



City Hall ♦ 333 West Ellsworth Street ♦ Midland, Michigan 48640 ♦ 989.837.3300 \* 989.835.2717 Fax ♦ www.cityofmidlandmi.gov

REGULAR MEETING OF THE MIDLAND CITY COUNCIL  
City Hall, 333 W. Ellsworth Street

January 27, 2020

7:00 PM

AGENDA

CALL TO ORDER

PLEDGE OF ALLEGIANCE TO THE FLAG

ROLL CALL - Steve Arnosky  
Diane Brown Wilhelm  
Maureen Donker  
Pamela Hall  
Marty A. Wazbinski

CONFLICT OF INTEREST DISCLOSURE STATEMENT

CONSIDERATION OF ADOPTING CONSENT AGENDA ITEMS:

All resolutions marked with an asterisk are considered to be routine and will be enacted by one motion. There will be no separate consideration of these items unless a Council member or citizen so requests during the discussion stage of the "Motion to adopt the Consent Agenda as indicated." If there is even a single request the item will be removed from the consent agenda without further motion and considered in its listed sequence in regular fashion.

APPROVAL OF MINUTES:

- 1. \* Approve minutes of the January 13 regular City Council meeting.  
ARMSTRONG

PUBLIC COMMENTS, IF ANY, BEFORE CITY COUNCIL. This is an opportunity for people to address the City Council on issues that are relevant to Council business but are not on the agenda.

RESOLUTIONS:

- 2. Making Traffic Control Order R-19-02 permanent - that Currie Parkway from Golfside Drive to W. Main Street shall be a one-way street. FREDRICKSON

Considering purchases and contracts:

- 3. Recycling Collection Contract Extension. MURPHY

4. \* Washington Woods Exterior Door Replacement – Bid No. 4053. MURSCHEL

Setting a public hearing:

5. \* Set a Public Hearing to amend the FY 2019-20 Major Street Fund budget. FREDRICKSON

a. Add expenditure for Cambridge Street reconstruction

b. Increase expenditures for construction costs related to the 2020 Eastman Avenue Reconstruction project

6. \* Set a public hearing on the proposed amendment to the Washington Woods budget for fiscal year 2019-20. MURSCHEL

7. \* Zoning Petition No. 628 - Set a public hearing to amend the City of Midland Zoning map by rezoning property located at 3115 Isabella Street from RB Multi-Family Residential to RA-1 Single Family and Two Family Residential Zoning. MURSCHEL

NEW BUSINESS:

TO CONTACT THE CITY WITH QUESTIONS OR FOR ADDITIONAL INFORMATION:

Citizen Comment Line:	837-3400
City of Midland website address:	<a href="http://www.cityofmidlandmi.gov">www.cityofmidlandmi.gov</a>
City of Midland email address:	<a href="mailto:cityhall@midland-mi.org">cityhall@midland-mi.org</a>
Government Information Center:	located near the reference desk at the Grace A. Dow Memorial Library

**Item Attachment Documents:**

- 1. \* Approve minutes of the January 13 regular City Council meeting.  
ARMSTRONG

A regular meeting of the City Council was held on Monday, January 13, 2020, at 7:00 p.m. in the Council Chambers of City Hall. Mayor Donker presided. The Pledge of Allegiance to the Flag was recited in unison.

Councilmen present: Steve Arnosky, Diane Brown Wilhelm, Maureen Donker, Pamela Hall, Marty Wazbinski

Councilmen absent: None

City Council observed a moment of silence in remembrance of Mr. Alan Ott.

**MINUTES**

Approval of the minutes of the December 16, 2019 regular meeting and the January 4, 2020 special meeting was offered by Councilman Arnosky and seconded by Councilman Brown Wilhelm. (Motion ADOPTED.)

**PUBLIC COMMENTS**

No public comments were made.

**GENERAL RECREATION FEES AND SWIMMING POOL FEES ORDINANCE AMENDMENTS**

Director of Public Services Karen Murphy presented information an ordinance amending Section 21-73 – General recreation fees and 21-72 – Swimming pool fees. The following ordinance amendments were then offered by Councilman Wazbinski and seconded by Councilman Hall:

ORDINANCE NO. 1832

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF MIDLAND, MICHIGAN, BY AMENDING SECTION 21-73 OF DIVISION 4 OF ARTICLE II OF CHAPTER 21 THEREOF.

The City of Midland Ordains:

Section 1. Section 21-73 of Division 4 of Article II of Chapter 21 is amended to read as follows:

**Sec. 21-73. General recreation fees**

(1)	Adult softball player	\$ 31.00	per player
(2)	Adult softball player (2 <sup>nd</sup> team)	\$ 31.00	per player
(3)	Adult softball player - Fall League	\$ 21.00	per player
(4)	Each softball team in individual tournaments – Fee set on per event basis in conjunction with Midland Softball Association		per event
(5)	Youth softball player	\$ 12.00	per player
(6)	Rugby club	\$ 450.00	per club
(7)	Beach volleyball		
	Player fee – Recreation league	\$ 15.00	per player
	Player fee – 2 person Competitive league	\$ 27.00	per player
	Player fee – 4 & 6 person Competitive league	\$ 22.00	per player
(8)	Adult kickball (10 player minimum per team)	\$ 25.00	per player
(9)	Ski rental (rental 2 hours or part thereof)		
	Classic skis	\$ 10.00	per rental
	Skate skis	\$ 15.00	per rental
(10)	Toboggan rental (per hour two-hour maximum)	\$ 8.00	per hour
(11)	Skate and sled rental	\$ 4.00	per two hours
(12)	Snow shoe rental	\$ 10.00	per two hours
(13)	City Forest winter packages		

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	Warming House package	\$ 150.00	for two hours
		\$ 75.00	per each additional hour
	Winter Fun package	\$ 250.00	for two hours
		\$ 100.00	per each additional hour
	Toboggan Adventure package	\$ 350.00	for two hours
		\$ 150.00	per each additional hour
	Clean up if needed	\$ 100.00	per occurrence
(14)	Chalet building rental (2 hour minimum)	\$ 50.00	per hour
(15)	Ball field rental – private tournament		
	Tournament field deposit –	\$ 75.00	per event
	2 hour rental	\$ 50.00	per field
	4 hour rental	\$ 60.00	per field
	Full day rental	\$ 110.00	per field
	Daily complex – New Redcoats fields 9-13	\$ 400.00	per complex
	Daily complex – Old Redcoats fields 4-8	\$ 400.00	per complex
	Daily complex – Emerson fields 1-3	\$ 250.00	per complex
	Daily complex – Optimist fields	\$ 300.00	per complex
	Clean up fee if needed	\$ 200.00	per occurrence
(16)	Ball diamond lights – private tournament use	\$ 25.00	per hour
(17)*	Ball diamond grooming/maintenance – private tournament	\$ 20.00	per grooming
(18)*	Ball diamond grooming/maintenance – private tournament – Overtime	\$ 75.00	per hour
(19)*	Ball diamond grooming/maintenance – private tournament - Double time	\$ 100.00	per hour
(20)	Ball diamond maintenance – rake/chalk only	\$ 10.00	per game
(21)**	Picnic shelter reservations		
	Emerson C, Emerson E	\$ 40.00	per use
	Plymouth F (south), F (north), G, H	\$ 40.00	per use
	Barstow Woods A	\$ 40.00	per use
	Stratford Woods J	\$ 40.00	per use
	Chippewassee B	\$ 40.00	per use
	Emerson D	\$ 60.00	per use
	Plymouth F (entire shelter)	\$ 70.00	per use
	Unsheltered areas	\$ 30.00	per use
	Addition of a canopy	\$ 25.00	per request
(22)	Band shell reservation	\$ 80.00	per use
(23)	Delivery of bleachers	\$ 20.00	per section
(24)	Delivery of portable grill	\$ 10.00	per use
(25)***	City stage rental – for community events only		
	Non-profit group inside city limits	\$ 125.00	per use
	For profit group inside city limits	\$ 275.00	per use
	Non-profit group outside city limits	\$ 200.00	per use
	For profit group outside city limits	\$ 475.00	per use
(26)	Metal event fencing rental – for community non-profit events only	\$ 100.00	per trailer
		\$ 20.00	for 5 sections
		\$ 30.00	cleaning fee
(27)	Delivery of picnic tables (up to 5 tables) – Fee is non-refundable. For community events only.	\$ 40.00	per use
	Additional tables (if available up to maximum of 10 tables) – fee is non-refundable	\$ 8.00	per table

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- (28) Trash receptacles – up to 10 receptacles \$ 20.00 per use delivered to non-park locations for community events only

\*Note: Fees for private tournament ball field maintenance effective starting with the 2010 softball season. All field rentals include initial field preparation (grooming and chalk lines). For private tournaments requesting special amenities or enhanced field maintenance, the director of public services may charge additional fees on a special recreation event basis to cover costs incurred.

\*\*Note: Fees paid for shelter reservations are non-refundable.

Exceptions to (21) Picnic shelter reservation fees are as follows:

- a) Donors of shelters shall be allowed one rent free use per year in the respective donated structure.
- b) Daytime reservations which begin after 8:00 a.m. and end before 3:00 p.m. Monday – Friday from April 15 – June 30 are exempt from fees.

\*\*\*Note: Stage rental is intended for community events held within the City limits or Midland County only. Stage rental fees are non-refundable.

\*\*\*\*Note: The director of public services is authorized with the approval of the city manager to implement rates for special recreation events according to the recreation fee philosophy to recover programming costs for such offerings.

Section 2. This Ordinance shall take effect upon publication. (Ordinance ADOPTED.)

ORDINANCE NO. 1833

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES OF THE CITY OF MIDLAND, MICHIGAN, BY AMENDING SECTION 21-72 OF DIVISION 3 OF ARTICLE II OF CHAPTER 21 THEREOF.

The City of Midland Ordains:

Section 1. Section 21-72 of Division 3 of Article II of Chapter 21 is amended to read as follows:

**Sec. 21-72. Swimming pool fees**

The fees for use of the city’s swimming pools are as follows:

- (1) Public Swimming - Adult \$ 6.00 per session
- Public Swimming – Youth & Senior \$ 5.00 per session
- (2) Limited Pass – 15 Admissions, Adult \$ 60.00 per pass
- Limited Pass – 15 Admissions, Youth \$ 45.00 per pass
- (3)\* Swimming Lessons \$ 45.00 per session
- (4) Individual Swim Pass, unlimited use - Adult \$ 90.00 per pass
- Individual Swim Pass, unlimited use – Youth \$ 75.00 per pass
- (5) Family Swim Pass – 2 members \$ 130.00 per pass
- (6) Family Swim Pass – each additional member \$ 45.00 per member
- (7) Family Swim Pass – maximum per family \$ 220.00 per pass
- (8) Competitive Swim Pool Rental \$ 65.00 per hour
- (9) Aquasize – per session \$ 25.00 per session
- (10) Aquasize – daily drop-in \$ 5.00 per day
- (11) Midland Dolphins season contract: The director of public services is authorized with the approval of the city manager to enter into a cost recovery agreement with the Midland Dolphins consistent with the recreation fee philosophy for use of Plymouth Pool. The agreement will be reviewed and adjusted annually as needed.

\* THERE SHALL BE A \$10.00 SERVICE FEE FOR REFUNDS.

Section 2. This Ordinance shall take effect upon publication. (Ordinance ADOPTED.)

