

MINUTES

CITY OF WARR ACRES
REGULAR CITY COUNCIL MEETING
TUESDAY,
APRIL 18, 2017
6:00 P.M.

1. The meeting was called to order at 6:00 p.m. Declaration of a quorum present was given. The Flags were presented and the salute was led by the Putnam City High Schools ROTC and the Invocation was given by Mayor Woolley.

ROLL CALL

PRESENT

Mayor Patrick Woolley
Vice Mayor James Mickley
Councilman Mike Schmidt
Councilman John Knipp
Councilman Roger Godwin (arrived at 6:20 p.m.)
Councilman Glenn Lipinski
Councilman Donnie Ryan

ABSENT

Councilman Bo Broadwater
Councilman Stephen Fuhrman

STAFF PRESENT

Matthew Love, Attorney
Roger Patty, Police Chief
Stephen Coy, Fire Chief
Mike Turman, Public Works Director
Pamela McDowell-Ramirez, City Clerk/Treasurer
Craig Wallace, Engineer
Wiley Rice, City Planner

2. Recognition of Girl Scout Troop #353 from Putnam City United Methodist Church.

The Mayor asked a couple of the girls to tell about what they had done. They told that they made flyers and asked for volunteers to clean up. They registered the 18 volunteers and they collected 26 bags of trash. They Mayor Woolley presented they girls with a Certificate of Appreciation for clean they city parks.
3. Call to the Public.

Moot.

4. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #5.)
- A. Approval of the minutes from the Regular meeting of March 21, 2017. ****
 - B. Approval of Expenditures ****

General Fund	\$ 128,399.00
Res for Cap Repl	\$ 11,250.00
CIP Fund	\$ 145,597.75
Sewer Line Maint	\$ 66,556.40
 - C. Approval of Actual Expenditures for March 2017 and Proposed Expenditures for April 2017. ****
 - D. Sales Tax History Report. ****
 - E. Approval to surplus items per enclosed list. ****
 - F. Approval of supplemental appropriation of a grant from OMAG to the Public Works department in the amount of \$595.00.
 - G. Approval of a supplemental appropriation of funds unappropriated in the CIP budget for Dumpsters in the amount of \$16,000. Originally budgeted in the 2016 budget and approved for purchase at the November meeting, but did not come in until after the end of the year.

Motion by Ryan, second by Mickley to approve the consent docket. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Mickley, yea; Schmidt, abstain; and Woolley, yea.

Motion Passed.

- 5. Discussion and possible action on items removed from the consent docket.

Moot.

- 6. Receive reports from Staff: Police Chief, Fire Chief, City Clerk, City Attorney, Public Works Director, City Engineer, and City Planner. ****

Patty-reminded everyone about the reception for retiring Deputy Chief Osborn.

Ramirez-revenue is down and hopefully the rates change proposed on the agenda will help.

Love-will need to discuss the Animal Shelter situation in May.

Turman-lights are done at Cherokee park and will be done soon at Baker park. Received a grant from OMAG and used it to purchase a gas detector.

Wallace-sidewalk project has started, sewer rehab underway. Attended a workshop at ACOG and they have \$8.4 million available for sidewalk projects and the city already has partial plans for future sidewalks so they will be applying for the funding. Applications are due May 12th.

7. Final Public Hearing, discussion and possible action on a Special Use permit, applicant: Blue Beacon International, Inc. The applicant would like to use the property located at 5857 NW Expressway as a carwash, which is a use subject to review. **** (Planning Commission recommended approval and to send to City Council by a unanimous vote)

Motion by Ryan, second by Mickley to open the public hearing. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

Motion by Mickley, second by Ryan to close the public hearing. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

The gentleman with Blue Beacon told the council all about their company and their employees and their hours of operations and they are closed on holidays. They cannot wash certain vehicles because of the way their machines are set up. They believe they will use approximately 500,000 gallons of water a month. There will be no sales tax revenue from the car wash.

Motion by Mickley, second by Knipp to approve the Special Use Permit. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

8. Discussion and possible action to authorize the Mayor to execute an agreement with Blue Beacon International, Inc., regarding the remittance to the City of a portion of sales which are not subject to sales tax. ****

Since there is no sales tax generated by a car wash the company has offered in writing to give the city 1% of their quarterly gross sales. They drew up an agreement stating their willingness to help the city. Councilman Lipinski was not comfortable with there being a written agreement, he felt that the city was singling them out when there are other places, such as dentist, doctor and others that do not pay sales tax either. The Mayor stated as did the City Attorney that this was their doing not the city's.

Motion by Knipp, second by Ryan to authorize the Mayor to execute the agreement. Poll vote: Lipinski, nay; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed.

Item 11 was heard before item 9.

9. Discussion and possible action on a contract with Thomson Reuters related to data search for the police department. **** *Patty*

This is a company that they use to help them in investigations.

Motion by Schmidt, second by Godwin to approve the contract. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

10. Discussion and possible action on an amendment to the Sanitary Sewer Rehabilitation contract for inspection services. **** *Wallace*

Engineer Wallace stated that when they turned in the original contract they forgot to include the inspection fees.

Motion by Ryan, second by Godwin to approve the amended contract. Poll vote: Lipinski, yea; Ryan, yea; Knipp, abstain; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, out during the vote.

Motion Passed.

Item 11 was heard before item 9.

