

AGENDA

Committee on Ways and Means August 20, 2026 at 3:00 PM



Lansing City Hall, City Council Conference Room
124 W. Michigan Avenue, 10th Floor

To provide input or ask questions on any item that is listed on the agenda,
members of the public may contact the City Council at city.council@lansingmi.gov or (517) 483-4177 prior to the meeting.
To view the meeting live and participate in virtual public comment: <https://www.lansingmi.gov/1212/Council-Committee-Meetings>

Council Member Carter, Chairperson
Council Member Spadafore, Vice Chairperson
Council Member Nevarez Martinez, Member

- 1. Call to Order**
- 2. Roll Call**
- 3. Minutes**
 - A. July 16, 2026
- 4. Public Comment on Agenda Items (Up to 3 Minutes)**
- 5. Discussion/Action:**
 - B. RESOLUTION - Grant Acceptance; Certified Local Government Grant Program, Westside Neighborhood, Espinore Plat survey
 - C. RESOLUTION - Grant Acceptance; Michigan Strategic Fund, Revitalization and Placemaking Program "RAP 2.0" grant for the Reutter Park Fountain
 - D. RESOLUTION - Introduction and Set a Public Hearing; Add Chapter 245; Office of the Independent Internal Auditor
 - E. RESOLUTION -Introduction and Set a Public Hearing; Amend Chapter 230 - Add Section 230.02 to allocate funding for Supportive Housing Services
 - F. DISCUSSION - Budget Priorities for FY 2027/2028
- 6. Other**
- 7. Adjourn**

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TTY 711) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

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MINUTES
Committee on Ways and Means
Thursday, July 16, 2026 @ 3:00 p.m.
City Council Conference Room

CALL TO ORDER

Council Member Spadafore called the meeting to order at 3:00 pm

PRESENT

Council Member Tamera Carter, Chair – arrived at 3:07 p.m.
Council Member Peter Spadafore, Vice Chair
Council Member Deyanira Nevarez Martinez, Member

OTHERS PRESENT

Sherrie Boak, Council Legislative Office Manager
Greg Venker, OCA
Andy Kilpatrick, Public Service
Rawley Van Fossen, EDP Director
Tom Edmiston, Capital Area Housing Partnership
Katlynn Kretz, Cinnaire
Gary Heidel, Development Company

Minutes

MOTION BY COUNCIL MEMBER NEVAREZ MARTINEZ TO APPROVE THE MINUTES OF MAY 21, 2026 AS PRESENTED. MOTION CARRIED 2-0.

Public Comment

Mr. Edmiston, spoke in favor and support of the proposed PILOT ordinances on the agenda. He spoke brief on what he believes the benefits are for investments, and noting with having PILOT by right, it takes an element out of Council, because Council approval is needed before MSHDA application, and it might not be approved by MSHDA.

Ms. Kretz spoke in support of the PILOT ordinance on the agenda.

Mr. Heidel stated his employer is considering developing in the City, and have spoken to MSHDA on a 4% PILOT, and he outlined the differences between a 4% and 10% PILOT, noting savings.

Council Member Spadafore passed the gavel to Council Member Carter when she arrived.

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Discussion/Action:

RESOLUTION – Grant Acceptance; United States Department Transportation, Reconnecting Communities Program

Mr. Kilpatrick explained the grant that was a result of the federal funding around 496 where neighborhoods were divided with that construction. There is no match, but the grant for construction will have a match. The construction being envisioned would be something over the top similar to what is over 696 in Detroit, but would result from impact from the public.

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE RESOLUTION FOR THE GRANT ACCEPTANCE FROM UNITED STATES DEPARTMENT TRANSPORTATION, RECONNECTIN COMMUNITIES PROGRAM. MOTION CARRIED 3-0.

ORDINANCE - REPEAL Chapter 886 Tax Exemptions for Multifamily Dwelling Projects

Council Member Carter confirmed the hearing was held in June, and this ordinance would be to repeal. The Committee had not further questions, but Council Member Spadafore asked for clarification on effective date; this is 14 days, and the next is 30 days. Ms. Boak stated it was changed in the Charter and all should be 14 days.

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE ORDINANCE TO REPEAL CHAPTER 886; TAX EXEMPTIONS FOR MULTIFAMILY DWELLING PROJECTS. MOTION CARRIED 3-0.

ORDINANCE - Add Chapter 886, Sections 886.01-886.07, Service Charge of Four Percent (4%) of Annual Shelter Rents for Eligible Housing Development Projects

MOTION BY COUNCIL MEMBER SPADAFORE TO AMEND SECTION 4. PAGE 7 LINE 9, TO STATE 14 DAYS. MOTION CARRIED 3-0.

Council Member Carter stated that some concerns she has heard is in the penalties, if issue with affordability of it, conversation on what the projection property value would be in terms of loss, and interested in the fiscal impact, long term. The other piece, who determines the qualifications of the development, is there limitations on those developers.

Mr. Van Fossen stated that if passed, it would follow current practice through EDP. This ordinance, if passed would get a by-right 4%. The application would stay the same, the vetting would stay the same, and that is on the website. Community Development staff, planning, treasury, building safety, review and a recommendation will be made to his office and the Mayor's office. If it is not by-right 10%, then it would go through Council. PILOTS in place and future are subject to review and inspection. Regarding the fiscal impact, it is difficult, but looking at the current could look at an analysis. Council Member Carter asked if there are additional state incentives. Mr. Van Fossen stated not another layered property tax incentive.

Council Member Spadafore noted these are capped at 18 year PILOT's. Anything outside of that scope has to go through the other process.

Council Member Nevarez Martinez asked about the annual reporting and if those are staggered. Mr. Van Fossen stated they all come in at the same time. Council Member Nevarez Martinez asked for updates after those annual reporting review be provided to Council.

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MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE ORDINANCE TO ADD CHAPTER 886 SECTIONS 886.01-886.07 FOR JUNE 22, 2026. MOTION CARRIED 3-0

OTHER

Ms. Boak reiterated that the meeting on 8/6/2026 is cancelled due to lack of quorum, and so the next regular meeting is August 20, 2026.

ADJOURN

Adjourned at 3:21 pm

Submitted by,

Sherrie Boak, Recording Secretary,

Lansing City Council

Approved by the Committee on

From: Van Fossen, Rawley <Rawley.VanFossen@lansingmi.gov>

Sent: Friday, 17 July 2026 15:13:46

To: Carter, Tamera <Tamera.Carter@lansingmi.gov>; Spadafore, Peter

<Peter.Spadafore@lansingmi.gov>; Martinez, Deyanira <Deyanira.n.Martinez@lansingmi.gov>

Cc: Venker, Gregory <Gregory.Venker@lansingmi.gov>; Dryer, Bryan <Bryan.Dryer@lansingmi.gov>

Subject: PILOT Committee Questions Follow Up

Dear Ways and Means Committee Members,

I'm writing to provide clarification on the long-term value of 4% by-right and in-general, PILOT incentives, particularly in situations where specific future projects have not yet been identified or approved.

While it is true that we cannot predict exactly which developments will ultimately utilize PILOT incentives, their value lies in establishing a proactive economic development framework rather than reacting to opportunities after they arise. By having these tools in place, Lansing can position themselves to compete effectively for investment that might otherwise go elsewhere. As you heard yesterday, communities like Detroit and Grand Rapids are already ahead of us on this effort.

PILOT programs are designed to attract projects that would not proceed "but for" the incentive. Even without knowing the exact projects in advance, the policy creates a signal to developers and businesses that the community is open to growth, partnership, and strategic investment. Over time, this can result in increased property values, job creation, and expanded tax bases once incentive periods expire.

Importantly, PILOT agreements are typically structured with safeguards to ensure that the community benefits throughout the term—whether through baseline payments, infrastructure improvements, or economic activity. This means that even during the incentive period, there is measurable value returned to the municipality.

In the long run, the presence of a well-defined PILOT program supports sustainable growth by encouraging development that aligns with community goals. Rather than representing uncertainty, the flexibility of the program is one of its strengths—it allows the municipality to evaluate and approve only those projects that deliver clear public benefit.

Additionally, all PILOT requests start in EDP. Applications are received, vetted and recommended to either Mayor or Council depending on the ask. EDP works with the Assessing Office to monitor existing PILOTs. Annually the Assessing Office will issue a PILOT bill based on this monitor. Findings during monitor could result in a higher tax bill due and risk of losing the PILOT entirely. Projects that are MSHDA financed go through even further scrutiny on an annual basis. Lastly, all rental projects are

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developed and approved to the standards of the state building code and regularly inspected by our Code Enforcement. As promised, EDP will work to establish an annual PILOT report for council.

I hope this helps clarify how PILOT incentives can be a positive, forward-looking tool even without knowing the exact projects that may apply. I would be happy to discuss this further or provide additional information if helpful.

