

CITY OF MONROE
REGULAR COUNCIL MEETING
TUESDAY, FEBRUARY 17, 2009

Regular meeting of the City Council of the City of Monroe, Michigan held on Tuesday, February 17, 2009 at 7:30 p.m. in the City Hall Council Chambers.

Present: Council Members Paisley, McGhee, Molenda, Conner, Beneteau, Clark and Mayor Worrell.

Charles D. Evans, City Clerk-Treasurer gave the invocation.

Mayor Worrell led the pledge of allegiance to the flag.

Mayor Worrell commented on the death of former Council Member William Burkett and asked for a moment of silence.

Charles D. Evans, City Clerk-Treasurer informed Council of the amended Agenda stating that two items were added, an additional public hearing for the 2009 – 2015 CIP Budget and item 35, a proposed resolution recognizing the Monroe First Downers as a non-profit organization.

Proclamation.

36 To recognize John Dingell as the longest serving congressman in the House of Representatives in United States history.

Public Hearing.

18 This being the date set to hear public comments on Proposed Ordinance No. 09-001, an Ordinance to amend the City of Monroe's Planning/Zoning Code and Official Zoning Map. There are no comments on file in writing in the Clerk-Treasurer's Office and no persons present commenting, the Mayor declared the hearing closed.

30 This being the date set to hear public comments on the 2009 - 2015 Capital Improvements Program Budget. There are no comments on file in writing in the Clerk-Treasurer's Office and no persons present commenting, the Mayor declared the hearing closed.

Council Action.

18 It was moved by Councilman Paisley and seconded by Councilman Beneteau that Proposed Ordinance No. 09-001, an Ordinance to amend the City of Monroe's Planning/Zoning Code and Official Zoning Map, be placed on its final reading.

Ayes: 7 Nays: 0

Motion carried.

Proposed Ordinance No. 09-001 was then presented for the second time, after which the Mayor asked, "Shall this ordinance pass?"

Ayes: 7 Nays: 0

Motion carried.

29 It was moved by Councilman Paisley and seconded by Councilman Clark that the Communication from the City Manager, submitting Proposed Ordinance No. 09-002, an ordinance to repeal chapter's 476, 806, 810, 816, 820, 856, 868, 870, 872, 1062, 1426, and 1470 of the Codified Ordinances of Monroe, MI. be placed on its first reading and that the public hearing be set for Monday, March 2, 2009.

Linda Compura, 411 Bentley Drive asked if chapter 868, in particular, would be replaced with more stringent language and asked about the thought process behind the recommendation to repeal this Ordinance.

Tom Ready, City Attorney stated that this ordinance is a result of an exhaustive review of all of the ordinances in preparation for re-codification. He further stated, in doing that, we picked out ordinances and parts of ordinances that were not being used or duplicated elsewhere and with reference to the scrap process, a lot of the chapters are dealt with in the zoning ordinance and some are statutory and have not been used in quite some time. He continued that before the public hearing he would be happy to scrutinize chapter 868 again and look at the zoning ordinance, double check the statute and try to address Ms. Compura's concerns.

David Smith, 530 Hollywood Drive clarified that we are cleaning house and getting rid of case law with the ordinances.

Proposed Ordinance No. 09-002, was then presented for the first time and laid over for its second reading and that the public hearing be set for Monday, March 2, 2009.

Charles D. Evans, Clerk Treasurer informed Council that the Consent Agenda has been amended with item 35, Monroe First Downers Resolution.

Consent Agenda. (All items listed under the Consent Agenda are considered to be routine by Mayor and Council and may be approved by one motion. Any item may be removed for separate discussion by a Councilperson or citizen.)

- A. Approval of the Minutes of the Special Meeting held on Monday, February 2, 2009 and the Regular Meeting held on Monday, February 2, 2009.
- B. Approval of payments to vendors in the amount of \$1,105,490.88
Action: Bills be allowed and warrants drawn on the various accounts for their payment.

Charles Evans, Clerk-Treasurer informed council that item 26 and item 28 have been revised and a new fact sheet has been provided for each item.

30 Proposed Capital Improvements Program Budget – FY 2009-2015.

- 1. Communication from the Interim Director of Planning & Recreation, submitting the Proposed FY 2009/2015 Capital Improvements Program Budget, and recommending that Proposed FY 2009/2015 Capital Improvements Program Budget be adopted.
- 2. Supporting documents.
- 3. Action: Accept, place on file and the recommendation be carried out.

31 Appointments.

1. Communication from the Mayor's Office, submitting a proposed resolution making appointments to various City Boards and Commissions, and recommending that the resolution be adopted.
2. Supporting documents.
3. Action: Accept, place on file and the resolution be adopted.

32 Large Meter Removal & Replacement Bid.

1. Communication from the Director of Water & Wastewater Utilities, reporting back on bids received for removing and replacing nine large water meters at various locations within the Water Distribution System, and recommending that a purchase order in the amount of \$7,145.00 be issued to SLC Meter Service in accordance with the bid specifications.
2. Supporting documents.
3. Action: Accept, place on file and the recommendation be carried out.

33 Five Year Consolidated Plan & Orchard East Neighborhood Market Study.

1. Communication from the Interim Director of Planning & Recreation, reporting back on bids received to complete a Five Year Consolidated Plan which details priorities and intent for the use of its Community Development Block Grant (CDBG) funds, and recommending that the City of Monroe enter into a contract with Poggemeyer Design group to complete the Consolidated Plan and Market Study, as bid, with a budget of \$35,000 and is funded completely through the city's CDBG funds and further recommending that the Mayor and Clerk-Treasurer be authorized to sign the contracts on behalf of the City of Monroe.
2. Supporting documents.
3. Action: Accept, place on file and the recommendation be carried out.

