

**THE CITY OF DEXTER
CITY COUNCIL MEETING
MONDAY, JANUARY 28, 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; Mike Auerbach, Assistant Planner; Carol Jones, Recording Secretary; residents and media.

C. APPROVAL OF THE MINUTES

1. Regular City Council Meeting – January 14, 2019
2. City Council Work Session – January 14, 2019

Motion Bell; support Smith to approve the minutes of the January 14, 2019 Regular City Council Meeting and the minutes of the January 14, 2019 City Council Work Session with the following corrections:

- Page 1, Approval of the Agenda, *add “additional information provided for L-6, Mill Creek Park Phase II”;*
- Page 3, I-4 Subcommittee Reports, *add “Council Member Smith announced that the Website Committee would meet on January 15, 2019”;*
- Page 4, I-6, City Manager Report, delete the words *“that they now work, and”* in the first bullet point on page 4; and
- Page 4, I-6, Mayors Report, the sentence that begins...*”On Friday,” ...correct it to read, “On Friday, January 11, 2019, Ms. Nicholls and I met with personnel and engineers from the Schools to identify the affected areas.”*

Unanimous voice vote approval.

D. PRE-ARRANGED PARTICIPATION

Auditor Presentation – Rana Emmons of PSLZ, LLP

Consideration of: Acceptance of Audit for Year Ending June 30, 2018

Presentation postponed until another meeting.

E. APPROVAL OF THE AGENDA

Motion Cousins; support Smith to approve the agenda with the addition of New Business Item L-9 – Discussion of Council Rules and the removal of New Business Item I-1 – Discussion of a Resolution to Purchase Property for the Construction of a New, Modern Fire Station.

Unanimous voice vote approval.

F. PUBLIC HEARINGS

None

G. NON-ARRANGED PARTICIPATION

None

H. COMMUNICATIONS:

1. Upcoming Meeting List
2. Sign Calendar

Council Member Cousins reported on The Dexter Area Chamber of Commerce's monthly meetings which now will be held on the fourth Monday of the month at Red Line Athletics.

I. REPORTS

1. Washtenaw County Sheriff – Lt. Nancy Hansen and Sgt. Al Hunt

- Ms. Nicholls introduced Lt. Hansen and Sgt. Hunt from the Washtenaw County Sheriff's Department. Each gave a report on their background and service with the Sheriff's Department.

2. Treasurer/Finance Director/Assessor – Marie Sherry

Ms. Sherry submits her written report as per packet. Ms. Sherry gave the following update:

- Ms. Sherry highlighted the changes and adjustments in the assessing process for the City and she praised the staff that has helped with the process.

3. Public Services Superintendent – Dan Schlaff

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

- On January 24, 2019, the DEQ was at our facilities to conduct a Sanitary Survey on things such as our testing for lead and copper, our facilities, and our lab work. They are very happy with the utilities system in Dexter.

4. Community Development Manager – Michelle Aniol

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

- Encore Theatre will be doing a pre-application meeting at the same time that NUBCO will be meeting regarding outdoor seating. Encore is proposing a unique way of handling storage with shipping containers as they are not ready to add permanent structures.
- There is another small brewery coming to Dexter – Erratic Ales to be located at 8080 Grand Street.
- LaFontaine Chevrolet has been trying to figure out where to store their extra vehicles since the Grand Street property is being developed. LaFontaine is looking for a Temporary Use Permit for the Country Market parking lot. I am looking for feedback on this proposal. Discussion followed.

5. Board, Commission & Other Reports

None

6. Subcommittee Reports

7. City Manager Report – Courtney Nicholls

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

- The DPW has requested adding no parking signage on the west side of Eastridge Drive between Island Lake and Webster and also the dead end portion of Inverness. This will be considered on a future Council agenda.

8. Mayor’s Report – Shawn Keough

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

- I am suggesting a couple of dates for Goal Setting, on February 16, 2019 and another in March.
- I have received four applications from students for the Student Representatives to Boards, Commissions, Committees and Council.
- In my report I included the Dexter Fire Department run count. The City was down about 5%.

