

**REGULAR CITY COUNCIL MEETING
SEPTEMBER 11, 2018**

The Regular City Council meeting was called to order by Mayor Bronson in the Council Chambers at City Hall at 7:00 p.m.

Roll Call:

Present: King, Riddle, Couture, Kwiatkowski, Lavender, Bronson and Temple

Absent: None

Public Comments:

- Mr. Ray Lofgren discussed the water and sewer project. He is concerned that the figures in the bids are not being fulfilled in the best interest of the City. He also discussed the curb appeal of the community and that it might be worthwhile to use the street sweeper in additional locations.
- Ms. Susan Cheli inquired about the status of the Lincoln Street Bridge being painted. City Manager Tom Eustice replied that the specifications were being written for a Request for Proposals for the spring. She also inquired whether the dead trees along Main St. were going to be removed. City Manager Tom Eustice stated that the Consumers Energy Grant for tree replacement is in process.
- Ms. Trudy Lofgren inquired whether the SAYPA kids could do more around town. Specifically if they could help with weed removal at and near the Lincoln St bridge. City Manager Tom Eustice said he could check on that.

Approval of Agenda and Receive and File all Communications:

- Councilwoman Riddle moved to approve the Agenda and receive and file all communications; supported by Councilman Lavender. Motion carried unanimously.

Approval of Prior Meeting Minutes

- Councilman Lavender moved to approve the Regular City Council Meeting Minutes of August 14, 2018 as presented; supported by Councilman Temple. Motion carried unanimously.

Public Hearings:

Consideration to Rezone Properties for AutoZone as follows: [104 Jackson Street from R-1 (One Family Residential) to B-4 (General Commercial); 112 Jackson St from B-1 (Local Business) to B-4 (General Commercial) and 1119 S. Main Street from T-1 (Tourist Service) to B-4 (General Commercial)].

- Per City Manager Tom Eustice, rezoning the properties will not create a nonconforming use; rezoning the properties will make the properties more marketable and consistent with the Master Plan.
- Ms. Trudy Lofgren supports the rezoning.
- Mr. Ray Lofgren inquired whether the rezoning would be contingent on the sale of the buildings. Per City Manager Tom Eustice the rezoning is not contingent on sale of the properties.

- Ms. Susan Cheli questioned whether AutoZone completed a market study showing that Cheboygan can support three auto parts stores.
- Mayor Pro Tem Couture motioned to approve the rezoning as presented; supported by Councilman King. A roll call vote was taken; motion carried unanimously.

Consideration of Adoption of Amended Downtown Development Authority Plan

- Per City Manager Tom Eustice the DDA plan was updated with additions including, the port project, the city marina, an RV park, and improvements to Festival Square. The DDA plan has already been approved by the DDA.
- Councilwoman Riddle inquired about some of the items in the report that conflict with other projects that have been completed in the suggested locations. Specifically, Festival Square, the Riverfront Hotel, and the Main Street Mall. City Manager Tom Eustice stated that the committee decided to keep them in the Plan so that if grant funding ever became available we could apply; if the projects aren't in the Plan we wouldn't be eligible for the grant. Mr. Dennis Lindeman also added that the locations specified are not necessarily where the projects would go. Mr. Scott Herceg mentioned that there was a historical benefit to seeing the original Plan and that it might spur new ideas.
- Councilman Lavender motioned to approve the Adoption of the Amended Downtown Development Authority Plan as presented; supported by Councilman King. A roll call vote was taken. Yes votes: Bronson, Lavender, Temple, Couture, King, and Kwiatkowski; No Votes: Riddle.

Prepaid Bills and Disbursements for the Month of August 2018

- Mayor Pro Tem Couture moved to approve the prepaid bills and disbursements for the Month of August 2018 in the amount of \$1,214,868.16; supported by Councilman Temple. A roll call vote was taken; motion carried unanimously.