**COMPREHENSIVE ANNUAL FINANCIAL AND SINGLE AUDIT REPORTS – JUNE 30, 2019**

Assistant City Manager David Keenan introduced David Youngstrom from Yeo and Yeo, who presented the Comprehensive Annual Financial Report and Single Audit Report for the year

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ended June 30, 2019. The following resolution was then offered by Councilman Arnosky and seconded by Councilman Wazbinski:

RESOLVED, that the Comprehensive Annual Financial Report and the Single Audit Report of the City of Midland for the year ended June 30, 2019 are hereby received and ordered filed for public examination. (Motion ADOPTED.)

**DOWNTOWN MIDLAND ENTRANCE WAY FEATURE AND GIFT**

Director of Community Affairs Selina Tisdale presented information regarding the proposed entrance way feature at Main Street and M-20 and the associated gift from the Patricia and David Kepler Foundation. The following resolution was then offered by Councilman Brown Wilhelm and seconded by Councilman Arnosky:

WHEREAS, the downtown Midland streetscape construction project planned for the addition of several streetscape amenities including fireplaces, pergolas, flexible furnishings, gaming tables and entrance way features into downtown Midland; and

WHEREAS, the Patricia and David Kepler Foundation has generously donated \$160,000 for the addition of an entrance way feature at Main Street and M-20 to welcome visitors to downtown Midland; and

WHEREAS, streetscape contractor Fisher Contracting Co. has been retained to construct the entrance way feature; now therefore

RESOLVED, that City Council graciously accepts this very generous gift from the Patricia and David Kepler Foundation for a downtown Midland entrance way feature and approves Fisher Construction Co. to proceed with construction of the entrance way features on Main Street. (Motion ADOPTED.)

**2020-21 CITY BUDGET OBJECTIVES**

City Manager Brad Kaye presented the City Council Budget Objectives for FY 2020-21. The following resolution was then offered by Councilman Brown Wilhelm and seconded by Councilman Wazbinski:

WHEREAS, on January 4, 2020 the City Council conducted a planning retreat for the purpose of discussing current and future financial concerns; and

WHEREAS, at the conclusion of that session Council expressed their expectations regarding the basic approach to be taken in developing the Fiscal Year 2020-2021 budget; and

WHEREAS, during their regular meeting of January 13<sup>th</sup> the City Council reviewed and affirmed those expectations embodied in a report of January 13, 2020 titled: *City Council Budget Objectives for FY 20-21*; now therefore

RESOLVED, that the report *City Council Budget Objectives for FY 20-21* is hereby received. (Motion ADOPTED.)

**MUNICIPAL SERVICE CENTER ROOF REPLACEMENT**

The following resolution was offered by Councilman Arnosky and seconded by Councilman Brown Wilhelm:

WHEREAS, sealed proposals were advertised and received on December 17, 2019 in accord with Article II of Chapter 2 of the Midland Code of Ordinances for Bid No. 4049, Service Center Office and Garage Reroofing; and

WHEREAS, sufficient funding for this project is included in the FY 2019-20 Municipal Service Center Fund's Capital Outlay budget for the reroofing of Service Center Office and Garage at the Municipal Service Center; now therefore

RESOLVED, that the Accounting Manager is authorized to issue a purchase order to the lowest bidder, Kawkawlin Roofing Co. of Kawkawlin, Michigan, in the amount of \$360,030.00 for the Service Center Office and Garage Reroofing at the Municipal Service Center; and

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UNAPPROVED

RESOLVED FURTHER, that the City Manager is authorized to approve changes to the purchase order up to a total of \$5,000 for any unforeseen changes during the installation process. (Motion ADOPTED.)

Being no further business the meeting adjourned at 7:45 p.m.

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Erica Armstrong, City Clerk

**Item Attachment Documents:**

2. Making Traffic Control Order R-19-02 permanent - that Currie Parkway from Golfside Drive to W. Main Street shall be a one-way street. FREDRICKSON

**SUMMARY REPORT TO MANAGER**  
for City Council Meeting of January 27, 2020

**SUBJECT:** Traffic Control Order R-19-02

**INITIATED BY:** Engineering Department

**RESOLUTION**

**SUMMARY:**

TCO R-19-02 – That Currie Parkway from Golfside Drive to W. Main Street shall be a one-way street.

**ITEMS ATTACHED:**

- 1. Letter of Transmittal
- 2. Resolution
- 3. Correspondence
- 3. Location Map

**COUNCIL ACTION:**

- 1. 3/5 vote required to approve resolution

Joshua Fredrickson  
Engineering Department



City Hall ♦ 333 West Ellsworth Street ♦ Midland, Michigan 48640-5132 ♦ 989.837.3300 ♦ 989.835.2717 Fax ♦ www.cityofmidlandmi.gov

January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland, Michigan

Dear Mr. Kaye:

Currie Parkway Bridge was closed in the fall of 2018 due to damage sustained by an overweight vehicle crossing the weight restricted bridge. Repairs on the bridge were completed in June 2019 in order to reopen the bridge to vehicular traffic.

Prior to closing the bridge, an increase in traffic volume across the Currie Bridge was observed which was likely due to the M-20 bridge reconstruction. This raised concerns as increased traffic volume across the bridge reduces the overall anticipated lifespan of the bridge components. The Engineering Department therefore reviewed this section of roadway with input from our traffic consultant and bridge consultant and, in the interest of public safety and convenience, determined that the segment of Currie Parkway from Golfside Drive to Main Street should operate permanently as one-way for eastbound traffic only. Traffic control signs have been placed to indicate the one-way operation of this roadway section.

A temporary traffic control order was filed June 27, 2019 to operate this section of Currie Parkway as one-way. To allow additional time for public comment, the temporary traffic control order was extended through January 2020 at the direction of City Council during their regular meeting on September 9, 2019.

We have received one written comment in opposition to the operation of this section of Currie Parkway as a one-way road. Although no additional formal comments have been submitted regarding the one-way operation of the Currie Parkway roadway section, we have received inquiries regarding the duration and need for the one-way restriction.

The traffic control order has been in place the required trial period. The recommendation of staff and our consultants is that the bridge remain one-way permanently. The traffic control actions undertaken are described in the attached resolution and would become permanent upon acceptance by the City Council.

Sincerely,

Joshua Fredrickson  
City Engineer



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BY COUNCILMAN

RESOLVED, that Traffic Control Order No. R-19-02 filed June 27, 2019 and extended September 9, 2019 pursuant to Chapter 24 of the Code of Ordinances to establish traffic control as follows:

That Currie Parkway from Golfside Drive to W. Main Street shall be a one-way street; and

RESOLVED FURTHER, that previous Traffic Control Orders for directional traffic control along Currie Parkway from Golfside Drive to W. Main Street be rescinded.

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a        yea vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk

**From:** Melissa Ottjepka [REDACTED]  
**Sent:** Monday, November 25, 2019 3:51 PM  
**To:** Fredrickson, Joshua  
**Subject:** Curry Road Bridge

Dear Mr. Fredrickson,

I've heard that City Council wants to make the Curry Parkway Bridge a one-way north only.

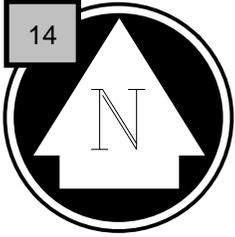
Please re-consider! This is very inconvenient for citizens who are handicap and need to get to the dog park. You are making our trip twice as far -- 5 miles vs 2.5 mile.

My husband lives with physical limitations as well as a traumatic brain injury and cannot walk long distances. To walk over the Tridge to reach the dog park is the equivalent of running the Boston Marathon for him. We now have to take "the long way 'round" to get to the dog park parking area.

Perhaps a "yield" sign giving preference to the northbound Curry Parkway traffic is all that is needed.

Thank you,  
--

*Melissa Ottjepka*  
[REDACTED]



CURRIE

R-19-02



GOLFSIDE

MAIN

M-20

LOCATION MAP  
FOR TRAFFIC CONTROL ORDER NO.  
R-19-02

**Item Attachment Documents:**

- 3. Recycling Collection Contract Extension. MURPHY

**SUMMARY REPORT TO MANAGER**  
for City Council Meeting of January 27, 2020

**SUBJECT:** Recycling Collection Contract Extension

**INITIATED BY:** Department of Public Services

**RESOLUTION SUMMARY:** This resolution waives the requirements for competitive bids in accord with Section 2-18 of the Code of Ordinances and authorizes a three-year contract extension to Tri-County Refuse Services, Inc., dba Republic Services of Flint/Pinconning, for curbside recycling collection services. This resolution also authorizes the Mayor and City Clerk to execute an agreement with Republic Services contingent upon approval by the City Attorney and authorizes the Accounting Manager to issue a purchase order for the contract upon approval of the FY2020/21 City Budget.

**ITEMS ATTACHED:**

- 1. Letter of Transmittal
- 2. Extension Proposal from Republic Services
- 3. Draft Contract
- 4. Resolution

**CITY COUNCIL ACTION:**

- 1. 4/5 vote required to approve resolution

Karen Murphy  
City of Midland Department of Public Services



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January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland, Michigan

Dear Mr. Kaye:

At the City Council meeting held June 28, 2010, Council approved a five-year agreement with Tri-County Refuse Services, Inc., dba Republic Services of Flint/Pinconning, to provide monthly single-stream curbside recycling services. Under the agreement, Republic Services delivered one 95-gallon recycling cart to each residence for use in the program. The program also allowed residents to lease an additional cart for \$36 per year, or to set out up to three additional 14-gallon containers of recyclables each month if their cart was full. In February 2015, a five-year extension to this contract was approved by City Council with a 3% annual increase per year. This extension is set to expire on June 30, 2020.

For the past year, City staff have been researching options for continuing curbside recycling in a very challenging recycling market. With the announcement of China’s National Sword Policy in 2017/18 that limited the contamination rate of imported recycling materials to less than 0.5%, the U.S. market for recycling took a catastrophic hit. U.S. materials have contamination rates of up to 25% which led to limited markets for recycled materials and/or increased prices at material recovery facilities to properly sort and remove contaminants from the recycling stream. This has resulted in drastic increases in the cost for municipalities to continue to provide curbside recycling programs across the country.

With the current state of recycling, City staff do not feel bidding out the service will be productive at this time. Any potential contractors, aside from Republic Services, would have a significant upfront investment to establish themselves as a new recycling vendor in the city (i.e. purchase of additional recycling trucks, purchase and distribution of recycling carts to all residents, hire of additional staff). The Public Services management team has discussed this option with a leading competitor of Republic Services, who indicated they would need to acquire the entire waste stream for the City (including refuse, yard waste and recycling) before the reward would outweigh the risk for them financially to offer recycling in the city. The City’s methods of collecting refuse and yard waste is more cost-effective than what contractors can offer as the City uses a split stream truck with one operator compared to contractors who send two separate trucks and drivers to collect these two commodities. As such, staff believe it is in the City’s best interest to keep refuse and yard waste collection in-house while contracting out only the recycling service.