Best,

Rawley

Rawley Van Fossen,

Director

Department of Economic Development and Planning

316 N. Capitol Ave. | Lansing, MI 48933

O: 517-483-4060 | E: rawley.vanfossen@lansingmi.gov

For Scheduling Requests Email: Kaitlin.Luttig@lansingmi.gov



LANSING CITY COUNCIL

FY26 GRANT INFORMATION FORM

(Required for all grant applications and acceptances)

PREFERRED REFERRAL DATE: - August 10, 2026

GRANT NAME: - Certified Local Government Program grant

GRANT AGENCY: - Michigan State Historic Preservation Office, Michigan Economic Development

ASSISTANCE LISTING (CDFA): -

DEPARTMENT: - Economic Development and Planning

CONTACT NAME: - Andrew Fedewa

CONTACT PHONE: - 517-483-4048

GRANT PERIOD START: - Summer 2026

GRANT PERIOD END: - August 31 2028

APPLICATION DATE: - February 6, 2026

AWARD DATE: - September 2026

TOTAL AMOUNT: - \$20,000

ADMINISTRATIVE COST RECOVERY AMOUNT: -

SUMMARY OF GRANT PURPOSE AND ALLOWABLE USES:

Funding is provided through the Historic Preservation Fund (the "HPF"), administered by the NPS, for projects that identify, document, preserve, and tell the story of historic properties significant in history, architecture, archaeology, engineering, and/or culture.

Grants may be used for physical historic preservation work, surveys and designations, or educational activities and materials.

The Economic Development and Planning Department will contract with a certified professional to conduct a survey of portions of the Westside Neighborhood.

PROJECTED ACCOUNT CODE DETAIL (OBJECT MINIMUM):

Account	Description	Amount
101-172601-8010000	Contractual Services	\$20,000

MATCHING FUNDS ACCOUNT CODE DETAIL (IF APPLICABLE):

Account	Description	Amount

Resolution #2026-013

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

Authorization to Apply for the Certified Local Government Grant Program

WHEREAS, the State Historic Preservation Office (SHPO) provides the Certified Local Government (CLG) Grant Program to member local governments to plan for, to protect, and to tell the story of important historic resources through local historic preservation activities; and

WHEREAS, Economic Development and Planning Department and the Lansing Historic District Commission wish to file an application to conduct a reconnaissance-level survey of portions of the Westside neighborhood following neighborhood interest in assessing the potential of future historic district nominations; and

WHEREAS, the grant program is expense reimbursement based and the Economic Development and Planning Department will use department funds for the upfront costs until reimbursement upon completion of the project; and

WHEREAS, the CLG Program does not require a local match from the City and the local match is 0%; and

WHEREAS, the Economic Development and Planning Department anticipates the cost for a reconnaissance-level survey of sections of the Westside Neighborhood, specifically the “Espanore Plat” subdivision to be conducted by a certified consultant will be Twenty Thousand Dollars (\$20,000); and

WHEREAS, the City shall designate an authorized officer (the “Authorized Officer”) who shall be authorized to file the Grant Application, to sign the grant agreement, including any necessary grant agreement amendments, and other agreement-related documents subject to review and approval as to form by the City Attorney; and

WHEREAS, the City shall designate a Grant Project Manager who will oversee the day-to-day grant management and grant administration duties, including vendor selection and coordinating the payment of vendor invoices (the “Grant Project Manager”).

NOW THEREFORE BE IT RESOLVED, the Lansing City Council hereby authorizes the grant project including expenditures in an amount not to exceed the project cost using funds from the Economic Development and Planning Department, and designates Mayor Andy Schor as the ‘Authorized Officer’ and Andrew Fedewa, Principal Planner’ as the ‘Grant Project Manager’ with the duties and responsibilities defined herein.



MEMORANDUM

TO: City of Lansing City Council

FROM: Rawley Van Fossen, Director

DATE: January 6, 2026

SUBJECT: For the Acceptance of Certified Local Government Grant Applications

The State Historic Preservation Office's Certified Local Government Program (CLG) offers an annual grant which can be used for a variety of local preservation planning, documentation, education, and development projects. Lansing has been a CLG member in good standing since 1997 and was last awarded a grant in 2007 to survey and nominate the Downtown core to the National Register of Historic Places.

The City has been approached by numerous Westside neighbors and the Lansing Historic District Commission to apply for the grant to conduct a reconnaissance level survey of sections of the Westside Neighborhood to assess the appropriateness of a historic district.

The City has also been approached by the Old Town Commercial Association to apply for the grant to create contemporary design guidelines that will outline best practices for the architectural preservation of buildings to maintain the historic integrity of Old Town.

The City is allowed to apply for more than one grant project in a cycle. These grants do not require a local match and are reimbursement-based following the completion of the projects, allowing the City to complete these projects that are important to our community, without expending general funds.

The Planning and Zoning Office will be conducting public meetings and will publish the reports as part of the project. I respectfully request that the City Council approve the resolutions to authorize our grant applications. Thank you.

Rawley Van Fossen
Director, Economic Development and Planning Department



GRETCHEN WHITMER
GOVERNOR

STATE OF MICHIGAN
MICHIGAN STRATEGIC FUND
STATE HISTORIC PRESERVATION OFFICE

QUENTIN L. MESSER, JR.
PRESIDENT

June 17, 2026

EMAILED ONLY

Andrew Fedewa
City of Lansing
124 W Michigan Ave
Lansing, MI 48933

RE: FY26 Certified Local Government Grant Applications

I am pleased to announce that the Michigan State Historic Preservation Office (SHPO) has selected your 2026 Certified Local Government (CLG) grant application for funding. Congratulations!

Please review the below information, which details the amount of grant funding being offered for your project and the general conditions applicable to this letter and pending award.

Subgrantee: City of Lansing
Project Number: CG26-473
Project Name: Westside Neighborhood Partial Survey-Espanore
Project Description: The City of Lansing will hire a qualified contractor to complete a reconnaissance-level survey of properties within the Espanore subdivision, one of the original subdivision plats of the Westside Neighborhood.

Project Funding:	Grant	Match	Total
	\$20,000.00	\$00.00	\$20,000.00

CFDA # 15.904

General Conditions:

1. This letter is not a grant award. Funds for this grant are only formally awarded following approval from the National Park Service (NPS) and execution of a grant agreement. ***Federal or matching share expenditures made prior to the execution of a grant agreement are not eligible project costs and will not be reimbursed or counted toward any match.***



300 NORTH WASHINGTON SQUARE • LANSING, MICHIGAN 48913
michigan.gov/shpo • (517) 335-9840

Alan Higgins, SHPO Grants Manager/Budget Specialist, will be working with you to prepare the grant agreement. The agreement will be executed following the release of the Historic Preservation Fund (HPF) funds to the SHPO. Grant agreements are anticipated in July-August; however, the transfer of funds is dependent on the distribution of HPF funding from the NPS, which may delay the execution of the grant agreement. Note that all grant agreements must be executed no later than September 4, 2026.

2. The SHPO will continue to work with the City of Lansing to refine the scope of work as part of the contractor selection process to ensure a successful project that meets SHPO and CLG grant program standards and guidelines.
3. If no in-kind time is being utilized as part of matching share expenditures, you may begin the process of developing any required procurement documentation for SHPO review and approval. Procurement standards are identified in the grant manual available here: <https://www.mplace.org/historic-preservation/programs-and-services/certified-local-government-program/clg-grants/>. However, requests for bid **cannot** be formally released and contractors cannot be selected until after the grant agreement with the SHPO is formally executed and all bid documents have been approved by SHPO.
4. The SHPO will later issue a press release announcing the awarding of this fiscal year's CLG grant funds in the near term. We will inform you of its release. Please refrain from issuing any form of public announcement until after the SHPO has issued its program-wide announcement and given approval for you to proceed with a local announcement.

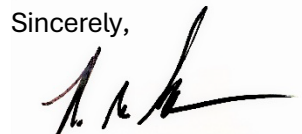
Please acknowledge receipt of this letter and intent to accept award via email to Alan Higgins, Grants Manager/Budget Specialist, at HigginsS3@michigan.gov. We are requesting confirmation of intent to accept the award no later than **June 30, 2026**.

Please also see the accompanying documents, which outline important information and next steps as we move toward executing the grant agreement for this project.

It is our hope that this CLG grant will contribute to the long-term success of your project. Congratulations on being among our CLG grant recipients!

If you require any further information, please email Alan directly.

Sincerely,



Ryan M. Schumaker

State Historic Preservation Officer

cc: Alan Higgins, Grants Manager/Budget Specialist, Michigan SHPO
Haley Schriber, CLG + Community Preservation Coordinator, Michigan SHPO

BY THE COMMITTEE ON WAYS AND MEANS
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Authorization to Accept the State Historic Preservation Office Certified Local Government Grant

WHEREAS, the City of Lansing applied for funding under the fiscal year 2026 Certified Local Government Grant Program (CLG Grant) administered by the Michigan State Historic Preservation Office (SHPO) to conduct a reconnaissance-level survey of portions of the Westside neighborhood following neighborhood interest in assessing the potential of future historic district nominations; and

WHEREAS, the City of Lansing has been awarded a CLG Grant under the 2026 fiscal year; and

WHEREAS, the grant period runs from September 1, 2026 to August 31, 2028; and

WHEREAS, the grant program is expense reimbursement based and the Economic Development and Planning Department will use department funds for the upfront costs until reimbursement upon completion of the project; and

WHEREAS, the CLG Program does not require a local match from the City and the local match is 0%; and

WHEREAS, the Economic Development and Planning Department anticipates the cost for a reconnaissance-level survey of sections of the Westside Neighborhood, specifically the “Espanore Plat” subdivision to be conducted by a certified consultant will be Twenty Thousand Dollars (\$20,000).

