

Alma, Michigan
September 23, 2008

Mayor Nyman called a regular meeting of the Alma City Commission to order at 6:00 p.m. at the Alma Municipal Building.

Present: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

Absent: None.

Mayor Nyman asked the City Commission and members of the audience to stand and recite the Pledge of Allegiance to the Flag.

Senator Roger Kahn addressed the City Commission and audience. He expressed his appreciation for the upcoming resolution of support for the Great Lakes Energy & Research Park. The resolution is an important part in making the GLERP a reality. Senator Kahn also provided a brief overview of pending legislation and thanked the City for its support.

Motion by Vice-Mayor Mapes as seconded by Commissioner Legene to receive Senator Kahn's comments.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Comer seconded by Commissioner Ayers to approve the following item on the Consent Agenda for payment: \$2,880 to Captaris for annual license renewal for the Alchemy record management system

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Mott seconded by Commissioner Comer to approve the minutes of September 9, 2008 regular meeting as submitted.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Ayers seconded by Vice-Mayor Mapes to approve the request to purchase in the amount of \$16,548 from North American Salt Company for 440 tons of bulk rock salt to be used by the Municipal Garage Services Division.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Comer seconded by Commissioner Dancer to approve the request to purchase in the amount of \$2,420.33 from Newman Signs 70 8' type 1 barricade panels (double sided) for use by the Municipal Garage Services Division.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Comer seconded by Commissioner Ayers to approve the request for payment in the amount of \$3,276.72 for Jack Doheny Supplies, Inc. for one replacement reel for use on the Vactor truck.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.
No: None.

Motion by Vice-Mayor Mapes seconded by Commissioner Dancer to approve the request for to purchase in the amount of \$9,107 from Pyramid Control, Inc. Bovee Branch one replacement transfer switch and one replacement frequency drive for river pump station #3 for the Water Treatment Plant.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.
No: None.

Motion by Commissioner Ayers seconded by Commissioner Dancer to receive the bids for the construction of the Library parking lot and to award the contract to Crawford Contracting, Alma in the amount of \$78,500.00.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.
No: None.

Motion by Commissioner Comer seconded by Commissioner Dancer to approve a resolution adopting the City of Alma Snow and Ice Control Plan.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.
No: None.

The following preamble and resolution was offered by Commissioner Mott seconded by Commissioner Legene:

Whereas, The City of Alma within the County of Gratiot desires to expand economic activity, and increase the number of jobs and income available to residents of the area, and;

Whereas, The City of Alma together with the whole Gratiot County community has struggled with persistent unemployment concerns and the creation of an adequate number of family sustaining jobs for some time which has depressed business expansion, and;

Whereas, the designation of a selected area as a Renaissance Zone will assist in the creation of the Great Lakes Energy & Research Park and in the attraction of new businesses to occupy it, increase economic development, and generally expand the business and employment opportunities in the whole Gratiot County community as well as all the surrounding communities for years to come, and;

Whereas, The City of Alma together with other local units of government, local citizens, and local businesses are committed to improving the area, should a Renaissance Zone be designated for the core area of the proposed Great Lakes Energy & Research Park, and;

Whereas, the commitment extends to making new investments and marketing of the entire area to other investors, and;

Whereas, should the area be designated a Renaissance Zone, persons and property within that Zone would be exempt from taxes levied by the township, city, county, and other units of government as provided under PA 376 of 1996, as amended, which will provide a stimulus to develop the area, and;

Whereas, the state government, under the Act, will reimburse local schools, community colleges, intermediate school districts, and public libraries for any revenue lost due to the exemption provided by the Act, and;

Whereas, it is estimated that maximum forgone tax revenue, should the project locate in Gratiot County (assuming a \$3.4 billion investment and that the project would locate without a Renaissance Zone and be on the tax role for the entire duration of the 15 year assumed time period) is \$559 million, however it is also recognized that the project is of a very long term nature and the ultimate long term benefit coming in the form of taxes to be paid by the Great Lakes Energy & Research Park and all other likely investments and in the creation of hundreds, perhaps thousands, of well paying jobs will bring the Gratiot community and all the surrounding communities benefits well beyond the maximum assumed Renaissance Zone benefit, and;

Whereas, The City of Alma and Pine River Township have a standing agreement for the development of parcels around the City within the Township where the proposed project may locate.

