

City of Albion
Council Session Minutes
September 4, 2018

I. CALL TO ORDER

Mayor Brown called the regular meeting to order at 7:00 p.m.

II. MOMENT OF SILENCE TO BE OBSERVED

III. PLEDGE OF ALLEGIANCE

IV. ROLL CALL

PRESENT: Lenn Reid (2), Sonya Brown (3), Marcola Lawler (4), Jeanette Spicer (5) and Mayor Brown.

ABSENT: Maurice Barnes (1) and Andrew French (6) were absent.

STAFF PRESENT:

Scott Kipp, Interim City Manager; Cullen Harkness, City Attorney, Lauren Ferguson, Assistant City Attorney and Jill Domingo, City Clerk.

Mayor Brown asked to add the Calhoun County Lead-Safe Program as Presentation, Item E to the agenda.

Brown moved, Lawler supported, CARRIED, To Add Calhoun County Lead-Safe Program as Presentation, Item E to the agenda. (5-0, vv)

V. PRESENTATIONS

A. Healthy Babies Proclamation

Mayor Brown read aloud the Healthy Babies Proclamation and presented to Healthy Babies Day Coordinator Jessica Mitchell.

Comments were received from Healthy Babies Day Coordinator Jessica Mitchell.

B. Sinclair Designs & Engineering

Kyle Sinclair, Co-Owner Sinclair Designs & Engineering gave a brief presentation to Council highlighting an overview of the company; manufacturing capabilities; 2015-2018- Sales & Growth; an organization chart and building modifications.

Sinclair Designs & Engineering is interested in purchasing the EDC Incubator building located at 1104 Industrial Avenue. They are currently renting the entire building and moving to a new building in 2019 would be expensive, timely and negatively impact their business and ability to fulfill their current contracts.

C. Albion Malleable Brewing

Ben Wade, Co-Owner Albion Malleable Brewing updated the Council highlighting the following:

- Albion Malleable Brewing was a \$1.2 million-dollar investment with loans from various local lenders such as Homestead Bank; New Albion Impact Group and Albion Economic Development Corporation.
- Local contactors were used for the renovation of the building which was built in 1890
- They employ approximately 35-40 employees with 20 as full time.
- They sell local items and work with various entities throughout the City
- They are food focused and receive about 65-70% of their revenue from food and merchandise
- They are working on getting not only the Brewery's name but Albion's name outside the local borders
- On Monday's they have live music; Wednesday is bingo night and Friday hosts a local run club and also had a yoga event.
- They sponsor Walk the Beat; Swinging at the Shell and the 5K Run series. They are currently working with the Marshall Fountain Clinic for a smile ride.
- They work to give back to the community.
- Have received positive reviews from not only the community but on facebook and yelp.
- Would like to do special event brunches and open at 10:00 or 11:00 a.m. on Sunday. Several breweries in the industry are doing this.
- Currently in talks with Cascarelli's of Albion; Cascarelli's of Homer, Klavons; Schulers and Horocks in Battle Creek for the brewery's tap handles.

Comments were received from Council Members Spicer, Brown and Reid; Mayor Brown and Attorney Harkness.

D. After Hours Clinic Update-Richard Lindsay

Richard Lindsay, Oaklawn Hospital provided Council with the following update on the After-Hours Clinic:

- This is a \$2 million-dollar project with \$1.2 million in state grants; \$75,000 Cronin Foundation grant; \$75,000 Battle Creek Foundation grant with the remaining funded by Oaklawn Hospital. The bids have been received for the project.
- The Clinic will open in January, 2019 and is open to the entire Albion Community.
- There will be a radiology department in the Clinic.
- The hours will be Monday-Saturday from 8:00 a.m. to 9:00 p.m. The after-hours clinic will be from 5:00 p.m. – 9:00 p.m.
- The clinic will be on the ground floor and the basic construction is complete.
- Approximately \$250,000 will be spent on furniture and equipment.
- This project is a collaborative effort.
- Two (2) handicap accessible parking area's will be available on Monroe St.
- Collaboration Corner will remain.

Comments were received from Council Members Lawler, Brown and Spicer and Mayor Brown.

E. Calhoun County Lead-Safe Program-Shawna Gamble

Shawna Gamble, Housing Grant Specialist updated the council on the Calhoun County Lead-Safe Program (LSP) with the following highlights:

- High levels of lead are being found in children tested in Calhoun County. LSP seeks to help families find and remove lead hazards from their homes and/or homes their children frequently visit. On average, each project provides \$10,000-\$20,000 of lead-abatement work per unit at NO COST to the property owner. This will be a 4-5-year program.
- Who is Eligible:
 - Homeowners and renters in Calhoun County who are Medicaid enrolled; under the age 19 or pregnant and live in or frequent a home built before 1978
- LSP Priority:
 - Homeowners & renters in Calhoun County who are Medicaid enrolled under 6 or pregnant and elevated blood level lead level (EBLL) and live in or frequent a home built before 1978 in high risk area.

Comments were received from Council Members Lawler, Brown and Spicer.

VI. PUBLIC HEARINGS

A. Sale of City Owned Property Located at 1104 Industrial Avenue

Mayor Brown opened the Public Hearing at 8:00 p.m.

No public comments were received.

Mayor Brown closed the Public Hearing at 8:02 p.m.

B. Approval of Sale of City Owned Property Located at 1104 Industrial Avenue to Sinclair Designs & Engineering

Comments were received from Mayor Brown, Interim City Manager Kipp and Albion Economic Development Corporation President Amy Deprez.