WHEREAS, the City shall designate an authorized officer (the “Authorized Officer”) who shall be authorized to file the Grant Application, to sign the grant agreement, including any necessary grant agreement amendments, and other agreement-related documents subject to review and approval as to form by the City Attorney; and

WHEREAS, the City shall designate a Grant Project Manager who will oversee the day-to-day grant management and grant administration duties, including vendor selection and coordinating the payment of vendor invoices (the “Grant Project Manager”).

NOW THEREFORE BE IT RESOLVED, that the Lansing City Council approves acceptance of the FY 2026 Certified Local Government Grant Program award;

BE IT FINALLY RESOLVED, that the Administration is authorized to create the necessary accounts, make necessary transfers for administration, receive reimbursement funds, and designates Mayor Andy Schor as the ‘Authorized Officer’ and Andrew Fedewa, Principal Planner as the ‘Grant Project Manager’ with the duties and responsibilities

defined herein; and authorizes the Mayor to execute any agreements necessary to accept the grant, subject to approval as to form by the City of Attorney.



LANSING CITY COUNCIL
FY26 GRANT INFORMATION FORM
(Required for all grant applications and acceptances)

PREFERRED REFERRAL DATE: 7/31/2026

GRANT NAME: Revitalization & Placemaking 2.0: Reutter Park Fountain

GRANT AGENCY: Michigan Economic Development Corporation (MEDC)

ASSISTANCE LISTING (CDFA): N/A

DEPARTMENT: Parks & Recreation

CONTACT NAME: Brett Kaschinske

CONTACT PHONE: 517-483-4042

GRANT PERIOD START: 8/1/2021

GRANT PERIOD END: 6/30/2027

APPLICATION DATE: 7/12/2026

AWARD DATE: 7/24/2026

TOTAL AMOUNT: \$581,000

ADMINISTRATIVE COST RECOVERY AMOUNT: \$0

SUMMARY OF GRANT PURPOSE AND ALLOWABLE USES:

Rehabilitation and revitalization of Reutter Park Fountain.

Continued on next page

PROJECTED ACCOUNT CODE DETAIL (OBJECT MINIMUM):

Account	Description	Amount
972000	CAPITAL OUTLAY/CONSTRUCTION	\$581,000

MATCHING FUNDS ACCOUNT CODE DETAIL (IF APPLICABLE):

Account	Description	Amount
208-933690-972000-46156	Reutter Park Fountain	\$600,000
208-933890-972000-43823	Grants Match	\$319,000



MICHIGAN ECONOMIC
DEVELOPMENT CORPORATION

MEMORANDUM

Date: July 23, 2026

To: Quentin L. Messer, Jr., CEO, Michigan Economic Development Corporation

From: Sarah McKinley, Place, Programs & Services – Program Specialist

Subject: Request for Approval of a Revitalization and Placemaking (RAP) 2.0 Program Grant Agreement Amendment 2: City of Lansing – Subgrant Award

Request

This City of Lansing (the “Company”) and Michigan Economic Development Corporation (the “MEDC”) program staff are requesting approval of an amendment to the Revitalization and Placemaking 2.0 Program (“RAP”) grant agreement (the “Agreement”), and any related ancillary agreements, for the Company’s RAP subgrant award. The amendment request includes the following:

1. Extend Milestone 1 from September 30, 2026, to January 31, 2027, to allow subgrantees additional time to incur eligible costs up to 50% of their awarded amount.
2. Increase the Sub-grant award by \$581,000 from \$6,450,000 to \$7,031,000.

Background

The MEDC awarded the City of Lansing a RAP 2.0 performance-based Grant in the amount of \$6,450,000 to support approximately five projects. The City of Lansing has partnered with local entities to provide improvements across multiple properties throughout the greater Lansing area. This increase will allow for the completion of approximately six subgrant projects that will be fully activated with the use of these RAP Funds.

Recommendation

MEDC staff recommends approval of an amendment to the Agreement, and any related ancillary agreements, as stated in the Request above (the “Recommendation”).

Approval Authority

Reviewed by:

Signed by:

Debbie Stehlik

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Debbie Stehlik, Managing Director, Place Incentives

Recommendation Approval:

Michigan Economic Development Corporation

DocuSigned by:

Quentin L. Messer, Jr.

D7BDD6495E094EA...
By: Quentin L. Messer, Jr.
Its: CEO

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Reutters Fountain 2025/2026 Inspection Report

TO: City of Lansing
Lansing Board of Water and Light

FROM: Tremco Construction Products Group
Central and East Michigan Team



Overview

The following report includes the findings following a comprehensive inspection of the Reutters Fountain located at 400 S Capitol Ave, Lansing, MI 48933. Work performed included visual inspection of all electrical and fountain controls components by licensed professional to evaluate the condition of the components. Plumbing was also evaluated using a combination of visual inspection and use of a drain camera for inside the pipes. Lastly, the façade and waterproofing were assessed using a visual inspection.

The intent of the inspection was to assess the waterproofing, electrical, plumbing and other components of the fountain to determine what costs and steps are required to bring the fountain back into working order.

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 - Written Assessment
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- Final Assessment
- Budgetary Proposal
- Historical Documentation



Overviews and Current Conditions

Overview and Current Condition Photo Report



Façade and Waterproofing

Façade and Waterproofing Photo Report



- General overview of façade condition—note the mineral deposits/staining persistent throughout the assembly.



- Close-up view of general façade condition—note the missing or deteriorated mortar



- Additional close-up view of general façade condition—note the missing or deteriorated mortar

Façade and Waterproofing Photo Report



- View of stainless steel metal 'cap' installed over original stone coping from upper basin.



- View of internal wall/roof union—it is assumed the metal coping was installed to mitigate moisture intrusion from the stone coping, which resulted in the mineral building up on the interior (vault) of the fountain.



- Additional View of internal wall/roof union and associated mineral build-up from moisture ingress.

Façade and Waterproofing Photo Report



- Overview of general condition of 'inside' flashing on lower basin.



- Close-up view of the 'inside' flashing of lower basin showing signs of peeling. Note this is occurring intermittently throughout the assembly and will require spot repair/replacement.



- Close-up view of general flashing condition on 'outside' flashing on lower basin. Note the blue coating is showing significant signs of peeling throughout the install and will require removal and replacement.

Façade and Waterproofing Photo Report



- Overview of general condition of lower basin field—no major concerns or issues were identified at time of inspection.



- View of flashing condition of upper basin—note the multiple repairs that are evident at base of metal coping cap.



- Close-up view of general field condition of upper basin—note the multiple penetrations in the field from multiple light stanchions.

Façade and Waterproofing Photo Report



- Overview of existing catwalk walkway to interior vault—note this catwalk is of metal design and rests on the supports that penetrate the basin coating and into the concrete substrate.



- View of general condition of catwalk walkway supports—note the rusted metal and delaminating fluid-applied system.



- View of decorative fencing proximity to outer flashing on lower basin—note that the blue material is unknown as well as the prep work conducted prior to it's installation.

Façade and Waterproofing Written Assessment

Based on observed conditions, such as deteriorated flashings throughout, missing or deteriorated mortar, and not historically accurate coping install (original design included a stone coping), the following scope is provided to bring the system back into a watertight integrity and original design intent;

- ♦ Set up project barrier fencing around work area.
- ♦ Remove existing decorative fencing and stage for reassembly.
- ♦ Remove metal coping cap and discard of properly.
- ♦ Sand blast façade and deteriorated flashing down to acceptable substrate.
- ♦ Follow OSHA and Tremco Guidelines for dust mitigation.
- ♦ Clean up debris and discard of properly.
- ♦ Remove existing mortar as required to ensure proper tuck pointing of 100% of façade.
- ♦ Tuckpoint and conduct light acid wash to 100% of façade.
- ♦ Remove existing catwalk walkway and support posts on lower basin and discard of properly.
- ♦ Install single access point for new lighting and fountain sprayers.
- ♦ Remove existing lighting and fountain sprayers from upper basin.
- ♦ Apply new fully reinforced fluid applied system to all primed and prepared flashings, removed components and new access point.
- ♦ Apply new colored top course to primed and prepared field of lower and upper basins.
- ♦ Install new non penetrating catwalk walkway.

Total cost of this scope of work:

\$272,479.40*

** see attached proposal*

Note: Value engineering options include re-use of existing walkway as well as application of reinforced fluid applied to flashings and upper basin only, omitting the application of top course to field of lower basin. This will require reworking of the catwalk legs as they are significantly deteriorated and will not address a majority of the waterproofing in the lower basin.



Electrical Components

Electrical Components Photo Report



- Overviews of existing electrical components and associated supports—note that the majority of components show discoloration, mineral build up, and/or deterioration due to the constant humid climate of the interior vault.



Electrical Components Photo Report



- Overview of exterior wall with significant mineral build up, suggesting moisture intrusion adjacent to electrical components.



- View of current wiring/controls for fountain operation condition hanging from vault ceiling—note the door of the box does not close easily and it is undetermined if it is from age/condition or the amount of wires/cables within the box.



- View of existing lighting components installed in the upper basin—note that these lights are recommended to be replaced with an energy efficient lighting system.

Electrical Components Written Assessment

Following inspection, the electrical components do have power in the vault indicating that the system could operate; however significant deterioration of the connections and general state of the supports, it is determined that the existing components should be removed completely and a new system be installed to ensure long term functionality and reduced maintenance costs.

