



MINUTES

Regular Meeting of Newaygo City Council

August 9, 2021

CALL TO ORDER

Mayor Fedell called the meeting to order at 7:04 PM. The meeting was held at City Hall located at 28 N. State Road, Newaygo, MI 49337.

Presiding officer: Mayor Fedell
Secretary: Deputy Clerk, Kim Biegalle

Roll Call: Present: Black, Burns, Fedell, Johnson, Walerczyk
Absent: Ederer

Motion by Burns, second by Walerczyk to excuse absent member. AIF/MC

Motion by Johnson, second by Black to approve the amended agenda removing item "E" the Ride & Raise Fundraising event. AIF/MC

PUBLIC COMMENTS

CONSENT AGENDA

Motion by Burns, second by Walerczyk to approve the Consent Agenda which includes the regular meeting council minutes from 07/12/2021 and accounts payable of \$9,514.37, \$5,111.22, \$31,086.77, \$24.99, \$53,979.37, \$16,650.52, \$1,521.79, \$16,958.91, \$42,614.60, \$13,913.88, \$1,593.00, \$242,081.35, \$242,057.03, \$770.00, \$1,051.38, \$590.92 and \$1,035.31. Roll Call: Yeas: Black, Burns, Fedell, Johnson, Walerczyk Absent: Ederer Nay: None. CARRIED

RESERVED TIME

COMMITTEE & BOARD REPORTS

CITY MANAGER REPORT

Schneider gave project updates. Disc Golf has holes 1-6 and 18 now open. Christian Health Centers has broke ground with plans to open spring/summer of 2022. The museum rehab is moving along. The SandMold building has been sold and the Bigby building has also broke ground up on East M82. The M37 rehab is ongoing they did hit and damage the City's fiber optics line but should be repaired by tomorrow. The City's watermain project will start next week with some directional drilling under the roads for some of the streets and the paving should be complete in late September.

DEPARTMENT REPORTS

Ron Wight, DPW Superintendent said that he is very busy keeping up with all of the projects.

UNFINISHED BUSINESS

NEW BUSINESS

Motion by Johnson, support by Black to recommend that the City Council approve the Final Plat with the variances and exceptions included in the preliminary plat approval and accept the dedication of the public improvements contingent on the following which shall be reviewed and approved by the City Manager before the City Clerk shall sign the plan. AIF/MC Schneider stated this was the final approval needed with contingencies and read

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through all the contingencies (see below). John Bitely of Sable Homes was present and appreciative of all the help; stated there is already good activity and people ordering homes.

Contingencies:

1. A letter from the proprietor certifying that the property and public improvements are free of liens and encumbrances and that the public improvements have been completed. See sections of City ordinance: 36-131 and 36-132(b)(1)
2. Signed and recorded Drain District Agreement
3. Recorded drain easement
4. Letter from Surveyor certifying that he has complied with MCL 560.125-126
5. Proof of 2-year maintenance bond
6. Acknowledgement by the City of Newaygo that the following has been satisfactorily addressed or security in place to ensure their timely completion/correction:

Curb

- a. Cracks in the curb.
- b. The rolled curb is not correct in some areas, the back of the curb height is almost the same as the outside edge of the gutter pan.
- c. Wash out underneath the curb.
- d. Sand in the gutter pan.

Storm catch basins

- e. Rim and invert elevations are incorrect.
- f. Storm basins have a lot of sand in them. needs to be cleaned out.
- g. Storm basin cover (Frame) needs to have concrete mud redone on the inside of the catch basin.
- h. Storm basin cover (Frame) needs to be realigned, Moved when paving?

Jobsite

- i. Soil is about 6 inches down on the back side of the curb to the top of the curb.
- j. No topsoil or seeding behind the curb, need to mitigate soil erosion problems.
- k. No silt fence or anything to control erosion problems.

VARIANCES AND EXCEPTIONS FROM PRELIMINARY PLAT APPROVAL:

Variations from City design standards have been requested for this plat. The written request is attached. The variations relate to sidewalks, sanitary sewers, street lighting, and street trees. I find these requested variations to be reasonable, and congruent with how River Hills plat #1 is constructed. These variations would also support the City's need for affordable housing by reducing construction expenses thereby avoiding unnecessary inflation of the home prices. It does not appear that the variations would cause adverse effects or be detrimental to public welfare or adjacent property owners, especially since design of the new plat (plat #2) would mimic the design of the original plat (plat #1). The proposed single-family residential use of the new plat and the lot dimensions, width, and setbacks meet City zoning ordinance regulations.

The design conforms to City construction standards, with some acceptable exceptions. Exceptions: Street width of 30ft instead of 32ft. 1 inch water service lines instead of 1.25 inch. Vertical curve of 50ft instead of 100ft. No landscaping around retention pond.

Next Steps

After final plat approval by the City of Newaygo, the plat will need approval from the County Plat Board and potentially state level action before being recorded.

Motion by Black, second by Burns to approve special land use to allow MAC (Michigan Agricultural Commodities) to install a grain silo approximately 110' tall at a reduced setback of approximately 50'. AIF/MC Schneider explained that this had come before the Planning Commission and was approved.

Motion by Walerczyk, support by Black to approve Resolution 2021-28 which is to approve the EGLE Grant Agreement and Delegate Authority (Inventory Water Services Lines). AIF/MC Schneider explained the process. This is to identify whether lines in and around the City are lead lines. The grant will look at a 131 random service addresses in which holes will be dug to determine what kind of water line is buried. The City will have to bid out the contractor portion of the grant; this person will dig up the lines.

Motion by Burns, support by Walerczyk to approve Resolution 2021-29 which approves the appointment of Jeff Wright to the TIFA/LDFA Board. AIF/MC He is the new Newaygo Public Schools Superintendent.

PUBLIC COMMENTS.

COUNCIL MEMBER COMMENTS

Schneider stated that Kim Goodin asked if the size of the TIFA and Planning Boards could possibly be adjusted as it is difficult to get quorums on such large boards; he asked Council to think on it for the moment. He also noted that Kim Goodin is on vacation and that is why she is not here.

Fedell thanked everyone for coming out and said everyone doing a great job.

Motion by Walerczyk, second by Johnson to adjourn the meeting. AIF/MC

Meeting adjourned at 7:38 PM.

Mayor – Ed Fedell

Deputy Clerk – Kim Biegalle