

## **REVISED COUNCIL AGENDA**

December 19, 2016 6:30 p.m.

Council Chamber

### PRAYER AND PLEDGE OF ALLEGIANCE:

### ROLL CALL:

### ANNOUNCEMENTS:

1. Community Tree Grant Award presented to the City of Saginaw from Consumers Energy.

### PUBLIC HEARINGS:

1. Request from Hausbeck Pickle Co., Inc. to create an Industrial Development District at 3012 Owen Street.

### PERSONAL APPEARANCES:

(A list will be provided following submittal deadline.)

### REMARKS OF COUNCIL:

### REPORTS FROM MANAGER:

#### Management Update:

1. Fiscal Year 2016 Annual Audit, Jamie L. Rivette, CPA, Principal, Yeo & Yeo Financial Services.

### CONSENT AGENDA:

1. Approve the December 5, 2016 closed session and regular council meeting minutes.
2. Approve the amendments to the FY 2017 Approved Budget to recognize any changes that have occurred during the December period.
3. Approve to receive and file the 2015-2016 Annual Audit and Annual Report of the Saginaw-Midland Municipal Water Supply Corporation.
4. Approve a purchase order to Linko Technology, Inc. for \$2,010 for the renewal of LinkoCTS annual software subscription for maintenance coverage and license fees to operate the Wastewater Pretreatment software and Permit Writer modules.

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5. Approve a purchase order to Tri-Valley Construction for \$20,350 for the MDOT Guardrail Maintenance Project. Further, approve a budget adjustment for FY 2017 to recognize these funds.
6. Approve a purchase order to Shults Equipment for \$14,500 for snowplow blades for the Streets Section of the Right of Way Division.
7. Approve a purchase order to AIS Construction Equipment Company at the state bid price of \$56,355 for a 2017 Rayco RG 100 DXH stump grinder for the Streets Section of the Right of Way Division.
8. Approve a purchase order to Todd Wenzel Buick GMC at the State bid price of \$35,008.70 for a 2017 GMC Sierra 2500HD Double Cab 4X4 pickup with plow for the Facilities section of the Public Works Department.
9. Approve the Development Agreement with Delta College for the purchase and development of property at 124 N. Franklin Street.

### REPORTS FROM BOARDS AND COMMISSIONS AND COMMITTEES AND APPOINTMENT OF BOARD AND COMMISSION MEMBERS:

1. Approve the City Manager's reappointment of Wallace James Hill to the Downtown Development Authority with a term to expire December 31, 2020.
2. Approve the City Manager's reappointment of Paul Virciglio to the Downtown Development Authority with a term to expire December 31, 2020.
3. Approve the City Manager's reappointment of Herbert Spence III to the Downtown Development Authority with a term to expire December 31, 2020.
4. Approve the City Manager's appointment of Matthew Nobis to the Downtown Development Authority with a term to expire December 31, 2020.
5. Approve the City Manager's reappointment of Glenn Fitkin to the Brownfield Redevelopment Authority with a term to expire December 31, 2019.
6. Approve the City Manger's reappointment of James Doane to the City Planning Commission with a term to expire December 31, 2019.
7. Approve the City Manager's reappointment of John Strzynski to the Board of Examiners - Boiler Operators & Engineers with a term to expire December 31, 2019.
8. Approve the Council reappointment of Thomas Darnell to the Saginaw-Midland Water Supply Corporation with a term to expire December 31, 2022.

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9. Approve the Council reappointment of Ricardo Longoria to the Human Planning Commission - District 11 with a term to expire January 31, 2019.
10. Approve the Council reappointment of James Wagner to the Human Planning Commission - District 20 with a term to expire January 31, 2019.
11. Approve the Council reappointment of Darlene Carpenter to the Human Planning Commission - District 3 with a term to expire January 31, 2019.
12. Approve the Council reappointment of Karen Courneya to the Saginaw Transit Authority Regional Services with a term to expire December 31, 2019.
13. Approve the Mayoral reappointment of Robert Coates to the Housing Board of Appeals with a term to expire December 31, 2018.
14. Approve the Council appointment of Robert Johnson to the Historic District Commission with a term to expire July 31, 2017.
15. Approve the Mayoral appointment of Erin Andrus to the Riverfront Development Commission with a term to expire April 1, 2021.