C. Bradley Kaye  
January 22, 2020  
Page Two

Faced with limited options to seek competitive bids for recycling, staff began discussions with Republic Services on a contract extension proposal. After eight months of negotiating, staff feels they have reached the best compromise with Republic Services with the following contract terms:

- Contract extension for 3 years (July 1, 2020 – June 30, 2023)
- Continue services on monthly basis with provision to lease second cart and/or put out 3 additional laundry basket sized containers next to the brown cart
- First year of the contract - cost per stop of \$3.49/month
- Provision for review of recycling processing fee annually, with any changes in cost to be shared with the City
- Emergency provision for a 6 month review of cost should the recycling processing fee increase more than 20%
- Clause to cap the annual increase in recycling processing fees

This proposal will result in an increase in annual recycling costs for the first year of the contract of \$103,766. This cost increase is largely due to the cost to process the recycled materials that are collected curbside. Here is a breakdown of how the proposal compares to the cost that the City is currently paying for the service:

	Collection Charge	Processing Charge	Total Per Stop	# of Stops	Monthly Cost	Annual Cost
Current Contract	\$2.87	\$0.00	\$2.87	13,947	\$40,028	\$480,335
Proposed Contract	\$2.96	\$0.53	\$3.49	13,947	\$48,675	\$584,100

The collection charge component of the proposed contract is a 3% increase, which is in line with the prior ten years of the contract. When the original contract and the 2015 extension were approved, Republic Services was making enough profit from the sale of the recyclable materials to offset their processing costs and therefore, the City was not charged for that component. With the drastic shift in the recyclable market in 2017/18, it now costs Republic Services to process and market the materials. This processing charge is being passed along to the City in the proposed contract.

City staff was anticipating an increase of this magnitude based on the research they had done. To lessen the potential impact long-term to the City, staff negotiated with Republic Services to reduce the terms of the contract extension from five years to three years, in hopes that the recycling market may improve. During the next three years, staff will closely monitor the recycling industry and will work with neighboring municipalities to see if there are any options for a regional recycling effort to reduce the ongoing cost of providing a curbside recycling program. To assist with these efforts, Public Services staff have joined the Michigan Recycling Coalition (MRC) and attend meetings 3-4 times per year with the Bay Area/Thumb Region of MRC.

C. Bradley Kaye  
January 22, 2020  
Page Three

Given the context of the recyclables market and the limited options available for contractors desiring to enter the market, staff is recommending that City Council waive the requirements for rebidding the service at this time and instead authorize staff to enter into a three-year contract extension with Republic Services for continuation of the existing curbside collection program. The details of the contract extension are as outlined in Republic Services' attached proposal, and staff will work with the City Attorney's office to finalize and approve the contract extension documentation. In addition, staff is recommending that the Accounting Manager be authorized to issue a purchase order to Republic Services upon City Council approval of the FY2020/21 City Budget in the amount of \$584,100 to cover the cost of the first year of the new contract extension.

Respectfully submitted,



Karen Murphy  
Department of Public Services



Christina Evans  
Accounting Manager



4101 Holiday Drive Flint, MI 48507  
republicservices.com

December 16, 2019

Ms. Karen Murphy  
City of Midland  
4811 N. Saginaw Rd  
Midland, MI 48640

RE: Recycle Collection Extension Proposal

Dear Karen,

Thank you for the opportunity to propose an extension to our current contract for our monthly **Carted** recycle collection. Republic Services of Pinconning looks forward to continuing our long-term relationship while providing the best service to the residents of City of Midland we can provide. I have provided the following quote for your review in a three-year term. The new contract would expire June 30, 2023.

**Proposed Service:**

**Monthly Carted Recycle**

Republic Services will continue to provide each household with collection of carted recycle serviced monthly basis. The term for this option is based three (3) years.

**Pricing for Services:**

**Carted Monthly Recycle**

- \$3.49 per unit/month year one (\$2.96 haul rate/\$.53 processing rate)
- \$3.59 per unit/month year two
- \$3.70 per unit/month year three

**The new pricing will start July 1, 2020**

**All pricing will be subject to an annual price increase of 3%. This price increase will take place on the anniversary in years 2 and 3.**



**Recycle Rate Adjustments**

**Annual Recycling Adjustment.** In addition to the Annual Rate Adjustment, on each anniversary of the Effective Date of this Agreement, Republic shall evaluate and adjust, if needed, the Recycling Processing Charge (\$.53 in the first year) based on any changes in Commodity Sales, Processing Rates and/or Residual Costs. The Recycling Processing Charge over the average of the most recent twelve-month period shall be compared to the last identified Recycling Processing Charge to determine any change. A reduction in the Recycling Processing Charge shall result in a decreased price for the Recycling Processing Charge for the twelve months after the effective date of the Annual Recycling Adjustment. An increase in Recycling Processing Charge shall result in an increased price for the Recycling Processing Charge for the twelve months after the effective date of the Annual Recycling Adjustment, not to exceed \$.83. Increased cost in processing charges related to contaminations cannot be considered toward the annual recycling adjustment since the City of Midland recycling is commingled at the Republic Transfer Station. Should unforeseen circumstances cause at least a 20% change in Republic's Recycling Processing Charge, both parties agree to implement a mid-year adjustment, based on the volume of recycling collected from the City of Midland toward the Recycling Processing Charge for the next 6 months. After notification from Republic Services of an increase in the Recycling Processing Charge the City of Midland reserves the right to cancel this contract with a six (6) month notice to Republic Services.

On behalf of Republic Services of Pinconning, I want to thank you, the residents, Administration and the City Council for the opportunity to provide pricing for our recycle collection services for the residents of the City of Midland. We look forward to being a part of your community and look forward to the opportunity to continue to build a strong relationship. Should you have any questions, comments, and/or concerns, please do not hesitate to contact me at 810-691-2993.

Sincerely,



Gary Hicks  
Municipal Services Manager  
Tri-County Refuse Services Inc dba Republic Services of Flint/Pinconning

# DRAFT – DRAFT - DRAFT

## SECOND AMENDMENT TO THE AGREEMENT BETWEEN CITY OF MIDLAND REPUBLIC SERVICES OF NORTHERN MICHIGAN, LLC RECYCLING COLLECTION SERVICE CONTRACT Bid No. 3245

THIS SECOND AMENDMENT to the Agreement between the City of Midland, a Michigan municipal corporation of 333 W. Ellsworth Street, Midland, Michigan 48640 (hereinafter referred to as “City”) and Tri-County Refuse Service, Inc. d/b/a Republic Services of Pinconning, a Michigan profit corporation of 2401 E. Whitefeather Road, Pinconning, Michigan 48650 (hereinafter referred to as “Contractor”) is hereby entered into on the \_\_\_\_\_ day of \_\_\_\_\_, 2020.

The Agreement dated August 23, 2011 shall remain in full force and effect with the exception of the following agreed upon changes.

### **Section I: SCOPE OF WORK; Items Accepted Under Single Stream Recycling Program shall be amended as follows:**

All items must be contained within the recycling cart. This may require resident to cut items into smaller pieces prior to putting the items into the cart.

- Paper
- Cardboard (cut into pieces to fit inside bin)
- Newspapers
- Magazines & Catalogs
- Office paper
- Phone Books
- Clear Colorless Glass
- Steel & Tin Cans
- Aluminum Cans
- Household #1 - #7 Plastics (with Recycle Symbol)

### **Section II: MANAGEMENT; Contract Period, Pricing and Renewals shall hereby be amended as follows:**

The term of the contract shall be for a period of three (3) years commencing on July 1, 2020 and expiring on June 30, 2023. The three (3) year contract extension shall begin on July 1 2020 and expire on June 20 2023.

Pricing for the extension period, per stop, shall be as follows:

- Year 11: \$3.49 (\$2.96 collection and haul rate/\$.53 recycling processing rate)
- Year 12: \$3.59 (\$3.06 collection and haul rate/\$.53 recycling processing rate)
- Year 13: \$3.70 (\$3.17 collection and haul rate/\$.53 recycling processing rate)

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In addition to the Annual Rate Adjustment for collection and hauling on each anniversary of the effective date of this agreement, Republic shall evaluate, and adjust if needed, the Recycling Processing Rate (\$.53 in the first year) based on any changes in Commodity Sales, Processing Rates and/or Residual Costs. The Recycling Processing Rate over the average of the most recent twelve-month period shall be compared to the last identified Recycling Processing Rate to determine any change. A reduction in the Recycling Processing Rate shall result in a decrease price for the Recycling Processing Rate for the twelve months after the effective date of the Annual Recycling Adjustment. An increase in the Recycling Processing Rate shall result in an increased price for the Recycling Processing Rate for the twelve months after the effective date of the Annual Recycling Adjustment, not to exceed (\$.83). Increased costs in processing charges related to contamination cannot be considered toward the Annual Recycling Adjustment since the City of Midland recycling is commingled at the Republic transfer station.

Should unforeseen circumstances cause at least a 20% change in Republic’s Recycling Processing Rate, both parties agree to implement a mid-year adjustment, based on the volume of recycling collected from the City of Midland toward the Recycling Processing Rate for the next six months.

After notification from Republic Services of an increase in the Recycling Processing Rate the City of Midland reserves the right to cancel this contract with a 6-month notice to Republic Services.

Rate adjustments due to governmental surcharges, taxes, fees or changes in law imposed after the contract start date that increase the cost of collection for the Contractor shall be negotiated between the City and the Contractor. The rate increase shall be agreed to in good faith by both parties to reflect the actual increased cost made retroactive to the date of the increase and made payable upon the next available City budget adjustment period. The contractor shall not be entitled to any such increase associated with violations of the law, regulations, ordinances or permit conditions.

**Attachment A: Current Private Street listing shall hereby be amended as follows:**

**In addition the following has been agreed by both parties:**

- There shall be a maximum of three (3) Republic 96 gallon recycling carts per address
- The Contractor shall deliver educational information and 3-year collection (2020-2023) schedule magnets based on the specific recycling schedule for each address

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to each address via U. S. Mail no later than June 1, 2020. All costs associated with the delivery of the magnets shall be the responsibility of the Contractor. The contractor will also be responsible for printing costs of the education component. The City will be responsible for providing the magnets to the Contractor.

- Contractor shall continue to provide on-going maintenance of all Republic recycle carts at no charge to the City or resident. The carts will remain the property of the Contractor.
- Contractor shall continue on-going twice weekly delivery and maintenance of Republic recycling carts at no charge to the City or resident.
- Contractor shall provide the daily weight of recycling collected from the City of Midland to the City on a monthly basis.

All other terms and conditions shall remain in full force and effect unless changed in writing by mutual agreement of all parties.

City of Midland,  
a Michigan municipal corporation

\_\_\_\_\_ By: \_\_\_\_\_  
Maureen Donker, Mayor

\_\_\_\_\_ By: \_\_\_\_\_  
Erica Armstrong, City Clerk

Tri-County Refuse Service, Inc.  
d/b/a Republic Services of Pinconning

\_\_\_\_\_ By: \_\_\_\_\_  
Its:

Drafted by: James O. Branson III, Midland City Attorney  
Reviewed for content by: Karen Murphy, Director of Public Services



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BY COUNCILMAN

WHEREAS, at the June 28, 2010 meeting of City Council, Council approved a five-year agreement with Tri-County Refuse Service Inc., d/b/a Republic Services of Flint/Pinconning, to provide single-stream curbside recycling collection services; and

WHEREAS, a five-year extension of said agreement was approved by Council to cover the period from July 1, 2015 – June 30, 2020; and

WHEREAS, after extensive research of options for continuing recycling services, City staff does not believe that seeking competitive bids in the current recycling market will be productive; and

WHEREAS, staff have negotiated a three-year contract extension with Republic Services where the increased cost of processing the recyclable materials will be passed onto the City, resulting in an increase of \$103,766 in 2020/21 for continuation of existing curbside recycling services; now therefore

RESOLVED, that the requirement for competitive bidding is hereby waived as impractical in accord with Section 2-18 of the Code of Ordinances; and

RESOLVED FURTHER, that the Mayor and City Clerk are hereby authorized to execute a three-year agreement to extend the current contract with Tri-County Refuse Service Inc., dba Republic Services of Flint/Pinconning, as approved by the City Attorney; and

RESOLVED FURTHER, that the Accounting Manager is authorized to issue a purchase order to Tri-County Refuse Service Inc., dba Republic Services of Flint/Pinconning, in the amount of \$584,100 upon City Council approval of the FY2020/21 City Budget.