34 Great Lakes Tower.

1. Communication from the City Manager's Office, submitting a lease agreement with Great Lakes Tower for office space on the third floor of City Hall at the market-based lease rates between \$7.00 - \$15.00 per square foot per year, and recommending that council consider leasing this currently vacant office space to great Lakes Tower at the low-end of this range at \$7.00 per square foot per year and further recommending that Council approve the terms of the lease document attached and to authorize that it be executed and signed by the Mayor and City Clerk.
2. Supporting documents.
3. Action: Accept, place on file and the recommendation be carried out.

35 Monroe First Downers Resolution

1. Communication from the City Manager's Office, submitting a proposed resolution that would officially recognize the Monroe First Downers as a non-profit organization in the Monroe Community in order to apply for a charitable gaming license from the State of Michigan Lottery Division and recommending that the resolution be adopted.
2. Supporting documents.
3. Action: Accept, place on file and the resolution be adopted.

It was moved by Councilman Paisley and seconded by Councilman McGhee that items 30, 31, 32 and 33 be approved as indicated and that item 34 and 35 be removed and considered separately.

Ayes: 7 Nays: 0.

Motion carried.

34 Communication from the City Manager's Office was presented, submitting a lease agreement with Great Lakes Tower for office space on the third floor of City Hall at the market-based lease rates between \$7.00 - \$15.00 per square foot per year, and recommending that council consider leasing this currently vacant office space to Great Lakes Tower at the low-end of this range at \$7.00 per square foot per year and further recommending that Council approve the terms of the lease document attached and to authorize that it be executed and signed by the Mayor and City Clerk.

Pat McElligott, 813 Reisig Street thinks that the space being leased to Great Lakes Tower is being leased at an amount that is substantially under market-based rates.

George Brown, City Manager stated that he recommended the lower end of the market-based lease rates but that the space is currently vacant, that it is not going to be improved, that it has limited parking and that the janitorial services is to empty trash cans.

It was moved by Councilman Paisley and seconded by Councilman Clark that item 34 be accepted, placed on file and the recommendation be carried out.

Ayes: 6 Nays: 1 (Councilwoman Conner)

Motion passed.

35 Communication from the City Manager's Office was presented, submitting a proposed resolution that would officially recognize the Monroe First Downers as a non-profit organization in the Monroe Community in order to apply for a charitable gaming license from the State of Michigan Lottery Division and recommending that the resolution be adopted.

Tom Ready, City Attorney stated that his suggestion to council would be to pass the item subject to his being able to review the articles of incorporation and/or articles of organization to verify the existence of the entity and that it is current.

It was moved by Councilman Paisley and seconded by Councilman McGhee that item 35 be accepted, placed on file and the resolution be adopted subject to review of the articles of incorporation and organization by the City Attorney.

Ayes: 7 Nays: 0

Motion passed.

Council Comments.

Councilman Paisley commented on the third floor lease space and on the quick response of the Police Department during a downtown incident.

Councilman Molenda gave positive feedback about the lease of space on the third floor.

Councilwoman Conner congratulated the Recreation Department for the additional events being planned and provided and stated that Lansing has put a 90 day moratorium on foreclosures.

Councilman Beneteau commented on the lease rates and stated that the rate is in line with what is available downtown and also praised the Monroe Police for their work in apprehending the person who burglarized his family business last Friday night.

Councilman Clark commented on the Exchange Club's recognition of Officers of the Year, and congratulated Detective Tyler Dickerson who was selected from the Monroe Police Department. He also stated that his thoughts and prayers go out to the family of former Councilmember William Burkett and gave personal recognition to him for his service.

Mayor's Comments

Mayor Worrell also commented on the Exchange Club luncheon and Detective Tyler Dickerson and on the opportunity he had today at Christiancy School in Mr. Cooks 6th grade class and his presentation to them.

City Managers Comments.

George Brown, City Manager offered his sympathy to former Councilmember William Burkett's family.

Citizen's Comments.

Pat McElligott, 813 Reisig Street informed council that this is Responsible Fatherhood Awareness Month and read a Proclamation by Governor Granholm from two years ago.

Linda Compura, 411 Bentley Drive asked how much money has been saved by the retirement of city employees last year and the hiring back of those employees on a part time and/or contractual consultant basis. She would like to know the base salary with benefits while they were employed full time and how much they've earned as consultants, and the cost savings to the City. She continued by requesting the amount of the debt service for the Ice Arena for this budget year and the projected amount for the next year budget.

Jason Morris, 812 E. Eighth Street, asked if the city has plans for the parking lot next to the Fox Club, 16 W. Front Street. He stated his concern as the business owner of Jay's Smoke House and said that customers use it for parking and as access to Front Street from the lot by the river.

George Brown, City Manager stated that the Department of Public Service staff has been directed to provide a barricade or fencing to prevent parking in the lot until the city determines how to best utilize the space.

Adjournment.

It was moved by Councilman Paisley and seconded by Councilman Clark that the meeting adjourn at 8:18 p.m. until the Regular Meeting on Monday, March 2, 2009 at 7:30 p.m.

Ayes: 7 Nays: 0

Motion carried.

Charles D. Evans
City Clerk-Treasurer

Mayor Worrell