

## **COUNCIL PROCEEDINGS**

**October 20, 2014**

The Municipal Council of the City of Alpena met in regular session in the City Hall on the above date and was called to order at 7:00 p.m. by the Mayor.

Present: Mayor Waligora, Councilmembers Sexton, Nielsen, Nowak, and Johnson.

Absent: None.

### **PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited.

### **MINUTES**

The minutes of the regular session of October 6, 2014, and closed session of October 6, 2014, were approved as printed.

### **CONSENT AGENDA**

Moved by Councilman Sexton, seconded by Councilwoman Nielsen, that the following Consent Agenda items be approved:

1. Bills Allowed – in the amount of \$204,230.25 be allowed and the Mayor and City Clerk authorized to sign warrants in payment of same.

Carried by unanimous vote.

### **PUBLIC HEARING**

#### **PROPOSED BROWNFIELD PLAN**

#### **AUSTIN BROTHERS BEER COMPANY, LLC**

#### **819 AND 821 W. MILLER STREET**

Mayor Waligora announced a Public Hearing on the proposed Brownfield Plan for Austin Brothers Beer Company, LLC at 819 and 821 W. Miller Street.

Greg Sundin, City Manager, presented a report.

The public comment period was opened. There was no public comment.

The City Clerk indicated that no written comments had been received. The public comment period was closed and the Mayor declared the Public Hearing closed. Council discussion followed.

### **RESOLUTION NO. 2014-11**

Moved by Councilman Nowak, seconded by Councilwoman Nielsen, that Resolution No. 2014-11, a resolution approving the Austin Brothers Beer Company, LLC Brownfield Plan, be adopted; and authorize the use of the Site Remediation Fund to pay for the eligible expenses included in the plan.

Carried by unanimous vote.

### **PUBLIC HEARING**

#### **APPLICATION FOR COMMERCIAL REHABILITATION EXEMPTION**

#### **CERTIFICATE – ALPENA LODGING, LLC**

Mayor Waligora announced a Public Hearing for the Application of a Commercial Rehabilitation Exemption Certificate for Alpena Lodging, LLC.

Greg Sundin, City Manager, presented a report.

The public comment period was opened. There was one public comment.

Gerald Flannery, Director of Business Development, spoke on behalf of Alpena Lodging, LLC. He thanked City staff, the DDA Director Lesslee Dort, and Target Director Jim Klarich for their support in bringing this development to Alpena. He stated that the site brings challenges not normally encountered, but they are excited that the location has both the river and lake accessible from the hotel.

The City Clerk indicated that no written comments had been received. The public comment period was closed and the Mayor declared the Public Hearing closed. Council

discussion followed.

### **RESOLUTION NO. 2014-12**

Moved by Councilman Sexton, seconded by Councilwoman Johnson, that Resolution No. 2014-12, a resolution granting a ten (10) year Commercial Rehabilitation Exemption Certificate for Alpena Lodging, LLC, be adopted.

Carried by unanimous vote.

### **LAWN CUTTING SERVICES**

Moved by Councilman Nowak, seconded by Councilwoman Johnson, to renew the lawn cutting services contract with Alpena Lawn Care & Maintenance at the proposed 2015 prices: up to 6" in height-\$25; 6-9" in height-\$25; 9-12" in height-\$30; over 12" in height-\$35.

Carried by unanimous vote.

### **2014 RESURFACING CONTRACT MODIFICATION #1**

Moved by Councilman Nowak, seconded by Councilman Sexton, to approve contract modification #1 for the 2014 Resurfacing Project, in the amount of \$77,057.50, for the parking lot directly across Lockwood Street from the original parking lot in the contract and the section of First Avenue from Water Street into the parking lot behind the Armory Building; and authorize the electrical work proposed to relocate and upgrade the lights within the two parking lots in the amount of \$8,505.

Carried by unanimous vote.

### **DOWNTOWN NEIGHBORHOOD ENTERPRISE ZONE (NEZ)**

#### **POLICY AND RATING SCHEDULE**

Moved by Councilman Sexton, seconded by Councilwoman Nielsen, that the proposed Downtown Neighborhood Enterprise Zone (NEZ) Policy and Rating Schedule

for the determination of the number of years a proposed rehabilitation project in the Downtown Neighborhood Enterprise Zone will receive tax abatements, as presented by the Adam Poll, Director of Planning and Development, be approved.

Carried by unanimous vote.

**RESOLUTION NO. 2014-13**

Moved by Councilman Sexton, seconded by Councilwoman Nielsen, that Resolution No. 2014-13, a resolution to allow contractors to begin construction of new and rehabilitated residential dwelling units within a Neighborhood Enterprise Zone (NEZ) up to but not exceeding six (6) months prior to approval by the state of Michigan and receive NEZ benefits, be adopted.

Carried by unanimous vote.

**RESOLUTION NO. 2014-14**

Moved by Councilwoman Nielsen, seconded by Councilwoman Johnson, that Resolution No. 2014-14, a resolution authorizing the submission of two pre-application grants through the United States Department of Agriculture Rural Development (USDA) Community Facilities Program for new police vehicles, be adopted; and provide a local match of 60 percent of the cost.

Carried by unanimous vote.

On motion of Councilman Nowak, seconded by Councilman Sexton, the Council adjourned at 8:05 p.m.

MATTHEW J. WALIGORA  
MAYOR

ATTEST:

Karen Hebert  
City Clerk