercial districts” Zoning Text Amendment; Conclusion of Stakeholder Engagement & Public Outreach for Mission’s Corridor Plan.
- July: Draft Mission Street Corridor Plan
- August: Public Release of Draft Mission Street Corridor Plan.
- September: Collect Public Feedback & Update Mission Street Corridor Plan.
- October: Public Release of Updated Mission Street Corridor Plan.
- November: Collect Public Feedback & Update Mission Street Corridor Plan.
- December: Finalize Mission Street Corridor Plan.
- January (2025): Adopt Mission Street Corridor Plan.

Motion by Irwin, support by Haveles to approve the proposed 2024 Work Plan with the update suggested by Commissioner Liesch.

Motion approved unanimously.

III. Adjournment

Motion by Haveles, support by Devenney to adjourn.

Motion passed unanimously.

Meeting adjourned at 7:31 p.m.

sst

**Mt. Pleasant Planning Commission
Minutes of the Regular Meeting
March 7, 2024**

I. Roll Call:

Chair Hoenig called the meeting to order at 7:00 p.m.

Present: Devenney, Friedrich, Haveles, Hoenig, Irwin, Kingsworthy, Liesch, Ortman
Absent: Nicholas

Staff: Manuela Powidayko

II. Approval of the Agenda:

Motion by Irwin, support by Haveles to approve the agenda.

Motion approved unanimously.

III. Approval of the Minutes:

A. February 1, 2024 Regular Meeting

Motion by Devenney, support by Haveles to approve the minutes from the February 1, 2024 regular meeting as presented.

Motion approved unanimously.

B. February 1, 2024 Work Session Meeting

Motion by Haveles, support by Ortman to approve the minutes from the February 1, 2024 work session meeting as presented.

Motion approved unanimously.

IV. Zoning Board of Appeals report for February:

Commissioner Haveles reported that the ZBA did not meet in February.

V. Communications:

Powidayko reported that there were no communications.

VI. Public Hearings:

A. SUP-24-01 – 437 S Mission – A request for a Special Use Permit for a short-term rental.

Powidayko introduced SUP-24-01, a request for Special Use Permit for a short-term rental.

Powidayko reviewed the current and prior uses of the property. Powidayko provided an overview of the property including current zoning, future, current and prior land use. Powidayko reviewed photos showing current conditions of the property.

Powidayko reviewed Special Use Conditions regarding short-term rentals.

Powidayko closed her presentation with recommendation to approve SUP-24-01.

Discussion took place.

Chair Hoenig invited the applicant up to present their case.

Greg Benaske was on hand to address the board and answer any questions.

Discussion took place.

Chair Hoenig opened the public comment.

Powidayko noted that there were no other public comments submitted via zoom or electronically.

There being no one else who wished to speak, public comment was closed.

Discussion took place.

Motion by Friedrich, support by Haveles to approve SUP-24-01.

Discussion took place.

Ayes: Devenney, Friedrich, Haveles, Hoenig, Irwin, Kingsworthy, Liesch, Ortman

Nays: None

Motion passed unanimously.

VII. Site Plan Review

A. None

VIII. Public Comments:

Chair Hoenig opened the public comment. Powidayko noted that there were no public comments submitted via zoom or electronically. There being no one who wished to speak, public comment was closed.

IX. Unfinished Business:

A. None

X. New Business:

A. Annual Report

Powidayko presented the 2023 Annual Report to the Planning Commission.

Discussion took place.

Motion by Friedrich, support by Irwin to approve the 2023 Annual Planning Commission Report.

Discussion took place.

Ayes: Devenney, Friedrich, Haveles, Hoenig, Irwin, Kingsworthy, Liesch, Ortman
Nays: None

Motion passed unanimously.

B. Planning Commission Training

Powidayko summarized the previous Planning Commission request to add a training session to the 2024 work plan, focused on the Planning Commission's roles and responsibilities, and public input rules.

Powidayko provided an overview of a suggested training session organized by the American Planning Association - Michigan Chapter (MAP) referred to as the "Making Good Decisions Together" MAP Workshop and suggested that the Planning Commission should consider an in-person training focused on such topic at the Planning Commission's work session on May 2nd. Powidayko provided information about the budget expense, which would cost \$1,394.75 for an in-person meeting and \$1,080.00 for a virtual meeting.

Discussion took place.

Motion by Haveles, support by Liesch to approve the scheduling of an in-person “Making Good Decisions Together” MAP Workshop at the Planning Commission’s work session on May 2nd and approve the Planning Commission’s training budget expense for the same.

XI. Other:

A. Staff Report

a. Administrative Review Report

Powidayko reviewed the two administrative site plan reviews that staff had approved in February. The first was the approval of SPR-24-02 for a facade renovation for Five Below at 2125 S Mission Street, and the second was the approval of SPR-24-03 for a new 195-foot self-support communications tower for the Sheriff’s Office at 2010 E Preston Street.

XII. Adjournment:

Motion by Friedrich, support by Haveles to adjourn.

Motion approved unanimously.

Meeting adjourned at 7:18 p.m.

sst

**Mt. Pleasant Planning Commission &
Downtown Development Authority – Mission/Pickard
Minutes of the Joint Meeting
March 7, 2024**

I. Call to Order:

Hoenic called the meeting to order at 5:30pm.

II. Roll Call:

A. Present (Planning Commission): Devenney, Friedrich, Haveles, Hoenic, Irwin, Kingsworthy, Liesch, Ortman
Absent: Nicholas

B. Present (Downtown Development Authority – Mission/Pickard): Desentz, Jaloszynski, Krapohl, Smith, LaBelle II, Powers, VanDorin
Absent: Embrey, Holton, Hunter, Roberts

Staff: Manuela Powidayko, Michelle Sponseller, Stacie Tewari, Jason Moore (City), Jack Hofweber (MDOT)

III. Additions / Deletions to Agenda:

Motion by Ortman, support by Irwin to approve the agenda.

Motion approved unanimously.

IV. New Business:

A. Introduction by Staff about the Mission Street Corridor Plan

Powidayko introduced the topic of discussion and agenda for the evening, welcoming the Planning Commission and DDA to engage in a discussion and Q&A at the end of the presentation by the Michigan Department of Transportation (MDOT).

Powidayko reviewed the City’s Master Plan goals and objectives for Mission Street, including the Plan’s next steps, which calls for the Planning Commission and the Downtown Development Authority (DDA) to partner with MDOT and Central Michigan University (CMU) to reimagine Mission Street as a vital business district and front door to the community and university.

Powidayko provided a brief history recap about 2008, when MDOT approached the City with a Boulevard proposed design to improve Mission’s traffic flow and safety. Powidayko explained that MDOT had harder design standards that created a design that was too wide for the corridor with several truck loons that encroached private property. Powidayko provided information about the City Commission’s decision to turn the project down at the time as it failed to achieve the City’s goal for a more walkable Mission Street. Powidayko concluded that the narrow Boulevard concept that the city wanted at the time is now possible due to changes at MDOT’s rules and design parameters.

Powidayko summarized the improvements that happened along Mission Street since then, including the addition of five new “grid streets”, cross access connections between businesses, and a new zoning ordinance that requires a building form and landscaping improvements that help support a more walkable and bikeable environment.

Powidayko reviewed the current conceptual design for Mission Street that was adopted in the 2020 City Master Plan and the issues with it (the plan does not include space for bikers and cannot fit within most of Mission Street available rights-of-way, making the project unfeasible. Powidayko also shared the concern of the proposed design potentially rerouting traffic and impacting economic development along the corridor.

Powidayko summarized the City and MDOT’s efforts since the Master Plan adoption and presented a design alternative that could be more easily implemented, and introduced MDOT’s presentation, which would include findings regarding traffic flow and safety if such alternative design would to be implemented.