11. Discussion and possible action to condemn the burned single family home at 6000 NW 47th St and approval to have it demolished. **** *Turman*

The Mayor stated that the owner was told what needed to be done to secure the property and nothing has been done. He said that they spoke to the owner last month and gave them until this meeting to figure out what they were going to do. Rebecca Greggs, the owner, was present and said she had been working on things. She was asked what she was working on and could not give a direct answer. She was asked about the securing of the property and she gave many excuses as to why she had not done so. The discussion was very long and the council gave her numerous opportunities to explain to them how she planned to take care of the situation. She did not have any answers.

Motion by Ryan, second by Knipp to condemn the house and have it demolished. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

12. A. Discussion and possible action on an Ordinance amending 8.08.150 regarding Garbage rates. ****

Councilman Mickley stated that the services should pay for themselves and not be paid for from sales tax that is needed to pay everything else. Attorney Love stated that OMAG covers 500 cities and Warr Acres is the only one he knows of that loses money on their services. Councilman Schmidt stated that the residents should be the ones that pay for the services they receive. He said that the rate should be determined by the amount of money needed to provide the service. The Mayor offered up two options and Councilman Lipinski asked why they would take the lower option when it would still keep the city losing money. The Mayor stated that he wanted to give to options in case there were any of them that didn't feel it should be raised as much.

Motion by Mickley, second by Lipinski to approve the Ordinance. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

- B. Approval of the emergency clause.

Motion by Lipinski, second by Knipp to approve the emergency clause. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

13. Questions and Comments from Council.

Mickley-the Health Fair is coming up in June and it looks like it is going to be great.

Schmidt-it is an honor to sit here and make decision for the city. The rates need to be tied to the budget process.

Lipinski-upset about being told by Cox that if he wants to keep phone service during a power outage he would have to purchase a battery backup. He said he worked for AT&T for many years and they always kept service on and did not charge extra. He stated that it was mentioned during the rate discussion the concern about the elderly and he said the census information states the average age in Warr Acres is 42, so not such an elderly group.

Ryan-congrats to chief Patty and the PD for making the top 10 safest cities. Appreciated Police, Fire, Sanitation they do a great job and do not get appreciated enough. Mike does a great job and leads a good team and he is very thankful for the job they do. He asked about school zone markings along 39th between Ann Arbor and MacArthur. Mayor stated that it was in the works and got shot down by the state will keep working on it.

Godwin-thanks Mike and Matt and the two officers that helped the lady.

Woolley-asked Councilman Ryan to help amend the sign ordinance regarding for sale signs within the Town Center. The city needs to put up signs showing where the Town Center area is. Thanks to everyone for coming, appreciates the good questions and problem solving.

14. Adjournment.

Motion by Knipp, second by Mickley to adjourn. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

The meeting was adjourned at 8:49 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez
City Clerk/Treasurer

MINUTES

**CITY OF WARR ACRES
PUBLIC WORKS AUTHORITY MEETING
TUESDAY
APRIL 18, 2017
6:00 p.m.**

(Immediately following completion of the regularly scheduled City Council meeting)

1. The meeting was called to order at 8:49 p.m. Declaration of a quorum present was given.

ROLL CALL

PRESENT

Chairman Patrick Woolley
Vice Chairman James Mickley
Trustee Mike Schmidt
Trustee John Knipp
Trustee Roger Godwin
Trustee Glenn Lipinski
Trustee Donnie Ryan

ABSENT

Trustee Bo Broadwater
Trustee Stephen Fuhrman

2. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #3.)
 - A. Approve the minutes of the Warr Acres Public Works Authority Meeting of March 21, 2017. ****
 - B. Approve payment of claim in the amount of \$53,650.01 to the Bethany-Warr Acres Public Works Authority for the Warr Acres portion of the Joint Trust and Bond Retirement for the month of March, 2017. ****
 - C. Approval of payment of claims for the Sewer department in the amount of \$1,064.66.

Motion by Mickley, second by Knipp to approve the consent docket. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, abstain; and Woolley, yea.

Motion Passed.

3. Discussion and possible action on items removed from the consent docket.

Moot.

4. Adjournment.

Motion by Mickley, second by Knipp to adjourn. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

The meeting was adjourned at 8:51 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez
City Clerk/Treasurer

MINUTES

**CITY OF WARR ACRES
SPECIAL
ECONOMIC DEVELOPMENT AUTHORITY MEETING
TUESDAY
APRIL 18, 2017
6:00 p.m.
(Immediately following completion of the regularly scheduled City Council and Public Works
Authority meetings)**

1. The meeting was called to order at 8:51 p.m. Declaration of a quorum present was given.

ROLL CALL

PRESENT

Chairman Patrick Woolley
Vice Chairman James Mickley
Trustee Mike Schmidt
Trustee John Knipp
Trustee Roger Godwin
Trustee Glenn Lipinski
Trustee Donnie Ryan

ABSENT

Trustee Bo Broadwater
Trustee Stephen Fuhrman

2. CONSENT DOCKET: (individual items may be deleted from the consent docket for discussion and action under #3.)
 - A. Approve the minutes of the Economic Development Authority meeting of February 21, 2017 *****
 - B. Approve payment of claims in the amount of \$104.35.

Motion by Mickley, second by Knipp to approve the consent docket. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

3. Discussion and possible action on items removed from the consent docket.

Moot.

4. Adjournment.

Motion by Mickley, second by Godwin to adjourn. Poll vote: Lipinski, yea; Ryan, yea; Knipp, yea; Godwin, yea; Mickley, yea; Schmidt, yea; and Woolley, yea.

Motion Passed Unanimously.

The meeting was adjourned at 8:52 p.m.

Respectfully submitted,

Pamela McDowell-Ramirez
City Clerk/Treasurer