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yeavote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk

**Item Attachment Documents:**

4. \* Washington Woods Exterior Door Replacement – Bid No. 4053. MURSCHEL

**SUMMARY REPORT TO MANAGER**  
for City Council Meeting of January 27, 2020

**SUBJECT:** Washington Woods Exterior Door Replacement

**INITIATED BY:** Washington Woods

**RESOLUTION**

**SUMMARY:** This resolution authorizes the purchase of exterior door replacements at Washington Woods Senior Living Community using Community Development Block Grant Funds and authorizes a purchase order to Schwind Construction & Consulting for \$64,050.00.

**ITEMS ATTACHED:**

1. Letter of Transmittal
2. Bid Tabulation for Bid No. 4053
3. Resolution

**COUNCIL ACTION:**

1. 3/5 vote required to approve resolution

Grant Murschel  
Director of Planning and Community Development

GRM/cls



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January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland, Michigan

Dear Mr. Kaye:

Historically, Washington Woods Senior Living Community has applied for and been approved on many occasions for Community Development Block Grants (CDBG). These funds are appreciated as they have enhanced the lives of the residents who reside at Washington Woods. The current FY 2019/20 budget for Washington Woods includes CDBG funds awarded by City Council on December 16, 2019 for the purchase and installation of twelve (12) exterior doors at Washington Woods as part of the collection of energy efficiency upgrades.

Currently, the exterior doors at Washington Woods are all original to the building. These doors are constructed of steel and have reached their lifetime ability to function properly, securely, and energy efficiently. Many are rusted through and many do not shut properly, leaving room for security issues as they continue to deteriorate as well as energy inefficiencies in and around the door frames.

The new exterior door replacement was advertised for competitive bid and received four (4) bids. The bid from Schwind Construction & Consulting of Midland, Michigan was the low bid when the base bid was combined with alternate number three. A copy of the bid tabulation sheet is enclosed.

Washington Woods would like to move forward with the base bid and alternate number three based on availability of the awarded grant funding to cover the costs in its entirety. Following review by staff, it has been determined that this company is able to meet all the required bid specifications within the approved budget limits.

Enclosed for City Council is a resolution to accept the bid submitted by Schwind Construction & Consulting of Midland, Michigan for the new exterior doors at Washington Woods and authorize the Accounting Manager to issue a purchase order in the amount of \$64,050.00 to Schwind Construction & Consulting. It is further requested for the City Manager to approve change orders in an aggregate amount not to exceed \$3,200 or approximately five (5) percent of the contract.

Sincerely,

Grant Murschel  
Director of Planning and Community Development

Christina Evans  
Accounting Manager

GRM/kl



Tabulation for:  
Bid 4053 - Washington Woods Door Replacement  
January 7, 2020; 2:00 pm

<b>Bidder</b>		<b>Lump Sum</b>	<b>Alternate 1</b>	<b>Alternate 2</b>	<b>Alternate 3</b>
Gerald G. Bergman, Inc	Saginaw, MI	41,870.00	39,195.00	53,000.00	68,070.00
Schwind Construction & Consulting	Midland, MI	43,150.00	40,400.00	56,450.00	64,050.00
IDN Door and Hardware	Livonia, MI	47,276.00	42,294.00	53,780.00	65,895.00
Three Rivers Corporation	Midland, MI	48,000.00	45,450.00	66,400.00	82,500.00



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BY COUNCILMAN

WHEREAS, Washington Woods Senior Living Community is in need of new exterior doors; and

WHEREAS, Washington Woods has been approved to use up to \$191,718.00 of Community Development Block Grant (CDBG) funding for energy efficiency projects; and

WHEREAS, new exterior doors is one of the Washington Woods energy efficient projects; and

WHEREAS, sufficient funds are included in the Capital Outlay and Building Additions account of the approved 2019/20 Washington Woods budget; now therefore

RESOLVED, that the low sealed bid proposal meeting City specifications submitted by Schwind Construction & Consulting of Midland, Michigan for the new exterior doors in their response to Bid No. 4053 is hereby accepted: and

RESOLVED FURTHER, that the Accounting Manager is authorized to issue a purchase order in the amount of \$64,050.00 to Schwind Construction & Consulting of Midland, Michigan in accord with the resolution and the City of Midland specifications; and

RESOLVED FURTHER, that the City Manager is authorized to approve change orders modifying or altering this contract in an aggregate amount not to exceed \$3,200.

RESOLVED FURTHER, that the City Manager is authorized to execute any associated documents in accordance with the proposal and the City of Midland specifications once prepared by and/or approved by the City Attorney.

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yea vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk

**Item Attachment Documents:**

5. \* Set a Public Hearing to amend the FY 2019-20 Major Street Fund budget. FREDRICKSON
  - a. Add expenditure for Cambridge Street reconstruction
  - b. Increase expenditures for construction costs related to the 2020 Eastman Avenue Reconstruction project

**SUMMARY REPORT TO MANAGER**  
for City Council Meeting of January 27, 2020

**SUBJECT:** Amending the 2019-20 Major Street Fund Budget to fund construction costs related to the 2020 Eastman Avenue Construction and 2020 Cambridge Street reconstruction projects.

**INITIATED BY:** City of Midland Engineering Department

**RESOLUTION SUMMARY:**

This resolution supports the construction on Eastman Avenue and Cambridge Street and sets a public hearing for a budget amendment by:

- a. Setting a public hearing for Monday February 10, 2020, in the Council Chambers of City Hall on the proposal to amend the 2019-20 Major Street Fund budget to increase revenues and expenditures by \$450,000 for the Eastman Avenue project.
- b. Setting a public hearing for Monday February 10, 2020, in the City Council Chambers of City Hall on the proposal to amend the 2019-20 Major Street Fund budget to increase revenues and expenditures by \$220,000 to add the Cambridge Street project.

**ITEMS ATTACHED:**

- 1. Letter of Transmittal
- 2. Resolutions
- 3. Location Maps

**COUNCIL ACTION:**

- 1. 3/5 vote required to approve resolution

Joshua Fredrickson  
Engineering Department



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January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland, Michigan

Dear Mr. Kaye:

Two Major Street projects require additional funding in order to be completed. One is a project on Eastman Avenue and the other, a project on Cambridge Street. The project on Eastman Avenue is related to traffic concerns. The Cambridge Street project is related to a change in construction method.

#### Eastman Avenue

Eastman Avenue traffic congestion has been a community concern for several years. In 2005, the City of Midland commissioned DLZ, Michigan (DLZ) to perform a study of traffic conditions along the Eastman Avenue corridor generally between Wackerly Street and Joe Mann Boulevard and derive potential solutions. Three alternatives were developed at the time, each in excess of 10 million dollars. Due to the anticipated high cost of the solution, it was desired to develop lower cost alternatives to address traffic. Interim alternatives were subsequently developed by DLZ in 2006. Design plans were then developed for the selected preferred interim alternative and in 2008 the project was put on hold due to poor economic conditions.

In 2017, DLZ was contracted to re-evaluate and update the Eastman Avenue interim alternatives study completed in 2006. This update was done using updated traffic volumes. The update indicated that traffic volumes had not increased at the rate projected in 2006. The findings of the updated 2017 study indicated that based on the current traffic volumes, the interim preferred alternative chosen in 2006 remains a valid solution to help reduce traffic congestion along this section of Eastman Avenue.

Funding for the Eastman Avenue project from Airport Road to Joe Mann Boulevard was included in the 2016-17 budget. The scope of the project includes the preferred alternative solution presented by DLZ from 2006 which is the construction of a dedicated right turn lane for southbound Eastman Avenue at Airport Road. An additional southbound through lane will also be added for a segment north of Airport Road. Eastman Avenue will also be resurfaced from Wackerly Street to Joe Mann Boulevard.

Rowe Professional Services Company (Rowe) was hired in 2018 to develop construction plans and specifications for bidding purposes. In May 2019 construction bids were received and reviewed by the City. Funding for the project was insufficient based on bids received

and the project was not awarded at that time for construction. Subsequent to the first bid we reviewed the plans and specification. Modifications were made to the schedule and specifications to provide cost savings to the project while maintaining the core of the original scope. The project was bid for a second time in January 2020. Although an improvement from the first bid cycle, the results of the 2020 bid opening remain that project funding is currently insufficient for construction.

Funding currently allocated to Eastman Avenue is \$1,100,000. Based on anticipated expenditures for engineering, inspection and construction an additional \$450,000 is needed to complete the project.

### Cambridge Street

A 36-inch water transmission main is located under Cambridge Street. Within the past couple of years, pipe issues have become apparent which have resulted in ongoing leaks and needed repairs. The leaks have been temporarily addressed, but a permanent replacement of the pipe is needed. Working with the City Water Department, a solution was identified and funding allocated for a permanent repair.

Funding to replace the pipe was included in the 2019-20 budget. At the time of the initial budget, the intent of the project was to place a smaller diameter pipe through the existing 36-inch pipe. By placing a smaller diameter pipe through the 36-inch pipe roadwork was not required and street funding was not included with the project.

Due to several factors including the geometry of the existing pipe, it was determined that the construction method needed to be revised. After review of several options, it was determined that a traditional open cut method would be most cost effective. The open cut method will result in removal of a portion of the roadway. Replacing the water main using the open cut method will result in removal and replacement of one lane of the roadway. Based on the condition of the road and replacement of one lane of the paved surface, it is reasonable to include the second lane of roadway for resurfacing. Based on anticipated expenditures for engineering, inspection and construction the cost estimate of the street portion of the project is \$220,000. For the pipe replacement, \$750,000 was included in the 2019-20 budget for the water main replacement and is anticipated to be sufficient for the pipe replacement using an open cut method.

### Summary

Attached are two resolutions to establish a public hearing on February 10, 2020 to amend the fiscal year 2019-20 Major Street Fund budget by increasing both revenue and expense. The increase associated for the Eastman Avenue project is an amount of \$450,000. Cambridge Street adds a street project in the amount of \$220,000. Funding for the proposed budget amendment would come from existing fund balance.

Respectfully submitted,



Joshua N. Fredrickson  
City Engineer



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BY COUNCILMAN

WHEREAS, construction costs have been obtained for the proposed Eastman Avenue construction project which adds a southbound through lane, a southbound turn lane and makes pavement improvements between Airport Road and Joe Mann Boulevard; and

WHEREAS, funding for the Eastman Avenue construction project is in the 2019-20 fiscal budget and is insufficient for construction cost; now therefore

RESOLVED, that in accord with Section 11.6 of the Charter of the City of Midland, a public hearing shall be conducted at 7:00 p.m., Monday, February 10, 2020, in the Council Chambers of City Hall on the proposal to amend the 2019-20 Major Street Fund budget by increasing both revenue and expense by \$450,000 for the 2020 Eastman Avenue project and direct the City Clerk to give notice as provided in Section 5.11 of the Charter of the City of Midland.