Brown moved, Spicer supported, CARRIED, To Approve Sale of City Owned Property Located at 1104 Industrial Avenue to Sinclair Designs & Engineering. (5-0, rcv)

VII. PUBLIC Comments (Persons addressing the City Council shall limit their comments to agenda items and to no more than three (3) minutes. Proper decorum is required.)

No public comments were received.

VIII. CONSENT CALENDAR (vv) (Items on Consent Calendar are voted on as one unit)

A. Approval Regular Session Minutes, August 20, 2018

B. Approval Study Session Minutes, August 27, 2018

Spicer moved, Brown supported, CARRIED, to Approve Consent Calendar as presented. (5-0, vv)

IX. ITEMS FOR INDIVIDUAL DISCUSSION

A. Request Approval for Early Sunday Sales Permit for Albion Malleable Brewing

Comments were received from Council Members Brown and Spicer; Mayor Brown; City Attorney Harkness and Ben Wade, Co-Owner Albion Malleable Brewing.

Mayor Brown asked for an amendment to the motion to Request Approval for Early Sunday Sales Permit for the Sale of Beer and Wine.

*Brown moved, Spicer supported, CARRIED, to **Amend** the motion to Request Approval for Early Sunday Sales Permit for the Sale of Beer and Wine. (4-1, rcv) (Reid dissenting).*

Spicer moved, Lawler supported, CARRIED, To Approve Early Sunday Sales Permit for the Sale of Beer and Wine. (4-1, rcv) (Reid dissenting).

B. Request Approval for Medical Marihuana Growers License for 1100 Industrial Avenue

Comments were received from Council Members Brown and Spicer; Mayor Brown and City Attorney Harkness.

Brown moved, Lawler supported, CARRIED, To Approve Medical Marihuana Growers License for 1100 Industrial Avenue as presented. (5-0, rcv)

C. Request Approval for Medical Marihuana Processors License for 1100 Industrial Avenue

Brown moved, Lawler supported, CARRIED, To Approve Medical Marihuana Processors License for 1100 Industrial Avenue as presented. (5-0, rcv)

D. Discussion/Approval for Road Easement for 409 W. Ash St.

Comments were received from Council Members Brown, Spicer and Reid; Mayor Brown; Interim City Manager Kipp; City Attorney Harkness and Eric Tobin, 409 W. Ash St.

Mayor Brown asked for an amendment to the motion to Include First Right of Refusal.

*Spicer moved, Lawler supported, **FAILED**, for Amendment to the Motion to Include First Right of Refusal. (3-2, rcv) (Reid and Brown dissenting).*

**(Note motion must pass with a vote of at least 4)*

Additional comments were received from Council Member Brown.

Brown moved, Spicer supported, CARRIED, to Approve Sale of Road Easement for 409 W. Ash Street as presented. (5-0, rcv)

E. Request Approval for \$7,086.05 for Emergency Generator Repair for Lift Station at Reiger Park

Comments were received from Interim City Manager Kipp.

Spicer moved, Reid supported, CARRIED, to Approve \$7,086.05 for Emergency Generator Repair for Lift Station at Reiger Park as presented. (5-0, rcv)

F. Request Approval of Letter of Understanding with the City of Albion and Police Officers Association of Michigan (POAM) and Albion Command Officer's Association (ACOA) for PTO Time

Comments were received from Mayor Brown and Interim City Manager Kipp.

Spicer moved, Brown supported, CARRIED, to Approve Letter of Understanding with the City of Albion and Police Officers Association of Michigan (POAM) and Albion Command Officer's Association (ACOA) for PTO Time as presented. (5-0, rcv)

G. Request Approval of Bid for Ash Street Parking Lot Improvements Project to Mead Brothers for \$127,756.50

Comments were received from Council Members Brown and Spicer; Mayor Brown; Interim City Manager Kipp and City Attorney Harkness.

Spicer moved, Brown supported, CARRIED, to Approve Bid for Ash Street Parking Lot Improvements Project to Mead Brothers for \$127,756.50 as presented. (5-0, rcv)

X. Future Agenda Items

The following items were requested for the next agenda:

- Council Member Spicer asked the City to contact the State for financial assistance of repair of detour streets due to the reconstruction of Superior Street.
- Council Member Brown asked for a joint meeting with the Albion Housing Commission Board.

XI. Motion to Excuse Absent Council Member (s)

Spicer moved, Lawler supported, CARRIED, to Excuse Council Members Maurice Barnes (1) and Andrew French (6). (5-0, vv)

XII. PUBLIC COMMENTS (Persons addressing the City Council shall limit their comments to no more than three (3) minutes. Proper decorum is required).

Comments were received from Eric Tobin, 409 W. Ash St.

XIII. CITY MANAGER REPORT-None

XIV. MAYOR AND COUNCIL MEMBER'S COMMENTS

Comments were received from Council Member Lawler, Mayor Brown; Calhoun County Commissioner Tompkins and City Attorney Harkness.

XV. CLOSED SESSION-The City Attorney requests a Closed Session under the Open Meetings Act (Section 15.268 (a), P.A. 267 of 1976, as amended) to consider the dismissal, suspension or disciplining of, or to hear complaints or charges brought against, or to consider a periodic personnel evaluation of a public officer, employee or staff member of individual agent, if the named person requests a Closed Hearing.

Brown moved, Spicer supported, CARRIED, to adjourn to closed session. (5-0, vv)

Mayor Brown adjourned to Closed Session at 9:00 p.m.

***Council Member Lawler was excused and left at 9:15 p.m.*

Mayor Brown re-adjourned the regular session at 9:45 p.m.

XVI. ADJOURNMENT

Brown moved, Spicer supported, CARRIED, to adjourn the regular session. (4-0, vv)

Mayor Brown adjourned the Regular Session at 9:45 p.m.

Date

Jill Domingo
City Clerk