Powidayko provided examples of different boulevard designs across the State in Mt Pleasant, East Lansing and Traverse City. Powidayko ended with information about the City Commission’s approval of Progressive AE as the consulting firm who will be assisting us with the development of a Mission Street Corridor Plan throughout 2024, after the City’s release of a Request for Qualifications. Powidayko also confirmed that the City was able to successfully secure funding through the Michigan Economic Development Corporation and the Mission/Pickard Downtown Development Authority who will share the cost for the project at a 75/25 ratio, respectively.

B. Update by the Michigan Department of Transportation

i. MDOT’s presentation: new data collected on traffic patterns along Mission Street & boulevard feasibility analysis

Jack Hofweber, MDOT’s Mt Pleasant Transportation Service Center Manager, introduced himself and Brian Atkinson, MDOT’s Operations Engineer as the back-up for questions.

Hofweber summarized new traffic count data collected during the fall of 2023 showing a decrease in average daily traffic counts from 26,500 in 2007 to 21,100 in 2023. Hofweber also provided information about an expected 0.5% growth onto the projected 2043 traffic count, which would reach 23,200. Turning directions were also captured. Hofweber summarized the three options tested by the Lansing Office for Mission Street: 5-lane section (as-is), boulevard (as narrow as possible), and 2-lane roundabouts at intersections. The study area was the south section of Mission Street, from Blue Grass to High Street.

Hofweber shared delay data for each intersection comparing how the three options would perform in 2043, when compared how the current conditions perform today. Hofweber concluded that if Mission Street is left as-is, delay times would go up, while the boulevard design would reduce delays in the future, even when compared to the current scenario. Hofweber also shared that roundabouts would reduce delays even further, significantly improving traffic flow during rush hours.

Hofweber provided information about average speeds comparing how the three options would perform in 2043, when compared how the current conditions perform today. Average speeds include when cars stop at intersections, therefore the expected average speed is currently 25 miles per hour. As-Is scenario would increase congestion, whereas the boulevard option would keep traffic flowing generally at similar average speeds as today. Roundabouts could not be analyzed due to program restrictions, but it could be assumed that it would perform similarly as the boulevard.

Hofweber shared delay data from Blue Grass to High Street, concluding that the boulevard option helps keep delay times close to current numbers in the future with increased vehicular traffic.

Hofweber presented a Crash Heat Map illustrating the location of all crashes from High Street to Blue Grass Road from 2018 to 2023, totaling 818 crashes, six of which were incapacitating injuries (suspected serious injury which prevents normal activities and generally requires hospitalization). He also added that there were seven crashes that involved pedestrians, two of which were serious), and one pedestrian fatality, which happened in January of 2024. Hofweber provided a zoomed in information about the intersection of Broomfield and South Mission, which had 185 of those crashes, two of which were incapacitating and two of which involved pedestrians (one serious).

Hofweber also mentioned that MDOT had received in 2008 \$4.4 million in FHWA Safety Grant to rebuild South of Mission Street, from Blue Grass to Appian Way, and that the City voted it down during the Oct 7, 2009 City of Mt Pleasant Council meeting. He added that at that time, the City had to contribute with a Match of \$38,500, however, Hofweber clarified that since the population decreased from being above 25,000 people to now 22,000; that the City would not be required to pay a match if there was funding available for a project today. Hofweber said that at such time, it was a State project, but

now, the project would be led by the City, which in his opinion has a greater chance of success.

Hofweber discussed how the Federal Highway Administration now provides greater flexibility with Gold Route Requirements (routes designated as the “National Truck Network”), which now allows MDOT to be more flexible with the redesign of Mission Street. He also mentioned how narrow boulevards have become more common elsewhere and that this will be a City-led project.

Hofweber showed a slide that summarizes the potential next steps to MDOT and the City as it relates to Mission Street, highlighting that in 2026 and 2027, MDOT is aiming to resurface from Old S. Mission to High Street and then from High Street to Corporate Drive, respectively, which will give Mission Street another five or six years. This is an effort to try to extend the life of the road as much as possible before there will be a need for a full reconstruction, which will likely may within the next 10 years. Hofweber concluded with the importance to know exactly what the City wants before that, so MDOT can program such reconstruction according to the local plan. He listed that the City has options at this time, such as leaving as is, a boulevard and/or roundabout, and that if the City choses a route that improves safety along the corridor (not the as-is option, but either the boulevard, the roundabouts, or both), then MDOT will be able to seek safety funds to supplement the construction costs. Hofweber also noted that in addition to safety funds, there are the “TAP” grants (Transportation Alternatives Program), which is an opportunity to fund landscaping, street lighting, plantings, street furniture, etc. For the TAP grant, MDOT would help the City with the application and help sponsor and with the required match.

ii. Q&A and Discussion

Commissioner Irwin asked what lane widths are allowed by MDOT. Hofweber replied that MDOT technically requires 12-foot lanes, but MDOT have already marked 11-foot (perhaps even 10-foot) lanes in the model and that MDOT has more flexibility now with lane widths. Commissioner Irwin asked if wider is better, especially for snow removal and larger vehicles. Hofweber replied that wider is faster, not necessarily better, as that depends on the context (with the example that in urban environments, MDOT uses lane widths to control speeds, and 11-feet is very common in County and City roads). Hofweber concluded that it will be up to the City to decide what kind of lane widths the City wants.

Commissioner Irwin asked for a clarification, if Mission Street will be redone anyways in 10 years. MDOT said that yes, they will be looking at programing this work in 10 years, as they believe that ten years is the life-expectancy for Mission even with the resurfacing work. Commissioner Irwin asked if this work would be done in the near-term such as three years and Hofweber answered that the reconstruction in three years would not be possible with the current funding situation.

Commissioner Friedrich asked how much the boulevard and roundabout concepts could reduce crashes. Hofweber said that there are programs that could run the analysis on the boulevard and roundabout, but MDOT has not done that yet. Atkinson provided the additional comments, stating that you may still have crashes in roundabouts but there would be much less crashes. Hofweber added that roundabouts are very effective in reducing severity crashes (up to 80 and 90%), and MDOT has seen that happen in Claire and north Midland, so they have a very good idea of what roundabouts can do.

Commissioner Ortman shared that she liked the data but highlighted how while there was a student population loss in the past, the previous year data has shown an increase close to the population from five years ago, therefore traffic patterns would be more similar this year to what it was in 2023. MDOT said that they gather traffic count data every year and could look into the history and compare 2024 data (once gathered) to the 2023 data. There won't be the same level of detail as the 2023 analysis that MDOT did for this design analysis exercise, but it will still be able to show a traffic volume comparison.

DDA Member VanDoren asked for a clarification regarding the "Gold routes" and if the designation comes from having trucks on the road. Hofweber explained that such designation came from Congress nationwide and that once it is designated as a gold route it is impossible to remove it. DDA Member VanDoren follow-up with the question asking what such designation do to Mission street, and if semi-trucks can come into it. Hofweber said that the designation does make design considerations a bit tighter, such as how thick the road pavement must be, how wide lanes, radiuses, etc. DDA Member VanDoren asked how large semi-trucks will be able to travel if we consider boulevards and roundabouts. Hofweber replied that the City, through this work, will indeed need to understand how such vehicles will be handle with the chosen design: where such vehicles will go, how they will make turns, etc. MDOT concluded though that roundabouts can be designed to allow such vehicles to turn, and that specific streets could be designated for the movement and turning of such vehicles. Hofweber added that there is enough right-of-way for a two-lane roundabout on Blue Grass, but that is more challenged on the other intersections, so it will be something that the City will need to consider specially as it relates to corners.

DDA Member VanDoren asked if lane widths are typically used to reduce speeds and how people who wants to cross the street are challenged by such speeds. Hofweber said that sometimes MDOT has designed 10.5-foot left lanes and 12-foot right lanes to help balance pedestrian and trucks needs as an example of a design solution that helps with multiple traffic flows. The tested design currently has all lanes as 11-foot lanes.