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yeas vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk



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BY COUNCILMAN

WHEREAS, scope changes to the Cambridge Street Water main project will be an open trench excavating resulting in the removal and replacement of the paved roadway surface; and

WHEREAS, funding is not included in the 2019-20 budget for the street portion of Cambridge Street; now therefore

RESOLVED, that in accord with Section 11.6 of the Charter of the City of Midland, a public hearing shall be conducted at 7:00 p.m., Monday, February 10, 2020, in the Council Chambers of City Hall on the proposal to amend the 2019-20 Major Street Fund budget by increasing both revenue and expense by \$220,000 for the Cambridge Street reconstruction project and direct the City Clerk to give notice as provided in Section 5.11 of the Charter of the City of Midland.

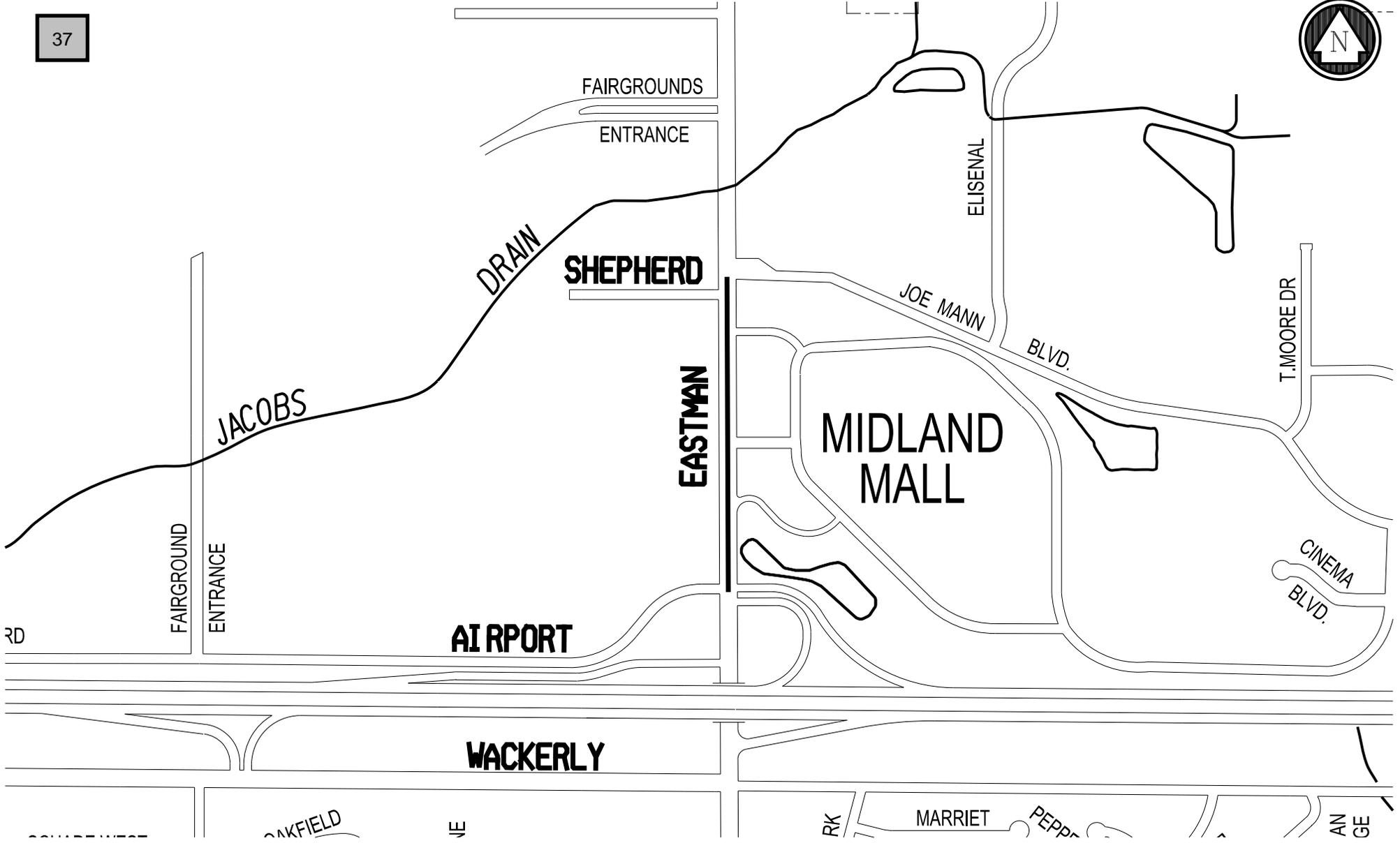
YEAS:

NAYS:

ABSENT:

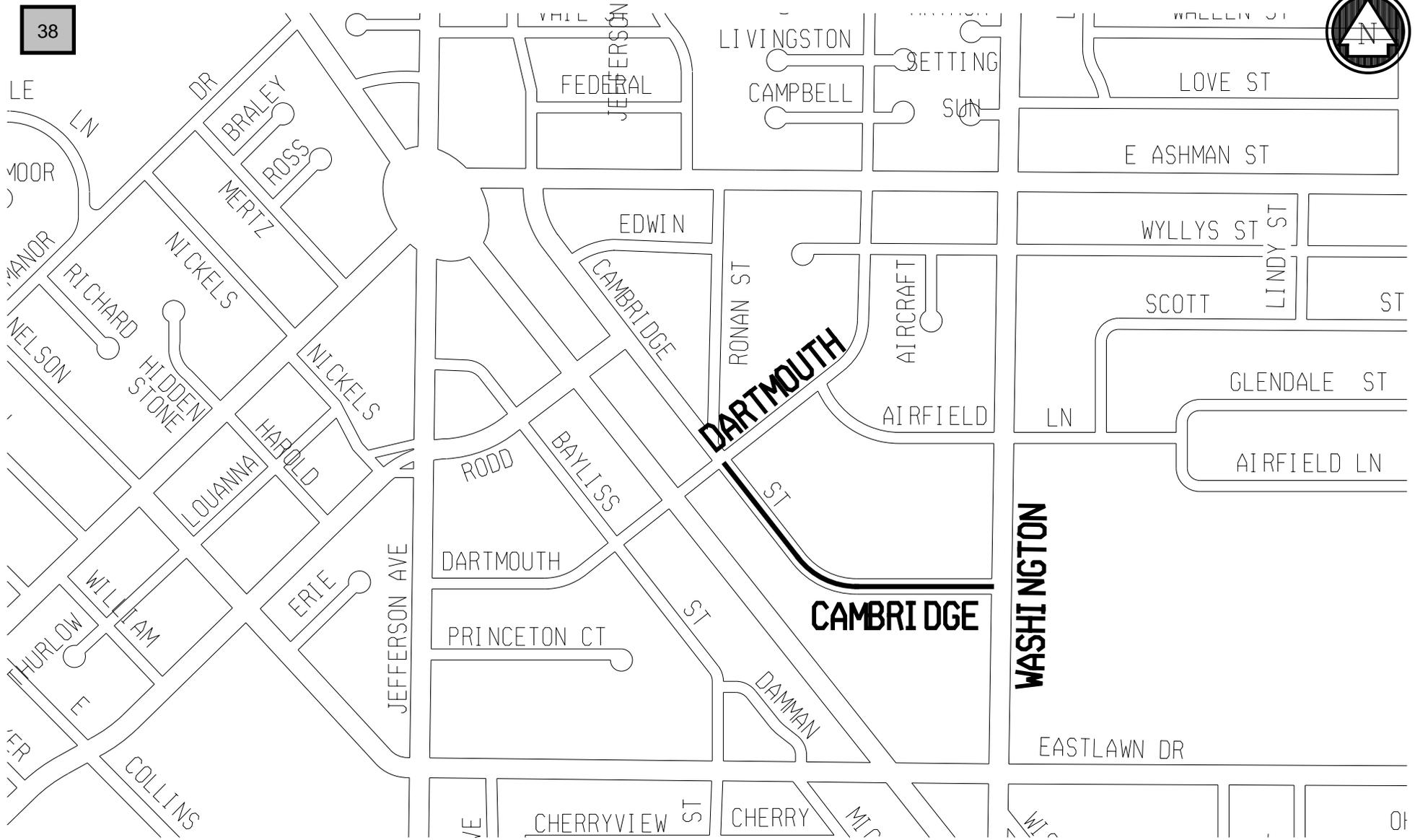
I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yeas vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk



# EASTMAN AVENUE RECONSTRUCTION

## AIRPORT TO SHEPHERD



# CAMBRIDGE ST. RECONSTRUCTION

## WASHINGTON TO DARTMOUTH

**Item Attachment Documents:**

6. \* Set a public hearing on the proposed amendment to the Washington Woods budget for fiscal year 2019-20. MURSCHEL

**SUMMARY REPORT TO MANAGER**  
for City Council Meeting of January 27, 2019

**SUBJECT:** Washington Woods Budget Amendment

**INITIATED BY:** Washington Woods

**RESOLUTION**

**SUMMARY:** This resolution schedules a public hearing for February 10, 2020 on a proposal to amend the fiscal year 2019-20 Washington Woods budget to reflect a Community Development Block Grant for the purpose of Energy Efficiency Projects.

**ITEMS ATTACHED:**

1. Letter of Transmittal
2. Resolution

**COUNCIL ACTION:**

1. 3/5 vote required to approve resolution

Grant Murschel  
Director of Planning and Community Development

GRM



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January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland Michigan

Dear Mr. Kaye:

The 2019-20 Washington Woods budget was most recently amended on December 16, 2019 following the amendments made to the Community Development Block Grants (CDBG) budget that same evening. It was the intention of staff that the Washington Woods budget be amended at that time to accurately reflect the change in the CDBG grant awards for the year. Since approval of this amendment, however, it has been determined that the Washington Woods budget must be further amended to reflect the CDBG amendments that were made on July 22, 2019 when CDBG awards were originally made for the year.

In a typical year, the CDBG budget is approved a couple weeks prior to the adoption of the full City budget. In 2019, the process did not follow a typical year as the final CDBG annual allocation from the U.S. Department of Housing and Urban Development (HUD) was not received by the City until late May. Following the need for final City Housing Commission review and the 30-day public comment period, the 2019-20 CDBG budget was not adopted until July 22, 2019.

Comparatively, the Washington Woods budget was adopted as part of the full City budget on May 20, 2019. In order for the Washington Woods budget to reflect the CDBG awards for the year which were not finalized until June/July, its budget should also have been amended in July 2019. As this was not completed, staff is proposing the enclosed amendments to reconcile the differences that have been discovered.

The December 16, 2019 budget amendments for Washington Woods partially corrected the facility's budget but a further amendment is needed to fully reconcile its budget to the current CDBG budget. To complete the correction, Washington Woods budget is proposed to be amended by eliminating the original CDBG award of \$42,803 for asphalt repairs and replacing it with the updated award of \$191,718 for energy efficiency upgrades. This amendment would adjust revenues and expenses accordingly.

Amending a budget requires a public hearing and City Council involvement at two separate meetings. At the first meeting, City Council sets the date for a public hearing. At the second meeting, City Council holds a public hearing and may then proceed to decide on the budget amendment.

Attached for consideration is a resolution that establishes a public hearing to be held on February 10, 2020 to amend the Washington Woods budget accordingly.

Sincerely,



Grant Murschel  
Director of Planning & Community Development

GRM



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BY COUNCILMAN

WHEREAS, Washington Woods was originally budgeted for a Community Development Block Grant (CDBG) allocation of \$42,803 on May 20, 2019 for the 2019-20 fiscal year; and

WHEREAS, the CDBG budget, as amended on December 16, 2019, now allocates an award amount of \$191,718 for energy efficiency upgrades, and

WHEREAS, it is necessary to amend the FY 2019-20 Washington Woods budget to include the accurate CDBG funding award; now therefore

RESOLVED, that in accord with Section 11.6 of the Charter of the City of Midland, a public hearing shall be conducted at 7:00 p.m., Monday, January 27, 2020, in the Council Chambers of City Hall on the proposal to amend the 2019-20 Washington Woods budget by decreasing revenues and expenditures by \$42,803 and increasing revenues and expenditures by \$191,718 to recognize the accurate allocations from the 2019-20 CDBG budget for energy efficiency upgrades.