Note that upon review of the local and international building code, all electrical components are required to be installed a set distance above the water line. In this instance, this would require mounting of the components to the ceiling of the vault, similar to the junction box pictured on the previous page (middle photo). Code would also dictate that a redundant/back-up system for water mitigation be installed in addition to the standard drain(s) should the vault flood in the future. This redundancy would require a dedicated drain line outside of the main drain, requiring a second connection.

As an alternate it is proposed to install the electrical and controls outside of the fountain, in conjunction with the heated space that is required for the back-flow preventer valve (outlined in the upcoming plumbing assessment). This action would eliminate many of the problems associated with installing inside the vault, increase the efficiency of the fountain and lower future maintenance costs. However, this would require the erection of a separate 'building' or doghouse to house these components. A photo of the proposed structure is pictured below.



INTERNAL DIMENSIONS: 42 [1067]W X 172 [4389]L
X 85 [2159]H

FOR RECOMMENDED SLAB SIZE ADD 9" [229] TO
THE ENCLOSURE EXTERIOR



Plumbing Components

Plumbing Components Photo Report



- View of existing pump inside vault—age of the pump is undetermined at this time, however is of a vintage that suggests replacement mainly due to possible future maintenance costs.



- View of general condition of plumbing components inside vault—note that the system itself appears to be in fair condition, however the estimated age would likely lead to increased maintenance.



- Additional overview of general condition of plumbing components inside vault.

Plumbing Components Photo Report



- View of floor drains inside vault—note the red arrow indicate standing water, indicating the piping does not drain properly.



- View of perforated piping on exterior of vault—note the condition of this was considered to be fair.



- View of adjacent drain—note that this area was reported as flooded when the fountain was drained/draining indicating that the pipe does not drain properly. Camera scopes confirmed significant debris throughout the line.

Plumbing Components Written Assessment

Following inspection, The plumbing components were inspected and found to match the existing drawings provided. Following inspection of the interior of the drains throughout the park, all were found severely plugged with debris at all entry points and considered to be in poor condition.

The pump, the main workhorse of the fountain, was identified as being in fair condition. Age is unknown, however is estimated to be of a vintage that may require increased maintenance in the future and is recommended to be replaced.

The vault drains, located on the floor of the vault, were inspected and found to be in poor condition as well. One drain actively held water, indicating that it does not drain as intended.

Installed pipes, siphons and plumbing connects also showed sign of deterioration and are recommended to be replaced to ensure limited to no future maintenance.

Following a review with the City, a combined sewer overflow project is being conducted adjacent to the park, and it is recommended that new lines be directionally bored to these stubs and connected to ensure proper functionality.

Additionally, the installation of a new back-flow preventer valve in a heated space is required per local and international building code. The footprint of this can be fairly minimal, however it is recommended that a larger 'dog house' or outbuilding be erected to house the electrical and controls as well to allow for easier operation of the fountain and to prevent premature deterioration of the components in the humid vault interior.

Electrical and Plumbing Assessment

Electrical Components Written Assessment

Based on the previous information, the following scope is provided to bring the system back into a functional and compliant installation;

- ♦ Remove all lights from the top basin and replace with new RGG LED submersible lighting.
- ♦ Refurbish, repair or replace existing fountain jets on upper basin.
- ♦ Remove electrical components, solenoids and deteriorated plumbing components from inside the vault and discard of properly.
- ♦ Install new VFD (variable frequency Drive) for new VDF motor, as well as solenoids, plumbing components and solenoid control box.
- ♦ Add convenience outlets and lighting inside the vault per building code requirements.
- ♦ Install new premanufactured heated doghouse per manufactures recommendations, located at the City's direction anywhere between Townsend street and East towards the fountain, over 4" domestic cold water).
- ♦ Intercept 480 circuit from City and reroute to dog house.
- ♦ Install PLC control cabinet in installed dog house.
- ♦ Replace all breakers and deteriorated breaker panels for operation of fountain.
- ♦ Directional bore new lines to new connections being installed in upcoming combined Sewer Overflow project, as well as from doghouse to vault.
- ♦ Include certified drawings by architectural design team.

Total cost of this scope of work:	\$1,181,500.00*
Total cost of Architectural Design	\$34,000.00*

** see attached proposal*

Note that underlined line items in scope of work above were not in original budget provided in 2025.



Final Assessment

Final Assessment

Based on observed conditions and investigation it is determined that the fountain can be rehabilitated as the structural elements, as well as a majority of the waterproofing in the basins are in Fair condition. The associated plumbing and electrical components, mortar as well as the waterproofing flashings are considered to be in Poor condition and require replacement to ensure long term, low-maintenance, operation for decades to come.

A truncated scope and budgetary proposal for associated costs has been provided below for review. This proposal includes all labor, material, construction and project management services required to complete the comprehensive rehabilitation of the Reutters Fountain as well as utilization of the OMNIA cooperative purchasing program.

A formal line-item will be provided following the submission of certified AIA drawings and specifications from the qualified A&E firm and shall be included as part of the project.

Please feel free to reach out should you have any questions or concerns.

Thank you!

Tremco CPG, Inc. Team

Josh Higbie
Lead Technical Advisor
jhigbie@tremcoinc.com
989.506.3850 (cell)

Nathan Donatelli
Construction Manager
ndonatelli@wtiservices.com
216.318.9319 (cell)



Budgetary Proposal

April 29, 2026

Lansing Board of Water and Light
City of Lansing
400 S Capitol
Lansing, MI 48933

RE: Reutters Park Fountain Restoration

Weatherproofing Technologies Inc. is pleased to present our budget proposal for the Reutters Park fountain restoration project for Lansing Board of Water and Light and the City of Lansing. The scope of work presented below is a joint scope of work between various trades and contractors including Pro-Mec Engineering Services, Myers Plumbing & Heating, Bornor Restoration, C&I Building Maintenance, Kattsafe, and DLZ.

Scope of Work – All Trades

- 1) Generation of Project Specification Package, including written specifications, drawings, details, and data sheets for products.
- 2) Installation of 500 lineal feet of pedestrian fencing for the duration of the project (3 months).
- 3) Removal of the decorative perimeter fencing around fountain and staging onsite for reassembly at the end of the project.
- 4) Removal of all electrical components inside fountain, including proper disposal.
- 5) Removal of deteriorated plumbing components, including piping and drain and proper disposal.
- 6) Connection of new piping to city connections from fountain to roadway.
- 7) Replacement of pump, controls, lighting and fountain elements to match original fountain design, or as directed by owner representatives.
- 8) Installation of new heated space aboveground for backflow preventer valve as required by code.
- 9) Installation of new electrical system within heated space per current code requirements.
- 10) Removal of perimeter edge system on upper basin, including proper disposal.
- 11) Sand blasting of each basin's façade removing all loose/deteriorated coatings.
- 12) Tuckpointing of the fountain's stone façade and stone coping, including applying a light acid wash.
- 13) Removal of all lights, fountain sprayers, safety walkways and all associated components within each basin.
- 14) Application of a new Tremco fluid-applied PUMA coating system to the basins per warranty requirements, including reinforced base course and light gray finish course.
- 15) Installation of new, non-penetrating walkway system matching the previous layout.
- 16) Reinstallation of decorative fencing matching previous layout.
- 17) Removal of pedestrian fencing upon completion of the above scope of work.
- 18) Provide daily photo reports and final close-out manual for historical records.

BUDGET PROJECT INVESTMENT:

Reutters Park Fountain Restoration	Budget Project Investment
Pro-Mec Engineering Services & Myers Plumbing (Includes material & labor)	\$1,181,500.00
C&I Building and Maintenance (Includes material & labor)	\$148,581.70
Bornor Restoration (Includes material & labor)	\$84,252.00
Kattsafe (Walkway Material)	\$39,645.70
DLZ (Engineering Services)	\$34,000.00
Total Budget Project Investment	\$1,487,979.40

Please note:

- The lump sum provided represents a preliminary budget informed by our initial inspection of the fountain. Additional assistance from the local Architectural and Engineering Firm DLZ is required to form an accurate project investment. Their price is included in the budget project investment table above.
- A formal line item will be provided following the submission of certified AIA drawings and specifications from the qualified A&E firm and shall be included as part of the project.
- Pricing is inclusive of all labor, materials, equipment, permits, project management, and detail drawings needed to complete the project.
- This Proposal is an offer by WTI to provide the Scope of Work set forth above to the Customer on the terms and conditions set forth herein and in WTI's standard terms and conditions (a copy of which may be obtained at <http://www.tremcoroofing.com/filesare/terms/TandCWTL.pdf>), which are hereby incorporated by reference (together, the "Terms and Conditions"). The Terms and Conditions will govern the Work to the exclusion of any other or different terms, including in any customer purchase order, unless otherwise expressly agreed in writing pursuant to a Master Agreement or similar contract with Customer signed by an authorized representative of WTI.

Please feel free to contact any member of our team if you have any questions.

