

**CITY OF EVART
REGULAR COUNCIL MEETING
August 10th, 2023 @ 7:30PM
Community Room at the Depot, 200 S. Main Street**

Council Member Matt Hildebrand called the meeting to order at 7:30pm, then led the assembly in the Pledge of Allegiance.

Present (via roll call): Jim Schwab, Matt Hildebrand, Sean Duffy

Absent: Sandy Szeliga, Mayor Emerick

Present (staff): City Manager Pepper Lockhart, Finance Director/Treasurer Jennie Duncan, Downtown Development Director (DDA) Todd Bruggema, Department of Public Works Director Don Duncan, Chief of Police John Beam, City Clerk Andrea Grupido

Guests: Travis Douglas

Citizens' Comments: none

Approval of Agenda:

Motion by Hildebrand to approve the amended agenda adding item H2. 2nd Street Improvement Project and item H3. Police Department Discussion. Support by Schwab. Motion passed with all in favor.

Approval of Consent Agenda:

- A. Pre-Council Minutes – July 17, 2023
- B. Regular Council Minutes – July 17, 2023
- C. Vendor's List \$160,014.34

Motion by Duffy to approve the consent agenda. Support by Hildebrand. Motion passed with all in favor.

Unfinished Business

D. Well 1 Pump Motor

Northern Pump and Well sent two estimates, one to rebuild the motor if possible (\$5,925.00), and one to replace the motor (11,962.00). Running without this well is not affecting our system. Hildebrand does not want to abandon the well head, but does not want to spend the money to repair it if it's not necessary at this time. Duffy suggests filing the extensions with EGLE and leaving the well as is for now. Hildebrand would like D. Duncan to find out, and bring back to council, if the motor will work on any other well, and the cost of a temporary cap vs. permanent cap.

E. AT&T Tower

AT&T countered our proposal of a \$1,750 rental payment with their proposed amount of \$1,100. Duffy is inclined to not enter into any contract with AT&T given past experience. Hildebrand is open to a contract with them but not at their proposed price. Hildebrand moves that we deny AT&T's proposed contract. Support by Schwab. Motion passed with all in favor.

New Business

F. Attorney Services

Council is presented with the proposals of the four firms who responded. Eric Williams Law, McCurdy Wotila & Porteous, Foster Swift and Dickinson & Wright. Hildebrand didn't see

anything stand out in Foster Swift's proposal, and likes the relationship already built with Dickinson & Wright. Duffy agrees but suggests setting up interviews with them, except for Foster Swift. Lockhart will call to set up times.

G. Residential Rental Properties Inspections Program

Bruggema explains the inspections program and the purpose and importance of such a program. All rental dwellings should be registered by a certain date. Failure to register would be a violation along with a fee. Inspections will be conducted on a "to be determined" cycle. Hildebrand suggests that an initial inspection be done upon registration, and then in between each tenancy (if longer than a period of two years). If a tenant submits a complaint in writing regarding the rental dwelling unit, the tenant shall pay the city the appropriate inspection fee, which will be held in escrow. If the inspection finds a valid concern that needs rectified the tenant will then be refunded the inspection fee and the said fee will then be charged to the landlord. Discussion is had on certain details but will be brought back to council when the full board is present.

H. Public Hearing for Masterplan

Motion by Duffy to set the public hearing regarding the master plan for September 25th. Support by Hildebrand. Motion passed with all in favor.

H2. 2nd Street Improvement Project

There is an area on 2nd Street that has a significant dip in the road. D. Duncan would like to address this issue now because there would be cost savings while the paving company is here working on other projects. He presented council with a quote for \$3,500. Motion by Hildebrand to approve the 2nd Street Improvement project in the amount of \$3,500 to come out of local street fund balance. Support by Duffy. Motion passed with all in favor.

H3. Discussion – Police Department

Duffy brings up the topic of having a K9 program again.

I. CLOSED SESSION: *To consider material exempt from discussion or disclosure by state or federal statute [MCL. 15.268(h)]. Info received in closed session.*

Roll call vote to enter closed session as follows: Duffy – yea, Mayor Emerick – absent, Hildebrand – yea, Schwab – yea, Szeliga – absent.

Department/Informational Reports:

J. Accounts Payable Report (7/18/2023-8/10/2023)

K. Revenue and Expense Report – July 2023

City Attorney Report/Comment:

City Clerk Report/Comment:

The election went smoothly. The total number of votes cast were 110, 30 of those being walk-ins. Grupido thanks those who helped with her first election.

Finance Director Report/Comment:

J. Duncan brings up the idea of a Cemetery Glow Run 5k to help raise money for the cemetery. The 5k would start at the Depot and go to the cemetery and back. Council thinks this is a great idea. J. Duncan was hoping to have it this October, but is thinking spring may be more realistic.

Department of Public Works Report/Comment:

The skate park parking area was cleaned up and repainted, removed the lean to from the backside of the water plant to make room for generator controls, put up the first new street signs at 12th and Cherry, and added parking lines to the city parking lot by Real Estate One. Repaving projects have happened on N. Main, 5th St., Jefferson, 6th St., Railroad and Washington. The parking lots at Riverside West have been paved as well. Rebuilt and modified skate park equipment. Completed 26 miss dig requests, continuing to paint fire hydrants and picnic tables. Completed the rock dam removal project, and put new hand dryers in the bathrooms at the park.

Police Department Report/Comment:

Started the school safety plan. Training Kel on ordinance enforcements. National Night out was a success, with around 600 in attendance. Doing more research on getting the reserve program started back up.

Downtown Development Authority Report/Comment:**Evart Area Fire Department:**

L. Evart Fire Board Minutes – July 11, 2023

Evart Housing Commission

M. Housing Commission Minutes – June 20, 2023

City Manager Report/Comment:

Met with the representatives from AYSO to talk about a possible soccer field at the fairgrounds. The score from our drinking water strategic fund came back as 80, which should qualify us for some funding. A state mediator was brought in to discuss the Teamsters contract. The O’Rielly’s project has started. Lockhart will be meeting with the school in September to discuss safe routes to school.

Motion by Hildebrand to adjourn. Support by Duffy. Motion passed with all in favor. The meeting was adjourned at 9:37pm.



 Andrea Grupido, City Clerk