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yea vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk

**Item Attachment Documents:**

7. \* Zoning Petition No. 628 - Set a public hearing to amend the City of Midland Zoning map by rezoning property located at 3115 Isabella Street from RB Multi-Family Residential to RA-1 Single Family and Two Family Residential Zoning. MURSCHEL

**SUMMARY REPORT TO CITY MANAGER**  
for City Council Meeting of January 27, 2020

**SUBJECT:** Zoning Amendment Petition No. 628 (Rezoning Request)

**INITIATED BY:** Shannon Romanik

**RESOLUTION**

**SUMMARY:** Action to set a public hearing to amend the City of Midland Zoning Map by rezoning property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential.

**ITEMS ATTACHED:**

1. Letter of Transmittal
2. Resolution
3. Staff Report
4. Planning Commission Minutes
5. Location Maps
6. Communication

**CITY COUNCIL ACTION:**

1. Public hearing is required. Date: February 24, 2020
2. Advertising Date: February 8, 2020
3. Public hearing notification to area residents mail date: February 7, 2020
4. 3/5 vote required to approve resolution.

Grant Murschel  
Director of Planning & Community Development

GRM/rmg



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January 22, 2020

C. Bradley Kaye, AICP CFM  
City Manager  
City of Midland  
Midland Michigan

Dear Mr. Kaye:

At its meeting on Tuesday, January 14, 2020, the Planning Commission considered Zoning Petition No. 628, the request of Shannon Romanik to rezone property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential.

During the public hearing, the applicant offered the condition that the rezoning not take effect until the closing date on the property, which will complete the pending sale between Shelterhouse (current owner/seller) and Romanik (buyer). Shelterhouse is agreeable to this as the organization must maintain operations within this facility until they can move into their new facility at 2500 Waldo Avenue. The new facility is currently under construction with an estimated move-in date of April 1, 2020.

After deliberation on the petition, the Planning Commission took the following action:

Motion by Heying and second by Hanna to recommend to City Council the approval of Zoning Petition No. 628 initiated by Shannon Romanik to rezone property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential, with the condition that the rezoning not take effect until the closing date on the sale of the property from Shelterhouse to Romanik.

Vote on the motion:

- YEAS: Bain, Hanna, Heying, Koehlinger, Mayville, Rodgers and Sajbel
- NAYS: None
- ABSENT: Pnacek
- ABSTAIN: Broderick

The motion was approved 7 to 0.

One (1) written public comment in support, and three (3) public comments in support were made during the public hearing on this request.

Following the action by the Planning Commission, further discussion with the City Attorney has taken place regarding the City’s ability to work with the condition offered by the applicant. It has been determined that City Council is unable to take final action on the rezoning but not have it take effect until some unspecified date after the property purchase has been completed. As such, staff is proposing that final enactment of the zoning ordinance amendment not take place until after the closing. The public hearing can still move forward on February 24. A resolution of support could also be adopted at that

time, with direction to staff that the official ordinance amendment be presented for consideration following completion of the property sale. Staff would then work with both the buyer and seller regarding the closing date and bring forward the amending ordinance for final consideration of the rezoning at the first City Council meeting after the closing takes place. It is anticipated that this date would be sometime in the latter parts of March or early April.

A resolution to set the public hearing for February 24, 2020 is enclosed for City Council consideration.

Sincerely,



Grant Murschel  
Director of Planning & Community Development

GRM/rmg



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BY COUNCILMAN

WHEREAS, a public hearing was held by the Planning Commission on Tuesday, January 14, 2020 for property located at 3115 Isabella Street for the purpose of considering the advisability of amending the Zoning Map of Ordinance No. 1585, the Zoning Ordinance of the City of Midland, from RB Multiple Family Residential to RA-1 Single Family Residential; now therefore

RESOLVED, that notice is hereby given that a public hearing will be held by the City Council on Monday, February 24, 2020 at 7:00 p.m. in the Council Chambers, City Hall, for the purpose of considering the advisability of amending the Zoning Map of Ordinance No. 1585, the Zoning Ordinance of the City of Midland, as set forth in the following proposed Ordinance, which is hereby introduced and given first reading; and

RESOLVED FURTHER, that the City Clerk is hereby directed to notify property owners within three hundred (300) feet of the area proposed to be rezoned by transmitting notice on or before February 7, 2020 and to publish said notice on February 8, 2020.

ORDINANCE NO. \_\_\_\_\_

AN ORDINANCE TO AMEND ORDINANCE NO. 1585, BEING AN ORDINANCE TO REGULATE AND RESTRICT THE LOCATION OF TRADES AND INDUSTRIES AND THE LOCATION OF BUILDINGS DESIGNED FOR SPECIFIC USES, TO REGULATE AND LIMIT THE HEIGHT AND BULK OF BUILDINGS HEREAFTER ERECTED OR ALTERED, TO REGULATE AND DETERMINE THE AREA OF YARDS, COURTS, AND OTHER OPEN SPACES SURROUNDING BUILDINGS, TO REGULATE AND LIMIT THE DENSITY OF POPULATION, AND FOR SAID PURPOSES, TO DIVIDE THE CITY INTO DISTRICTS AND PRESCRIBE PENALTIES FOR THE VIOLATION OF ITS PROVISIONS BY AMENDING THE ZONING MAP TO PROVIDE AN RC REGIONAL COMMERCIAL ZONING DISTRICT, WHERE A RB MULTIPLE FAMILY RESIDENTIAL ZONING DISTRICT PRESENTLY EXISTS.

The City of Midland Ordains:

Section 1. That the Zoning Map of Ordinance No. 1585, being the Zoning Ordinance of the City of Midland, is hereby amended as follows:

A PARCEL OF LAND SITUATED IN THE CITY OF MIDLAND, MORE PARTICULARLY DESCRIBED AS LOTS 28, 29, 30 CHIP RIV ASSRS PLAT.

Be, and the same is hereby changed to RA-1 Single Family Residential zoning.

Section 2. All Ordinances or parts of Ordinances in conflict herewith are hereby repealed only to the extent necessary to give this Ordinance full force and effect.

Section 3. This Ordinance shall take effect upon publication.

Vote on the motion:

YEAS:

NAYS:

ABSENT:

I, Erica Armstrong, City Clerk, City of Midland, Counties of Bay and Midland, State of Michigan, do hereby certify that the foregoing is a true and correct copy of a resolution adopted by a yea vote of all the Councilmen present at a regular meeting of the City Council held Monday, January 27, 2020.

\_\_\_\_\_  
Erica Armstrong, City Clerk



**STAFF REPORT TO THE PLANNING COMMISSION  
JANUARY 14, 2020**

Subject: Zoning Petition #628 (Rezoning Request)

Applicant: Shannon Romanik

Location: 3115 Isabella Street

Area: 5.095 acres

Existing zoning: RB Multiple Family Residential

Proposed zoning: RA-1 Single Family Residential

Adjacent Zoning: North: RA-1 Single Family Residential, RB Multiple Family Residential  
 South: Chippewa River (township zoning)  
 East: RA-1 Single Family Residential  
 West: RA-1 Single Family Residential

Adjacent Development: North Place of worship, multi-family residential  
 South Chippewa River  
 East Single family residential  
 West Single family residential

**REPORT**

Zoning Petition No. 628, initiated by Shannon Romanik, proposes to rezone the property known as 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential. The applicant requests that the rezoning of the property be enacted upon the sale of the property. There are no other conditions offered by the applicant; therefore, the full contents and permitted uses within the RA-1 Single Family Residential zoning district must be considered.

*Aerial location maps, current zoning, and Future Land Use designation maps are enclosed.*

**BACKGROUND**

The property is located in a predominantly residential area of the city with some retail use and a place of worship. The subject parcel as well as the land to the immediate east and west are planned for low density residential purposes. Property to the north is planned for high density residential use. The Chippewa River exists as the southern boundary to the subject parcel.

According to Article 21 of the City Zoning Ordinance, the purpose of the Residential Districts are to provide for single family and two family detached residential development. The RA-1 Single Family Residential district has minimum area, density, and building placement requirements to provide different housing types to accommodate the varied needs of the population. It is further the intent of these Districts to permit a limited range of uses that are related to and compatible with residential land use, and which would contribute to the richness and stability of neighborhoods. Uses that would interfere with the quality of single family residential life are prohibited in these Districts. This parcel is bounded by Isabella Street (M-20) at the north and the Chippewa River at the south.

## ASSESSMENT

In accordance with Section 30.03(D) of the Zoning Ordinance, the Planning Commission and City Council shall at minimum, consider the following before taking action on any proposed zoning map amendment:

**1. Is the proposed amendment consistent with the City's Master Plan?**

Yes. The Future Land Use map of the City's Master Plan identifies this property as low density residential. RA-1 zoning is considered an appropriate application of low density residential planning.

**2. Will the proposed amendment be in accordance with the intent and purpose of the Zoning Ordinance?**

"Section 1.02 B Intent : It is the purpose of this Zoning Ordinance to promote the public health, safety, comfort, convenience, and general welfare of the inhabitants of Midland by encouraging the use of lands and natural resources in accordance with their character, adaptability and suitability for particular purposes; to enhance social and economic stability; to prevent excessive concentration of population; to reduce hazards due to flooding; to conserve and stabilize the value of property; to provide adequate open space for light and air; to prevent fire and facilitate the fighting of fires; to allow for a variety of residential housing types and commercial and industrial land uses; to minimize congestion on the public streets and highways; to facilitate adequate and economical provision of transportation, sewerage and drainage, water supply and distribution, and educational and recreational facilities; to establish standards for physical development in accordance with the objectives and policies contained in the Master Plan (Comprehensive Development Plan); and to provide for the administration and enforcement of such standards."

Yes. In staff's opinion, the proposed rezoning would promote the intent of the Zoning Code through reclassification of the parcel as stated (outlined below) because the proposed rezoning reflects the desires of the Master Plan for this property complies with regulations of the zoning ordinance.

**3. Have conditions changed since the Zoning Ordinance was adopted that justifies the amendment?**

Yes, the pending relocation of the existing non-profit that has used this property for many years is taking place within a few months' time. The existing owners (the non-profit) are wanting to sell the property as they will no longer use it.

**4. Will the amendment merely grant special privileges?**

No, the area is planned for low density residential use. As such, the proposed zoning amendment is in line with the Master Plan and allows for consistent zoning of properties to the north of the Chippewa River. The applicant is offering that the rezoning not be official until the property sale closing takes place. This will allow for the existing use to be maintained compliantly, as it is today, without modifying the conforming status.

**5. Will the amendment result in unlawful exclusionary zoning?**

No, the amendment would result in standard residential zoning that is located frequently within the city limits.

**6. Will the amendment set an inappropriate precedent?**

No, the zoning petition is supported by the City's updated Master Plan and its Future Land Use map.

**7. Is the proposed zoning consistent with the zoning classification of surrounding land?**

Yes, the properties to the north, east and west are zoned RA-1 Single Family Residential, with the exception being the RB Multiple Family zoned property to the northeast.