### **INTRODUCTION OF ORDINANCES:**

### **CONSIDERATION AND PASSING OF ORDINANCES:**

### **RESOLUTIONS:**

1. Adopt the Resolution establishing an Industrial Development District at 3012 Owen Street.
2. Adopt the Resolution to eliminate the deficit fund balance in the Andersen Enrichment Center Operations Fund.

### **UNFINISHED BUSINESS:**

### **MOTIONS AND MISCELLANEOUS BUSINESS:**

### **ADJOURN:**

Timothy Morales, City Manager

IF YOU ARE DISABLED AND NEED ACCOMMODATION TO PROVIDE YOU WITH AN OPPORTUNITY TO PARTICIPATE OR OBSERVE IN PROGRAMS, SERVICES, OR ACTIVITIES, PLEASE CALL THE SAGINAW CITY CLERK, 1315 S. WASHINGTON AVE., 989.759.1480.

# ***CITY OF SAGINAW***

## **NOTICE OF PUBLIC HEARING**

In compliance with requirements of Act 198, P.A. 1974, the following notice is posted:

Notice is hereby given that the Saginaw City Council has scheduled a public hearing on the request from Hausbeck Pickle Co., Inc. to create an Industrial Development District at 3012 Owen Street.

The public hearing will be held Monday, December 19, 2016, at 6:30 p.m. in the Council Chamber at the City Hall, 1315 S. Washington Avenue, Saginaw, MI. The application and legal description of the property is on file in the Office of the City Clerk.

All interested persons are invited to attend this public hearing.

Janet Santos, CMMC/CMC/MMC  
City Clerk

IF YOU ARE DISABLED AND NEED ACCOMMODATION TO PROVIDE YOU WITH AN OPPORTUNITY TO PARTICIPATE OR OBSERVE IN PROGRAMS, SERVICES, OR ACTIVITIES, PLEASE CALL THE SAGINAW CITY CLERK AT 989.759-1480.

Posted: December 5, 2016  
By: \_\_jks\_\_\_\_\_

**City of Saginaw  
Assessor's Office  
Ownership Summary of Proposed Industrial Development District  
November 21, 2016**

**Proposed District: 3012 Owen St.**

**This summary serves as notice that Hausbeck Pickle Company owns 100% of the proposed Industrial Development District at 3012 Owen St.**

| <b>Parcel #</b> | <b>Owner</b>            | <b>Address</b> | <b>Class</b> | <b>2016<br/>Taxable Value</b> |
|-----------------|-------------------------|----------------|--------------|-------------------------------|
| 12 1156 00100   | Hausbeck Pickle Company | 3012 Owen St.  | Industrial   | 6,462                         |

**Legal Description:**

S 273 FT OF FACTORY LOT 1, S 273 FT OF FACTORY LOT 2, S 273 FT OF FACTORY LOT 3 EXC E 25 FT,  
SAGINAW IMPROVEMENT COMPANYS ADDITION E



**Hausbeck Pickle Co, Inc.**  
1626 Hess Avenue, Saginaw, Michigan 48601  
(989) 754-4721 fax (989) 754-3855

RECEIVED  
CITY CLERK  
CITY OF SAGINAW

OCT 31 2016

October 31, 2016

Ms. Janet Santos, Clerk  
City of Saginaw  
1315 S. Washington  
Saginaw, MI 48601-2599

Re: Request for Establishment of an Industrial Development District (IDD)

Dear Ms. Santos:

Hausbeck Pickle Company Inc. located at 1626 Hess St. is anticipating expanding and, as such, would like to request that the city create an Industrial Development District (IDD) on the below described parcel of land that we recently purchased. We anticipate requesting a tax abatement on new construction at a future date.

**Property Address:** 3012 Owen Street

**PARCEL ID: #12 115600100**

**Tax Description:**

S 273 FT OF FACTORY LOT 1, S 273 FT OF FACTORY LOT 2, S 273 FT OF FACTORY LOT 3  
EXC E 25 FT, SAGINAW IMPROVEMENT COMPANYS ADDITION E

Thank you in advance for your consideration. Please date stamp receipt of this letter and copy back to me at 1626 Hess St. Saginaw, MI 48601.