Respectfully Submitted,

Josh Higbie
Field Advisor
Tremco Construction Products Group
M. (989) 506-3850
E. JHigbie@tremcoinc.com

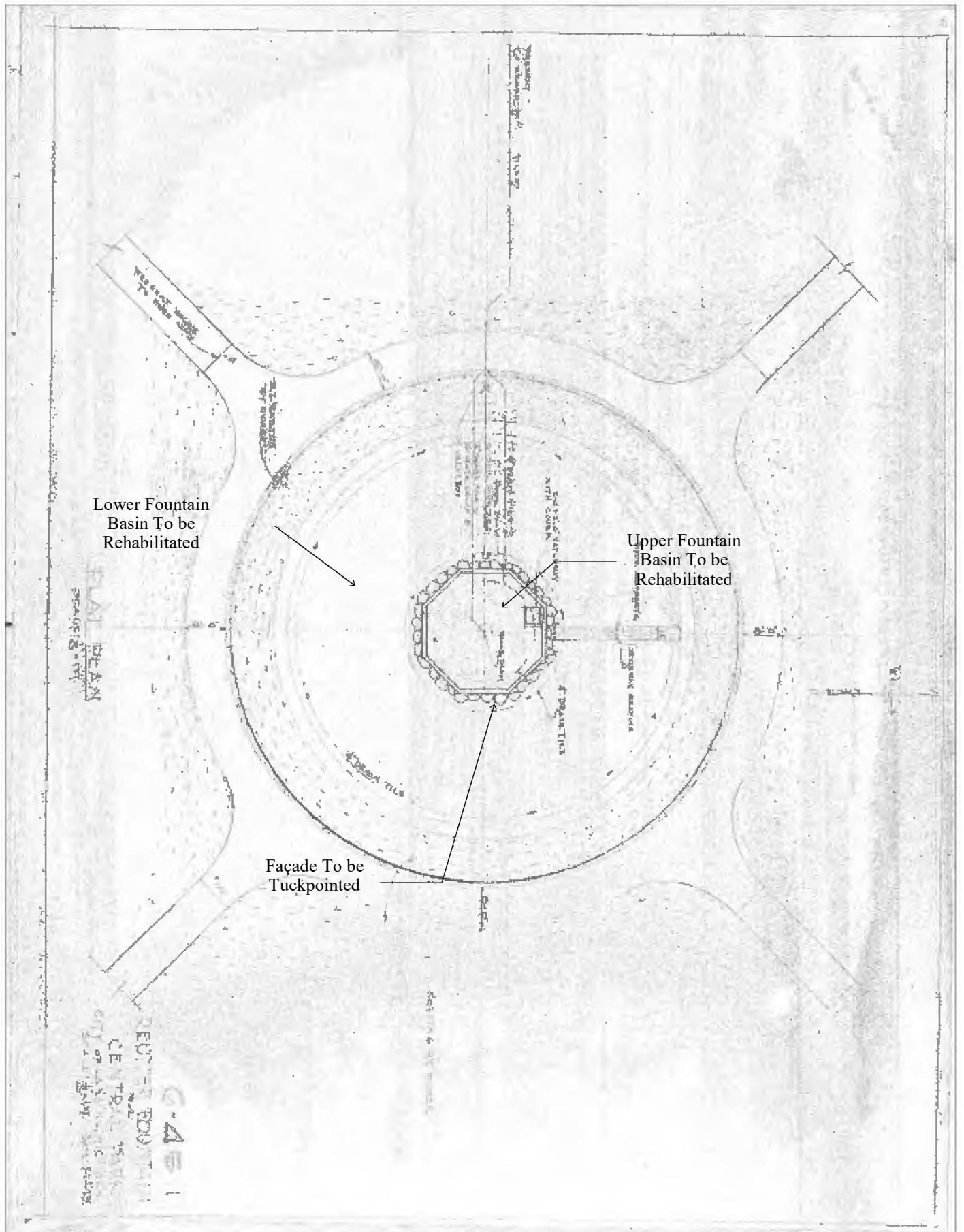
Nathan Donatelli

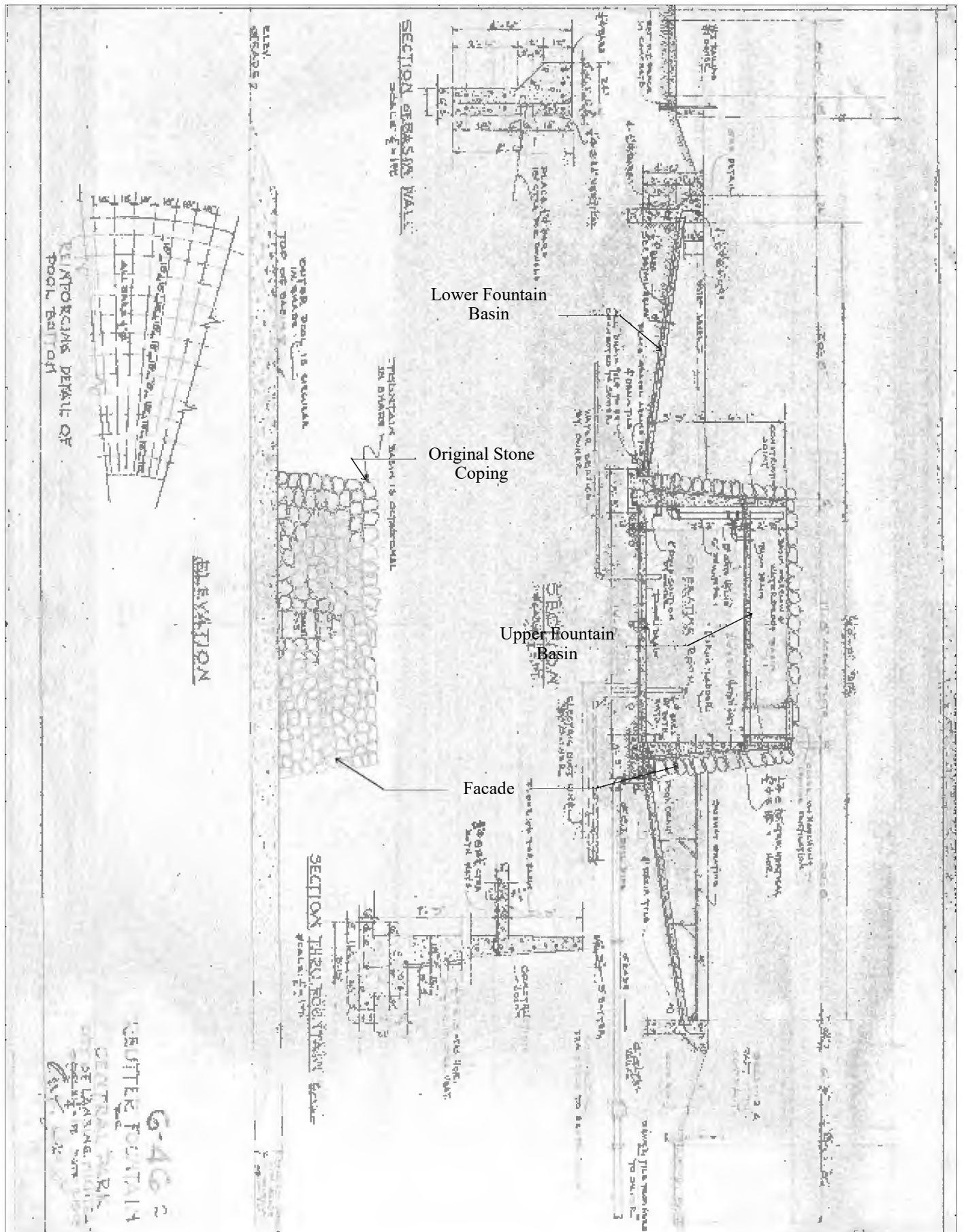
Lansing Board of Water and Light/City of Lansing
City of Lansing Reutters Park Fountain – Budget Restoration Proposal
Project # 5069820

