

Village of Decatur
Regular Council Meeting, Monday, January 8th, 2018

Present: *Elwaer, Gunther, Hayes, Jackson, Mead, Pachner, Stull*

Absent: *None*

Guests: *Chief of Police VanDerWoude; Attorney Cooper; DPW Foreman Ebeling; Mikey Bittner, Jeff Edwards, and Anna Keehn from Wightman & Associates; and 10 visitors.*

The meeting was called to order in the Decatur Village Hall by President Elwaer at 7:00 PM

1. The Pledge of Allegiance was led by President Elwaer.

Pledge of Allegiance

2. Short Public Comment

Public Comment

Gary Schanz made comment on 1 item.

- a. Gary gave a presentation on pickleball. He indicated that he coordinates pickleball in Paw Paw and would like to do the same here in Decatur. Gary indicated that if Tennis Park is being renovated, he'd ask that the Village consider making it a dual-use court by painting the lines necessary for pickleball. He further stated that if the Village does this, the company that makes paddles for the game would be willing to donate equipment to help get started.

James Abshagen made comment on 3 items.

- a. Jim stated that the current Tennis Court was built on an old dump and that he felt this needed to be taken into account while considering possible improvements.
- b. Jim indicated that he felt the snow blower was a great investment by the Village. He raised some concern that there are still sidewalks in need of attention but what has been done turned out very well.
- c. Jim further stated that he felt that he felt both Public Comment sections of the meeting should both stay as part of the Agenda.

3. Mead moved, Stull seconded, CARRIED, to approve Consent Agenda consisting of the Agenda amended to move "2018-2019 Projects" to item A and "2017 Zoning and Planning Report" to item F under New Business and to include a Closed Session following New Business, Minutes from the December 4th Regular Meeting and December 4th Closed Session Meeting, and bills in a total of \$133,864.65. All were in favor.

Consent Agenda

4. Officer Reports

Officer Reports

- a. Village Attorney- No further questions.
- b. Financial Reports/Clerk's Report
 - i. Newton reviewed the Cash Summary Report noting the current balances of each fund. He indicated that the Village had \$3,350,078.46 in cash and cash equivalents across all Village funds as of December 31st, 2017.
- c. DPW Report
 - i. Pachner inquired about the condition of the roads and when plowing would be completed again. Ebeling stated that they will be plowing roads first thing in the morning and salting as well. He explained that they hadn't been able to utilize salt much in the prior 2 weeks due to the extremely low temperatures.
 - ii. Stull indicated that considering the circumstances, they had done an excellent job.

d. Chief of Police Report

- i. Pachner inquired about the status of the homicide investigation. VanDerWoude stated that there was, in fact, a big break in the case earlier in the day. He indicated he could not give detailed information, but that this was good news and progress is being made.

e. Village Manager Report

- i. Mitchell indicated that the Gas Giveaway event went very well. He stated that he felt the interactions between the officers and the community members was fantastic.

6. Presentations

a. Mickey Bittner and Jeff Edwards from Wightman & Associates gave a presentation on the 2017 Water Asset Management Plan.

*Water Asset
Management Plan*

- i. Bittner indicated that the State of Michigan enacted PA 399 requiring municipalities serving populations over 1,000 to submit a 20-year Water Asset Management Plan (AMP) which must include a Capital Improvement Plan.
- ii. Bittner reviewed the various components of an Asset Management Plan highlighting the inventory of assets, the condition of those assets, their remaining useful life, assessing which are critical assets, and identifying any necessary repairs or improvements.
- iii. Edwards indicated that the replacement cost of Water System is \$18,030,000.00. He further reviewed the condition of the system noting that the elevated tank was in good condition, well #2 was in fair condition, and wells #3 and #4 were in good condition.
- iv. Edwards reviewed the Capital Improvement Plan that was prepared. The plan covers a 20-year period. The total estimated cost of capital improvements was \$4,136,000.00. In addition, he highlighted the addition of a few O&M changes including an annual valve turning and maintenance program and annual hydrant maintenance.
- v. Edwards reviewed funding options for the Capital Improvement Plan. Options include a recommended rate increase of \$9.70 per monthly bill for the coming fiscal year and a potential increase of another 10% in 4.5 years. In addition, rates were recommended to be adjusted annually for CPI/inflation (2% on average annually). With the addition of a water treatment plan, a rate increase of \$14.43 per month would be required.
- vi. Bittner reviewed additional funding options including grants and USDA Low-Interest Loan Program. Bittner highlighted that grant funding is obviously the best option and funds from the MEDC had been used on prior projects. However, grant funding is highly variable and plan should not rely on grant funding alone. He further reviewed possible loan options. Finally, he stated that the USDA does have grant options as well, but rates must be at 1% of the average median household income or higher to qualify.
- vii. Edwards reviewed the implementation process. He stated that the Village had met the required deadline by the State. He further indicated that the Plan can be amended, if required, and that it should be reviewed annually to review CIP.
- viii. A discussion was held regarding the recommendation of additional staffing for DPW and water treatment plant options.