Sincerely,

Tim Hausbeck  
President

A REGULAR MEETING OF THE COUNCIL OF THE CITY OF SAGINAW, MICHIGAN, HELD MONDAY, DECEMBER 5, 2016, AT 6:30 P.M. IN THE COUNCIL CHAMBER AT CITY HALL, 1315 SOUTH WASHINGTON AVENUE, SAGINAW, MICHIGAN.

PRAYER AND PLEDGE OF ALLEGIANCE

Mayor Browning offered a prayer and led the pledge of allegiance of the United States of America.

ROLL CALL

City Clerk Janet Santos called the meeting to order. Council Members present: John Milne, Demond Tibbs, Floyd Kloc, Brenda Moore, Clint Bryant, Michael Balls, John Humphreys, and Dennis Browning - 8. Council Members absent: Annie Boensch - 1.

ANNOUNCEMENTS

City Clerk Janet Santos made the following announcements:

- The west entrance to City Hall has been under repair and the entrance is expected to be open this Friday, depending on weather conditions. We apologize for the temporary inconvenience, but look forward to the improved finished project.
- The weekly yard waste collection through Mid-Michigan Waste Authority and the monthly brush collection by the City are now suspended until April 1, 2017.
- City Hall will be closed Friday, December 23, and Monday, December 26 for the Christmas Holiday.

PERSONAL APPEARANCES

The following personal appearances addressed Council: Joyce Seals, and Beverly Yanca.

REMARKS OF COUNCIL

Remarks were heard from the following Council Members: Milne, Humphreys, Balls, Moore, Mayor Pro Tem Kloc, Tibbs, and Mayor Browning.

REPORTS FROM CITY MANAGER

City Manager Tim Morales introduced Ryan Seifferlein of Century 21 Signature Realty. He presented an update on the sale of 633 S. Washington.

CONSENT AGENDA:

1. Approve the November 21, 2016 regular council meeting minutes.
2. Approve the amendments to the FY 2017 Approved Budget to recognize any changes that have occurred during the November period.
3. Approve the Memorandum of Understanding with Saginaw Valley State University to provide the City of Saginaw and the Fire Department the ability to facilitate internships for academic credit.
4. Approve the Agreement with Nancy Ohle to serve as Facilitator for the Strategic Planning Session on January 21, 2017.
5. Approve a purchase order to Todd Wenzel Buick GMC at the State bid price of \$51,449.65 for a 2017 GMC Sierra 3500HD mini dump truck for the Maintenance and Service Division.

6. Approve a purchase order to AIS Construction Equipment Company at the state bid price of \$112,138.00 for a 2017 John Deere 310SL-HL Backhoe for the Streets Section of the Right of Way Division.
7. Approve a purchase order to Engel's Auto Body for \$2,502.80 for repairs to Water Shop pickup truck No. 57-0253.
8. Approve a purchase order to Woodland Industries for \$2,962 for a 2017 Sure-Trac tandem axle Landscape Trailer for the Wastewater Treatment Division.

Moved by Council Member Bryant, seconded by Council Member Moore to approve consent agenda items 1 through 6 and 8 as presented. 8 ayes, 0 nays, 1 absent. Motion approved.

Moved by Council Member Balls, seconded by Mayor Pro Tem Kloc to approve consent agenda item 7 as presented. 8 ayes, 0 nays, 1 absent. Motion approved.

REPORTS FROM BOARDS; COMMISSIONS AND COMMITTEES, AND  
APPOINTMENT OF BOARD AND COMMISSION MEMBERS

No reports were given.

MOTIONS AND MISCELLANEOUS BUSINESS

Moved by Mayor Pro Tem Kloc, seconded by Council Member Moore to go into closed session to discuss pending litigation per MCL 15.238(e). Mayor Browning asked Clerk Santos to conduct a roll call vote.

Ayes: Kloc, Moore, Bryant, Balls, Humphreys, Milne, Tibbs, Browning

Nays: None

Absent: Boensch

Abstain: None

Motion approved.

Council entered a closed session at 7:15 p.m.

Moved by Council Member Bryant, seconded by Council Member Moore to return to regular session at 7:30 p.m. 8 ayes, 0 nays, 1 absent. Motion approved.