J. CONSENT AGENDA

1. Consideration of: Bills and Payroll in the amount of \$629,454.62
2. Consideration of: One Year Extension of 2018 Contract with JV Contracting for Pavement Markings

3. Consideration of: Recommendation from the Parks and Recreation Commission to Repair the Gazebo Stair and Reset the Bricks
4. Consideration of: Resolution Approving the Hardship Guidelines for Board of Review
5. Consideration of: Road Closure for Jolly Pumpkin Run in the Industrial Park on Sunday, April 14, 2019
6. Consideration of: Road Closure for Memorial Day Parade to be held on Monday, May 27, 2019

Motion Fisher; support Bell to approve items 1, 2, 3, 4, 5 and 6 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: Resolution to Purchase Property for the Construction of a New, Modern Fire Station

Removed from Consideration and Discussion

2. Consideration of: Purchase Agreement with Avalon Housing for Property Located at 7651 Dan Hoey

Motion Fisher; support Knight to adopt the purchase agreement with Avalon Housing for property located at 7651 Dan Hoey Road.

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

Nays: None

Motion carries

3. Consideration of: Mill Creek Park Phase II Project Scope

Motion Michels; support Cousins to move forward with the Mill Creek Park Phase II project removing segments 9 and 11 from the project scope.

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

Nays: None

Motion carries

4. Consideration of: Mill Creek Park Prescribed Burn

Motion Smith; support Bell to approve the scope of services from Plantwise to perform a prescribed burn in Mill Creek Park in an amount not to exceed \$1,000.

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

Nays: None

Motion carries

5. Consideration of: Purchase of Asset Management Software from Lucity

Motion Bell; support Michels to approve the scope of work for the implementation of Lucity's on-site hosted AMS software for an amount not to exceed \$72,940 in the first year, an annual cost of \$4,200 starting in the second year, and the purchase of an upgraded server from IT Right for an amount not to exceed \$7,600.

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

Nays: None

Motion carries

6. Consideration of: Dale Fisher Project

Motion Cousins: support Michels to participate in the Dale Fisher Photography project in an amount not to exceed \$6,500 contingent upon having five additional Dexter businesses participating.

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

Nays: None

Motion carries

7. Discussion of: Material Recovery Authority Articles of Incorporation

Ms. Nicholls reported on the founding of the Materials Recovery Authority for the County and explained how the participation in the Authority works. The aim is to promote recycling and to have outlets for material not able to be collected at the curbside. Discussion followed.

8. Consideration of: FY 2018-2019 Budget Amendments

Motion Fisher; support Smith to approve the FY 2018-2019 budget amendments as requested.

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

Nays: None

Motion carries

9. Discussion of: Council Rules

Council Member Cousins requested this item regarding the timing of including items on the agenda. Discussion followed.

M. COUNCIL COMMENTS

Cousins None
Bell None
Fisher None
Jones Mr. Schlaff please remember to come early for the Sauerkraut Dinner at St. Andrew's on February 7, 2019
Smith None
Knight Has there been any interest in the Farmers Market Manager position? (Ms. Nicholls replied that there has been one application received.)
Michels I am on the Michigan Municipal League's Economic Development and Land Use Legislation Committee and I may have more information to share in the future.

N. NON-ARRANGED PARTICIPATION

None

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

Motion Smith; support Knight 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 8:26 PM.

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

Motion Smith; support Bell to leave Closed Session at 8:32 PM

Ayes: Bell, Michels, Knight, Cousins, Smith, Fisher and Keough
Nays: None
Motion carries

P. ADJOURNMENT

Motion Smith; support Bell to adjourn the meeting at 8:33 PM.

Unanimous voice vote approval.

Respectfully submitted,

Justin Breyer
Assistant to the City Manager/Clerk

Approved for Filing: _____