Hofweber invited everyone to an open house on March 18th at the MDOT's office for learning more about phase two of the Pickard project.

Tewari clarified that traffic counts were collected in September of 2023 which would have accounted for the student population as it is now. Commissioner Irwin mentioned

that the Central Michigan University freshman/incoming class used to be around 5,000 and asked if such number has rebounded this year. DDA Member VanDoren said that it hasn't and clarified that 5,000 was 10 years ago. Commissioner Irwin follow-up that he does not believe that the student population has been back to the pre-COVID levels. Commissioner Hoenig said that not even before COVID it was that high. Commissioner Irwin clarified that 5,000 was the number of incoming students 10 years ago and Commissioner Hoenig said that it wasn't in 2019. Commissioner Irwin said that last time he looked as 1,500 and asked if anyone had the numbers. DDA Member VanDoren said that the goal for next year is 2,080.

Commissioner Haveles asked how much roundabouts and boulevards reduce accidents. Atkinson used the example of M-20 by Lincoln Road, the reduction was about 35 percent. Commissioner Ortman asked if a similar reduction could be expected for a boulevard that has wider (12-foot) widths and if the increase in safety is mostly attributed to the overall design with a landscape median, etc or to lane widths being reduced. Atkinson responded that the median is the main driver of the increased safety as it separates traffic. Tewari said that it does change the types of crashes that may occur, such as turning conflicts with the left-turn movements, as well as head-on crashes, aside from making it much easier for pedestrians to cross as they would just need to look at one-way traffic when crossing a boulevard making it much safer. Commissioner Friedrich asked if the City has data on accident reduction for Broomfield by campus. Tewari said that the City does not have that data since the project was done by the Road Commission but she will look into it. She added that the Road Commission first turned Broomfield into a boulevard and later introduced the Michigan lefts so it may not be a perfect comparison, but she will try to get data on it or another precedent.

DDA member Krapohl asked if Mission is left with the design as-is, customers can more easily come in from any direction and questioned how businesses will feel about a boulevard concept. Tewari said that this will be a discussion with the Steering Committee and added that the group will likely want to have enough turn options to keep an easy access to businesses, so drivers can turn back and approach the businesses. Tewari added that boulevards have been seen in many communities and that businesses have been successful. DDA member Krapohl follow-up clarifying that in that situation, drivers would go one block forward, turn and come back to access the business. Tewari added that with this approach, traffic volumes would not be reduced and would not lead to traffic being rerouted. Tewari added that the City wants to keep that traffic volume and keep it moving so that traffic can continue to go to those businesses. DDA member Krapohl added that businesses will want Mission to continue to be a business corridor and a safer corridor. Tewari concluding that by promoting the safety of the corridor and adding aesthetic improvements with landscaping, wider sidewalks, will help contribute to the business community, especially as it will increase walkability scores which is highly used by businesses that want to come in a community. She then highlighted how much reducing crashes from 800 to a much lower number would help better market Mission Street, especially to younger populations. Commissioner Ortman has heard the feedback consistently how students would shop more, especially the south portion of

Mission street, if the corridor was safer and more walkable. Commissioner Ortman shared how recently there was a student that shared in a presentation to the City how she had found an apartment on the east side of Mission street but could not get a roommate who would want to share the unit due to the need to cross Mission to go to class. She then added that changes are much needed and will improve the community as a whole. Commissioner Haveles added that there are already people crossing Mission Street and how important it is for the City to make it safer and have more people walking along and across Mission Street. Tewari added that this project could also help attract more students to come into the community and stay in the community.

C. Steering Committee Selection & Next Steps

Powidayko reviewed the job description for the Mission Street Corridor Plan Steering Committee and provided an overview of the draft Steering Committee's composition.

Hoening opened nominations for two Planning Commissioners to be a part of the Steering Committee.

- Commissioner Kingsworthy nominated Commissioner Irwin.
- Commissioner Friedrich nominated Commissioner Ortman.

There being no other nominations, nominations were closed and there was a majority vote to elect Commissioner Irwin and Commissioner Ortman for the Steering Committee.

VanDorin opened nominations for two DDA members to be a part of the Steering Committee.

- DDA Member VanDorin nominated DDA Member LaBelle.
- DDA Member LaBelle nominated DDA Member Smith.

There being no other nominations, nominations were closed and there was a majority vote to elect DDA Member LaBelle and DDA Member Smith for the Steering Committee.

Powidayko asked the Planning Commission and DDA Members for suggestions on business owners who are not part of a Commission or Board to also be a part of the Steering Committee.

Discussion took place.

DDA Board Member VanDorin asked if the meetings will be open to the public. Powidayko said that the City would discuss with the consultants and that the City would prefer to have consistency with the Steering Committee members. VanDorin clarified that he wanted to know if other members of the public could come to watch the meeting

and not necessarily be active participants. Powidayko said that the City and consultants will consider making the Steering Committee meetings open to the public.

Commissioner Haveles suggested Brian Hansen from B's Music Shop. Commissioner Hoenig highlighted that there should be a business representative from the north part of Mission Street as well. Commissioner Devenney asked who will be the CMU representative. Powidayko replied that CMU was going to make that decision soon.

Powidayko welcomed recommendations of businesses owners by email and asked that such names or businesses needed to be shared by Monday, March 11 by the end of the day so the City and the Consulting team could start preparing the first Steering Committee meeting.

V. Public Comment:

Chair Hoenig opened the public comment. Powidayko noted that there were no public comments submitted via zoom or electronically. There being no one who wished to speak, public comment was closed.

VI. Adjournment:

Motion by Haveles, support by Friedrich to adjourn.

Motion approved unanimously.

Meeting adjourned at 6:31pm.

mp

Minutes of the regular meeting of the City Commission held Monday, April 8, 2024, at 7:00 p.m., in the City Commission Room, 320 W. Broadway St., Mt. Pleasant, Michigan with virtual options.

Mayor Perschbacher called the meeting to order.

The Pledge of Allegiance was recited.

Land Acknowledgement statement was recited.

Commissioners Present: Mayor Amy Perschbacher and Vice Mayor Mary Alsager; Commissioners Maureen Eke (7:01pm), Grace Rollins & Boomer Wingard

Commissioners Absent: Liz Busch and Bryan Chapman

Others Present: City Manager Aaron Desentz and City Clerk Heather Bouck

Proclamations and Presentations

Fire Chief Doug Lobsinger introduced and swore in Mt. Pleasant Paid On-Call Firefighters Andrew Foster, Jordan VanAvery and Demetrius (Eli) Walker.

Assistant Police Chief Brandon Bliss introduced and swore in Mt. Pleasant Police Officer Tyler Hall.

Moved by Commissioner Eke and seconded by Commissioner Wingard to approve the agenda as presented. Motion unanimously adopted.

Receipt of Petitions and Communications

Received the following petitions and communications:

5. Monthly report on police related citizen complaints received.
6. Minutes of the Traffic Control Committee December meeting.