Moved by Council Member Humphreys, seconded by Council Member Moore to approve and proceed with legal counsel recommendation as discussed in closed session. 8 ayes, 0 nays, 1 absent. Motion approved.

ADJOURNMENT

Moved by Mayor Pro Tem Kloc, seconded by Council Member Bryant to adjourn the meeting at 7:31 p.m. 8 ayes, 0 nays, 1 absent. Motion approved.

Janet Santos, CMMC/CMC/MMC  
City Clerk



**From:** Timothy Morales, City Manager  
**Subject:** 2016/2017 December Budget Adjustment  
**Prepared by:** Yolanda M. Jones, Office of Management and Budget

**Manager's Recommendation:**

It is recommended that the 2016/2017 Approved Budget for the listed funds be amended. This adjustment is required to recognize any errors, omissions, or changes that have occurred in December.

**Justification:**

The 2016/2017 annual budget will be adjusted in accordance with Public Act 2 of 1968, Uniform Budgeting and Accounting Act, the City Charter; and the approved 2017 Budget Resolution, which states that the City Manager must provide budget adjustments to City Council quarterly and/or as needed. As a result of the City Manager's previous month's analysis, the below-mentioned budget adjustments take into consideration any errors, omissions, or changes in the funding levels and expenditures approved by City Council as prescribed by the City Charter.

In review of the General Fund, it is recommended that this fund be increased by \$9,599 from \$32,180,174 to \$32,189,773.

- On April 11, 2016, City Council approved the transfer of ownership of the Jefferson Tower, located at 1741 S. Jefferson Avenue, from Saginaw County Mosquito Control to the City. With the transfer of ownership, the city will begin receiving annual rent payments from the County Commission on Aging and various city departments who use this tower for communication purposes. Therefore, the General Fund Revenues – Radio Tower Rent Account No (101-0000-667.008) should be increased from \$0 to \$4,800. To offset the increase revenues, a new division will be created within the General Fund - Department of Public Services, the Radio Tower Division (4910). This division will be utilized to recognize expenditures associated maintaining the city-owned radio towers. As such, the following accounts will be created: Parts and Supplies Account No (101-4910-742.000) \$500, Operating Services Account No (101-4910-805.000) \$1,800, Insurance Account No (101-4910-806.000) \$1,000 and Utilities Account (101-4910-920.000) \$1,500.
- Also, the Department of Public Services – Cemeteries Division's Rents and Taxes Account No (101-1747-945.000) should be increased by \$4,799. This increase is to recognize the payment of back taxes by Wasmiller Farm for 2014, 2015, and 2016. To offset this increase in expenditures, will be an increase to the

General Fund Revenues – Land and Building Rental Account No (101-0000-667.004) by the same amount.

The Unfunded Liabilities Fund (674) should be increased from \$493,566 to \$510,566, which represents an increase of \$17,000. This increase is to recognize the service fee/advisory fees that are associated with the AXA. Expenditures will be recognized in the Unfunded Liabilities Fund's Service Fee Account No (674-8559-824.000). These expenditures will be offset by the appropriation of fund equity in this fund's Use of Fund Equity Account No (674-0000-989.000)

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendations of the City Manager.

**From:** Timothy Morales, City Manager

**Subject:** Saginaw-Midland Municipal Water Supply Corporation 2015-2016 Annual Audit and Annual Report

**Prepared by:** Janet Santos, City Clerk

**Manager's Recommendation:**

I recommend that the 2015-2016 Annual Audit and Annual Report of the Saginaw-Midland Municipal Water Supply Corporation (SMMWSC) be received and filed.

**Justification:**

The City of Saginaw and the City of Midland are owners of the SMMWSC. According to Article XVII of the Articles of Incorporation, it states "The Corporation shall cause an annual audit to be made of its financial transactions by a certified public accountant and furnish at least five copies thereof to each constituent municipality." This recommendation will indicate that this requirement is met. The SMMWSC 2015-2016 Annual Audit and Annual Report was received by the City Clerk's Office on October 24, 2016.

The audit report and annual report will be available in the City Clerk's Office for public inspection.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.

