

**THE CITY OF DEXTER
CITY COUNCIL MEETING
MONDAY, SEPTEMBER 24, 2018**

A. CALL TO ORDER / PLEDGE OF ALLEGIANCE

The meeting was called to order at 7:00 PM by Mayor Keough at the Dexter Senior Center located at 7720 Ann Arbor Street in Dexter, Michigan.

B. ROLL CALL: Mayor Keough

P. Cousins	D. Fisher
J. Knight	Z. Michels
J. Smith	R. Tell

Also present: Courtney Nicholls, City Manager; Michelle Aniol, Community Development Manager; Dan Schlaff, Public Services Superintendent; Justin Breyer, Assistant to the City Manager/Clerk; Carol Jones, Recording Secretary; Robert Smith, Dexter Area Fire Department Chief; Sgt. Geoff Fox, Washtenaw County Sheriff's Department, residents and media.

C. APPROVAL OF THE MINUTES

1. Regular City Council Meeting – September 10, 2018

Motion Smith; support Knight to approve the minutes of the September 10, 2018 Regular City Council Meeting as presented.

Unanimous voice vote approval.

D. PRE-ARRANGED PARTICIPATION

None

E. APPROVAL OF THE AGENDA

Motion Smith; support Michels to approve the agenda as presented.

Unanimous voice vote approval.

F. PUBLIC HEARINGS

QED Industrial Facilities Tax Exemption

Consideration of: Request from QED for an Industrial Facilities Tax Exemption

Mayor Keough called the Public Hearing to order at 7:03 PM. QED owner, Timothy White, gave a history of the company, including its founding in Ann Arbor 35 years ago, and its move to Dexter in 2011. QED makes and designs equipment for environmental remediation. Mr. White stated that QED is now preparing for growth and investing back into the business by requesting a 3 year tax exemption.

Dan Alabre of 4553 Lake Vista Drive, Dexter asked a question about the exemption being requested.

Mayor Keough closed the Public Hearing at 7:10 PM.

Motion Fisher; support Tell to approve the resolution for an Industrial Facilities Tax Exemption for three years to QED Environmental Systems, Inc., located at 2355 Bishop Circle West.

Ayes: Tell, Cousins, Michels, Smith, Fisher, Knight and Keough

Nays: None

Motion carries

G. NON-ARRANGED PARTICIPATION

None

H. COMMUNICATIONS:

1. Upcoming Meeting List
2. Sign Calendar

I. REPORTS

1. Washtenaw County Sheriff – Sgt. Geoff Fox

Sgt. Fox submits his written monthly report as per packet. Sgt. Fox gave the following updates:

- There have been 22 events this year in which the Sheriff's Department has participated in Dexter with no issues.
- Even with staffing issues, the Sheriff's Department has been able to fulfill its obligations.
- Crime is down by 44% from last year and traffic accidents are down 52%.

2. Public Services Superintendent – Dan Schlaff

Mr. Schlaff submits his written report as per packet. Mr. Schlaff gave the following updates:

- There has been some demolition done at the Wastewater Treatment Plant to bypass the tertiary filters. Once this is complete, the real demolition work will begin.

- New asphalt is to be put down on Dan Hoey Road in the areas needing repairs. There are some changes being made in the repair areas and we will need to evaluate the results.
- During the first week in October, Grand Street will be asphalted with some asphalt to be laid in Grandview Commons.
- We are moving the gas and diesel fuel tanks to the DPW facility and will begin using them on October 1.

3. Community Development Manager – Michelle Aniol

Ms. Aniol submits her written report as per packet. Ms. Aniol gave the following updates:

- There is an issue with the screen and its signage at the 150 Jeffords site. Discussion followed.
- There will be a public meeting on October 29, 2018 at 7 PM at the Dexter District Library on the Master Plan update.
- A hearing was scheduled for today on 2865 Baker Road. A 45-day extension was requested by the property owner to get necessary permits. They will need to provide tangible evidence of permits by November 5, 2018.
- I received an email from Allison Bishop requesting a pre-application meeting for the Central Park concept so I am gathering together the previous pre-application committee to review the plan.
- There will be a meeting on Wednesday, September 26, 2018 of the 3045 Broad Street Committee.