A Renaissance Zone consisting of a core area to be designated upon negotiation with the developers of the Great Lakes Energy & Research Park and the Michigan Economic Development Corporation and approved by the Michigan Strategic Fund Board within the following area of Section 36 of Pine River Township bordered on the west by Jerome Road, bordered on the south by Lincoln Road, bordered on the east by State Road, and bordered on the north by U.S. 127,

Now, Therefore, be it Resolved:

That the core area to be determined in the proscribed manner and generally described within the above description shall be recommended to be designated as a Renaissance Zone for the purpose of the creation of the Great Lakes Energy & Research Park with various state, local and county taxes being waived for new investment on the property for a period of up to 12 years of full benefit and three years of declining benefit beginning January 1st of the first year of eligibility as negotiated and set by the Michigan Economic Development Corporation and approved by the Michigan Strategic Fund Board.

Don Schurr, Executive Director of Greater Gratiot Development, Inc. discussed the Resolution of Support and provided an overview of the Renaissance Zone process. This resolution is a part of the process of establishing a Renaissance Zone. Gratiot County and Pine River Township recently adopted similar resolutions. Mr. Schurr introduced Ron Moffett and Brenda Fleury of the State of Michigan Economic Development Corporation.

Mr. Moffett stated that the MEDC is behind the project 100% and is very happy to be a part of it. The GLERP is a very good fit with the State's strategic energy plan. Mr. Moffett outlined the steps necessary to establish the Renaissance Zone and advised that the state has reserved one of five renaissance zones for Alma and that the Michigan Strategic Fund Board hasn't denied any of the three zone proposal so far. Mr. Moffett advised that the intent of a Renaissance Zone is to stimulate significant growth and development within the state.

Mr. Mike Sawruk, M & M Energy, thanked Senator Kahn and Representative Opsommer and the MEDC for their hard work and support. The next step is to ensure that Alma becomes one of the Centers of Energy Excellence. Contacts with Western Michigan University, Michigan State University and Alma College have already been established. He further advised that this project is now on the national agenda and will put Alma on the national and international map.

Mayor Nyman commented that energy is now the big issue. Solutions cannot come from a single source; we need to look to multiple sources to solve the problems.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Resolution Declared Adopted.

Motion by Commissioner Ayers seconded by Commissioner Dancer to adopt a resolution awarding an Alma Downtown Development Authority Façade Grant in an amount not to exceed \$1,500 to Pine River Automotive, for roofing project at 720 Michigan Ave.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

The following preamble and resolution was offered by Vice-Mayor Mapes seconded by Commissioner Comer:

Whereas, economic development is key to the continued diversification and growth of the economy within the City of Alma, the surrounding Gratiot Community, and the mid Michigan region; and

Whereas, Greater Gratiot Development, Inc. was established in 1978 to “retain, expand and attract business and industry, and to participate in activities which enhance the economic climate within the Gratiot Community;” and

Whereas, Greater Gratiot Development, Inc. has played a role in the creation of an estimated net 1,932 direct jobs and continues to assist new and existing business through its retention, expansion and attraction efforts; and

Whereas, Greater Gratiot Development, Inc. has assisted over 90 local companies who have paid a total of over \$34 million in real and personal property taxes; and

Whereas, Greater Gratiot Development, Inc. administers the Economic Development Corporation of the County of Gratiot, the Brownfield Redevelopment Authority of the County of Gratiot, and the County of Gratiot Hospital Finance Authority; and

Whereas, a long term investment in collaborative economic development has proven to produce outstanding results in increasing local tax base, retaining & creating jobs, and improving the overall economic climate; and

Whereas, the City of Alma re-affirms its commitment to supporting countywide economic development through its collaborative economic development funding partnership with the County of Gratiot, City of Saint Louis, City of Ithaca, Village of Breckenridge, Pine River Township, and private industry;

Now, Therefore Be It Resolved, that the City of Alma is committed to long-term funding of countywide economic development and also encourages the County of Gratiot and the aforementioned funding partners to maintain or expand their collaborative funding commitment to ensure the economic vitality of Gratiot County and the mid Michigan region.

Mayor Nyman and the City Commission thanked Greater Gratiot Development, Inc. for their hard work and dedication over the past 30 years.