**8. Is the proposed zoning consistent with the future land use designation of the surrounding land in the City Master Plan?**

Yes, the Master Plan supports the subject parcel to be zoned and used as low density residential along with lands to the east and west.

**9. Could all requirements in the proposed zoning classification be complied with on the subject parcel?**

Yes, the subject parcel could meet all requirements of the RA-1 Single Family Residential district. It should be noted though that after a period of discontinued use of 180 days, the property could not be used as a shelter and non-profit offices as it is today.

**10. Is the proposed zoning consistent with the trends in land development in the general vicinity of the property in question?**

Yes, residential zoning of the subject parcel is consistent with the current development and use in this area of Isabella Street (M-20).

**ADDITIONAL STAFF COMMENTS**

One (1) written public comment has been received in support of the petition at the time this report was drafted. It should also be noted that the existing owner, the Council on Domestic Violence and Sexual Assault (Shelterhouse) has consented to the rezoning request.

As mentioned previously, the applicant and the existing owner desire for the zoning change to be effective at the time of closing on the property. A closing date has not yet been set but staff anticipates the applicant and seller to discuss this information at the January 14 meeting in further detail. Additional information will be presented by staff at that time.

**STAFF RECOMMENDATION**

Upon review of the requested zoning change, staff recommends approval of the rezoning petition for the following reasons:

- The request is consistent with the City’s Master Plan and its Future Land Use map.
- The request is appropriate given the zoning and use of adjacent parcels.

**PLANNING COMMISSION ACTION**

Staff currently anticipates that the Planning Commission will hold a public hearing on this request during its regular meeting on January 14, 2020 and will formulate a recommendation to City Council thereafter. If recommended to City Council the same evening, we anticipate that on January 27, 2020 the City Council will set a public hearing on this matter. Given statutory notification and publication requirements, the City Council will schedule a public hearing for February 24, 2020 at which time a decision will be made on the proposed zoning change. Please note that these dates are preliminary and may be adjusted due to Planning Commission action and City Council agenda scheduling.

Respectfully Submitted,



Grant Murschel  
Director of Planning & Community Development

grm/NMW

**MINUTES OF THE REGULAR MEETING OF THE  
MIDLAND CITY PLANNING COMMISSION,  
TO TAKE PLACE ON TUESDAY, JANUARY 14, 2020 7:00 P.M.,  
COUNCIL CHAMBERS, CITY HALL, MIDLAND, MICHIGAN**

1. The meeting was called to order by Chairman Mayville at 7:00 p.m.
2. The Pledge of Allegiance was recited in unison by the members of the Commission and the other individuals present.
3. Roll Call  
**PRESENT:** Bain, Broderick, Hanna, Heying, Koehlinger, Mayville, Rodgers and Sajbel  
**ABSENT:** Pnacek  
**OTHERS PRESENT:** Grant Murschel, Director of Planning & Community Development, Nicole Wilson, Community Development Planner and sixteen (16) others.
4. **Approval of Minutes**  
Heying made a motion to approve the minutes of the regular meeting of December 10, 2019, seconded by Rodgers. Motion was approved 8-0.
5. **Public Hearings**
  - a. Zoning Petition No. 628 - initiated by Shannon Romanik to rezone property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential.  
  
Broderick indicated that she had a conflict of interest with the petition noting her involvement with the sale transaction. She excused herself from her chair and left the chamber. The other Commissioners noted her conflict and agreed with her decision to not participate in the discussion or deliberation.  
  
Murschel gave the staff presentation for Zoning Petition No. 628.  
  
Bain asked if the parcel was originally rezoned to accommodate Shelterhouse. Murschel said he could not definitely say this was the case but the property could have received other approvals to allow Shelter house to locate there.  
  
Bain further asked about the historic potential for a Native American burial area in this location. Murschel responded that in the past, federal grants were used in this location requiring an archeological review of the property prior to construction activities. Throughout that process soil testing was completed and the archeologist rendered an opinion that the construction would not have an impact on the burial ground and construction was able to commence. Murschel stated that the proposed change of zoning would not have an impact on the historic preservation of the site.  
  
Hanna commented that the use of the property was traditionally as a single family home, and then was converted to meet a need in the community.  
  
Heying asked about the condition to delay the rezoning until the time of closing. Murschel commented that while unusual with regard to intentionally delaying the rezoning, conditions are offered regularly.

Mayville commented that without the closing, the property zoning would remain RB. Mayville further asked about the advantages to RA-1 zoning as opposed to RB. Murschel responded that single family homes are not permitted in an RB zoning district and the applicant is desiring to use this property for single-family home purposes.

Petitioner Comments:

Shannon Romanik, 4900 Sturgeon Avenue

Ms. Romanik commented that her goal is really to provide a home for her family and thanked the Planning Commission for the opportunity to present this request.

Public Comments in support:

Janine Ouderkirk, 3115 Isabella Street

Ms. Ouderkirk commented that the move could not happen prior to April 1 due to the impending move and completion of construction of the organization's new facility. The existing house was built by a doctor in 1925 and served most notably as a shelter throughout the years, first ran by Midland County as Harbor House.

Gene Anderson 3309 Isabella Street

Immediate neighbor 'upstream' and welcomes the new neighbors to the area.

Meg Harding, 3319 Rivercrest Court

Neighbor a couple of houses upstream and noted that she moved to her residence in 1962 and is excited to see it returned to a family home.

Janet Lang Cannon, 2921 Chippewa Lane

Parents built their home in 1957. She also owns 2915 Chippewa Lane and stated that she remembers the history of the property. Ms. Cannon commented that she is concerned about the high-density/multi-family low income housing to the north.

Public Comments in opposition:

No comments were made in opposition.

Mayville closed the public hearing.

Bain made a motion to waive the rules of procedure and consider the zoning petition this evening. Seconded by Rodgers. Motion carries 7-0.

Hanna commented that this is a great opportunity to restore the home to its former use. Heying commented that the rezoning is a step in the process to return the building to a home and a challenge for someone to tackle but that it is good to see the use returned to single family.

Bain commented that the rezoning is consistent with the Master Plan and its Future Land Use Map.

Heying made a motion to recommend approval of Zoning Petition No. 628 initiated by Shannon Romanik to rezone property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential with the condition of the rezoning not taking effect until upon closing of the property. The motion was seconded by Hanna.

Yeas: Bain, Hanna, Heying, Koehlinger, Mayville, Rodgers and Sajbel

Nays: None

Abstain: Broderick  
Absent: Pnacek

Motion carries 7-0.

6. **Old Business** – None.

7. **Public Comments** (unrelated to items on the agenda) – None.

8. **New Business** – None.

9. **Communications**

a. Site Plan Review Process

Murschel gave a presentation related to the Site Plan Review.

Hanna asked about administrative action as relates to staff discretion and if this was meant to allow staff to approve plans that are denied by the Planning Commission. Murschel replied that staff would not have “veto” authority under this proposal and that any appeal option would remain with either the City Zoning Board of Appeals or City Council.

Mayville asked about the parameters that would be applied to administrative review. Murschel responded that those items have not yet been identified and that staff would bring forward a more detailed proposal. Mayville commented that this is a good discussion and good direction and suggested that assembling the square footage of the site plans reviewed in the previous years to identify an appropriate cutoff point.

Bain commented that the criteria often have objective criteria (e.g. Health & Safety) and how broadly the umbrella of that criteria are applied. Murschel responded that the criteria themselves do not identify the specific regulation. Murschel spoke to the site plan check list that has been developed that provides methodical check list of those criteria required by the ordinance. This helps to communicate what standards are to be and are being met. Bain further commented the need to identify clear lines of division between what is under our regulation power and what falls to other jurisdictions.

Heying asked for clarification of the timeline expected. Murschel responded that staff would bring forward a more detailed proposal at the first meeting in February. Murschel also commented that staff will be prepared to handle any public concerns or questions relating to this.

Hanna commented that the general public should be educated as to the processes. Murschel commented that an MCTV session will be filmed around education of the public of the site plan review process.

b. Capital Improvement Plan 2020-2026 - Enclosed within packet only. Staff presentation and public hearing scheduled for January 28, 2019.

10. **Report of the Chairperson** – None.

11. **Report of the Planning Director**

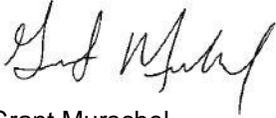
**12. Items for Next Agenda – January 28 , 2020**

- a. **Site Plan No. 395** - initiated by DGR Properties, LLC for site plan review and approval of a five (5) building, 32,100 square foot mini-storage facility located at 916 Waldo Avenue.
- b. **Site Plan No. 396** - initiated by D & M Site, Inc. for site plan review and approval for an 8,820 square foot medical office facility located at 217 N Saginaw Road.
- c. **Site Plan No. 397**- initiated by Jerome Schafer for site plan review and approval of two (2) site condominiums totaling 33 residential units located at 204 Commerce Drive.
- d. **Capital Improvement Plan 2020-2026** – Staff presentation and public hearing.

**13. Adjournment**

It was moved by Rodgers and seconded by Heying to adjourn at 8:06 p.m. Motion passed unanimously.

