

**CITY OF HUDSON  
121 N. CHURCH STREET, HUDSON, MI 49247  
REGULAR MEETING  
October 21, 2014 7:00 P.M.**

**745785:**

The regular meeting was called to order by Mayor Carmel Camp at 7:00 p.m. in the Council Chambers.

ROLL CALL: PRESENT: Carmel Camp, Namrata Carolan, Lee Ann Minton, Lee Daugherty, Rick Moreno, and Bruce VanWieren  
ABSENT: Tyler Mattison

ALSO PRESENT: Carl Sword, Dan Cherry, Dennis Smoke, Raymond & Ruth Feltzer, Fire Chief Jerry Tanner Jr., Rob Briskey, Leonard Beaubien, City Manager Steve Hartsel and City Clerk Jeaniene McClellan.

**ORDERS OF THE DAY:****745786:****Excuse Absent Member:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **excuse Tyler Mattison from the meeting**, CARRIED: 6-0 by roll call vote

**745787:****Setting the Agenda:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **add item H under New Business, Accept Bid: WWTP Garage Roof**, CARRIED: 6-0 by roll call vote

**Approval of Minutes:****745788:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **approve the minutes of October 07, 2014 and place on file**, CARRIED: 6-0 by roll call vote.

**PUBLIC COMMENT:****NEW BUSINESS:****Show Cause Hearing – Article III Dangerous Structures – 207 E Main St**

Section 5-56 of the City Code (attached) governs the procedures for dealing with properties deemed by the City building inspector to be dangerous buildings. On May 8, 2014, Ray Taylor, the City building inspector, deemed 207 E. Main Street to be a dangerous structure. Despite obtaining a building permit to repair the building within the 90 days allowed by the building inspector, no progress was evident. On August 30, 2014, the 90 day period elapsed, and the building inspector again deemed 207 E Main Street to be a dangerous structure.

Per City Code, the next step is for Council to hold a hearing to hear facts and officially determine whether the building in question is unsafe, and if so, to issue an order requiring the owner to repair or demolish the building within 10 days. If the owner fails to comply, the City then has the authority to refer the matter to the City Attorney to have the building demolished and the costs assessed as a lien on the property.

When this agenda item was first addressed at the September 2nd Council meeting, Council voted to postpone this hearing until the owners at 207 E. Main Street: secure the house by 1 week, remove all the junk and weeds around the house within 2 weeks, and return to council on October 21st to give a timeline on when the home will be repaired or demolished. The owners have secured the building, removed most of the junk and weeds, and have obtained a new building permit to bring the property up to standards. They are currently repairing the roof.

**745789:**

Motion by Lee Ann Minton, seconded by Lee Daugherty to **extend the show cause at 207 E. Main St. until the 1st Council Meeting in 2015 on January 6, 2015**, CARRIED 6-0 by roll call vote.

**APPROVE: Re-appointments to DDA**

Tim Sallows and Dave Sheely have requested to be reappointed to 4-year terms on the Downtown Development Authority that expire in October 2018.

At their meeting held on October 09, 2014 the DDA voted to recommend the reappointment of Tim Sallows and Dave Sheely.

Tim Sallows and Dave Sheely meet all the requirements to be re-appointed to the Downtown Development Authority.

**745790:**

Motion by Lee Ann Minton, seconded by Namrata Carolan to **reappoint Tim Sallows and Dave Sheely to the Downtown Development Authority to 4-year terms expiring in October 2018**, CARRIED 6-0 by roll call vote.

**APPROVE: No Parking for Christmas Parade**

The annual Christmas Parade will be held on Friday, December 5, 2014 at 6:30 p.m. It will originate in front of Webster Park, proceed north on S. Maple Grove to Main Street, continue west on Main Street to West Street, then head north on West Street to Railroad Street, and travel east on Railroad Street to the Fire Station where Santa will visit with the children.

MDOT has given us permission to close Main Street for the duration of the parade. We recommend that Council authorize “no parking” in the 200 and 300 block of W. Main Street from 5:30 p.m. – 7:30 p.m. for the parade. This will allow for a safer environment for the children and others attending the parade.