Unpaid Bills and Disbursements for the Month of August 2018

- Councilman King moved to approve the unpaid bills and disbursements for the Month of August 2018 in the amount of \$56,457.64; supported by Mayor Pro Tem Couture. A roll call vote was taken motion carried unanimously.

Department, Boards and Commission Reports:

- Downtown Development Authority Board Meetings, August 7, 2018 & September 4, 2018, received and filed.
- Parks & Recreation Commission Meeting, August 15, 2018, received and filed.

General Business:

Consideration of Reappointment of Vince Hillesheim to the DDA Board of Directors, term to expire September 13, 2022

- Mayor Pro Tem moved to reappoint Vince Hillesheim to the DDA Board of Directors, term to expire September 13, 2022; supported by Councilman Temple; motion carried unanimously.

Consideration of Reappointment of Doris Moulder to the DDA Board of Directors, term to expire September 13, 2022

- Mayor Pro Tem moved to reappoint Doris Moulder to the DDA Board of Directors, term to expire September 13, 2022; supported by Councilman King; motion carried unanimously

Consideration of City of Cheboygan Policy on Transcription of City of Cheboygan Council Minutes & All Boards & Commission Minutes

- Councilman King moved to approve the City of Cheboygan Policy on Transcription of City of Cheboygan Council Minutes & All Boards & Commission Minutes; supported by Councilman Lavender. A roll call vote was taken; motion carried unanimously.

Consideration of Scale for Determining Abatements for CREC/CFEC Application Inside the City's Downtown Development Authority (DDA) District

- Per City Manager Tom Eustice, the tax abatement scale will be used to determine the number of years to apply the abatement. It will be based on the amount of the investment, more investment will allow for more years of abatement, with a maximum of 10 or 12 years depending on the program. The DDA will be responsible for scoring the project and will share the information with Council.
- Councilwoman Riddle moved to approve the Public Act 210/255 Tax Abatement Criteria for CREC/CFEC Applications inside the City's Downtown Development Authority (DDA) District and Scale A; supported by Councilman King. A roll call vote was taken; motion carried unanimously.

City Clerk's and Treasurers Comments:

- Clerk/Treasurer Brown stated that she received two requests to use city property. The History Center will be holding cemetery tours at the Pinehill Cemetery on October 7, 2018 from 3-5p.m. The Cheboygan Knights of Columbus 791 will conduct their annual drive for the mentally impaired October 5, 6 & 7, 2018.

City Manager's Report:

- City Manager Tom Eustice briefly discussed the letter that was received from Inverness Township and their attorney. City Attorney Stephen Lindsay will be drafting a response on behalf of the City.

Committee Updates:

- Councilman Lavender discussed the Organizational Analysis. An action plan has been drafted based on the analysis. He suggested holding a special meeting to discuss the findings and the action plan
- Council agreed to hold a special meeting on September 25, 2018 at 5:15 p.m. to discuss

Messages and Communications from Mayor and Council Members:

- Councilman Temple inquired about the West First Street hole. City Manager Tom Eustice stated that Jason is working with DPW to fix the street.

Regular City Council Meeting, September 11, 2018

- Councilwoman Riddle inquired about the MissDig on Cuyler and Taylor Streets and wondered if the City was doing any work. City Manager Tom Eustice stated that it is not likely a City project but DPW Director Jason Karmol would have any information regarding MissDig. Councilwoman Riddle also asked about a crosswalk between Festival Square and the Opera House. City Manager Tom Eustice thinks that this could still be done this year and will check with DPW Director Jason Karmol.
- Councilman King inquired about the status of the Huron Street paving and the drainage down at Project Playland. City Manager Tom Eustice stated that the job is currently on hold due to a strike but that the road is still scheduled to be paved this fall.

Meeting adjourned at 8:23p.m.

Mayor Mark C. Bronson

Clerk/Treasurer Bridget E. Brown

Councilman Joseph Lavender

Councilwoman Winifred L. Riddle

Councilman Vaughn Temple

Councilman Nathan H. King

Mayor Pro Tem Nicholas C. Couture

Councilwoman Betty A. Kwiatkowski