Moved by Commissioner Wingard and seconded by Commissioner Eke to approve the following items on the Consent Calendar:

7. Minutes of the regular meeting of the City Commission held March 25, 2024.
8. Minutes of the closed session of the City Commission held March 25, 2024.
9. Minutes of the special meeting of the City Commission held April 1, 2024.
10. Five (5) year contract with Sunrise Assessing Services in the amount of \$102,900 for the first year with a built-in cost increase of 3% per year or the rate of the Consumer Price Index capped at 6%.
11. Received proposed 2025-2030 Capital Improvement Plan and set a public hearing for May 28, 2024 at 7:00 p.m. on same.
12. Mission Street Corridor Plan Steering Committee:

Name	Affiliation
Aaron Desentz	City Manager
Manuela Powidayko	City Planning Director/Planning Commission Liaison
Stacie Tewari	City Engineer

Michelle Sponseller	City Downtown Director/DDA Liaison
Brad Doepker	City Fire Marshall
Bryan Chapman	City Commissioner
Glen Irwin II	Planning Commissioner
Christine Ortman	Planning Commissioner
Doug LaBelle II	DDA Member
Jeff Smith	DDA Member
Jack Hofweber, P.E. (John Kelley-backup)	MDOT Bay Region Manager (Mt Pleasant TSC Manager)
Jonathan Webb (Andrew Reihl-backup)	CMU Associate Vice President/Facilities Management / (Director/University Engineering & Planning)
Ryan Biller (Arjun Poudel-backup)	CMU Student Government Association at CMU Student Body Vice-president / (City Commission Liaison)
Erik Rodriguez	Saginaw Chippewa Indian Tribe, Public Relations Director
Terri Robbins	Disability Network of Mid-Michigan
Chris Rowley	Mt. Pleasant Area Convention & Visitors Bureau
Liz Conway	Chamber of Commerce
Brandon LaBelle	LaBelle Realty
Jim Wood	Wood Shop Social
Brian Assmann	Assmann's Inc.
Brian Hansen	B's Music Shop
Shane Smith	Ric's, Administrative Office

13. Resolution authorizing a 2024 Michigan State Housing Development Authority (MSHDA) MI Neighborhood Program grant application as follows:

WHEREAS, the Michigan State Housing Development Authority (MSHDA) has invited Units of General Local Government to apply for its MI Neighborhood Program; and

WHEREAS, the City of Mt. Pleasant desires to request \$75,000 in funds for public amenities for the Town Center Civic Space project; and

WHEREAS, the City of Mt. Pleasant commits funds in the amount of \$1,138,000; and

WHEREAS, the proposed project is consistent with the local Community Development Plan as described in the Application; and

WHEREAS, at least 51% of the beneficiaries of the proposed project will be low and moderate income persons;

WHEREAS, local funds and any other funds to be invested in the project have not been obligated/incurred and will not be obligated/incurred prior to a formal grant award, and a formal written authorization to obligate/incure costs from the Michigan State Housing Development Authority.

NOW, THEREFORE, BE IT RESOLVED that the City of Mt. Pleasant hereby designates the following staff related to the MSHDA MI Neighborhood Program grant:

- Authorized to sign the application and attachments - Aaron Desentz, City Manager or designee;
- Authorized to sign the grant agreement, amendments, attachments and any additional documents required to carry out and complete the grant - Aaron Desentz, City Manager or designee;
- Authorized to sign payment requests - Chris Saladine, Finance Director or designee.

14. Warrants and payrolls dated April 3 & 4, 2024 all totaling \$319,569.60.
Motion unanimously adopted.

Moved by Commissioner Eke and seconded by Commissioner Rollins to authorize the purchase of two (2) 2024 Chevrolet Tahoe Police Pursuit Vehicles from Berger Chevrolet for \$103,778 as well as authorize a budget amendment of \$8,158 for the purchase of same. Motion unanimously adopted.

Announcements on City-Related Issues and New Business

Commissioner Wingard commented that as the Commission is working on goals and objectives for 2025 we consider a youth commission for those 14-18 and permit youth to engage in the City.

Commissioner Eke thinks a youth program or internships is a good idea; similar to the Citizens Academy to provide understanding on how government works. She announced April marks the anniversary of genocide in Europe and encouraged Mt. Pleasant to be a diverse and welcoming community.

Moved by Vice Mayor Alsager and seconded by Commissioner Eke to adjourn the meeting at 7:20 p.m. Motion unanimously adopted.

Amy Perschbacher, Mayor

Heather Bouck, City Clerk

Memorandum



TO: Aaron Desentz, City Manager

FROM: Michelle Sponseller, Downtown Development Director

CC: Phil Biscorner, Parks and Recreation Director
Chris Saladine, Finance Director

DATE: April 11, 2024

SUBJECT: Mt. Pleasant Area Community Foundation (MPACF) Spring 2024 Grant Application and Authorizing Resolution – Town Center Civic Space Amenities

The Mt. Pleasant Area Community Foundation (MPACF) oversees over 300 permanently endowed funds. These funds, established by families, individuals, businesses, and organizations, target specific charitable objectives within our community. The MPACF addresses various local needs by aligning funding requests with the specific goals of endowed funds, ensuring that grants are allocated to programs or projects that correspond with the funds' designated purposes.

Highlights of the grant application include:

- \$30,000 for Universal Accessible site amenities (benches, tables, lighting and walkways) as part of the Town Center Civic Space project.
- City match for grant will be \$1,138,000, the approved general fund project budget.
- MPACF 2024 Grantmaking priorities are 1.) mental health, and 2.) innovative opportunities for community growth.
- MPACF limits all eligible organizations to two proposals during a competitive cycle.
- No public hearing is needed for this grant.

The pursuit of grants continues to be a resource to help provide additional funds for capital projects and programs to assist our citizens. Staff looks at upcoming projects and analyzes the best funding opportunities for proposed projects and programs.

The application deadlines for the spring 2024 MPACF grant cycle is May 8 for the letter of intent and May 15 for final applications. Awards will be announced in summer 2024.

Staff requests the attached resolution be approved for this grant application.

REQUESTED ACTION

Staff requests that the City Commission approve the following resolution.

ATTACHMENTS

- Resolution for MPACF spring 2024 grant for universal accessible site amenities for the Town Center Civic Space project.

MT. PLEASANT AREA COMMUNITY FOUNDATION GRANT AUTHORIZING RESOLUTION

WHEREAS, the Mt. Pleasant Area Community Foundation (MPACF) has invited Units of General Local Government to apply for its Spring 2024 grant cycle; and

WHEREAS, the City of Mt. Pleasant desires to request \$30,000 in funds for site amenities for the Town Center Civic Space project; and

WHEREAS, the City of Mt. Pleasant commits funds in the amount of \$1,138,000; and

WHEREAS, at least 51% of the beneficiaries of the proposed project will be low and moderate income persons;

NOW, THEREFORE, BE IT RESOLVED that the City of Mt. Pleasant hereby designates the following staff related to the MPACF Spring 2024 grant:

- Authorized to sign the grant agreement, amendments, attachments and any additional documents required to carry out and complete the grant – Phil Biscorner, Parks and Recreation Director.

WHEREAS, under the date of December 14, 2023 the Traffic Engineer of the City of Mt. Pleasant issued temporary traffic control order No. 1-2024:

Install “No parking here to corner” sign on northbound Flynn at Bellows.

Install “No parking” signs on south side of Flynn on the curve to the north of Flynn/Bellows intersection.

Said temporary traffic control order was presented to the City Commission on April 22, 2024, for review and after reviewing said temporary control order and being fully advised in the premises,

BE IT RESOLVED, that the City Commission approves making temporary traffic control order No. 1-2024 a permanent traffic control order.



City of Mt. Pleasant, Michigan
Traffic Control Order

TRAFFIC CONTROL ORDER NO.

1-2024

Issued By: Ataie Tewari
Traffic Engineer

Date: 12-14-23

Signs/work by: [Signature]
Street Department

Date: 2-13-24

Filed/ Attested: _____
City Clerk

Date: _____

This Traffic Control Order shall be presented to the City Commission and may receive final approval not more than 90 days from the date the work was performed by the Street Department. It shall not be renewed or extended except upon action by the City Commission.

Content:

Install "No parking here to corner" sign on northbound Flynn at Bellows.

Install "No parking" signs on south side of Flynn on the curve to the north of Flynn/Bellows intersection.

Memorandum



TO: Aaron Desentz, City Manager

CC: Heather Bouck, City Clerk
Chris Saladine, Finance Director

FROM: Michelle Sponseller, Downtown Development Director

DATE: April 9, 2024

SUBJECT: Request Setting a Public Hearing - Development District (DDA) License
Narrativity Artisan Coffee Roasters, LLC

Narrativity Artisan Coffee Roasters, LLC, doing business as Ponder Coffee Company, located at 110 East Broadway, is requesting City Commission approval for a Development District (DDA) License pursuant to Public Act 501 of 2006 in order to provide alcohol service for their existing business.

