

CITY OF TRAVERSE CITY



Minutes

Regular Meeting of City Commission

January 16, 2006

A regular meeting of the City Commission of the City of Traverse City was called to order at the Commission Chambers, Governmental Center, 400 Boardman Avenue, Traverse City, Michigan, at 7 p.m.

The following Commissioners were present, constituting a quorum: Mayor Linda Smyka, Mayor Pro Tem Rick Csapo, Jody Bergman, Scott C. Hardy (arrived at 7:05 pm) Denise Scrudato, Ralph L. Soffredine.

The following Commissioner was absent: Matthew Schmidt.

The Pledge of Allegiance was recited.

Mayor Smyka presided at the meeting.

Announcements by the Mayor, City Manager, and City Commissioners.

Grant Parsons, 6936 Mission Ridge, Peninsula Township, requested that Agenda Item 2(r) be removed from the Consent Calendar and placed elsewhere on the Agenda for full discussion.

Rick Buckhalter, 518 West 12th Street, requested that Agenda Item 2(p) be removed from the Consent Calendar and placed elsewhere on the Agenda for full discussion.

Richard Lewis, City Manager, requested that Agenda Item 2(q) being related to 2(p) be removed from the Consent Calendar and placed elsewhere on the Agenda for full discussion.

Commissioner Scrudato requested that Agenda Item 2(m) be removed from the Consent Calendar and placed elsewhere on the Agenda for full discussion.

Mayor Smyka placed them to be considered as New Business 4(b), New Business 4(c), New Business 4(d) and Old Business 3(b), respectively.

Item 2 on the Agenda being Consent Calendar

Moved by Scrudato, seconded by Bergman, that the following actions as recommended on the amended Consent Calendar portion of the Agenda be approved:

- a. Minutes of the January 3 Regular Meeting and January 9, 2006, Study Session be approved.
- b. The City Manager be authorized to send a letter of endorsement to the Grand Traverse Band of Ottawa and Chippewa Indians for the grant application submitted by the Botanical Garden Society of Northwest Michigan.
- c. The Mayor and City Clerk be authorized to execute An Agreement for Senior Center Services Elmwood Charter Township 2006 with the Elmwood Charter Township of Leelanau County in the amount of \$2,500 for the City to provide Senior Center services to the township residents at a reduced annual membership charge, subject to approval as to substance by the City Manager and as to form by the City Attorney.
- d. The City Manager be authorized to issue a purchase order to Dueco, Inc., in the amount of \$98,600 for one 2005 International 4300 cab and chassis equipped with a Terex Utilities XT60 aerial bucket for use in the Parks Department with funds therefor available in the Garage Fund and to declare a 1992 Ford F-800 truck (#124) surplus.
- e. The City Manager be authorized to issue a confirming service order to Management and Behavior Consultants, P.C., in the amount of \$3,950 for employee evaluations with funds therefor available in the Fire Department and Auto Parking System Department budgets.
- f. The City Manager be authorized to issue a confirming purchase order in the

amount of \$17,992.59 to Brenner Oil Company for 9,901 gallons of unleaded gasoline priced at \$1.81725 per gallon with funds therefor available in the Garage Fund.

- g. The competitive bidding process be waived and that the City Manager be authorized to issue a purchase order to Maglin Site Furniture, Inc., in the amount of \$2,515 for two benches for the Jay Smith Walkway with funds therefor available in the Public Improvement Projects Fund.
- h. The Mayor and City Clerk be authorized to execute a Parking Area Lease with Federated Properties 124, LLC, for the continued use of 124 West Front Street (Parking Lot VI) in the monthly lease payment amount of \$600 with the Lease subject to approval as to substance by the City Manager and as to form by the City Attorney, with funds therefor available in the Auto Parking System Fund.
- i. A Resolution authorizing generic service credit as part of the Michigan Municipal Employees' Retirement System MERS for James A. Steele be adopted, with the entire cost of \$45,291 to be paid by the employee.
- j. The Resolution Approving the Editing and Inclusion of Certain Ordinances as Part of the Various Component Codes of the Codified Ordinances, be adopted.
- k. The License for City Vehicles Servicing Plainview Street as granted by the Northwestern Regional Airport Commission to the City of Traverse City be accepted, which will permit city crews continued access to airport property for maintenance of Plainview Street; and further that this acceptance be indicated on such License by City Clerk Certification.
- l. The General Purpose Financial Statements for the Fiscal Year ended June 30, 2005, be accepted.
- m. Moved to Old Business 3(b).
- n. An amendment to the Traverse City Code of Ordinances, *Authority*

Delegated to City Manager for Contracting, Bid Solicitation, Award and Rejection and Expenditure of Money within Approved Budget, Section 230.01, which would increase to \$5,000 the City Manager's authority to contract, solicit, award, or reject bids and expend money and increase the threshold amount where a contract is required to \$5,000, be introduced and scheduled for possible enactment on February 6, 2006.

- o. An amendment to the Traverse City Code of Ordinances to rezone 1234 and 1248 Hastings Street from *I* (Industrial) to *C-3* (Community Center), as recommended by the City Planning Commission, and as requested by R. Clark Associates, be introduced and scheduled for possible enactment on February 6, 2006.
- p. Moved to New Business 4(c)
- q. Moved to New Business 4(d).
- r. Moved to New Business 4(b).

CARRIED unanimously. (Schmidt absent)

Item 3 on the Agenda being Old Business

3(a).