If Council authorized no parking in the 200 and 300 blocks of W. Main Street for the parade, DPW and HPD will take care of setting up and removing the appropriate barricades. In the event that parking can be opened up sooner than 7:30 p.m., they will do so.

**745791:**

Motion by Lee Daugherty, seconded by Namrata Carolan to **authorize no parking in the 200 and 300 block of W. Main Street from 5:30 p.m. – 7:30 p.m., Friday, December 5, 2014 for the Christmas Parade**, CARRIED 6-0 by roll call vote.

**AUTHORIZE: Receive Donation for Hudson Fire Department**

MilkSource, LLC has contacted the Hudson Fire Department with an offer to make a donation. The Fire Chief informs me that this donation could be used to replace the worn tires on Engine 1.

Council permission has been required in order to conduct fundraising activities, and while this would be a donation initiated by MilkSource, we wish Council to still affirm the donation.

**745792:**

Motion by Lee Ann Minton, seconded by Rick Moreno to **authorize the Hudson Fire Department to accept a donation from MilkSource, with thanks**, CARRIED 6-0 by roll call vote.

**APPROVE: Water Bond Payment Transfer**

The annual principal and interest payment for the City's water bond was approved by Council on August 19, 2014 and paid in September.

The utility fund is responsible for half of this payment with the other half coming from the Income Tax fund.

**745793:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **authorize the budgeted transfer in the amount of \$55,333 from the Income Tax fund to the Utilities Fund for the annual water bond payment**, CARRIED 6-0 by roll call vote.

**APPROVE: 2015 Employee Health Plan**

The Michigan Municipal League – League Employee Benefit Services has submitted the 2015 Blue Cross Blue Shield of Michigan rates, effective as of December 1st. Plans must now be compliant with the Affordable Care Act. The new recommended plan is the Community Blue PPO Platinum 250. This plan still has some good features (including maximum annual out-of-pocket expenses of \$1,000) while still costing considerably less than the current plan.

Our annual premium would be reduced by \$30,000.00 (or about 12%), and since the new plan no longer requires our use of Ameraplan or the Hudson Pharmacy subsidy, General Funds savings would be \$58,648.53.

The City is able to continue to offer an attractive health care plan to its full-time employees, as well as comply with recently-enacted Federal health care laws, while also significantly reducing costs and allowing an additional increase in the General Fund.

**745794:**

Motion by Lee Ann Minton, seconded by Namrata Carolan to **approve the new Affordable Care Act-compliant Blue Cross Blue Shield PPO 250 Health Plan for the contract year beginning December 1, 2014**, CARRIED 6-0 by roll call vote.

**AUTHORIZE: 115 N Church St. Demolition**

At the August 5, 2014 meeting, Council accepted the Bid from Rising Excavating in the amount of \$72,400 for the demolition of the city-owned building at 115 N. Church St. The contractor has informed us that they are unable to complete this project due to restrictions in their insurance policy.

Their subcontractor on the project, Briskey Brothers Construction, has offered to take over the project within the next month for the same price. We have been unable to get any other contractors to show interest in the project.

City Manager recommended that Council approve the offer from Briskey Brothers Construction, and authorize the City Manager to sign the required documents to move forward with demolition of the structure at 115 N Church St.

**745795:**

Motion by Namrata Carolan, seconded by Rick Moreno to **accept the offer from Briskey Brothers Construction for the demolition of the building at 115 N. Church St. in the amount of \$72,400.00, and authorize the City Manager to sign the necessary documents to proceed with the demolition,** CARRIED 6-0 by roll call vote.

**ACCEPT: WWTP Garage Roof**

As authorized by Council, the City of Hudson received sealed bids for the replacement of the Wastewater Treatment Plant Garage Roof. The bid opening was held at the City Office on October 20th. The following 3 bids were received by the deadline:

Rowley, Inc., Hudson, MI	Bid amount: \$4,275.00
Edison Builders, LLC, Hudson, MI	Bid amount: \$4,475.25
Billy White Roofing, LLC, Jackson, MI	Bid amount: \$5,000.00

The low bid was submitted by Rowley, Inc. for \$4,275.00. Rowley, Inc. has completed previous projects for the City in a timely and professional manner.