PA 501 of 2006 is designed to make on-site premises licenses more readily available in downtowns and other development areas, as a tool for economic development. This request comes to the City subsequent to the City Commission actions below:

- Initial establishment of the development district (DDA) liquor license district and policy on January 24, 2011,
- revisions to the on-premise liquor license policy on July 26, 2021;
- expansion of the development district (DDA) liquor license district on October 10, 2022 and revision to the City's on-premise liquor license policy pertaining to the district expansion.

As part of the City's on-premise liquor license approval process both a special use permit (SUP) and a public hearing are required.

Recommended Action

Set a public hearing on May 13, 2024, to conduct all necessary steps for Development District (DDA) License as stated in MCLA 436.1521a(1)(b).

City of Mt. Pleasant, Michigan




CITY HALL
320 W. Broadway • 48858
(989) 779-5300
(989) 773-4691 Fax

PUBLIC SAFETY
804 E. High • 48858
(989) 779-5100
(989) 773-4020 Fax

PUBLIC WORKS
320 W. Broadway • 48858
(989) 779-5400
(989) 772-6250 Fax

MEMORANDUM

TO: Aaron Desentz, City Manager
FROM: Brian Kench, Building Official 
DATE: Wednesday, April 10, 2024
SUBJECT: DPS - Masonry Screen Wall -South & East Property Line

The masonry screen wall at Public Safety, which runs along the south and east property lines, serves to buffer the site from the residential neighborhoods. The masonry screen wall is six hundred feet in length with a height of six feet and installed in 2002. While the wall requires little in the way of maintenance, there were signs of fading, control joints needing repair, along with tuckpointing at masonry joints. As a result, the project was part of our earlier CIP and postponed until 2024.

Staff budgeted \$56,000 for the project and I am pleased to report that the bid process came in lower than anticipated. Three bidders took part in the bid opening held on April 9, 2024. The results are as follows:

PREBID	COMPANY	Base Bid
N/a	D.C. Beyers Company	\$52,700.00
N/a	Cusack Maonsry Restroation, Inc	\$53,300.00
N/a	Bornor Restoration, Inc.	\$39,095.00

We are asking that the Commission award an agreement with Bornor Restoration Inc. in the amount of \$39,095 to complete the work. Once approved, our contractor we schedule the work this spring as weather permits.

REQUEST:

Recommend that the City Commission approve a contract with Bornor Restoration Inc in the amount of in the amount of \$39,095.

04/18/2024

CHECK REGISTER FOR CITY OF MT PLEASANT
CHECK DATE FROM 04/05/2024 - 04/18/2024

Check Date	Vendor Name	Description	Amount
Bank COMM COMMON CASH			
04/08/2024	DTE ENERGY	UTILITIES	10,857.89
04/08/2024	CITY TREASURER-CONTR RETAINAGE	CONTRACTED SVCS	108,900.74
04/08/2024	CITY TREASURER-CONTR RETAINAGE	CONTRACTED SVCS	1,099.29
04/08/2024	CITY TREASURER-CONTR RETAINAGE	CONTRACTED SVCS	4,757.20
04/08/2024	RCL CONSTRUCTION CO. INC	CONTRACTED SVCS	1,091,379.94
04/15/2024	CITY TREASURER - UTILITIES	UTILITIES	3,590.24
04/15/2024	CONSUMERS ENERGY	UTILITIES	63,175.20
04/18/2024	BILL BRICKNER	REIMBURSEMENT	50.00
04/18/2024	CHRISTINE WITMER	REIMBURSEMENT	50.00
04/18/2024	JANENE CHISEK	REIMBURSEMENT	18.02
04/18/2024	TRAVIS WELSH	REIMBURSEMENT	47.30
04/18/2024	21ST CENTURY MEDIA - MICHIGAN	CONTRACTED SVCS	1,311.00
04/18/2024	21ST CENTURY MEDIA - MICHIGAN	CONTRACTED SVCS	1,823.23
04/18/2024	AIMEE MURPHY	REIMBURSEMENT	100.00
04/18/2024	AIRGAS USA, LLC	SUPPLIES	86.90
04/18/2024	ALMA TIRE SERVICE INC	SUPPLIES	286.93
04/18/2024	ANGIE MCCANN	REIMBURSEMENT	16.75
04/18/2024	BELL EQUIPMENT COMPANY	SUPPLIES	174.95
04/18/2024	BMI	CONTRACTED SVCS	435.00
04/18/2024	BRANDON CRAWFORD	REIMBURSEMENT	15.00
04/18/2024	BRAXTON GOMEZ	REIMBURSEMENT	15.00
04/18/2024	BROWN & BROWN INSURANCE SERVICES	CONTRACTED SVCS	12,500.00
04/18/2024	C & O SPORTSWEAR	SUPPLIES	5,052.45
04/18/2024	CDW GOVERNMENT, INC	SUPPLIES	2,123.81
04/18/2024	CENTRAL MICHIGAN HEALTH DEPT	CONTRACTED SVCS	470.00
04/18/2024	CENTURYLINK	COMMUNICATIONS	10.64
04/18/2024	CHAD SAPP	REIMBURSEMENT	150.47
04/18/2024	CHARTER TOWNSHIP OF UNION	UTILITIES	369.44
04/18/2024	CITY TREASURER-CONTR RETAINAGE	CONTRACTED SVCS	135,127.20
04/18/2024	CITY TREASURER-CONTR RETAINAGE	CONTRACTED SVCS	2,677.21
04/18/2024	COYNE OIL CORPORATION	UTILITIES	494.06
04/18/2024	CULLIGAN	CONTRACTED SVCS	67.00
04/18/2024	DAVID COFFMAN	REIMBURSEMENT	312.36
04/18/2024	DINGES FIRE COMPANY	SUPPLIES	494.66
04/18/2024	ETNA SUPPLY	SUPPLIES	1,660.00
04/18/2024	FRONT LINE SERVICES, INC	CONTRACTED SVCS	3,396.53
04/18/2024	GALLS, LLC	UNIFORMS	333.25
04/18/2024	HALT FIRE INC.	SUPPLIES	119.17

