

IMLAY CITY COMMISSION  
150 N. MAIN STREET  
IMLAY CITY, MI 48444

REGULAR MEETING  
TUESDAY, SEPTEMBER 19, 2023  
7:00 PM

1. **CALL TO ORDER**

Mayor Joi Kempf called the meeting to order at 7:00 PM.

2. **PLEDGE OF ALLEGIANCE**

Mayor Joi Kempf led the Pledge of Allegiance.

3. **ROLL CALL**

**Present:** Mayor Joi Kempf, Mayor Pro Tem Ted Sadler, Commissioner Shane Collison, Commissioner Joe DeLuca, Commissioner Al Ramirez, Commissioner Bob Tanis, Commissioner Barbara Yockey

**Absent:** None

**Also Present:** City Manager Craig Horton, DPW Superintendent Ed Priehs, Police Chief Brett Selby, Police Sergeant Sean Leathers, Clerk/Treasurer Dawn Sawicki-Franz and Public.

4. **APPROVAL OF AGENDA**

- A. **MOTION** by Yockey seconded by Ramirez to approve the agenda as presented.  
**MOTION CARRIED UNANIMOUSLY**

5. **APPROVAL OF CONSENT AGENDA**

**MOTION** by Sadler seconded by Collison to approve the consent agenda to include:

- A. **APPROVAL OF MINUTES** September 05, 2023 – Regular Meeting  
B. **OTHER MINUTES** August 16 2023 – DDA Regular Meeting  
August 03 2023 – Ruth Hughes Memorial Library  
August 24, 2023 – Lapeer County Board of Commission
- C. **PAYMENT OF BILLS IN THE AMOUNT OF:**
- |                       |    |                     |
|-----------------------|----|---------------------|
| General Fund Checking | \$ | 582,363.25          |
| Tax Account           | \$ | 912,632.11          |
| HRA Account           | \$ | <u>95.00</u>        |
| Total                 | \$ | <u>1,505,090.36</u> |

**ROLL CALL VOTE**

Ayes: Sadler, Collison, DeLuca, Ramirez, Tanis, Yockey, Kempf

Nays: None

Absent: None

**MOTION CARRIED UNANIMOUSLY**

6. **CITIZENS FROM THE FLOOR**

None.

7. **DEPARTMENT HEAD REPORT**

DPW Superintendent Ed Priehs reported that the 4<sup>th</sup> Street/M-53 Sanitary Sewer Project will begin the beginning of October and continue as weather permits with the paving of 4<sup>th</sup> Street finishing up in the spring. Priehs continued reporting that Imlay City scored high on the DWSRF (Drinking Water State Revolving Fund) grant application submitted and we will soon know if this is a one hundred percent funding or a low interest loan award. Priehs informed that he is working closely with Lapeer County Community Foundation Executive Director Nancy Boxey and Independent State Consultant Nancy Winser on the Spark Grant to fund upgrades at Lions Park with no match

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required as this is a Community Grant. A Public Outreach Event for the Spark Grant will be held on November 07, 2023 at 6 PM in the Lamb Steele building. The Water Reliability Study has been completed. Alex with OHM is working on the Blacks Corners Grant which has a 50% match requirement. Spicer has completed the HVAC design plans for the Lamb Steele building and the request for bids for this project will go out this winter and construction for this project will be in the spring of 2024. Old School Park Pavilion will be beginning soon and the Alvin Norlin Swimming Pool building will be getting paint on the inside and outside as well as new toilets. The pool itself has some issues and pool contractors will be contacted for recommendations for repairs which could be extensive. The DPW has been painting pavement markings and verified water services as well as flushing water mains and repairing sidewalks. Hydrants at 7<sup>th</sup> Street and Cheney Street are being replaced and tree trimming is being done on the Polly Ann Trail. The street sweeper is currently out for repair.

**8. UNFINISHED BUSINESS**

**A. 425 AGREEMENT – IMLAY TOWNSHIP UPDATE**

*City Manager Horton* informed that he recently met with Supervisor Farkas and reviewed the copy of the draft agreement with the changes and updates proposed and Farkas will take this to his board, then plan to schedule a joint meeting with the two municipalities.