Mr. Don Schurr commented that the GGDI has received a tremendous amount of support throughout the past 30 years. The GGDI was established to support the entire county and economic sectors and to meet new and evolving needs of the county. He announced that there will be an open house celebrating their 30th anniversary on October 10, 2008 at noon at Town & Country in Ithaca and extended an invitation to all.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Resolution Declared Adopted.

Motion by Commissioner Comer seconded by Vice-Mayor Mapes the request from Alisa Dean, AmeriCorps*VISTA to allow the CROP Walk Sidewalk Chalk Competition on city sidewalks on both sides of Superior from Wright to Grant and Grant Ave. from Superior to Center.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott & Nyman.

No: None.

Motion by Commissioner Ayers seconded by Commissioner Dancer to adopt an introductory resolution for Ordinance #708 to amend Chapter 54 of the Ordinances of the City of Alma by the addition of Section 54-82 regulating overnight parking in municipal parking lots.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Ayers seconded by Commissioner Mott to adopt an introductory resolution for Ordinance #709 mandating all dog owners walking their dog within the city limits of Alma clean up any dog feces left by their dogs off their premises within the city limits, and setting penalties for violation.

Yes: Ayers, Comer, Dancer, Legene, Mott, & Nyman.

No: Mapes.

Motion by Commissioner Comer seconded by Vice-Mayor Mapes to adopt a resolution approving an Administrative Services Agreement between the City of Alma and Meritain Health, Inc.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Ayers seconded by Commissioner Dancer to receive the following reports and place them on file: Alma Housing Commission meeting minutes of 8/26/08; August Financial Statements.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Commissioner Comer seconded by Commissioner Legene to adopt a resolution ratifying the investment of the following City funds:

<u>Investment Date</u>	<u>Maturity Date</u>	<u>Amount</u>	<u>Days</u>	<u>Interest Rate</u>	<u>Interest \$</u>	<u>Bank</u>	<u>Type</u>
08/28/08	02/26/09	\$198,053.61	182	1.97%	\$1,946.39	Treasury Direct	T-bill
09/11/08	12/11/08	\$248,932.02	91	1.72%	\$1,067.98	Treasury Direct	T-bill
09/11/08	03/12/09	\$198,078.89	182	1.95%	\$1,921.11	Treasury Direct	T-bill
09/11/08	03/26/09	\$100,000.00	196	2.88%	\$1,568.00	LaSalle Bank	CD
09/11/08	04/15/09	\$100,000.00	216	3.25%	\$1,950.00	Independent Bank	CD
09/11/08	04/29/09	\$100,000.00	230	3.28%	\$2,095.56	Flagstar Bank	CD

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Mayor Nyman advised that the City Commission would be adjourning the regular meeting however; they would be attending a presentation by the Public Safety Department in the Fire Hall immediately after the meeting. Everyone is invited to attend the presentation.

Motion by Commissioner Comer seconded by Commissioner Ayers to receive the pending presentation

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

Motion by Vice-Mayor Mapes seconded by Commissioner Ayers to approve Warrant No. 09-06 and to authorize the City Treasurer to issue checks in payment of all claims.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott, & Nyman.

No: None.

The City Commission all thanked Don Schurr and Greater Gratiot Development, Inc. for their hard work and accomplishments over the past 30 years; thanked Senator Kahn and Representative Opsommer for promoting the legislation in Lansing; thanked the MEDC for their support with the GLERP project. The Commission also thanked Mike Sawruk and M & M Energy for their diligence in seeing this project through.

Vice-Mayor Mapes explained that he voted against the proposed “pooper scooper” ordinance not because he doesn’t agree with the concept; he’s just not convince the Alma Police Department will be able to enforce it and he doesn’t agree with having ordinances on the books that can’t be enforced.

City Attorney Fortino advised that Greater Gratiot Development, Inc. if very important to the community and is vital to the economic well being of the county.

Assistant City Manager Ripley stated that the two proposed ordinances were introduced based on complaints received concerning the two problems.

Mayor Nyman thanked the MEDC for attending our meeting and explaining the Renaissance Zone process and emphasized how important this project is to the economic development of our city, county and state.

Motion by Commissioner Legene seconded by Commissioner Comer to adjourn the meeting at 6:42 p.m.

Yes: Ayers, Comer, Dancer, Legene, Mapes, Mott & Nyman.

No: None.

Melvin A. Nyman, Mayor

Barbara A. Gager, City Clerk