**From:** Timothy Morales, City Manager  
**Subject:** Renewal of LinkoCTS Software Subscription  
**Prepared by:** Chris Seager, Technical Services

**Manager's Recommendation:**

I recommend approval and issuance of a purchase order to Linko Technology, Inc. in the amount of \$2,010 as an annual payment for the renewal of LinkoCTS software subscription for maintenance coverage and license fees to operate the Waste Water Pretreatment software and Permit Writer modules.

**Justification:**

LinkoCTS is a pretreatment software, Surcharge Assistant and Permit Writer application. This maintenance payment will include coverage for four (4) concurrent user licenses, upgrades to newer versions, fixes, Technical Support and online training and webinars. This support covers 1/1/2017 through 12/31/2017.

This vendor meets all requirements of §14.23, "Vendors," of "Purchasing, Contracting, and Selling Procedure," of Chapter 14, "Finance and Purchasing," of Title I, "General Provisions" of the Saginaw Code of Ordinances O-1.

Funds are budgeted and available in the Technical Services - Information Services Fund - Operating Services Account No. 658-1720-805.000 for this purchase.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.

**From:** Timothy Morales, City Manager  
**Subject:** MDOT Guardrail Maintenance Project - ROW Division  
**Prepared by:** Beth London, Public Services Department

**Manager’s Recommendation:**

I recommend that the low quote from Tri-Valley Construction of Saginaw, MI for the MDOT Guardrail Maintenance Project, be accepted and a purchase order be issued to them in the amount of \$20,350.

It is further recommended that the FY 2017 budget be amended to increase the Major Street Fund Revenues - Reimbursements Account No. 202-0000-676.000 from \$593,048 to \$614,924, which is a \$21,876 increase. This increase is necessary in order to recognize the reimbursement from MDOT to pay the contractor for this work, and the 7.5% administration fee. This increase in revenues will be offset by an increase to the Major Streets Fund, Streets Projects Division’s Construction Projects Account No. 202-4614-822.000 in the amount of \$21,876.

**Justification:**

On November 11, 2016, the Michigan Department of Transportation (MDOT) provided the City with two quotes for the removal and replacement of an existing guardrail on southbound I-675 between 6<sup>th</sup> Street and 14<sup>th</sup> Street.

This work is being funded 100% percent by MDOT. The City will be reimbursed for the cost of this work as part of the MDOT payment process for trunkline maintenance. The City will receive an additional 7.5% to cover overhead costs to administer this project. The 7.5% administration reimbursement is estimated to be \$1,526.25. The process for administering the subcontracting of MDOT maintenance projects/purchases is included in Section 9, Subcontracts, within the “Michigan Department of Transportation State Trunkline Maintenance Contract City of Saginaw” dated December 15, 2014, which was approved by City Council on September 26, 2014. The Contract with MDOT for State Trunkline Maintenance is for five years and expires on September 30, 2019. The following is a tabulation of the quotes received:

| <b><u>Vendor</u></b>                              | <b><u>Cost</u></b> |
|---------------------------------------------------|--------------------|
| Tri-Valley Construction<br>Saginaw, MI (out-city) | \$20,350.00        |
| Action Traffic Maintenance<br>Flint, MI           | \$24,900.00        |

Tri-Valley Construction meets all requirements of §14.23, "Vendors," of "Purchasing, Contracting, and Selling Procedure," of Chapter 14, "Finance and Purchasing," of Title 1, "General Provisions" of the Saginaw Code of Ordinances O-1.

Funds for this project are available in the Major Streets Fund – Streets Projects Division's Construction Projects Account No. 202-4614-822.000.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_  
to approve the recommendation of the City Manager.

**From:** Timothy Morales, City Manager  
**Subject:** Snow Plow Blades  
**Prepared by:** Don Riley, Public Services Department

**Manager's Recommendation:**

I recommend that the low bid from Shults Equipment, Ithaca, MI be accepted and that a purchase order be issued to them in the amount of \$14,500 for snowplow blades for the Streets Section of the Right of Way Division.

**Justification:**

On November 29, 2016, bids were received for fifty (50) snowplow blades for the Streets Section of the Right of Way Division to keep in stock and use to replace worn blades when needed for snow and ice removal. This manufacturer's product was found to meet the specifications requested. A cost comparison shows a 46% increase from the previous purchase cost in 2012.