Respectfully submitted,

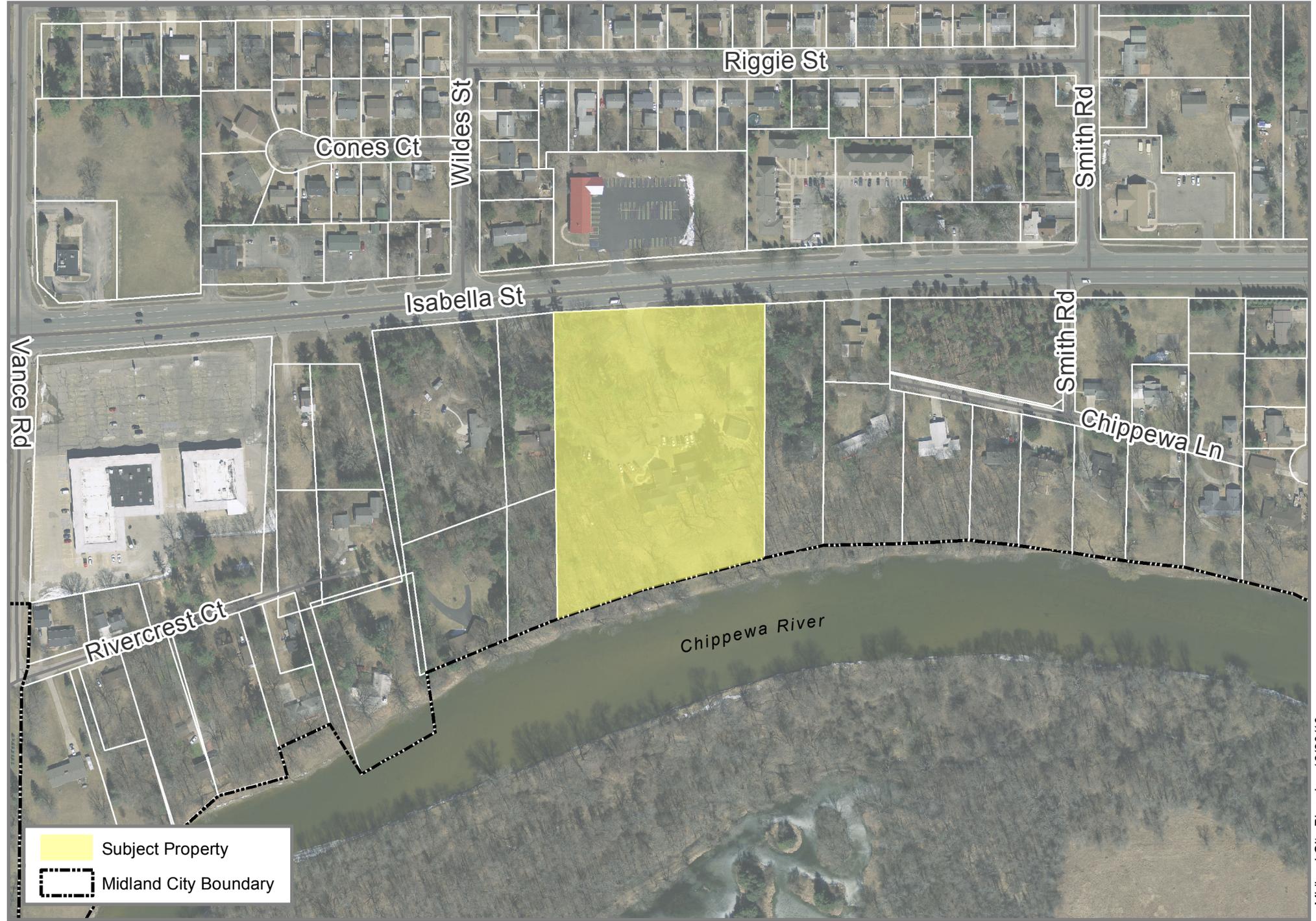


Grant Murschel  
Director of Planning & Community Development

MINUTES ARE NOT FINAL UNTIL APPROVED BY THE PLANNING COMMISSION

# ZP #628 | 3115 Isabella Street (M-20)

> R-56 Multiple-Family Residential to RA-1 Single Family Residential



56

Vance Rd

Cones Ct

Wildes St

Riggie St

Smith Rd

Isabella St

Smith Rd

Chippewa Ln

Rivercrest Ct

Chippewa River

-  Subject Property
-  Midland City Boundary

# ZP #628 | 3115 Isabella Street (M-20)

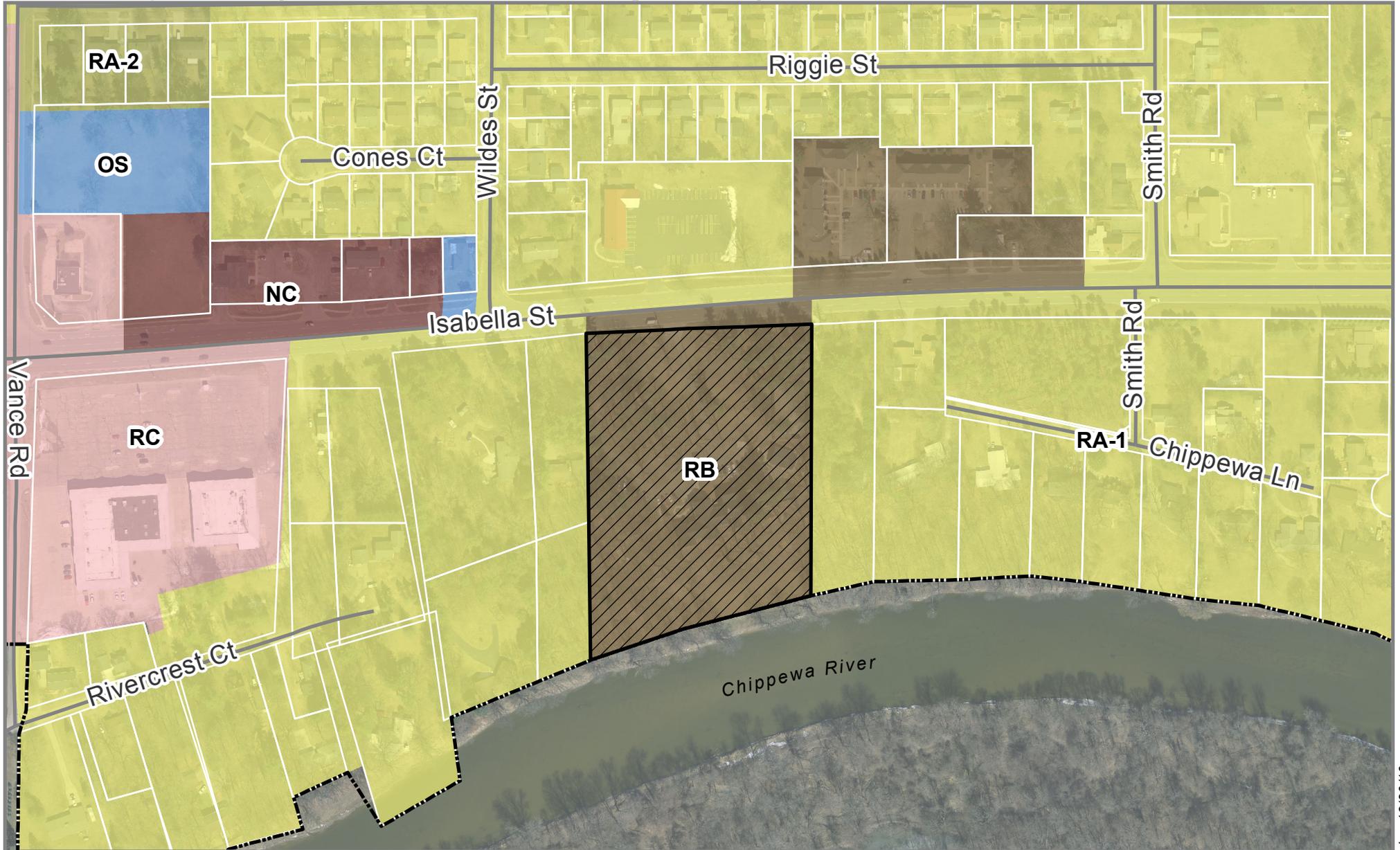
> **57** Multiple-Family Residential to RA-1 Single Family Residential



# ZP #628 | 3115 Isabella Street (M-20)

> RA-1 Single-Family Residential to RA-2 Single Family Residential

58



### CURRENT ZONING

- (RA-1) Single-Family Residential
- (RA-2) Single-Family Residential

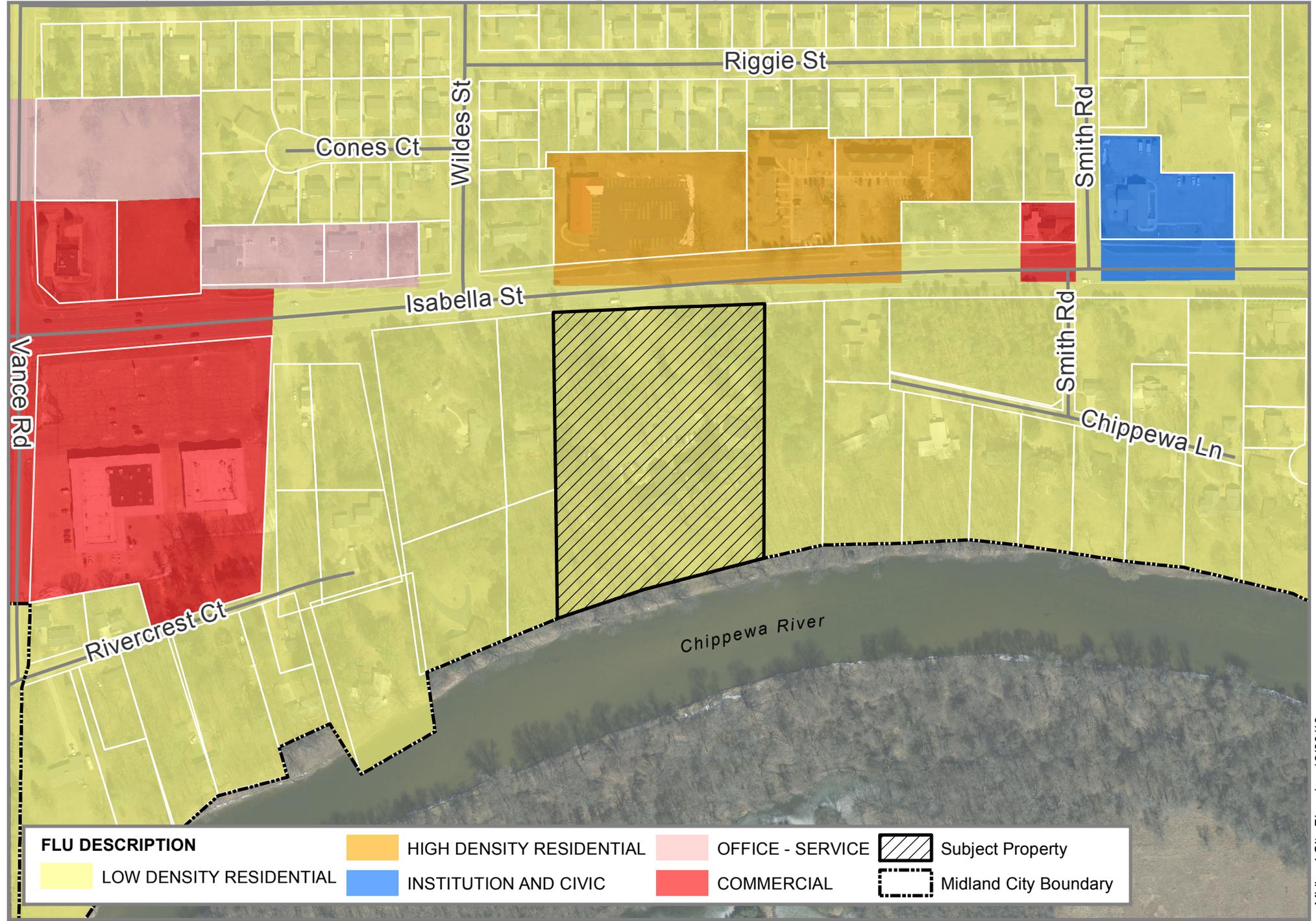
- (RB) Multi-Family Residential
- (OS) Office Service

- (NC) Neighborhood Commercial
- (RC) Regional Commercial

- Subject Property
- Midland City Boundary

# ZP #628 | 3115 Isabella Street (M-20)

> R-59 Multiple-Family Residential to RA-1 Single Family Residential



### FLU DESCRIPTION

LOW DENSITY RESIDENTIAL

HIGH DENSITY RESIDENTIAL

INSTITUTION AND CIVIC

OFFICE - SERVICE

COMMERCIAL

Subject Property

Midland City Boundary

**PUBLIC HEARING NOTICE**  
**City of Midland**  
**Proposed Conditional Rezoning**

Please take notice that the Midland City Planning Commission will conduct a public hearing on Zoning Petition No. 628, a rezoning request initiated by Shannon Romanik to rezone property located at 3115 Isabella Street from RB Multiple Family Residential to RA-1 Single Family Residential.

Said hearing will take place on Tuesday, January 14, 2020 at 7:00 p.m., in Council Chambers, City Hall, Midland, Michigan, as required by Article 30, Section 30.03(A) of Ordinance No. 1585.

If you have any questions, contact the City Planning Department at (989) 837-3374.

MIDLAND CITY PLANNING COMMISSION

Grant Murschel  
Director of Planning & Community Development

**RECEIVED**  
**JAN 06 2020**  
**PLANNING DEPT**

**ZP #628 | 3115 Isabella Street (M-20)**

> Rb Multiple-Family Residential to RA-1 Single Family Residential



*No objection to  
This Request  
Tom McLean*