

**THE CITY OF DEXTER
CITY COUNCIL MEETING
MONDAY, JANUARY 14, 2019**

A. CALL TO ORDER / PLEDGE OF ALLEGIANCE

The City Council 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

S. Bell	P. Cousins
D. Fisher	J. Knight
Z. Michels	J. Smith

Also present at Council Meeting: Courtney Nicholls, City Manager; Marie Sherry, Finance Director/Treasurer/Assessor; 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; residents and media.

C. APPROVAL OF THE MINUTES

1. Regular City Council Meeting – December 26, 2018

Motion Smith; support Knight to approve the minutes of the December 26, 2018 Regular City Council Meeting as presented.

Unanimous voice vote approval.

D. PRE-ARRANGED PARTICIPATION

1. Ann Arbor SPARK, Jennifer Olmstead

Ms. Olmstead thanked the City of Dexter for being a regional partner, spoke of the success with the recruiting of SiTime Corporation, and gave a preview of upcoming events.

E. APPROVAL OF THE AGENDA

Motion Smith; support Michels to approve the agenda with the addition of information for New Business Items L-2, Resolution to Purchase Property for the Construction of a New, Modern Fire Station; ~~and~~ L-5, Possible 7651 Dan Hoey Housing Development and L-6 Mill Creek Park Phase 2 information.

Unanimous voice vote approval.

F. PUBLIC HEARINGS

AN ORDINANCE TO PROHIBIT MARIHUANA ESTABLISHMENTS PURSUANT TO THE MICHIGAN REGULATION AND TAXATION OF MARIHUANA ACT OF 2018 AND THE MICHIGAN MEDICAL MARIHUANA FACILITIES LICENSING ACT OF 2016

Mayor Keough opened the Public Hearing at 7:08 PM. The following residents spoke at the hearing:

Tom Wilkinson of 7788 Forest stated that he could see both sides of the issue with marihuana. Dexter is a small community and this is uncharted territory. He feels that he needs a compelling reason as to why the City would prohibit marihuana related businesses and at least re-examine this ordinance in a couple of year.

Cynthia Pulford of 6967 Wellington moved to Dexter when it was a small community and is concerned about marihuana and the youth of the community. She stated that she is in favor of prohibiting marihuana businesses.

Ryan Henyard of 3577 Shaw Court explained that establishments that sell marihuana should be checking ID of customers. He also spoke of the health care use of marihuana to wean patients off of opioids and having a ban does not reflect the purpose for those who voted for its legalization.

Mayor Keough closed the Public Hearing at 7:16 PM.

Motion Smith; support Michels to enact an ordinance to prohibit marihuana establishments pursuant to the Michigan Regulation and Taxation of Marihuana Act of 2018 and the Michigan Medical Facilities Licensing Act of 2016.

Ayes: Fisher, Smith, Cousins, Bell, Michels and Keough
Nays: Knight
Motion carries

G. NON-ARRANGED PARTICIPATION

Cole Miller of 7654 Forest recounted the percentage of yes votes by precincts during the November 2018 for the marihuana proposal, and stated that the vote numbers were clear and that it doesn't make sense to take action now and have to come back and have another vote, although he understood the caution of acting too quickly.

Ransom Duncan of 7631 Purple Mountain Way introduced himself and indicated that he was attending to earn his Community Service badge from Boy Scouts.

Ron Jeffries of 7955 Third Street spoke of being in Dexter since 2004 and feels that there should not be opposition to any business in Dexter as those selling controlled substances would need to come before Council for business approval. He also mentioned that it is important to consider those who use marihuana for medical treatment purposes.

H. COMMUNICATIONS:

1. Upcoming Meeting List
2. Sign Calendar
3. Carlisle-Wortman Letter

I. REPORTS

1. Public Services Superintendent – Dan Schlaff

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

- The Wastewater Treatment Plant project is going well. There is testing being done on the inside and the outside is nearly done.

2. Community Development Manager – Michelle Aniol

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

- In regards to 2865 Baker Road, we should be receiving a full application packet for the demolition as I have only received bits and pieces in the past.
- I have a meeting set up with Peter Tchoryk to learn more about his place-based education business that involves community development.
- Don Darnell's building at 8080 Grand Street has signed a new tenant, a micro-brewery establishment.
- I have heard from the Redevelopment Ready Communities people and we have a question from them regarding streamlining site planning.

3. Board, Commission & Other Reports

None

4. Subcommittee Reports

~~None~~ Council Member Smith reported that the Website Committee will meet on January 15, 2019.

5. City Manager Report – Courtney Nicholls

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

- In two weeks the new Washtenaw County Sheriff Sergeant will be attending the Council meeting.
- I am looking for feedback from Council on the Dale Fisher book. The Dexter Chamber of Commerce will help to solicit businesses to participate and the City could use CTAP funds but they would come after the February 1, 2019 deadline.

