

CITY COUNCIL MINUTES

City of Hillsdale
April 17, 2023
7:00 P.M.

Regular Meeting

Call to Order and Pledge of Allegiance

Mayor Stockford opened the meeting with the Pledge of Allegiance.

Roll Call

Mayor Stockford called the meeting to order. Clerk Price took roll call.

Council Members present: Adam Stockford, Mayor
Greg Stuchell, Ward 1
Anthony Vear, Ward 1
Bruce Sharp, Ward 3
Gary Wolfram, Ward 3
Robert Socha, Ward 4
Joshua Paladino, Ward 4

Council Members absent: William Morrissey, Ward 2
Cynthia Pratt, Ward 2

Also Present: Attorney Tom Thompson, Katy Price (City Clerk), Sheri Ingles, Doug Ingles, Brandon Janes, Pam Benzing, Brad Benzing, Janell Wilson, Ted Jansen, Liz Webb, Joseph Caudill, Keri Stewart, Angela Turner, Melissa DesJardin, Bryan DesJardin.

Approval of Agenda

Mayor Stockford requested an appointment be added under Miscellaneous Item B. Airport Advisory Committee- Kent Heise and Under Communication item C. Hillsdale County Commissioner Update on the Annex Sale of building from Commissioner Doug Ingles by Council Member Socha.

Motion by Council member Sharp, seconded by Council member Stuchell to approve the requested changes. All ayes.

Motion carried unanimously.

Motion by Councilman Socha, support by Councilman Vear, to approve the April 17, 2023 Agenda as amended.

By a voice vote, the motion passed unanimously.

Public Comment

Ted Jansen commented on his letter and the proposed no camping ordinance and court hearings. Jansen asked Council to hold off on doing the public hearing and look at potential ramifications.

Jack McLain commented on Keefer House Hotel liquor license request.

Consent Agenda

- A. Approval of Bills
 - 1. City and BPU Claims of March 30, 2023: \$225,893.38
 - 2. Payroll of March 30, 2023: \$170,669.67
- B. City Council Minutes of April 3, 2023
- C. Finance Minutes of April 3, 2023
- D. Election Commission Minutes of April 10, 2023
- E. Public Safety Minutes of April 11, 2023
- F. BPU Barber Street Lift Station Standby Generator

- G. BPU New Doors for Well and WWTP
- H. BPU WWTP Catwalk Grating Replacement
- I. BPU Water Meters
- J. Street Closure Agreement for Pub & Grub Beginning of Summer Street Party
- K. Street Closure Agreement for Hillsdale College Commencement

Motion by Council member Socha seconded by Council member Vear to approve the consent agenda as presented.

By a voice vote, the motion passed unanimously.

Communications/Petitions

- A. Press Release: Award-winning Indiana rail tourism attraction expands
- B. 2022 Planning Commission Annual Report
- C. Jansen Letter
- D. Consideration of Amendment to Chapter 24, Article II, Sec. 24-37, Alcoholic Beverages
- E. Commissioner Update – Commissioner Doug Ingles addressed Council with the sale of the Annex Building and the leasing options it has after the sale for the Courts.

Ted Jansen spoke on his letter. Asked Council to put the public hearing no camping ordinance public on hold.

Council Member Paladino reviewed the considered amendment to the ordinance in Communications. Discussion took place on specifics with attorney Thompson.

All items presented for the purpose of information only.

Introduction and Adoption of Ordinances/Public Hearings

None

Old Business

None

New Business

- A. Airport MDOT Crack Filling Contract

Mayor Stockford reviewed the summary stating the City needs to crack fill the runway and taxiway areas of the Municipal Airport. The City has received federal funding for up to 95% of the project. The total project cost is \$23,745 and the City’s share of the project is \$1,188.

Motion by Councilman Socha, support by Councilman Vear, to approve the contract 2023-0364 and authorized the City Manager and City Clerk to execute the contract on behalf of the City. **Resolution #3547.**

Roll call

Council Member Paladino	Aye
Council Member Wolfram	Aye
Council Member Sharp	Aye
Council Member Socha	Aye
Council Member Stuchell	Aye
Council Member Vear	Aye
Mayor Stockford	Aye

Motion passed 7-0

- B. Keefer House Hotel Liquor License Request (Resolution)

Sam Fry, Marketing & Development Coordinator mentioned CL Keefer Operations, LLC (“CL Keefer”) is requesting local governmental approval to submit an application to the Michigan Liquor

Control Commission (MLCC) for a New Resort B-Hotel and SDM Liquor License with Sunday Sales (AM and PM) Permits, Dance/Entertainment Permit, Outdoor Service Area Permit, Specific Permit (Registration of Hotel Guests), and a Participation Permit with 34 hotel rooms to be located at 102-104 N Howell Street, Hillsdale, Michigan. CL Keefer is currently renovating this historic Hillsdale landmark into a 34-room boutique hotel at a cost of \$13 million.