The following is a listing of the acceptable bids received:

| <u>Vendor</u>                                         | <u>Total Cost</u> |
|-------------------------------------------------------|-------------------|
| Shults Equipment<br>Ithaca, MI (out-city)             | \$14,500.00       |
| Truck & Trailer Specialties<br>Howell, MI (out-city)  | \$18,056.50       |
| Winter Equipment Company<br>Willoughby, OH (out-city) | \$18,140.00       |

Shults Equipment meets all requirements of §14.23, "Vendors," of "Purchasing, Contracting, and Selling Procedure," of Chapter 14, "Finance and Purchasing," of Title I, "General Provisions" of the Saginaw Code of Ordinances O-1.

Funds for this purchase are budgeted in the Major Streets Fund - Winter Maintenance Division's - Parts and Supplies Account No. 202-4655-742.000 (\$12,560.00) and the Local Streets Fund - Winter Maintenance Division's - Parts and Supplies Account No. 203-4655-742.000 (\$1,940.00)

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.



**From:** Timothy Morales, City Manager  
**Subject:** Right of Way Division – Stump Grinder Purchase  
**Prepared by:** Don Riley, Public Services Department

**Manager’s Recommendation:**

I recommend that a purchase order be approved and issued to AIS Construction Equipment Company of Bridgeport, MI at the state bid price of \$56,355.00 for the purchase of a 2017 Rayco RG 100 DXH stump grinder equipped as specified, for the Streets Section of the Right of Way Division.

**Justification:**

The Streets Section of the Right of Way Division has budgeted to purchase an additional stump grinder to be utilized in day to day operations to grind stumps after storm damage, tree removal, and in response to citizen call in reports of stumps within the right-of-way. The current machine receives a heavy work load and will be 15 years old in 2017 requiring frequent maintenance and repairs. An additional stump grinder is needed to become the primary piece of equipment allowing the current unit to be utilized as an auxiliary machine for stump grinding in multiple areas of the City at one time. Operating efficiency, operator safety, and loss of productivity due to down time are also contributing factors to the need to add this piece of equipment. This purchase will be made using State Bid Pricing.

AIS Construction Equipment Company meets all requirements of §14.23, "Vendors," of "Purchasing, Contracting, and Selling Procedure," of Chapter 14, "Finance and Purchasing," of Title I, "General Provisions" of the Saginaw Code of Ordinances O-1.

Funds for this purchase are budgeted in the Major Street Fund - Routine Maintenance Division's - Maintenance Equipment Account No. 202-4651-978.000.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.

**From:** Timothy Morales, City Manager

**Subject:** Facilities - Replacement Pickup Truck

**Prepared by:** Don Riley, Public Services Department

**Manager's Recommendation:**

I recommend that a purchase order be approved and issued to Todd Wenzel Buick GMC of Westland, MI at the State bid price of \$35,008.70 for the purchase of a 2017 GMC Sierra 2500HD Double Cab 4X4 pickup with plow and equipped as specified for the Facilities section of the Public Works Department.

**Justification:**

The Facilities Division has budgeted in fiscal year 2017 to replace a 1998 Chevrolet 1/2 Ton extended cab pickup with over 119,000 miles that was damaged beyond repair in an accident. This truck is used daily for Facilities and Parks maintenance, weed abatement and snow and ice removal operations. Operating efficiency, operator safety, and loss of productivity due to down time contribute to the need to replace this vehicle. This purchase will be made using State bid pricing.

Todd Wenzel Buick GMC meets all requirements of §14.23, "Vendors," of "Purchasing, Contracting, and Selling Procedure," of Chapter 14, "Finance and Purchasing," of Title I, "General Provisions" of the Saginaw Code of Ordinances O-1.

Funds for this purchase are available in the General Fund – Department of Public Services – Facilities Division's - Vehicles Account No. 101-7575-982.000.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.

**From:** Timothy Morales, City Manager  
**Subject:** Delta College Purchase and Development Agreement  
**Prepared by:** Timothy Morales, City Manager

**Manager's Recommendation:**

I recommend that the Purchase and Development Agreement with Delta College, University Center, MI, for the purpose of constructing an educational facility at property located at 124 N. Franklin Street, in the amount of \$1.00, be approved. I further recommend that the City Manager or his designee be authorized to sign the agreement. I have approved the Agreement as to substance and the City Attorney as to form.

