

**City of Marine City  
City Commission  
December 19, 2019**

A regular meeting of the Marine City Commission was held on Thursday, December 19, 2019 in the Fire Hall, 200 South Parker Street, Marine City, Michigan, and was called to order by Mayor Pro Tem Elizabeth Hendrick at 7:00 pm.

After a moment of silence, the Pledge of Allegiance was led by Mayor Pro Tem Hendrick.

Present: Commissioners Jacob Bryson, Elizabeth Hendrick, Wendy Kellehan, William Klaassen, Paul Merchant, Cheryl Vercammen; City Manager Elaine Leven, City Clerk Kristen Baxter

Absent: Mayor Dave Vandebossche

Motion by Commissioner Kellehan, seconded by Commission Klaassen, to excuse Mayor Vandebossche from the meeting. All Ayes. Motion Carried.

Also in Attendance: City Attorney Robert Davis

**APPROVE AGENDA**

Motion by Commissioner Bryson, seconded by Commissioner Merchant, to approve the Agenda. All Ayes. Motion Carried.

**PUBLIC COMMENT**

Roland Woelkers complimented the City on the positive things going on in town, including the DPW and Police Department. He spoke in opposition to allowing marijuana businesses in Marine City.

St. Clair County Commissioner Bill Gratopp wished everyone a Merry Christmas and Happy New Year. He complimented the City on doing a wonderful job.

**APPROVE MINUTES**

Motion by Commissioner Bryson, seconded by Commissioner Klaassen, to approve the City Commission Meeting Minutes of December 5, 2019. All Ayes. Motion Carried.

## CONSENT AGENDA

Presented:

- A. Planning Commission Meeting Minutes – November 1, 2019
- B. Departmental Activity Reports
- C. MCAFA Run Report

Motion by Commissioner Kellehan, seconded by Commissioner Klaassen, to approve the Consent Agenda. **Roll Call Vote.** Ayes: Bryson, Hendrick, Kellehan, Klaassen, Merchant, Vercammen. Nays: None. Motion Carried.

## FINANCIAL BUSINESS

### Disbursements

Motion by Commissioner Kellehan, seconded by Commissioner Bryson, to approve total disbursements including payroll, in the amount of \$248,855.43. **Roll Call Vote.** Ayes: Bryson, Hendrick, Kellehan, Klaassen, Merchant, Vercammen. Nays: None. Motion Carried.

## UNFINISHED BUSINESS

### Recreational Marijuana Zoning – Recommendation from Planning Commission

The City Commission tasked the Planning Commission with determining whether there were places in Marine City for marijuana processing and/or retail at their November 7, 2019 meeting. Language from the City Attorney was provided as guidance, such as the Michigan Regulation and Taxation of Marijuana Act, and excerpts from approved ordinances. City Attorney Davis suggested that they examine the setbacks and the buffer language in the documents.

Joseph Moran, Planning Commission Chairperson, reported that the Planning Commission passed a motion to establish a setback of 500 feet from any residential property line and 1,000 feet from property lines of schools, churches, public parks, daycare centers, etc. Also, no special land use permits to be issued for retail outlets in zones other than B-1 and B-2. Mr. Moran identified areas in Marine City that met the State's setbacks and would allow for retail and non-retail marijuana businesses. He said that if the City Commission elected to move forward, the next logical step would be to create a sub-committee of Planning Commission and City Commission members to work together to develop a set of zoning ordinances.

Motion by Commissioner Kellehan, seconded by Commissioner Bryson, to receive and file the report. All Ayes. Motion Carried.

#### Contract for Renovations to 260 South Parker Street

A Design, Build and Construction Services Agreement between the City of Marine City and the firm Partners in Architecture – Design Build, LLC was presented to the Board for the renovation of 260 South Parker Street. City Attorney Davis added that it was important that the project be well defined, have milestone steps, and a guaranteed maximum price. He stated the guaranteed maximum price would be issued when the Board accepted the final design.

Motion by Commissioner Bryson, seconded by Commissioner Vercammen, to receive and file the contract. All Ayes. Motion Carried.

### **NEW BUSINESS**

#### Infrastructure Subcommittee Recommendation

DPW Superintendent Itrich on behalf of the Infrastructure Subcommittee, made a recommendation for Bell Street (from South Third to South Belle River Road) in a memo to the Board:

- Replace water main
- Mill & cap street
- Replace existing 4” main with a 6” main
- Replace water service to two homes
- Add fire hydrant
- TV sanitary leads to homes
- Widen this portion of the street from 21’ to 24’ to match the rest of the street

He stated that to widen the road, they would need to remove the trees in the easement and replace existing driveways with asphalt or cement. In addition, the asphalt curb line would be replaced with asphalt due to the cost of replacing with cement.

The Infrastructure Subcommittee also made a recommendation for West St. Clair (from M-29 to South Belle River Road):

- Replace existing 2” with a 6” main
- Replace the water services to ten homes
- Add fire hydrant

- TV sanitary leads to homes
- Mill & cap street

In the memo, Superintendent Itrich stated that they would be checking the thickness of the asphalt to determine the milling depth of each road. He said the funds to be used for this project would come from the Ready-to-Serve fees for water and sewer.

City Manager Leven reported that they would also be applying for a matching grant for the project.

Motion by Commissioner Bryson, seconded by Commissioner Merchant, to move forward with the recommendation set by the Infrastructure Committee.

Roll Call Vote.

Ayes: Bryson, Hendrick, Kellehan, Klaassen, Merchant, Vercammen

Nays: None

Motion Carried.

## **ITEMS REMOVED FROM CONSENT AGENDA**

None.

## **CITY MANAGER REPORT**

In addition to the City Manager's Report provided in the agenda packet, City Manager Leven added the following:

- Attended the following meetings: TIFA, Community & Economic Development Board, Marine City Area Fire Authority
- Viewed lead & copper webinar
- Held a Department Head meeting
- Met with insurance agent and investment agent for Pension with Treasurer

## **COMMISSIONER PRIVILEGE/LIAISON REPORTS**

Commissioner Vercammen read a story about the Spirit of Christmas and acceptance of all. She wished everyone a Merry Christmas.

Commissioner Merchant wished all a Merry Christmas and Happy New Year and said that he hoped everyone enjoyed family time together during the holidays.

Commissioner Klaassen asked everyone to drive safely during the holidays and wished them a Merry Christmas and Happy New Year.

Commissioner Kellehan thanked all the volunteers for Merrytime Christmas and said it was a very successful event. She wished everyone a Merry Christmas and Happy New Year.

Commissioner Bryson wished everyone a Merry Christmas.

Commissioner Hendrick thanked everyone who supported the Lion's Club and Old News Boys in helping local kids to have a good Christmas. She reported that the MCAFA had a new fire engine coming soon and wished everyone a Merry Christmas and Happy New Year.

## **ADJOURNMENT**

Motion by Commissioner Klaassen, seconded by Commissioner Merchant, to adjourn at 7:43 pm. All Ayes. Motion Carried.

Respectfully submitted,

Kristen Baxter  
City Clerk