04/18/2024	HIRERIGHT	CONTRACTED SVCS	185.85
04/18/2024	INFOSEND, INC	CONTRACTED SVCS	3,311.00
04/18/2024	K&H CONCRETE CUTTING OF LANSING INC	CONTRACTED SVCS	510.00
04/18/2024	KAWKAWLIN ROOFING COMPANY	CONTRACTED SVCS	75,547.10
04/18/2024	KENNEDY INDUSTRIES, INC	SUPPLIES	75.00
04/18/2024	KOPY KORNER	SUPPLIES	225.00
04/18/2024	LAKESHORE CONSTRUCTION &	CONTRACTED SVCS	24,094.92
04/18/2024	LANSING SANITARY SUPPLY, INC.	SUPPLIES	267.22
04/18/2024	LARRY DEMAS	REFUND	375.00
04/18/2024	LETAVIS ENTERPRISES INC.	SUPPLIES	250.00
04/18/2024	LEWIS G. BENDER	CONTRACTED SVCS	6,810.52
04/18/2024	MCLAREN CORPORATE SERVICES	CONTRACTED SVCS	386.00
04/18/2024	MEAD & HUNT	CONTRACTED SVCS	816.50
04/18/2024	MEDLER ELECTRIC COMPANY	SUPPLIES	127.15
04/18/2024	MID-MICHIGAN INDUSTRIES	CONTRACTED SVCS	9,862.24
04/18/2024	MT PLEASANT KIWANIS CLUB	MISCELLENEOUS	144.00
04/18/2024	MT PLEASANT ROTARY CLUB	MISCELLANEOUS	156.00
04/18/2024	NCL OF WISCONSIN	CHEMICALS	1,514.42
04/18/2024	NYE UNIFORM COMPANY	UNIFORMS	23.39
04/18/2024	ODP BUSINESS SOLUTIONS LLC	SUPPLIES	146.33
04/18/2024	OHM ADVISORS	CONTRACTED SVCS	1,116.50
04/18/2024	ORKIN	CONTRACTED SVCS	132.99
04/18/2024	PETE'S AUTO BODY, INC	SUPPLIES	2,051.75
04/18/2024	PETTY CASH - TIM STANDEN	REIMBURSEMENT	227.00
04/18/2024	PHOENIX SAFETY OUTFITTERS	UNIFORMS	133.99
04/18/2024	PRINTING SYSTEMS, INC	SUPPLIES	532.44
04/18/2024	PRO COMM, INC	CONTRACTED SVCS	12.00
04/18/2024	PURE PLUMBING LLC	CONTRACTED SVCS	10,000.00
04/18/2024	PURITY CYLINDER GASES INC	CONTRACTED SVCS	453.65
04/18/2024	RCL CONSTRUCTION CO. INC	CONTRACTED SVCS	1,216,144.82
04/18/2024	RENT-RITE, INC - ALMA	CONTRACTED SVCS	303.46
04/18/2024	STATE OF MICHIGAN	CONTRACTED SVCS	5,264.09
04/18/2024	STERICYCLE, INC.	CONTRACTED SVCS	307.30
04/18/2024	SUNRISE ASSESSING SERVICES, LLC	CONTRACTED SVCS	8,575.00
04/18/2024	T.H. EIFERT, LLC	CONTRACTED SVCS	17,701.00
04/18/2024	TERRI STOLICKER	REFUND	395.00
04/18/2024	TRACE ANALYTICAL LABORATORIES, INC.	CONTRACTED SVCS	928.00
04/18/2024	TUCKER BREASBOIS	REIMBURSEMENT	191.62
04/18/2024	TYLER HALL	REIMBURSEMENT	280.06
04/18/2024	UNIFIRST CORPORATION	CONTRACTED SVCS	466.57
04/18/2024	USABLUEBOOK	SUPPLIES	6,902.66
04/18/2024	WONSEY TREE SERVICE, INC.	CONTRACTED SVCS	4,240.00
04/18/2024	YEO & YEO TECHNOLOGY	CONTRACTED SVCS	<u>1,320.00</u>

COMM TOTALS:

Total of 81 Checks:	2,856,056.37
Less 0 Void Checks:	<u>0.00</u>
Total of 81 Disbursements:	2,856,056.37

City of Mt. Pleasant, Michigan



CITY HALL
320 W. Broadway • 48858
(989) 779-5300
(989) 773-4691 Fax

PUBLIC SAFETY
804 E. High • 48858
(989) 779-5100
(989) 773-4020 Fax

PUBLIC WORKS
320 W. Broadway • 48858
(989) 779-5400
(989) 772-6250 Fax

Goals and Objectives Document

City of Mt. Pleasant

Organization-Wide Goals:

1. **Maintain Service Excellence:** The City of Mt. Pleasant is committed to sustaining the current level of service across all departments to ensure the safety and satisfaction of all residents and visitors.
 - a. Ensure that all city departments consistently meet established service standards and benchmarks to provide efficient and effective services to residents and visitors.
 - b. Implement recommendations from the Fire Study to optimize fire service delivery, enhance emergency response capabilities, and improve overall fire safety within the community.
 - c. Prioritize proactive maintenance and infrastructure upgrades to ensure the reliable operation of the water distribution system, minimizing disruptions and ensuring access to clean and safe water for all residents.
 - d. Regularly inspect, repair, and maintain roads and sidewalks throughout the city to enhance safety, accessibility, and mobility for all users.
 - e. Implement comprehensive asset management practices to effectively maintain cemetery facilities and grounds.

2. **Promote Professional Development:** We will prioritize recruitment, training, and development opportunities across all departments to enhance the capabilities and professionalism of our workforce.
 - a. Implement targeted recruitment strategies to attract and select highly qualified candidates who possess the skills, qualifications, and values necessary to excel in their respective roles within the organization.
 - b. Develop comprehensive onboarding and training programs for new hires to ensure they receive the necessary knowledge, skills, and resources to perform their duties effectively and integrate seamlessly into their roles and the organizational culture.
 - c. Build leadership development programs to identify, nurture, and cultivate emerging leaders within the organization, fostering continuity and succession planning to ensure a strong and capable leadership pipeline for the future.

Website: www.mt-pleasant.org

Michigan Relay Center for Speech & Hearing Impaired: 711

3. Address Community Needs: Proactively address community needs, including mental health issues, economic development, and environmental sustainability, through collaborative efforts across all divisions.
 - a. Implement initiatives to enhance refuse and recycling services.
 - b. Deploy smart meter technology to enhance service delivery, including real-time monitoring of utility usage, identifying opportunities for energy efficiency and conservation, and providing residents with tools and resources to better understand and manage their utility consumption.
 - c. Develop and implement outreach programs to increase citizen engagement and education on key community issues.

4. Implement Strategic Planning: Develop and implement comprehensive strategic plans to guide the future growth and development of the city, focusing on long-term sustainability and resilience.
 - a. Conduct a thorough assessment of the city's motor pool operations to identify areas for improvement, such as optimizing vehicle usage, reducing maintenance costs, and implementing fuel-efficient and environmentally friendly practices to enhance the efficiency and sustainability of the city's fleet management.
 - b. Develop and implement a wellhead protection plan ordinance to safeguard the city's drinking water sources from contamination.
 - c. Collaborate with key stakeholders to develop and implement a comprehensive economic development plan that identifies strategic priorities, opportunities for growth, initiatives to attract investment, create jobs, and foster economic prosperity.

5. Enhance Financial Management: Improve financial management practices, including budgeting, accounting, and revenue generation, to ensure fiscal responsibility and transparency.
 - a. Review the creation of a dedicated grant writing program within the city to systematically identify, pursue, and secure grant opportunities from various sources.
 - b. Actively seek out and apply for grants from various sources to supplement the city's budget, fund critical projects and initiatives, and reduce reliance on taxpayer funds.
 - c. Conduct a comprehensive review of accounting policies and administrative procedures to ensure alignment with regulatory requirements and best practices.
 - d. Evaluate utility billing fees and policies to ensure sufficient funding is in place to protect public health and maintain critical infrastructure while working to keep our rates as affordable as possible.



**DIVISION OF PUBLIC SAFETY
CITY OF MT. PLEASANT**



804 E. High Street, Mount Pleasant, MI 48858
Phone: (989) 779-5100 Fax: (989) 773-4020

MEMORANDUM

DATE: April 18, 2024
TO: Aaron Desentz, City Manager
FROM: Paul Lauria, Director of Public Safety
SUBJECT: Managed Natural Landscaping Ordinance

Attached to this memorandum is the updated version of the proposed *Planned Natural Landscape Ordinance*. The update includes the removal of goldenrod as a noxious weed, updated definition of "maintain," addition of a diagram in Section 3, F, and a change to the title of the ordinance.

The change in the title and use of *Planned Natural Landscapes* to *Managed Natural Landscapes* was not discussed during the last work session. This change was initiated based on a Michigan court case during my follow up research. In that case "planned" could be interpreted as "not cared for" or unmanaged. Therefore, I took the liberty to change the name to fall in line more with a "cared for" approach.

Lastly, there is an additional consideration that I found in an ordinance from Green Bay, Wisconsin. Their ordinance required registering any Managed Natural Landscape with the city. If possible, I would like to discuss the Green Bay requirements with the Commission for their consideration before moving forward.