**Justification:**

Since 2013, the City of Saginaw has been working with Delta College to find property within the City to purchase and develop into an educational facility. Locating the Delta College facility within the City is a highly desirable development, providing valuable services to our citizens and creating new jobs. After a great deal of work, research, planning, and presentations by key stakeholders, Delta College approved a location at 124 N. Franklin Street, and the parking lot bordered by Tuscola, Johnson, N. Jefferson Ave. and N. Warren Streets.

The Delta College facility will be approximately 35,000 square feet and consist of a multi-story building, off street parking, and green space. The facility will provide Delta students with general education classes, skilled trades instruction, and possibly healthcare instruction. The facility will include classrooms, labs, space for work force training, and offices for administrative support.

The City and Delta College have been working on a Purchase and Development Agreement for the property. The City will agree to sell Delta College the property for \$1.00 contingent upon conditions contained in the Purchase and Development Agreement. Such conditions include: a period of site evaluation; a period for building design, funding assurances, and development of a post-closing development agreement with the City to determine final scope and identification of improvements.

The total investment for the project will be approximately \$12 million. Delta College plans to open the educational facility in August, 2019.

**Council Action:**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to approve the recommendation from the City Manager.

**ESTABLISHING AN INDUSTRIAL DEVELOPMENT  
DISTRICT AT 3012 OWEN STREET**

Moved by Council Member \_\_\_\_\_, seconded by Council Member \_\_\_\_\_ to adopt the following resolution:

**WHEREAS:** pursuant to Act 198 of the Public Acts of 1974, as amended, City Council has the authority to establish "Industrial Development Districts" within the City of Saginaw; and

**WHEREAS:** on October 31, 2016, Hausbeck Pickle Co., Inc. filed a letter with the City Clerk requesting that City Council establish an Industrial Development District on its property located at 3012 Owen Street; and

**WHEREAS:** the City Assessor has confirmed that Hausbeck Pickle Co., Inc. is the owner of 75% or more of the property in the proposed Industrial Development District; and

**WHEREAS:** construction, acquisitions, alterations, or installation of a proposed facility has not commenced at the time of filing the request to establish this district; and

**WHEREAS:** written notice was given to the property owner within the proposed Industrial Development District by certified mail and to the public and taxpayers by posting the Notice of Hearing in the City Clerk's Office; and

**WHEREAS:** the public hearing was held on December 19, 2016 and the owner of the real property in the proposed district and all residents and taxpayers of the City of Saginaw desiring to be heard on the matter were given the right to appear, and those who did appear were heard; and

**WHEREAS:** the City Council deems it to be in the public's interest of the City of Saginaw to establish the Industrial Development District as proposed, pursuant to Act 198, P.A. of 1974, as amended.

**NOW, THEREFORE, BE IT RESOLVED,** that City Council of the City of Saginaw hereby establishes an Industrial Development District pursuant to Act 198, P.A. of 1974, as amended, said District to be comprised of that piece or parcel of land in the City of Saginaw, County of Saginaw, State of Michigan, described as follows:

**3012 OWEN STREET**

PARCEL NUMBER: 12 1156 00100

S 273 FT OF FACTORY LOT 1, S 273 FT OF FACTORY LOT 2, S 273 FT OF FACTORY LOT 3 EXC E 25 FT, SAGINAW IMPROVEMENT COMPANYS ADDITION E

Ayes:  
Nays:  
Absent:  
Abstain:

**RESOLUTION DECLARED ADOPTED**

I, Janet Santos, CMC/MMC, City Clerk of the City of Saginaw, Michigan, do hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City of Saginaw, Saginaw County, State of Michigan, at a public meeting held on December 19, 2016; the original thereof is on file in the records of the Office of the City Clerk; the meeting was conducted and public notice of said meeting was given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended, and minutes of this meeting were kept and will be made available as required.