**745796:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **accept the bid of \$4,275.00 from Rowley, Inc. for the replacement of the Wastewater Treatment Plant Garage roof, and authorize the City Manager to sign the contract with Rowley, Inc. for the project,** CARRIED 6-0 by roll call vote.

**UNFINISHED BUSINESS:**

**Bills:**

**Bills to be Approved for Payment: \$32,387.02**

Consumers Energy	\$ 1,852.37	WWTP October 2014 Electricity
Lenawee Cty Information Tech	\$ 2,764.00	HPD Annual Auto Computer Partnership
Blackbaud	\$ 3,553.95	Annual Accounting Software Support
Adrian Communications	\$ 8,000.00	Radio Package for 2015 Ford Explorer
Blue Cross & Blue Shield	\$ 16,216.70	Employee Health Insurance Nov 2014

**Bills to be Confirmed: \$14,496.86**

Hillsdale County Inspection	\$ 1,315.00	Sep 2014 Building & Rental Inspections
Craig Wickham Tree Service	\$ 1,600.00	Fall 2014 Tree Trimming Service
Consumer Energy	\$ 3,631.86	Street Lights Electricity Sept 2014
Phil R Rubley	\$ 7,950.00	Annual Audit Fee for FYE June 2014

**745797:**

Motion by Lee Ann Minton, seconded by Bruce VanWieren to **pay the bills**, CARRIED: 6-0 by roll call vote

**Department Head Reports for September 2014:****745798:**

Motion by Namrata Carolan, seconded by Bruce VanWieren to **accept the Department Head Reports for September 2014, and place on file**, CARRIED: 6-0 by roll call vote

**Accounts Payable Report for September 2014:****745799:**

Motion by Namrata Carolan, seconded by Rick Moreno to **accept the Accounts Payable Report for September 2014, and place on file**, CARRIED: 6-0 by roll call vote.

**MINUTES FROM BOARDS AND COMMISSIONS :****745800:**

Motion by Lee Ann Minton, seconded by Rick Moreno to **accept the DDA Minutes dated October 09, 2014 (pending approval) and place on file**, CARRIED: 6-0 by roll call vote.

**CITY MANAGER'S REPORT:**

- The Governor's visit to the Southern Michigan Center for Science and Industry on 16 of October was successful, and the attendees expressed the opinion that this type of enterprise would be critical to Michigan's future economic health. Regardless of any political aspects, it is a positive development that the Chief Executive of the State chose to visit this City and our new educational asset.
- The Engle Trail project remains largely on schedule, even with the recent rainy days. Paving should occur by the end of the week, which should also allow the Sunrise Meadows repaving project to be completed by the County Road Commission before the asphalt plant closes in mid-November. Ed Engle will soon provide a proposed date for the dedication ceremony.
- As the DDA minutes indicate, the trees downtown are being trimmed and replaced by Underwood Nurseries. The larger trees were outgrowing the planting areas and some were beginning to cause damage to the streetscape. The DDA has also ordered new Christmas lights which are not as bluish as those purchased last year.
- We and the Historical Society are preparing to have a small ceremony to dedicate the nature exhibit in the Hudson Museum to the late Dan "Boone" Hall. The City Manager will provide coordinating information to Council when he receives it.
- As part of a "beta" test, we have placed Wireless Internet (Wi-Fi) hotspots throughout downtown, as well as at SMCSI. The hotspots are free, do not require a password to access, and begin with a City of Hudson page and banner advertising for Hudson small businesses and institutions participating. This is a partnership between the Wi-Fi Company, the City, and the Businesses. This is the first Wi-Fi partnership model of this type in the United States. It is a marketing initiative more than an Information Technology initiative. We will likely be receiving national and regional media coverage within the next month.

**ADJOURNMENT:**

**745801:**

Motion by Lee Ann Minton, seconded by Namrata Carolan to **adjourn the meeting at 7:40 p.m.**

APPROVED: \_\_\_\_\_  
Carmel Camp, Mayor

ATTEST: \_\_\_\_\_  
Jeaniene McClellan, City Clerk

REVIEWED BY: \_\_\_\_\_  
Denis F. Jodis, City Attorney  
Dated: \_\_\_\_\_