The next item being "Consideration of a request from TC-TALUS for matching funds (\$2,500) towards the 2005 Rotary Charities Grant award to assist with the funding of an area-wide land use and transportation study," the following individual addressed the Commission:

Richard Lewis, City Manager

Moved by Csapo, seconded by Bergman, that the City Manager be authorized to approve payment to TC-TALUS in the amount of \$2,500 for the City's share of the local match portion of the June 2005 Rotary Charities Grant awarded to TC-TALUS to assist with the funding of an area-wide land use and

transportation study, with funds therefor available in the City Commission Budget.

CARRIED unanimously. (Schmidt absent)

3(b).

The next item being from the Consent Calendar, “Consideration of approving a Deficit Elimination Plan for the TIF 2 Fund,” the following individuals addressed the Commission:

William Twietmeyer, City Treasurer/Finance Director
Richard Lewis, City Manager

Moved by Hardy, seconded by Soffredine, that the Deficit Elimination Plan for the TIF2 Special Revenue Fund of the Downtown Development Authority component unit be approved.

CARRIED unanimously. (Schmidt absent)

Item 4 on the Agenda being New Business

4(a).

The next item being “Consideration of scheduling a public hearing on February 6, 2006, regarding a request from Comstock Construction Company for a Special Land Use Permit 05-SLUP-07 to allow for an expansion of the school portion of Trinity Lutheran Church at 1003 South Maple Street, as recommended by the City Planning Commission,” the following individuals addressed the Commission:

Russell Soyering, City Planning Director
Richard Lewis, City Manager

Moved by Soffredine, seconded by Csapo, that the recommendation from the City Planning Commission to approve Special Land Use Permit 05-SLUP-07 for the expansion of the school portion at Trinity Lutheran Church located at 1003

South Maple Street, as requested by Comstock Construction Company, be scheduled for public hearing on February 6, 2006.

CARRIED unanimously. (Schmidt absent, Bergman abstained, Hardy abstained)

4(b).

The next item being from the Consent Calendar “Consideration of a request from Parsons Ringsmuth PLC to purchase city-owned property located along the north side of the 400 block of East Front Street,” the following individuals addressed the Commission:

Grant Parsons, 6936 Mission Ridge, Peninsula Township
Richard Lewis, City Manager

Moved by Hardy, seconded by Scudato, that the request from Blake K. Ringsmuth, Parsons Ringsmuth PLC, dated January 4, 2006, to purchase city-owned property located along the north side of the 400 block of East Front Street be referred to staff.

CARRIED unanimously. (Schmidt absent)

4(c) and 4(d).

The next items being from the Consent Calendar, “Consideration of a request from Gerald Snowden for a Special Land Use Permit 05-SLUP-05, to allow for the construction of a seven-story mixed-use building at 305 West Front Street, as recommended by the City Planning Commission,” and “Consideration of a request from Gerald Snowden for a Special Land Use Permit 05-SLUP-06, to allow for the construction of a financial service drive-through at 305 West Front Street, in conjunction with the request for Special Land Use Permit 05-SLUP-05, as recommended by the City Planning Commission,” the following individuals addressed the Commission:

Rick Buckhalter, 518 West 12th Street

Richard Lewis, City Manager
Russ Soyring, City Planning Director

Moved by Hardy, seconded by Soffredine, that the recommendation from the City Planning Commission to approve Special Land Use Permit 05-SLUP-05 to allow for the construction of a seven-story mixed-use building at 305 West Front Street, as requested by Gerald Snowden, be scheduled for public hearing on February 6, 2006.

CARRIED unanimously. (Schmidt absent)

Moved by Bergman, seconded by Csapo, that the recommendation from the City Planning Commission to approve Special Land Use Permit 05-SLUP-06 for a financial service drive-through at 305 West Front Street (in conjunction with the request for 05-SLUP-05) as requested by Gerald Snowden, be scheduled for public hearing on February 6, 2006.

CARRIED unanimously. (Schmidt absent)

4(e).

There being no objection, Mayor Smyka modified the order of the Agenda to move item 7(a) to be the next item, 4(e).

The next item being “Kelly Ignace, Grand Traverse County Resource Recovery - regarding Grand Traverse County Solid Waste Management Plan,” the following individuals addressed the Commission:

Kelly Ignace, Grand Traverse County Resource Recovery
Richard Lewis, City Manager

No action was taken.

Item 5 on the Agenda being Appointments

None.

Item 6 on the Agenda being Reports and Communications

The following were received and filed:

- a. From the City Manager.
 1. Bits & Pieces.
- b. From other City officials, boards and committees.
 1. Report from the Mayor serving on the Downtown Development Authority Board.
 2. Report from Commissioners serving on the Light and Power Board.
 3. Report from the Mayor and Commissioner serving on the Planning Commission.
 4. Report from Commissioners serving on other boards.
 5. Report from the City Attorney.
 6. Report from the City Planning Director regarding non-conforming signs in residential areas.
 7. Traverse City Senior Center Report Fourth Quarter 2005.
 8. Minutes of the meeting of the Election Commission meeting of January 5, 2006.
- c. From non-City officials.
 1. Minutes of the Cherry Capital Cable Council meeting of December 21, 2005.

2. Minutes of the Traverse Area District Library Board meeting of December 8, 2005.

Item 7 on the Agenda being Public Comment

The following individuals addressed the Commission:

- a. Moved to New Business 4(e) .

John Snodgrass, 210 East Ninth Street - commented on the Boardman Lake Trail Project.

Rick Buckhalter, 518 West 12th Street - commented on Federated Properties.

There being no objection, Mayor Smyka declared the meeting adjourned at 8:52 pm.

Debra A. Curtiss, CMC, City Clerk

Approved: _____, _____
(Date) (Initials)