- b. VM Mitchell gave a presentation on the proposed 2018-2019 Village Budget.
 - i. Mitchell reviewed the budget narrative and highlighted that the Annual Fee Schedule is now included in the budget.
 - ii. Stull noted concerns regarding Beers Street and Tennis Park projects. He further inquired whether any grant funding had been explored for Beers Street or the Tennis Park. Bittner indicated that MDNR Grants typically do not fund replacement or reconstruction projects.
 - iii. Elwaer also noted concerns regarding Beers Street and Tennis Park.
 - iv. Mitchell stated that he wanted to clarify that he was not sure of the actual costs to resurface the tennis court. It could be significantly lower than the expense forecasted into the budget as that was conservatively estimated as bids have not been received yet.
 - v. A discussion was held regarding Beers Street project. Concerns were expressed regarding issues of runoff and who was responsible. Bittner indicated that as no site plan requirement had been required previously, no real recourse in this area except for cooperation with Cargill.
 - vi. Pachner stated that she is on the budget committee but does not support the Beers Street or Tennis Park projects.

7. New Business

a. 2018-2019 Projects

- i. A discussion was held regarding road projects. Mitchell reviewed options for overlay, mill and fill, and fog seal and noted that \$120,000.00 had been budgeted for FY '19, as planned in CIP. Bittner further reviewed the differences between overlays and mill and resurface options. Stull expressed concern over cracking near School Street. Bittner recommended that SW/WW/Water CIPs be reviewed when selecting street projects. Following discussion, the council decided to refer the decision to a Road Committee comprised of Stull, Mead, Ebeling, and Mitchell. Road Committee to meet prior to February Regular Meeting to provide a recommendation for consideration.
- ii. A discussion was held regarding Beers Street project. Stull inquired about the right-of-way concerns. Bittner noted that the retention pond was designed to handle water from Beers Street and other areas. He stated that during that time, this type of project was the plan for the future. Elwaer requested that the item be discussed in Road Committee meeting and addressed with Bittner.

Road Projects

*Beers St.
Project*

- b. Mead moved, Pachner seconded, CARRIED, to approve 2018-2019 Village Appointments as presented. The list of Appointments will be posted at the entrance to the Village Office and the website. All were in favor.

*'18-'19 Village
Appointments*

- c. Gunther moved, Stull seconded, CARRIED, to approve Resolution 2017-18: MDOT Annual Permit. The permit is required for the Village to be able to temporarily close M-51 for parades and other events.

*Resolution 2017-18:
MDOT Annual Permit*

Roll Call Vote:

Aye: Jackson, Hayes, Pachner, Gunther, Mead, Stull, Elwaer

No: None

- d. Jackson moved, Gunther seconded, CARRIED, to approve Resolution 2017-19: Local Microbrewery License. This will allow VanMax Brewing Company LLC to brew beer utilizing leased space from Final Gravity Brewing.

*Resolution 2017-19:
Local Microbrewery
License*

Roll Call Vote:

Aye: Jackson, Hayes, Pachner, Gunther, Mead, Stull, Elwaer

No: None

- e. Jackson moved, Mead seconded, CARRIED, to approve Rules of Proceeding with Section E, Paragraph 2 amended to allow Village president to assign an elected or appointed Village official to maintain the official time and notify speakers when their time is up during Public Comment and to add Section F, Paragraph 1 to summarize Ordinance #201-Council Members Ethical Code within Rules of Proceedings. All were in favor.

Rules of Proceedings

- f. Pachner moved, Stull seconded, CARRIED, to approve 2017 Zoning and Planning Report as presented. All were in favor.

2017 Zoning And Planning Report

- g. Jackson moved, Mead seconded, CARRIED, to approve Water Capital Improvement Plan. The plan covers a 20-year timeframe and will be reviewed annually. All were in favor.

Water CIP

- h. Mead moved, Jackson seconded, CARRIED, to approve use of Drug Forfeiture account funds, if needed, to be utilized toward acquisition of cellular tower data for the Van Buren County Major Crime Task Force's investigation into incident at 201 East Saint Marys St. All were in favor.

Cell Tower Data Acquisition

8. Mead moved, Stull seconded, CARRIED, to enter closed session at 8:42 PM.

Enter Closed Session

Roll Call Vote:

Aye: Jackson, Hayes, Pachner, Gunther, Mead, Stull, Elwaer

No: None

9. Exited closed session and returned to Regular Meeting at 8:45 PM.

Return from Closed Session

10. Public Comment

Bobby Sledge made comment on 1 item.

Public Comment

- a. Bobby stated that they have had some frustrations with respect to the trains at Cargill. He noted that the trains are left running at night creating a lot of noise and, in some instances, for several nights in a row. He inquired as to whether there was any possibility they could move the trains down further near the county road to avoid this.

James Abshagen made comment on 1 item.

- a. Jim stated that he wished that more could be done regarding snowmobiles on Village sidewalks. He noted a couple instances where snowmobiles were traversing the sidewalks at very high speeds.

11. Council Comment

Jackson made comment on 1 item.

Council Comment

- a. Jackson wished to thank the DPW for their hard work.

Elwaer made comment on 1 item.

- a. Elwaer stated that he appreciated Mitchell, Newton, and the Budget Committee's efforts on the budget. He further wished to express his appreciation for the staff of the Police Department and DPW.

12. Gunther moved, Mead seconded, CARRIED, to adjourn the meeting at 8:51 PM. All were in favor.

Adjournment