**NO MOTION, DISCUSSION ONLY**

**B. IMLAY CITY POLICE DEPARTMENT SUCCESSION PLAN**

**1. PUBLIC SAFETY DEPARTMENT ORDINANCE-SECOND READING**

*Mayor Kempf* highlighted the Public Safety Ordinance for the Second Reading.

**MOTION** by Sadler seconded by Yockey to approve the Public Safety Department Ordinance Second Reading as presented and publish this Ordinance to take effect on date of publication.

**ROLL CALL VOTE**

Ayes: Sadler, Yockey, Collison, DeLuca, Ramirez, Tanis, Kempf

Nays: None

Absent: None

**MOTION CARRIED UNANIMOUSLY**

**2. SPECIAL ASSESSMENT, MILLAGE DISCUSSION**

*City Manager Horton* shared that he and Clerk/Treasurer Sawicki-Franz met with City Assessor Nathan Hager to discuss millage options, then requested Mayor Kempf to create an ad-hoc committee to review possible revenue and expenditures of a Public Safety Department and the placement of a millage on the ballot for Public Safety funding. Mayor Kempf appointed the following ad-hoc committee: Mayor Kempf, City Manager Horton, Police Chief Selby, Fire Chief Horton, Assessor Hager, Commissioner Yockey, Commissioner, Collison and Clerk/Treasurer Sawicki-Franz.

**DISCUSSION ONLY, NO MOTION**

**C. CITY OWNED PROPERTIES UPDATE (SAGE CREEK) REVIEW OF PURCHASE AGREEMENT**

*City Manager Horton* informed that the Sage Creek attorneys are polishing up language of the agreement and we are hopeful that this agreement will be ready for the next City Commission meeting.

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**PUBLIC HEARING**

1. Notices and Publications to record  
**MOTION** by Collison seconded by Sadler to enter notices and publications for this public hearing to record.  
**MOTION CARRIED UNANIMOUSLY**
  
2. Public Hearing – OPEN  
**MOTION** by Yockey seconded by DeLuca to open the Public Hearing in regard to the sale of City owned property at 7:26 PM.  
**MOTION CARRIED UNANIMOUSLY**  
  
Lapeer Development Corporation Executive Director Sam Moore spoke on behalf of Sage Creek with an update.  
Police Chief Selby shared information regarding environmental testing that is to take place early next week.  
Imlay City Chamber of Commerce Director spoke in support of Sage Creek and shared that Sage Creek took an active role in the recent Summer Festival and this was much appreciated.
  
3. Public Hearing – CLOSED  
Mayor Kempf closed the Public Hearing at 7:32 PM after all comments were heard.
  
4. Action  
No Action – Discussion only

**9. NEW BUSINESS**

**A. ELECTION – PROPOSAL 2 IMPLEMENTATION**

*Clerk/Treasurer Sawicki-Franz* presented the ballot Proposal 2 changes that were approved at the November 2022 election regarding elections, and explained Public Act 2 of 2023/Senate Bill 13 that moves the Presidential Primary From March to February 27, 2024 and will only take effect 90 days after the legislature adjourns for the 2023 calendar year. Sawicki-Franz presented a quote from Election Source for new election equipment that will need to be purchased in order to conduct nine days of early voting as this was not included in the original FY 2023-2024 budget as the full scope of 2022 election Proposal 2 was not known at the time.

**MOTION** by Tanis seconded by Sadler to approve up to the amount of \$14,500 of election equipment that was not included in the FY 2023-2024 budget.

**ROLL CALL VOTE**

Ayes: Tanis, Sadler, Yockey, Collison, DeLuca, Ramirez, Kempf

Nays: None

Absent: None

**MOTION CARRIED UNANIMOUSLY**

**B. PROCLAMATION – FIRE CHIEF RICK HORTON**

**MOTION** by Sadler seconded by Yockey to approve the Proclamation for Fire Chief Rick Horton as presented and will be awarded at the next City Commission meeting.

