



CITY OF MARINE CITY
300 Broadway Committee Meeting Agenda
City Hall, 260 S. Parker Street
Monday, September 25, 2023; 5:00 P.M.

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL:** Chairperson Brian Ross, Committee Members Laura Merchant, Michelle Nichter, Cheryl Ross, Kim Turner, Andrew Pakledinaz, Sheryl Zimmer; City Manager Scott Adkins; Clerk Jason Bell.
4. **APPROVE AGENDA**
5. **PUBLIC COMMENT** *Anyone in attendance is welcome to address the Board. Please state name and limit comments to five (5) minutes.*
6. **APPROVE MINUTES**
 - A. Meeting Minutes – August 28, 2023
7. **UNFINISHED BUSINESS**
 - a. Building Priorities - City
 - i. Changing Locks, HVAC Update, Fire Suppression System, Roof Leak Repair, Masonry Repairs
 - b. 300 Broadway Project Priorities
 - i. Business/Use Plan
 - ii. Grant Opportunities
 - iii. Project Goals
 - c. Endowment Activities
8. **NEW BUSINESS**
 - a. High Priority Project List
 - b. Revenue Sources Discussion – Art Exhibits
 - c. Master Plan – 300 Broadway Items Request
9. **OPEN DISCUSSION**
10. **ADJOURNMENT**

City of Marine City
300 Broadway Committee Meeting Minutes
August 28, 2023

A regular meeting of the 300 Broadway Committee was held on Monday, August 28, 2023, at 260 S. Parker Street, Marine City, MI 48039 and was called to order at 5:02 pm by Chairperson Brian Ross.

The Pledge of Allegiance was led by Chairperson Ross.

Present: Chairperson Brian Ross; Committee Members Cheryl Ross, Michele Nichter, Kim Turner, Andrew Pakledinaz, Zimmer; Deputy Clerk Michele Goodrich.

Absent: Vice Chairperson Laura Merchant; City Manager Scott Adkins

Motion by Committee Member Pakledinaz, seconded by Member C. Ross, to excuse Member Merchant from the meeting. All Ayes. Motion Carried.

Approve Agenda

Motion by Committee Member Zimmer, seconded by Committee Member C. Ross, to approve the agenda. All Ayes. Motion Carried.

Public Comment

Heather Bokram spoke about the 30th Anniversary of the Historical Society on September 16th and proceeds from a 50/50 raffle will go towards the endowment fund.

Approve Minutes

Motion by Committee Member C. Ross, seconded by Committee Member Pakledinaz, to approve the 300 Broadway Committee Meeting Minutes of June 26, 2023. All Ayes. Motion Carried.

Unfinished Business

Building Priorities

DPW Supervisor Schmidt advised that there was no status update on the masonry and HVAC repairs. He informed the Committee that the fire suppression alarm had been going off regularly and that he had contacted Fire System of Michigan and believed the issue had been self corrected as the alarm had not gone off for the past week. He advised the Committee that the City still needed a technician to come out for an annual inspection and he planned on reaching out to Cintas, who the Fire Department used, with an anticipated cost of \$1000/annually. He stated that some of the fire extinguishers had an inspection date in 1998 and that if there was an issue,

insurance would not cover it until all fire extinguishers were recently inspected. He stated that many of the extinguishers would need to be upgraded.

DPW Supervisor Schmidt also advised that he had reached out to Zimmer's Roofing regarding the Hose Tower roof, however, he was informed that the project was not a current priority due to all of the hail damage due to the recent storms. He advised that he would look at the roof in the winter with snow cover as he had not seen any leaking lately.

DPW Supervisor Schmidt further stated that Honor Security had toured City property and would be providing the City with quotes for camera installation and key fobs at various locations, including 300 Broadway. He advised that he did find a leak on the east side of the building where the cold patch had settled and the DPW was able to pitch it away from the building.

DPW Supervisor Schmidt informed the Committee that the hole in the opera house wall was repaired however, there was sunlight peaking through some spots that would need future attention. He also advised that he needed to address the presence of bats, that they needed to clean up the existing space and verify that there was no current access.

Committee Member Nichter asked that safety glass or plexiglass be put where the hoses hang for the safety of users. Chairperson Ross advised that safety concerns would be addressed if the building became useable and occupied.

300 Broadway Project Priorities

Chairperson Ross stated that the City Commission had given approval for the City to move forward with a \$2.5 million grant opportunity for 300 Broadway as part of a Community Center grant and that they had approved matching funds in the amount of \$250,000.

Endowment Activities

Heather Bokram addressed the Historical Society Anniversary fundraiser in September and confirmed it was acceptable to use the letters provided on behalf of the Historical Society for the Public Gathering Spaces grant for the Community Center Grant application.

New Business

Michigan Community Center Grant Discussion

Committee Member C. Ross stated that the award date was the end of October and that it had provided for an extra year to complete the project.

The Committee discussed the use of LED lights, and holding seminars to educate the public on solar energy and the potential partnership with DTE to provide energy kits.

Open Discussion

Committee Member Turner informed the Committee that she had been planting native plants near the gazebo and requested that the DPW does not spray them.

Chairperson Ross questioned if the responsibility of the bandstand had passed to the City. Committee Member Nichter advised that the Friends of City Hall was still working on the roof repair and that they would be fixing it soon.

Committee Member Zimmer informed the Committee that the Historical Society anniversary tickets would be available at the Sweet Tooth and Vera Grace and that there would be a silent auction, raffle baskets and feature 1990s music.

Adjournment

Motion by Committee C. Ross, seconded by Committee Member Turner, to adjourn at 5:52 pm. All Ayes. Motion Carried.

Respectfully submitted,

Michele Goodrich
Deputy Clerk

Jason A. Bell
City Clerk