CITY OF MOUNT PLEASANT
ISABELLA COUNTY

ORDINANCE NO. _____

AN ORDINANCE TO REGULATE LANDSCAPES

It is hereby ordained by the People of the City of Mount Pleasant:

Section 1. Purpose. The City finds it is in the public's interests to encourage diverse landscape treatments throughout the City, particularly those landscape elements that support the preservation, restoration, and management of native plant communities, healthy pollinator communities, and soil and water conservation.

Section 2. Definitions. The following words and phrases, when used in this Ordinance, shall have the following meanings:

Cultivate means to grow or maintain vegetation.

Harmful Vegetation means any and all vegetation that in any way becomes a hazard to or detrimental to the health of any person.

Invasive Species means any vegetation that is not a native plant and whose introduction causes harm, or is likely to cause harm to Michigan's economy, environment, or human health.

Maintain means to keep in a particular state or condition, taking the necessary actions to prevent deterioration, and ~~keeping~~ vegetation in the intended and controlled area.

Native Plants means those plants identified as native plant species in southern Lower Michigan by Michigan State University Native Plants and Ecosystem Services, a copy of which shall be made available upon request.

Noxious Weeds means Canada thistle, dodders, mustards, wild carrot, bindweeds, perennial sowthistle, hoary alyssum, ragweed, poison ivy, quack-grass, poison sumac, or any other plants that are recognized as inducing hay fever, rose fever or other diseases, or as being in any way deleterious to the health or comfort of the community. This Ordinance does not apply to weeds in fields devoted to growing any small grain crop such as soybeans, wheat, oats, barley, or rye.

Managed Natural Landscaping means a planned, intentional, controlled and maintained landscaping of native plants, ornamental grasses and groundcovers, rain gardens, shrubs and trees. Managed natural landscapinges does not include turf-grass lawns left unattended for the purpose of returning to a natural state.

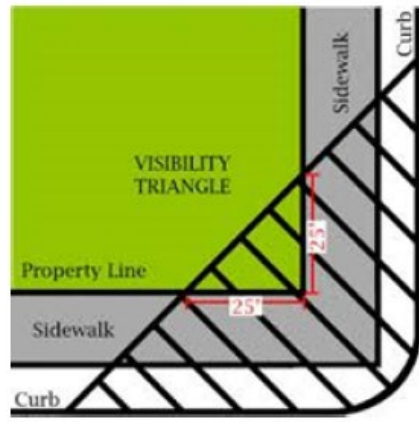
Right of Way means any street, road, sidewalk, alley, driveway, or similar path by or upon which pedestrians or vehicles travel.

Weeds means all weeds, grass, brush, wildings, second growth, rank vegetation or other vegetation that is not growing in its proper place, having a greater height than seven inches or a spread of more than seven inches.

Section 3. Regulations.

- A. It is unlawful for any person to cultivate any managed natural landscaping at a height greater than 12 inches in any right of way.
- B. It is unlawful for any person to cultivate any managed natural landscaping in a manner which obstructs vision for any person traveling through or in any right of way.
- C. It is unlawful for any person to cultivate any managed natural landscaping in a front yard within 12 inches of the sidewalk, right of way, and or street.
- D. It is unlawful for any person to cultivate any managed natural landscaping which crosses over any property lines.
- E. It is unlawful for any person to cultivate any harmful vegetation, noxious weeds, or invasive species of vegetation within planned managed natural landscaping.
- F. It is unlawful for any person to cultivate any managed natural landscaping that obstructs the visibility triangle at intersections, with the visibility triangle incorporating the area within a triangle formed by the intersection of the street right-of-way lines, as illustrated in Figure 1 below.

Figure 1



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- Section 4. Exceptions.** The following are exceptions to the regulations of Section 3, except that there are no exceptions to Subsection 3(B):

- A. The area in violation is actively used as agricultural land;
- B. The area in violation is part of a residential housing plat under development or land under development for sale by lot for building residential housing; or
- C. The area in violation is a wetland as that term is defined in the State Natural Resources and Environmental Protection Act, Public Act 451 of 1994, ~~being~~ MCL §§ 324.101 *et seq.*, as amended.

Section 5. Duty to Remove. It is the duty of every owner, occupant, or person having charge of any land within the City to cut down or cause to be cut down and destroyed all vegetation in violation of this Ordinance ~~and/or as needed and~~ as often as may be necessary to comply with this Ordinance.

Section 6. Notice of Violation by City. The City may issue written notice to the owner, occupant, or person having charge of any land within the City that is in violation of this Ordinance. Such notice shall provide the owner, occupant, or person having charge of the land with 10 days to bring the land into compliance with this Ordinance.

Section 7. Removal by City.

- A. If the owner, occupant, or person having charge of any land within the City refuses to remove vegetation after receiving notice under Section 6, then the City or its authorized agent may enter upon the land and cut down or cause to be cut down and destroyed all vegetation in violation of this Ordinance.
- B. Any expense related to the removal of vegetation pursuant to Subsection 7(A) will be billed to the owner, occupant, or person having charge of the land.
- C. If any person billed for the removal of vegetation pursuant to Subsection 7(B) has not paid for the removal after 30 days from billing, the City has the right place a lien on the property to secure the collection of the expense.
- D. Any vegetation that is damaged, altered, or destroyed by the City in the natural course of City maintenance, such as snow plowing, is not the responsibility of the City to replace or to compensate for.

Section 8. Penalty. Any person violating this Ordinance shall be held responsible for a municipal civil infraction and prosecuted in accordance with the Municipal Civil Infractions Ordinance. The fine for violation of a municipal civil infraction under this Ordinance shall be \$50; the second violation, \$100; and the third or any subsequent violation within any one calendar year, \$250.

Section 9. Repealer. This Ordinance expressly repeals all City ordinances and parts of ordinances in conflict with this Ordinance.

Section 10. Severability. If any provision of this Ordinance is declared invalid for any reason, that declaration does not affect the validity of all other sections of this Ordinance.

Section 11. Effective Date. This Ordinance takes effect 30 days after its adoption.

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CITY OF MOUNT PLEASANT
ISABELLA COUNTY

ORDINANCE NO. _____

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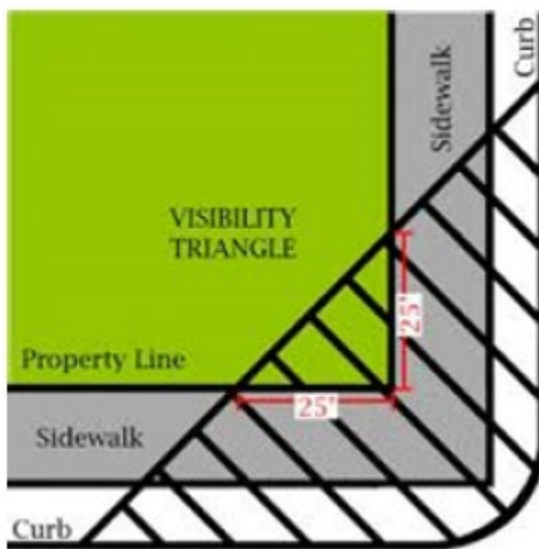
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Section 11. Effective Date. This Ordinance takes effect 30 days after its adoption.