**MOTION CARRIED UNANIMOUSLY**

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**C. SPECIAL EVENT PERMIT – CHAMBER OF COMMERCE TRICK-OR-TREAT**

Imlay City Chamber of Commerce Director Chris Bishop explained her plans for the Merchant Trick-Or-Treat event.

**MOTION** by Ramirez seconded by Yockey to approve the Imlay City Chamber of Commerce special event permit with addendum for the Merchant Trick-Or-Treat event to be held on Saturday, October 21, 2023 from 11:00 AM-1:00 PM in Imlay City as presented.

**MOTION CARRIED UNANIMOUSLY**

**D. IMLAY CITY TRICK-OR-TREAT HOURS**

**MOTION** by Tanis seconded by Collison to set the 2023 Halloween Trick-Or-Treat hours for the City of Imlay City for Tuesday, October 31, 2023 from 6:00 PM-8:00 PM.

**MOTION CARRIED UNANIMOUSLY**

**E. BID OPENING - DOWNTOWN DISTRICT BRICK PAVER REMOVAL AND CONCRETE INSTALLATION**

DPW Superintendent Priehs explained the bids received to remove the settled brick pavers in the downtown area, then replace this with stamped concrete and recommended Elegant Stamped Concrete with the lowest bid at \$43,600 for this project.

**MOTION** by Ramirez seconded by Sadler to approve the bid from Elegant Stamped Concrete with a bid amount of \$43,600 as recommended.

**ROLL CALL VOTE**

Ayes: Ramirez, Sadler, DeLuca, Tanis, Yockey, Collison, Kempf

Nays: None

Absent: None

**MOTION CARRIED UNANIMOUSLY**

**F. BID OPENING – CITY HALL PARKING LOT/BUILDING IMPROVEMENTS**

DPW Superintendent Priehs described the bid proposal for the exterior and interior improvements at City Hall that were included in this bid package and recommends Spicer Group with their bid of \$50,000.

**MOTION** by Yockey seconded by Ramirez to move forward with plans for the City Hall Parking Lot and Building Improvement with Spicer Group at a cost of \$50,000 as recommended.

**ROLL CALL VOTE**

Ayes: Yockey, Ramirez, Sadler, Tanis, Collison, DeLuca, Kempf

Nays: None

Absent: None

**MOTION CARRIED UNANIMOUSLY**

**10. CITIZENS FROM THE FLOOR**

None

**11. CLOSED SESSION**

None

**12. CITY MANAGER TIME**

*City Manager Horton* stated that a meeting with the labor negotiations mediator is scheduled for October 23, 2023 at 10:00 AM. Horton then reiterated that the 4<sup>th</sup> Street/M-53 project is for approximately \$3 million and the DWSRF project which is the rest of 4<sup>th</sup> street is approximately \$9

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million so we are looking at approximately \$12 million to \$13 million just for 4<sup>th</sup> street in the near future. Horton continued sharing that the Spark Grant is approximately \$1 million and a Public Outreach Event for the Spark Grant will be held on November 7, 2023 at 6 PM in the Lamb Steele building.

**13. CITY COMMISSIONER TIME**

*Commissioner DeLuca* asked if the City had received the Homecoming Parade permit? Police Sergeant Leathers stated that a Homecoming Parade permit with route included for Friday, October 13, 2023 at 5:00 PM has been received.

*Commissioner Sadler* stated that he wanted to thank DPW Superintendent Priehs for the opportunity for a small celebration for a project that was long overdue in the Trestle Sidewalk Crossing under the railway, in addition to all the other items that Priehs just spoke about in his Department Head report.

*Mayor Kempf* thanked Commissioner Sadler for his persistence and DPW Superintendent Priehs for the work done on the Trestle Sidewalk Project as this is a great benefit for connection in the City.

**14. ADJOURNMENT**

**MOTION** by Collison seconded by DeLuca to adjourn at 8:12 PM

**MOTION CARRIED UNANIMOUSLY**

Next Regular Commission Meeting Date: Tuesday, October 03, 2023 at 7:00 PM

Respectfully submitted by: \_\_\_\_\_  
Dawn Sawicki-Franz, City Clerk

**APPROVED: October 03, 2023**