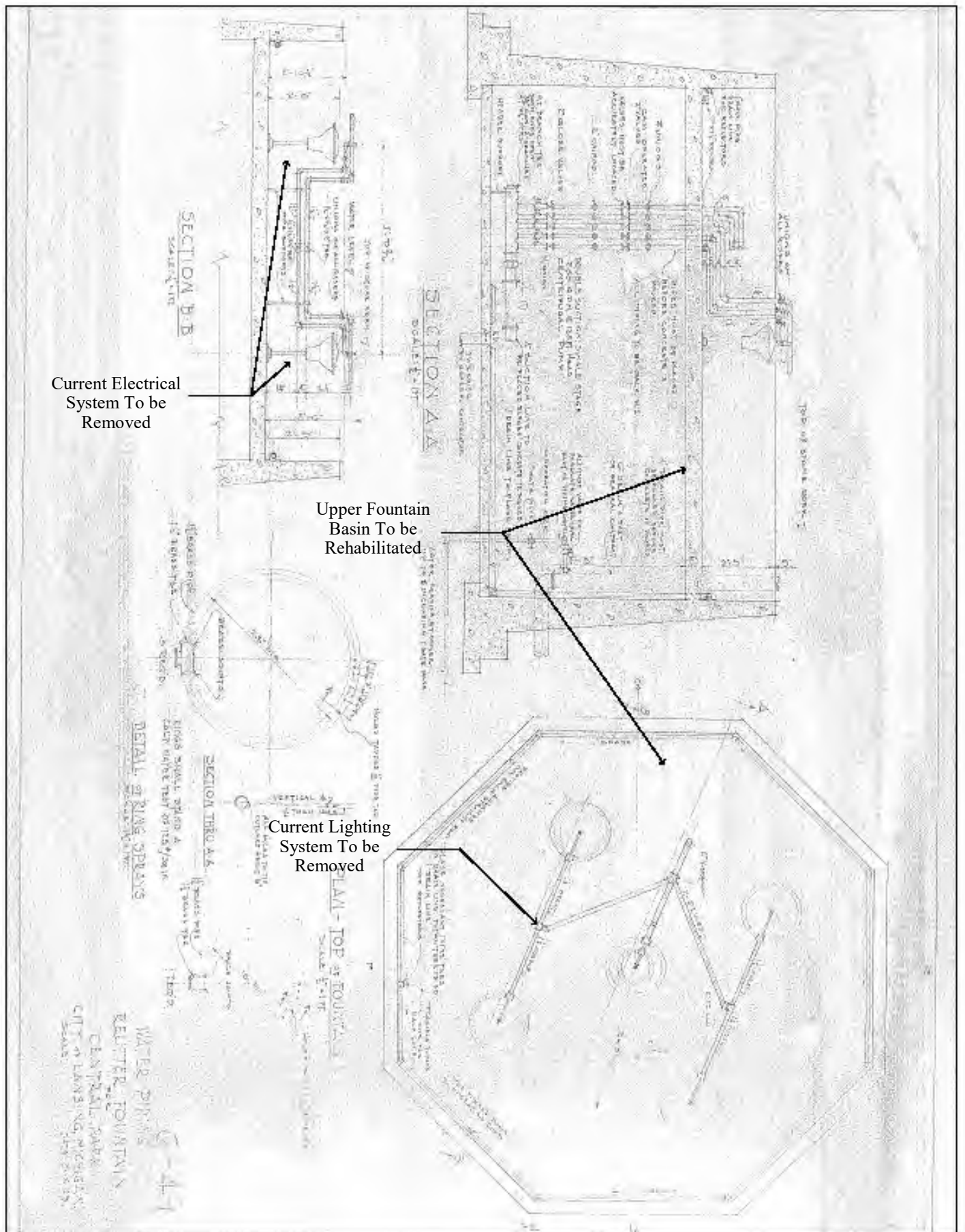


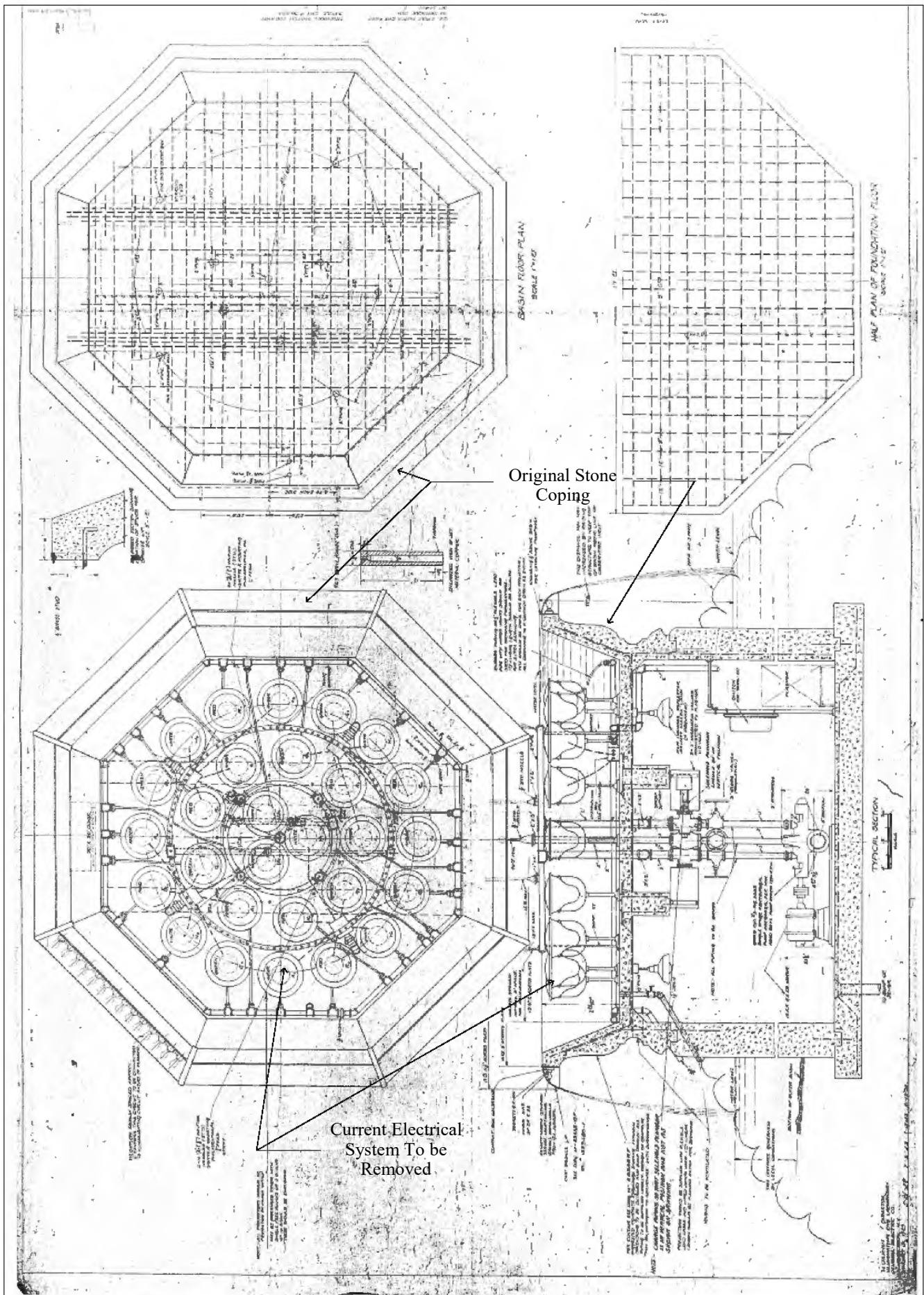
Construction Manager
Weatherproofing Technologies, Inc.
M. (216) 318-9319
E. NDonatelli@wtiservices.com

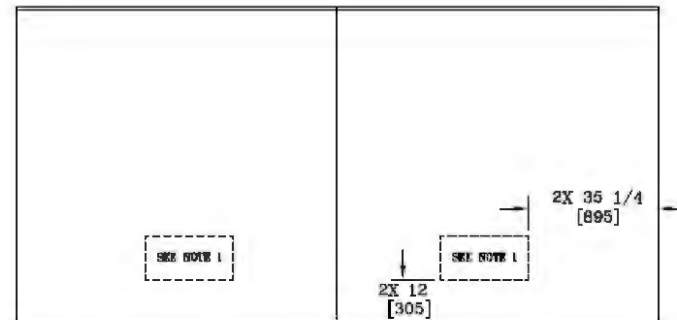
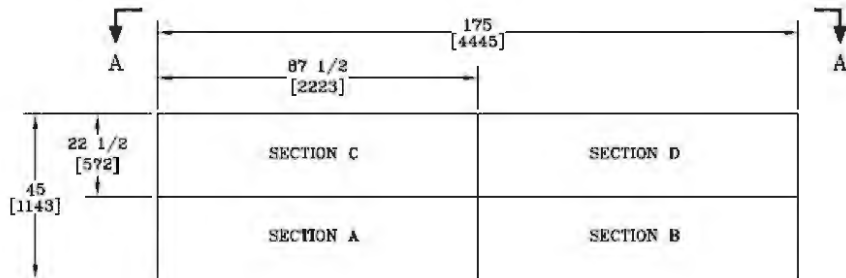
Additional Documentation



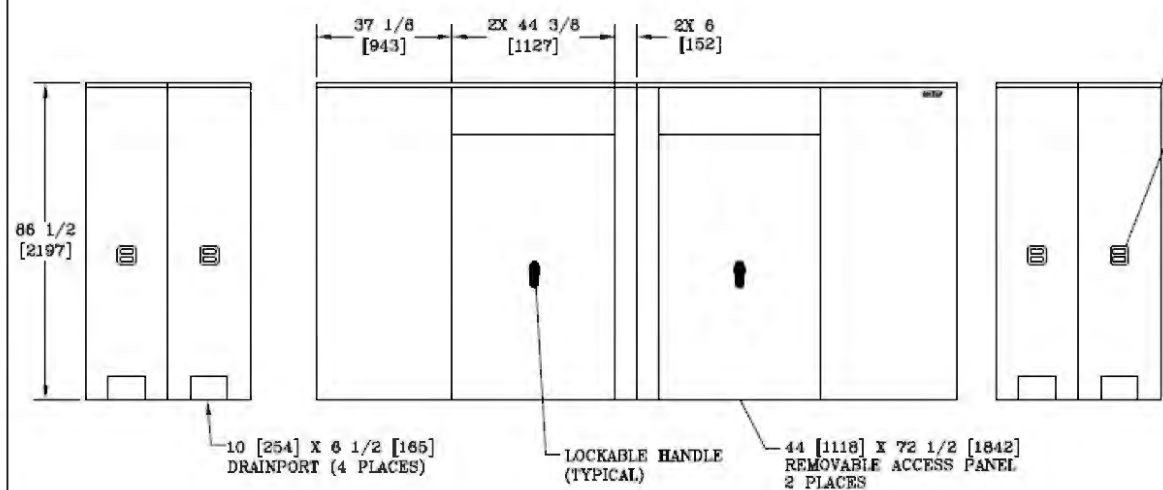








VIEW A-A



INSULATION:
1 1/2 [38] THICK

LIFTING HANDLE
4 PLACES

NOTES:

1. HEAT IS PROVIDED BY (2) 1900WATT, 120V SINGLE PHASE HEATERS. FOR UNHEATED VERSION REPLACE THE PREFIX "H" WITH AN "L".
2. INTERNAL DIMENSIONS: 42 [1067]W X 172 [4369]L X 85 [2159]H
3. FOR RECOMMENDED SLAB SIZE ADD 9" [229] TO THE ENCLOSURE EXTERIOR.
4. OLD P/N: HB10ES

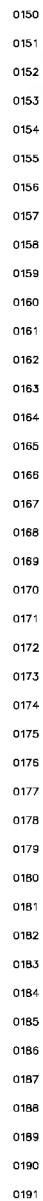
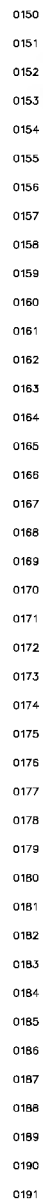
DIMENSIONS ARE IN INCHES OR MILLIMETERS IN BRACKETS UNLESS OTHERWISE NOTED.					
	BY	DATE	WEIGHT 775# 352kg	 3621 INDUSTRIAL PARK DR LENOIR CITY, TN 37771 865-588-9726 www.hubbell.com	LOC LC
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CHK			SCALE		REV
ENG			3/8"-1"		A
APR			SIZE		
APR			B		9/09
PROJECT NUMBER 09812			DRAWING DESCRIPTION HOT BOX® (4 SECTION) ALUMINUM ENCLOSURE		
SHEET 1 OF 1			DRAWING NUMBER HA042172085		

NOTE: VERY PRELIMINARY DRAWINGS

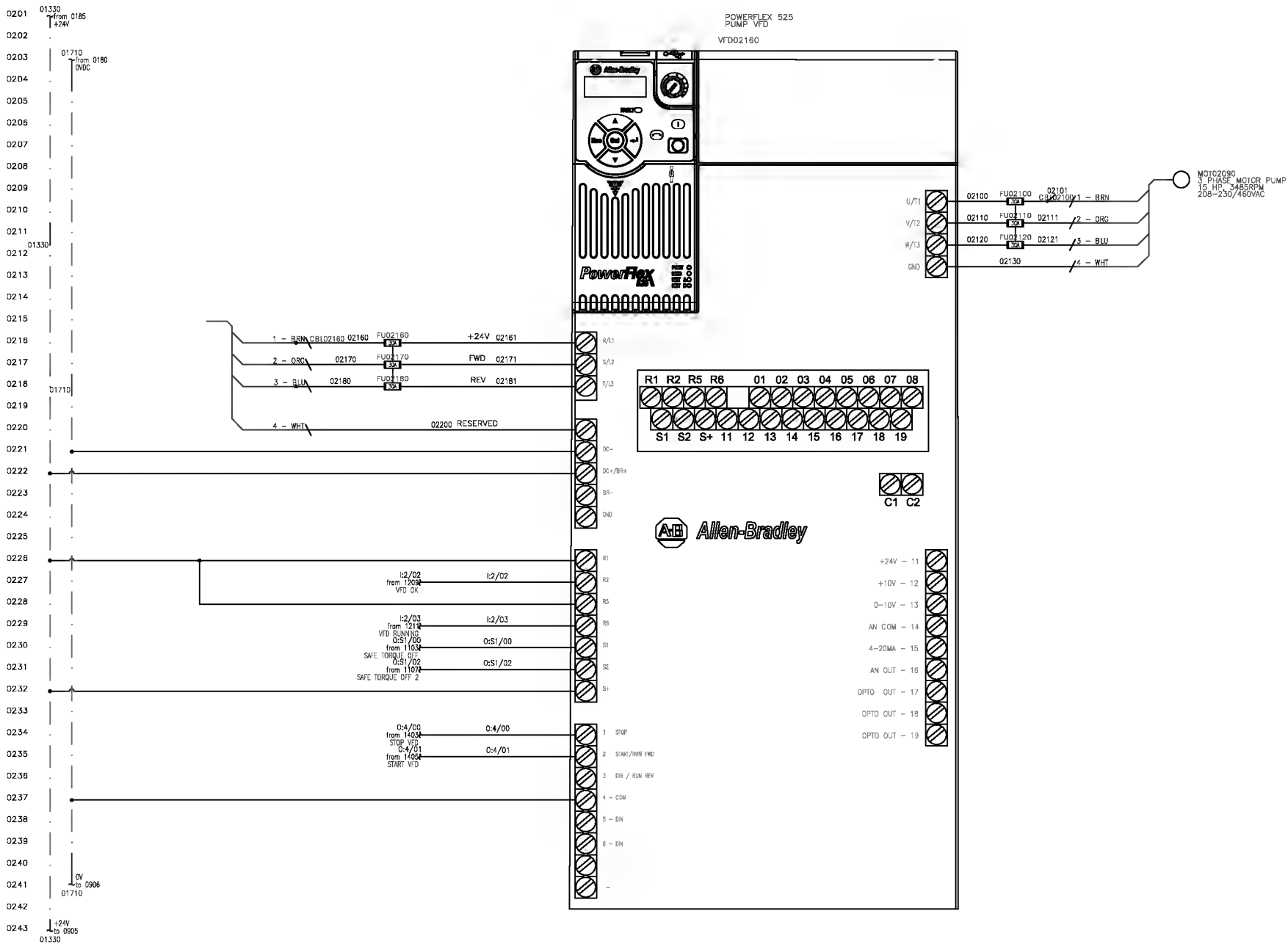
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01	120VAC / 24VDC MAIN POWER
02	VFD / PUMP CONNECTION
03	SPARE
04	ETHERNET SWITCH CONNECTIONS
05	LIGHTING CONTROLLER
06	SYSTEM INTERFACE BLOCK DIAGRAM
07	SPARE
08	SPARE
09	PLC SLOT LAYOUT & I/O CARD USAGE
10	WIRING FOR SLOTS 0 – SAFETY INPUTS
11	WIRING FOR SLOTS 1 – SAFETY OUTPUTS
12	WIRING FOR SLOTS 2 – DIGITAL INPUTS
13	WIRING FOR SLOTS 3 – ANALOG INPUTS
14	WIRING FOR SLOTS 4 – DIGITAL OUTPUTS
15	SPARE
16	SPARE
17	SPARE
18	SPARE
19	REMOTE PLC RACK LAYOUT
20	WIRING FOR SLOTS 0
21	WIRING FOR SLOTS 1 & 2
22	SPARE
23	SPARE
24	SPARE
25	SPARE
26	CONTROLS PANEL LAYOUT
27	SPARE
28	REMOTE PANEL LAYOUT
29	REMOTE ENCLOSURE LAYOUT
30	PIPING DIAGRAM

IDC CORPORATION
 5100 NORTH CANAL ROAD
 POST OFFICE BOX #418
 DIMONDALE, MICHIGAN 48821-0418
 PH 517-646-0358 FAX 517-646-8301