\_\_\_\_\_  
Janet Santos, CMMC/CMC/MMC  
City Clerk

## RESOLUTION TO ELIMINATE THE DEFICIT FUND BALANCE IN THE ANDERSEN ENRICHMENT CENTER OPERATIONS FUND

Council Member \_\_\_\_\_ moved, seconded by Council Member \_\_\_\_\_ to adopt the following resolution:

**WHEREAS:** the City of Saginaw's Andersen Enrichment Center Operation Fund has a \$86,033 deficit fund balance on June 30, 2016; and

**WHEREAS:** Act 275 of the Public Acts of 1980 requires that a Deficit Elimination Plan be formulated by the local unit of government and filed with the Michigan Department of Treasury

**NOW, THEREFORE, BE IT RESOLVED,** that the City of Saginaw's legislative body adopts the following as the City of Saginaw Andersen Enrichment Center Operation Deficit Elimination Plan:

|                                        | 2017        | 2018        | 2019        | 2020        | 2021        |
|----------------------------------------|-------------|-------------|-------------|-------------|-------------|
| <b>Fund Balance (Deficit) - July 1</b> | \$ (86,032) | \$ (66,026) | \$ (50,582) | \$ (33,841) | \$ (15,688) |
| <b>Revenue</b>                         |             |             |             |             |             |
| Andersen Center Grants                 | 19,750      | 19,750      | 19,750      | 19,750      | 19,750      |
| Andersen Center Rentals                | 48,100      | 50,505      | 53,030      | 55,682      | 58,466      |
| Andersen Center Events                 | 10,000      | 10,000      | 10,000      | 10,000      | 10,000      |
| Transfers                              | 18,565      | -           | -           | -           | -           |
| Other Revenue - Building Rent          | 3,000       | 3,000       | 3,000       | 3,000       | 3,000       |
| <b>Total Revenue</b>                   | \$ 99,415   | \$ 83,255   | \$ 85,780   | \$ 88,432   | \$ 91,216   |
| <b>Expenditures</b>                    |             |             |             |             |             |
| Salaries & Wages                       | 37,128      | 32,656      | 33,397      | 34,138      | 34,879      |
| Benefits                               | 3,321       | 2,642       | 2,702       | 2,762       | 2,822       |
| Supplies                               | 5,301       | 4,000       | 4,000       | 4,000       | 4,000       |
| Professional Services                  | 3,100       | -           | -           | -           | -           |
| Operating Services                     | 7,905       | 7,905       | 8,103       | 8,305       | 8,513       |
| Insurance                              | 2,415       | 2,415       | 2,475       | 2,537       | 2,601       |
| Utilities                              | 10,458      | 9,412       | 9,412       | 9,412       | 9,412       |
| Water/Sewer                            | 5,000       | 5,000       | 5,125       | 5,253       | 5,384       |
| General Repairs                        | 2,000       | 1,000       | 1,000       | 1,000       | 1,000       |
| Information Mgmt                       | 1,781       | 1,781       | 1,826       | 1,871       | 1,918       |
| Other                                  | 1,000       | 1,000       | 1,000       | 1,000       | 1,000       |
| <b>Total Expenditures</b>              | \$ 79,409   | \$ 67,811   | \$ 69,040   | \$ 70,279   | \$ 71,529   |
| <b>Net Revenue</b>                     | \$ 20,006   | \$ 15,444   | \$ 16,741   | \$ 18,153   | \$ 19,687   |
| <b>Fund Balance - June 30</b>          | \$ (66,026) | \$ (50,582) | \$ (33,841) | \$ (15,688) | \$ 3,999    |

**BE IT FURTHER RESOLVED**, that the Department of Fiscal Services is authorized to submit the Deficit Elimination Plan to the Michigan Department of Treasury for certification.

Ayes:  
Nays:  
Absent:  
Abstain:

## **RESOLUTION DECLARED ADOPTED**

I, Janet Santos, City Clerk of the City of Saginaw, Michigan, do hereby certify that the foregoing is a true and complete copy of the resolution adopted by the City of Saginaw, Saginaw County, State of Michigan, at a public meeting held on December 19, 2016; the original thereof is on file in the records of my office; the meeting was conducted and public notice of said meeting was given pursuant to Act No. 267, Public Acts of Michigan, 1976, as amended, and minutes of this meeting were kept and will be made available as required.

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Janet Santos, CMMC/CMC/MMC  
City Clerk