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Mt. Pleasant

[meet here]

Capital Improvement Plan
2025-2030

Presentation Overview

- Changes From Prior Plan
- Details of 2025 Projects
- Summary of 2026-2030 Projects
- Next Steps

Characteristics of CIP Project

- At least \$20,000
- Projects spanning several years

Sources for Planning

- City Commission Goals
- Master Plan
- Parks & Recreation Master Plan
- Tax Capture District Plans
- Paser Ratings
- Sidewalk/Alley Inventory

Cash Flow Projections

Pages 3 – 9

- Affordability
- Reserve Needs
- Grants/Donations

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Buildings \$416,000

2025 Projects	Page	Amount	Funding
Apparatus Bay Concrete (DPS)	11	\$170,000	CI
Parking Lot Resurface (City Hall)	14	161,000	CI
Roof Replacement (DPS)	15	85,000	CI



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Downtown \$423,000

2025 Projects	Page	Amount	Funding
Alleyway Renovations	20	\$252,000	CI/SA
Downtown Improvement Program	22	65,000	CI
Parking Lot Renovations	24	56,000	CI
Streetscape	27	50,000	GR



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Parks \$2,124,000

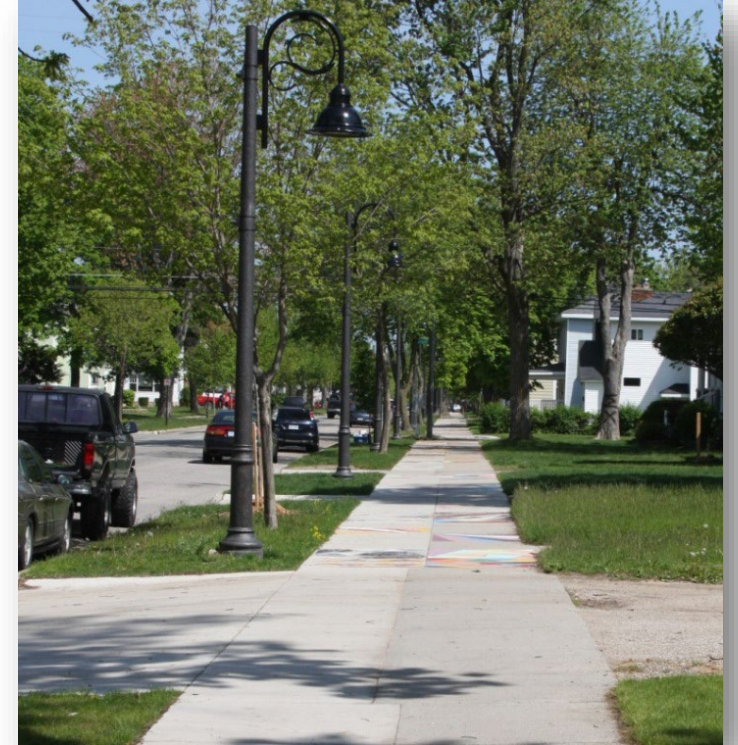
2025 Projects	Page	Amount	Funding
Chippewa River Bank Protection	30	\$610,000	CI/GR
Medium Size Project	32	55,000	CI/GR
Mid-Michigan/GKB Pathway Connections	34	1,300,000	CI/GR/DO
Park Roads, Lots & Trails	40	159,000	CI/GR



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Public Works \$225,000

2025 Projects	Page	Amount	Funding
Sidewalk Replacement	44	\$150,000	MS
Sweeper/Sewer Drying Bed	48	75,000	MS/LS



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Airport \$428,000

2025 Projects	Page	Amount	Funding
Runway 9/27 Rehabilitation	51	\$234,000	FG/SG/AF
Snow Removal Equipment	52	194,000	FG/SG/AF



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Local Street \$630,000

2025 Projects	Page	Amount	Funding
Resurfacing/Reconstruction	54	\$630,000	LS



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Major Street \$0

2025 Projects	Page	Amount	Funding
Resurfacing/Reconstruction	59	\$0	MS



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Water \$858,000

2025 Projects	Page	Amount	Funding
Boiler Replacement	63	\$78,000	WPR
Distribution System Replacement	68	60,000	WDR
Filter Actuator Replacement	70	40,000	WPR
Flow Meter Replacement	71	32,000	WPR
High Service Pump Rehab	73	28,000	WPR
Lime Residual Removal	76	429,000	WPR
Meter Replacement	77	66,000	WDR
Reservoir Actuator Replacement	79	85,000	WDR
Roof Replacement	81	40,000	WDR



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Water Resource Recovery Facility

\$191,000

2025 Projects	Page	Amount	Funding
Facility Improvements	86	\$90,000	WRRF
Lift Station Improvements	88	35,000	WRRC
Meter Replacement	90	66,000	WRRC



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Future Years 2026-2030

Ongoing

- Street reconstruction
- Sidewalk replacement
- Pedestrian lighting
- Mission Street safety & investment
- Parking lots
- Riverbank protection
- Sewer lines
- Water lines
- Plant replacements
- Downtown infrastructure
- Parks & trail maintenance
- Alley infrastructure
- Building maintenance

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Future Years 2025-2029

Projects

- Downtown streetscape
- Generator replacement
- Airport lighting transformers
- Mid-Mich trail/GKB Path
- Airport runway rehab
- Airport snow removal equipment

Not in the 6 Years

- Table 6 – Projects considered but not planned in the next six years

April 22 Work Session

- City Commission Questions

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May 13 Work Session (if needed)

- Open Items From April 22 Work Session
- City Commissioner's Questions

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Next Steps

- Work Session April 22
- Work Session May 13
- Public Hearing May 28
- Required Adoption June 10
- 2025 Operating Budget submitted September 9

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Mt. Pleasant

[meet here]

Solid Waste – Curbside Collection RFP Results

Monday, April 22, 2024

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Request for Proposal

- Current contract for refuse pickup and disposal ends December of this year
- In November City Commission approves release of an RFP for cart-based service
- Three proposals received

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Proposals

- Proposal Received from Granger, Republic and GFL
- After consideration by staff, Granger is a clear winner
 - Very competitive on price and lesser increases year to year
 - Good customer service options
 - \$2.50 increase to the avg. customer

Provider	Granger	GFL	Republic
Refuse – 96 gal	\$9.76	\$13.50	\$17.21
Refuse – 65 gal	\$8.78	N/A	\$17.21
Recycle – 96 gal	\$3.16	\$6.05	\$13.60
Extra Bags	\$2	2 incl.	\$4
Yard Waste - Bags	\$9.39	\$15	N/A
Annual Increases	3%	4%	5%

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Granger Proposal



- 5 years at 3% increase per year
- Billing and customer service handled by Granger
- 96-gallon weekly cart service = \$9.76/month
- 65-gallon weekly cart service = \$8.78/month
- 96-gallon by-weekly recycling = \$3.16/month
- Yard waste bags service = \$9.39/month April-Nov
- Large item = \$25
- Small item = \$10
- Carpet = \$4
- Freon = \$20
- Extra Bags = \$2

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Transition Plan



- Residents will need to sign up directly with Granger
- Granger will make a concerted effort to keep routes the same
 - Refuse picked up weekly
 - Recycle picked up bi-weekly
- Carts will be delivered before the end of the current contract

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Summary of Options

Option #1 – Status Quo

Continue with current system and rebid contracts

Option #2 – Start contract negotiation based on Granger proposal

Work with Granger Waste Services to develop a 5-year contract for cart services

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Option #1 – Status Quo (Pros)

- Relatively cost effective @ just over \$10/month for average customer for all services
- Scalable to individual customer's volume of solid waste on a given week

Option #1 – Status Quo (Cons)

- Since payment is based on volume, program requires strict rules
- Staff time involved in ordinance enforcement
- New residents generally not familiar with bag/tag
- Little uniformity in refuse bins

Option #2 – Switch to Carts (Pros)

- Less complicated rules
- Contractor administers billing and customer service
- Becoming industry standard
 - Allows for automated dumping
 - Safer for driver
- More convenient for residents

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Option #2 – Switch to Carts (Cons)

- More “one size fits all” – roughly 24% more expensive for average customer
- Less of a cost incentive to increase use of recycling
- Capital costs of bins will be incorporated into contractor's charges
 - Likely contributes to increased cost
 - Longer term contract required to spread costs

Option #2b – Recycle Considerations

- Quoted cost are relatively inexpensive for convenience of carts
- Should we work with the county to exit/modify our agreement with the MRF
- We would build into any contract that material would go to the MRF once it is single stream capable
 - Granger has indicated that this wouldn't be an issue



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Questions?

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[meet here]