- The Parks and Recreation Commission is looking to do a prescribed burn in Mill Creek Park. This will come back to Council for approval.
- I have a clarification on the Main Street/Baker Road signage, ~~that they now work,~~ and there will only be a red arrow when cars are not able to turn.
- Rana Emmons will be at the next Council meeting to present the audit.

6. Mayor's Report – Shawn Keough

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

- There have been implications in recent articles that the City's crosswalks are unsafe, and that the Schools have targeted four areas they would like to have rapid flashing beacons installed. On Friday, January 11, 2019, Ms. Nicholls and I met with personnel and engineers from the Schools to walk discuss the identified affected areas. Another change that has been discussed by the Schools is the discontinuation of the busing to and from child care facilities. I see a need for more light at the crossing areas mentioned by the Schools. Discussion followed.

J. CONSENT AGENDA

1. Consideration of: Bills and Payroll in the amount of \$240,071.11

Motion Fisher; support Bell to approve item 1 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: Youth Board Representatives

Motion Michels; support Knight that the City shall provide an opportunity for up to two students to sit on the following: Parks and Recreation Commission, Arts, Culture and Heritage Committee, Planning Commission, and City Council as well as provide a mentor from the City for each student.

Ayes: Bell, Michels, Knight, Cousins, Fisher and Keough

Nays: Smith

Motion carries

2. Consideration of: Resolution to Purchase Property for the Construction of a New, Modern Fire Station

Motion Cousins; support Smith to adopt the resolution to purchase property as a potential site of a new, modern fire station presented at the meeting.

Support by Cousins and Smith to withdraw the above motion.

3. Consideration of: Quote from Raymer to Perform Preventive Maintenance on Well #4 and one High Service Pump for not to exceed \$12,500 and quote from Lyon Mechanical to Replace Valves at the Ryan Drive Wellfield for not to exceed \$10,000

Motion Fisher; support Smith to approve the quote from Lyon Mechanical in an amount not to exceed \$10,000 and the quote from Raymer in an amount not to exceed \$12,500.

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

Nays: None

Motion carries

4. Consideration of: Creation of Part Time Position for Farmers Market Manager

Motion Smith; support Bell to approve the hiring of a Farmers Market Manager at an estimated cost of \$6,800 for 450 hours for the 2019 season.

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

Nays: None

Motion carries

5. Discussion of: Possible 7651 Dan Hoey Housing Development

Ms. Nichols spoke of the purchase agreement with Avalon that is being reviewed by City Attorney Scott Munsel and that he is working on a buy back provision. Council Member Michels suggested some modifications to the purchase agreement to clarify that the property is to be used for affordable housing. Discussion followed.

6. Discussion of: Mill Creek Park Phase II

Because the City did not receive the Michigan Trust grant for the Mill Creek Park Phase II project, Mr. Breyer stated that the City is currently looking to possible project options for the existing money (\$800,000) that the City does have available or putting the project on hold and with no guarantee that the City will receive the grants a second time. The big question is how much does the City want to spend? Discussion followed.

7. Discussion of: Waste Management Contract Renewal

Ms. Nichols requested direction with the Waste Management contract renewal. Suggestions included a newsletter article about the toter containers and bidding out to other services to compare pricing.

M. COUNCIL COMMENTS

Michels I have demonstrated enough skill with the zamboni machine that I will working the Dexter hockey game tomorrow.
Knight None
Smith None
Jones At least the proposed trash pickup is not what Chelsea has where they have to stuff everything in 1 or 2 orange bags each week.
Fisher None
Bell None
Cousins None

N. NON-ARRANGED PARTICIPATION

None

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

Motion Knight; support Cousins to go into Closed Session to discuss potential purchase of property in accordance with MCL 15.268 Sec. 8 with the following non-Council Members present at the meeting: Carol Jones, Recording Secretary; Courtney Nicholls, City Manager; Justin Breyer, Assistant to the City Manager/City Clerk; Marie Sherry, Treasurer/Finance Director/Assessor; and Michelle Aniol, Community Development Manager at 10:20 PM.

Ayes: Cousins Knight, Bell, Fisher, Michels and Smith

Nays: Keough

Motion carries

Motion Michels; support Bell to leave Closed Session at 10:40 PM

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

Nays: None

Motion carries

Motion Michels; support Bell to proceed as discussed in the Closed Session.

Ayes: Knight, Fisher, Bell, Michels and Smith

Nays: Cousins and Keough

Motion carries

P. ADJOURNMENT

Mayor Keough adjourned the meeting at 10:41 PM.

Unanimous voice vote approval.

Respectfully submitted,

Justin Breyer
Assistant to the City Manager/Clerk

Approved for Filing: _____