Motion by Councilman Socha, support by Councilman Wolfram, to approve the liquor license request from Keefer House Hotel. **Resolution #3548.**

Roll call

Council Member Paladino	Aye
Council Member Wolfram	Aye
Council Member Sharp	Nay
Council Member Socha	Aye
Council Member Stuchell	Aye
Council Member Vear	Aye
Mayor Stockford	Aye

Motion passed 6-1

C. Westwood Reconstruction and Utility Project

Kristen Bauer, City Engineer reviewed the project with Council she stated the City staff, in conjunction with the Mannik and Smith Group, developed project drawings for the reconstruction of the following city streets: Westwood Drive, Sumac Drive, Picardy Place, Azalea Court, Corona Circle, Scenic Drive and Cold Springs Circle in addition to Westwood Street from Cold Springs Circle to Lewis Street and Highland and Glendale Avenues from Westwood Street to Bacon Street. Associated with this road reconstruction project certain identified sections of the water main and sanitary sewer system will be reconstructed or receive sewer lining or other localized repairs as needed. Additionally a storm sewer system will be constructed from the intersection of Sumac and Westwood Dr. and outletting to Cold Springs Park pond.

Bids were requested for this project in February 2023 with no bids being received on that date. After discussion with several contractors the project completion dates were adjusted and bids were again requested. Four (4) bids were received on March 30, 2023 as a result of this second advertisement. Bids are as presented below:

CONTRACTOR	PROJECT BIDS
Parrish Excavating, Inc.	\$ 4,971,525.00
Nashville Construction Co.	\$ 5,224,177.52
Bailey Excavating, Inc.	\$ 5,830,364.33
Dunigan Bros., Inc.	\$ 6,615,234.80

Motion by Council member Sharp, seconded by Council member Socha, to award of the contract to the low bidder, Parris Excavating, Inc. of Quincy, MI for the base bid amount of \$4,971,525.00 with an additional contingency amount of \$497,152.50 for a total project cost of \$5,468,677.50.

Roll call

Council Member Paladino	Aye
Council Member Wolfram	Aye
Council Member Sharp	Aye
Council Member Socha	Aye
Council Member Stuchell	Aye
Council Member Vear	Aye
Mayor Stockford	Aye

Motion passed 7-0

D. Set Public Hearing for No Camping Ordinance

The proposed ordinance was presented at the Public Safety Committee on April 11, 2023 by the committee where they discussed and proposed the ordinance go to the full Council for consideration.

Motion by Councilman Socha, support by Councilman Stuchell, to set public hearing for the no camping ordinance for Monday, May 15, 2023 at 7:00 p.m.

All ayes.

Motion carried unanimously.

Miscellaneous Reports

- A. Proclamations – None
- B. Appointments- BPU Board – Eric Potes
Airport Advisory Committee – Kent Heise

Motion by Council member Socha, seconded by Council member Stuchell to approve the appointments as presented.

All ayes.

Motion carried unanimously.

- C. Other- None

General Public Comment

Ted Jansen, commented on the upcoming public hearing and suggested council speak with Chief Hephner.

Jack McLain, stated that the Homeless Taskforce meetings get out of hand as the committee speaks out of turn. He also mentioned that City Hall isn't handicap accessible.

City Manager's Report

None

Council Comments

Councilman Stuchell inquired about the property at Union and Howell Street. City Attorney Thompson stated that there is a closing on the sale of property the seller has until April 20th to vacate premises.


Councilman Socha inquired about the property that had a fire on the South Howell Street. City Attorney Thompson hasn't received any additional information on it. It was deemed as a public nuisance.

Councilman Sharp commented on enforcement of ordinances. He added the issues at Davis school that have parents parking and leave vehicles when signs say no parking.

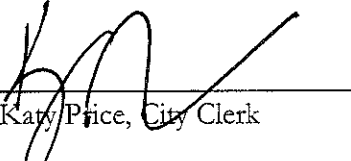
Adjournment

Motion by Council member Socha, seconded by Council Member Sharp, to adjourn the meeting.

By a voice vote, the motion passed unanimously. The meeting adjourned at 8:27 p.m.



 Adam Stockford, Mayor



 Katy Pice, City Clerk