4. Board, Commission & Other Reports

None

5. Subcommittee Reports

None

6. City Manager Report – Courtney Nicholls

Ms. Nicholls submits her written report as per packet. Ms. Nicholls gave the following updates:

- We are planning to release another newsletter in October.
- I am inviting Pat Greve to attend the next Council meeting to discuss the Waste Management contract.
- I have only received two letters of feedback on the Industrial Park signage.

7. Mayor's Report – Shawn Keough

Mr. Keough submits his written report as per packet. Mr. Keough gave the following updates:

- In my report is a list of options for facilities.
- On September 17, 2018, I met with Dr. Timmis to discuss current and future projects. A discussion followed among Council members about holding a joint meeting between City Council and the Dexter School Board.

- I attended the WATS Policy meeting on September 19, 2018 regarding projects for 2020 to 2023. We currently have one project in 2021 on the list for Baker Road and we could possibly add Broad Street.
- The Fire Board talked about apparatus purchases. Chief Smith has received a grant of \$218,000 for air packs and a \$20,000 grant for staffing analysis.

J. CONSENT AGENDA

1. Consideration of: Bills and Payroll in the amount of \$212,345.56
2. Consideration of: Closure of Central Street for Apple Daze on October 6, 2018 from 7 AM to 6 PM

Motion Fisher; support Smith to approve items 1 and 2 of the Consent Agenda.

Unanimous voice vote approval.

K. OLD BUSINESS-Consideration and Discussion of:

None

L. NEW BUSINESS-Consideration and Discussion of:

1. Consideration of: Setting a Public Hearing on October 22, 2018 to Consider Updates to the Water and Sewer Ordinance.

Motion Fisher; support Michels to set a Public Hearing on October 22, 2018 to consider updates to the Water and Sewer Ordinance.

Ayes: Smith, Michels, Fisher, Tell, Knight, Cousins and Keough

Nays: None

Motion carries

2. Discussion of: Youth Board Members

Information was included in the packet regarding how the City of New Richmond handles Youth Board members in city government. Discussion followed with developing positions for youth on Parks and Recreation Commission; Planning Commission; and Arts, Culture and Heritage Committee.

M. COUNCIL COMMENTS

Cousins It was a wonderful Suds on the River with 100 participants who had never participated before and a lot of volunteers who helped make this event happen.

Tell I read in the Ann Arbor News where Belleville and Ford Lakes have increasing PFAS. I see a connection with the previous phosphate issue.

Fisher None

Jones None

Smith None
Knight None
Michels CAPT/DART meeting will take place on Wednesday at 7 PM with Consumers Power to discuss what they do. I would like us to have a joint meeting with the Dexter School Board. I do have an issue with the tax abatements that have been done as I am not sure how many of the employees of those businesses really do live in the City. A topic for the next newsletter could be parking.

N. NON-ARRANGED PARTICIPATION

None

O. CLOSED SESSION TO DISCUSS POTENTIAL PURCHASE OF PROPERTY IN ACCORDANCE WITH MCL 15.268 Sec. 8

Motion Michels; support Fisher to move into Closed Session to discuss potential purchase of property in accordance with MCL 15.268 Sec. 8 and to also include Carol Jones, Recording Secretary; Courtney Nicholls, City Manager; Justin Breyer, Assistant to the City Manager/City Clerk; and Michelle Aniol, Community Development Manager at 8:50 PM.

Ayes: Cousins, Knight, Tell, Fisher, Michels, Smith and Keough

Nays: None

Motion carries

Motion Cousins; support Michels to leave Closed Session at 9:14 PM.

Ayes: Tell, Michels, Knight, Cousins, Smith, Fisher and Keough

Nays: None

Motion carries

P. ADJOURNMENT

Motion Smith; support Knight to adjourn the meeting at 9:15 PM.

Unanimous voice vote approval.

Respectfully submitted,

Justin Breyer
Assistant to the City Manager/Clerk

Approved for Filing: _____