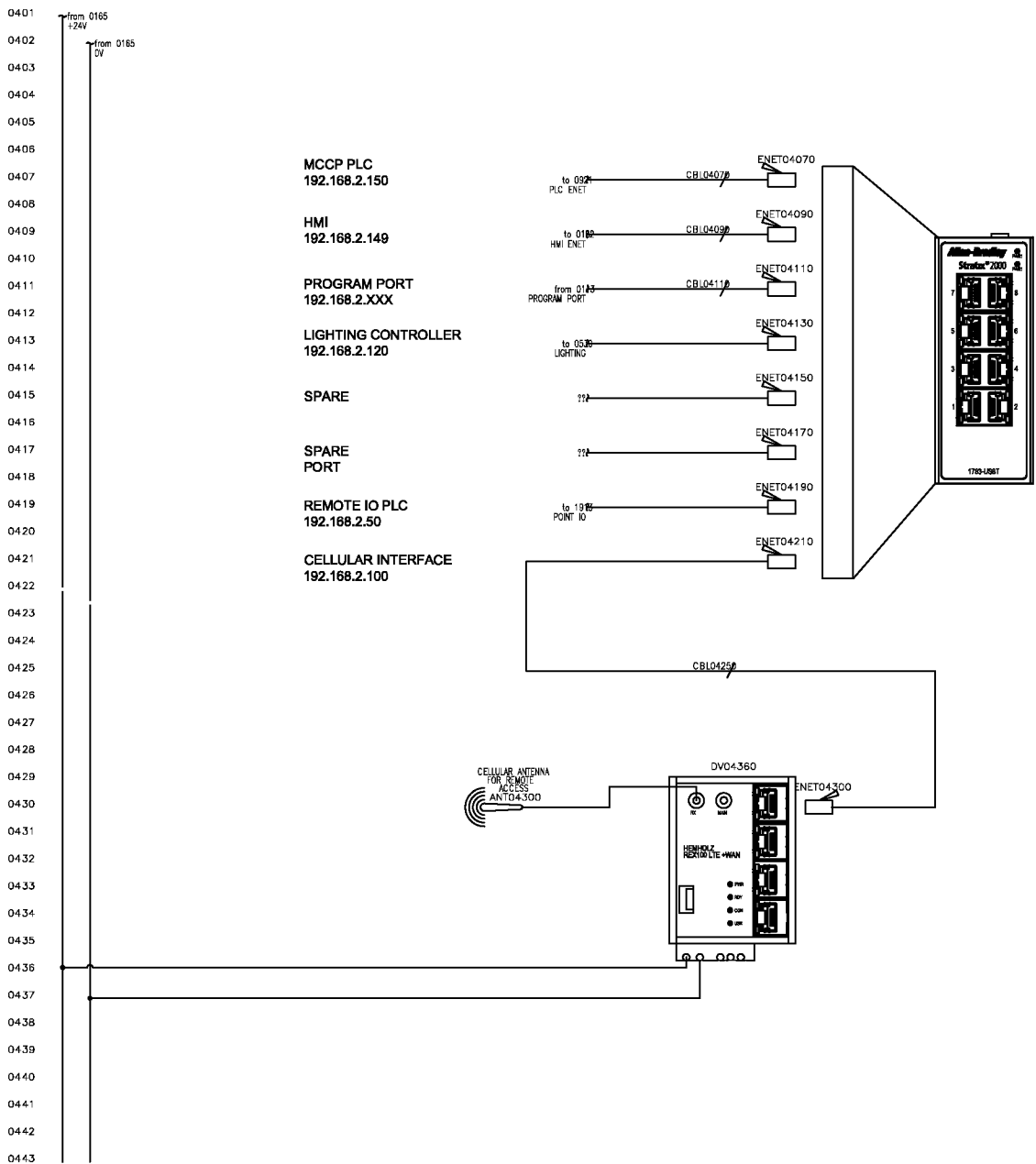
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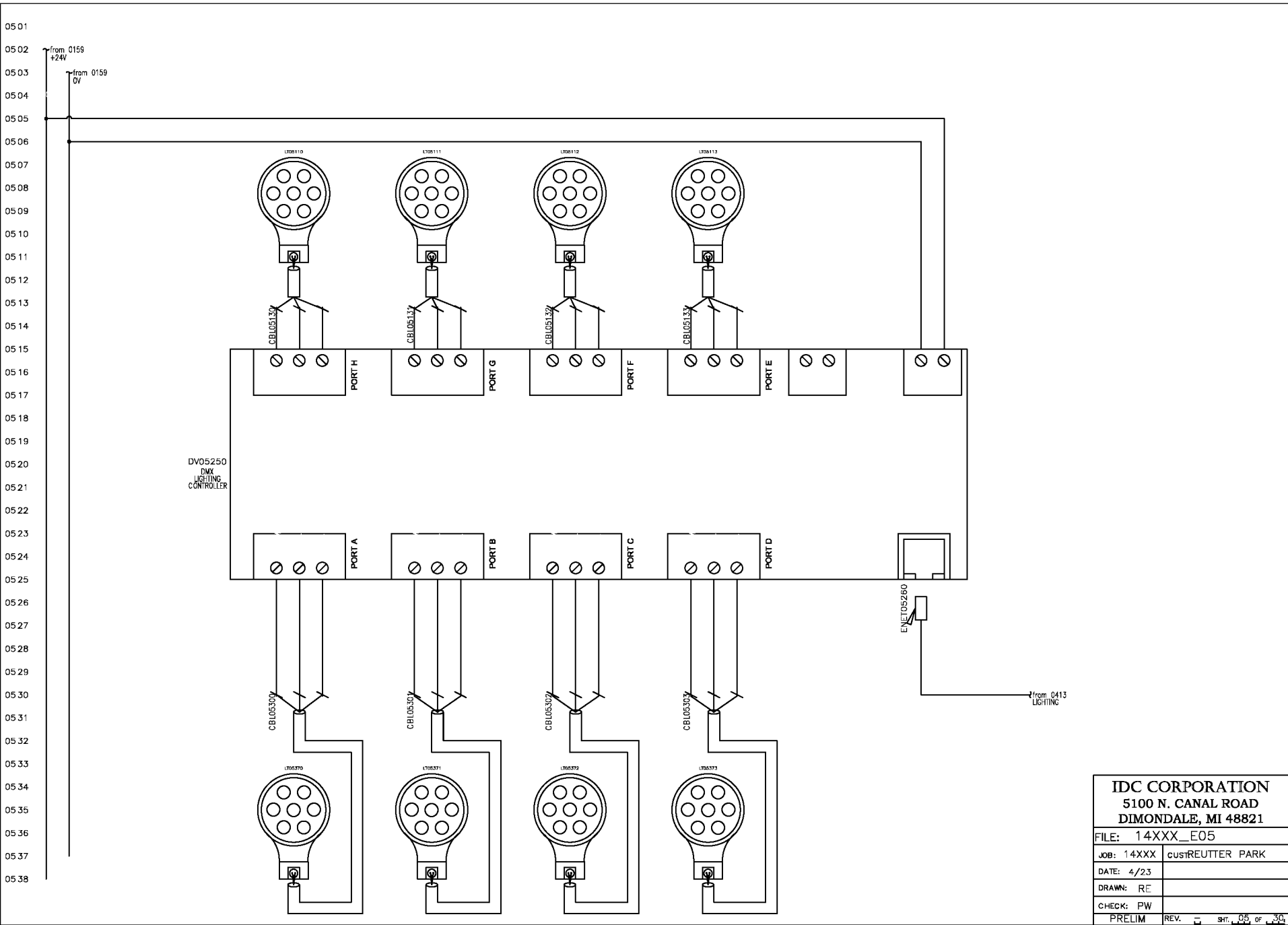
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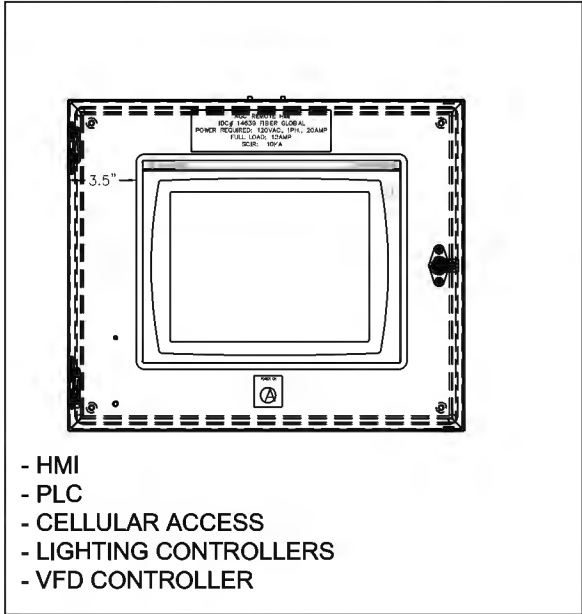


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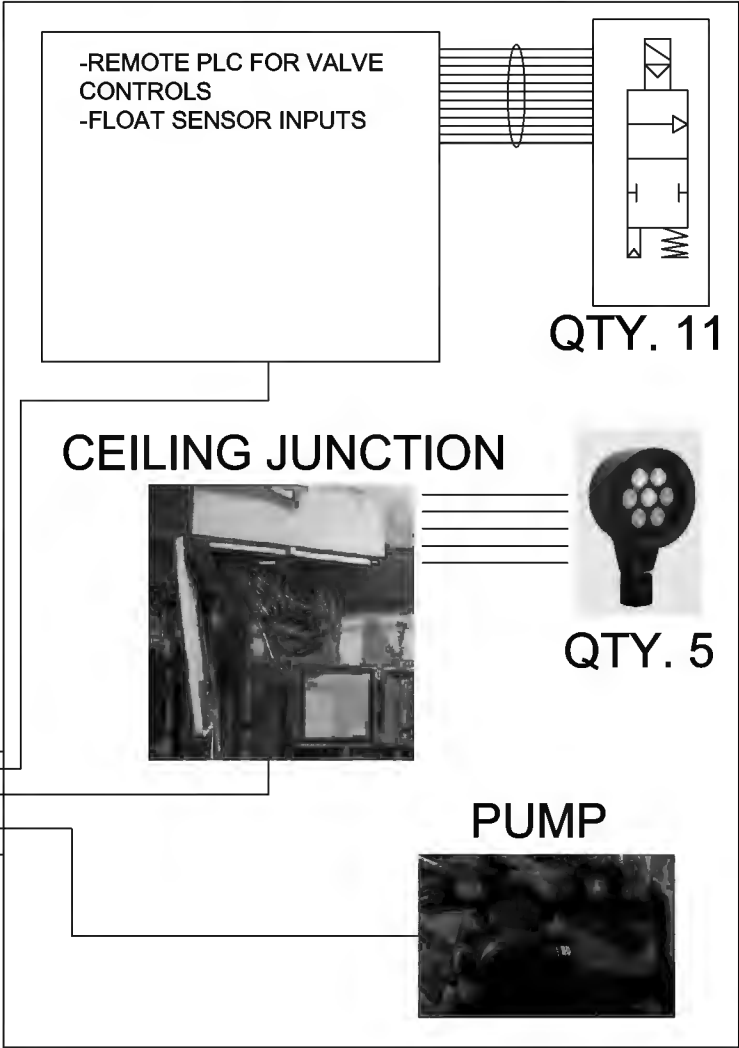
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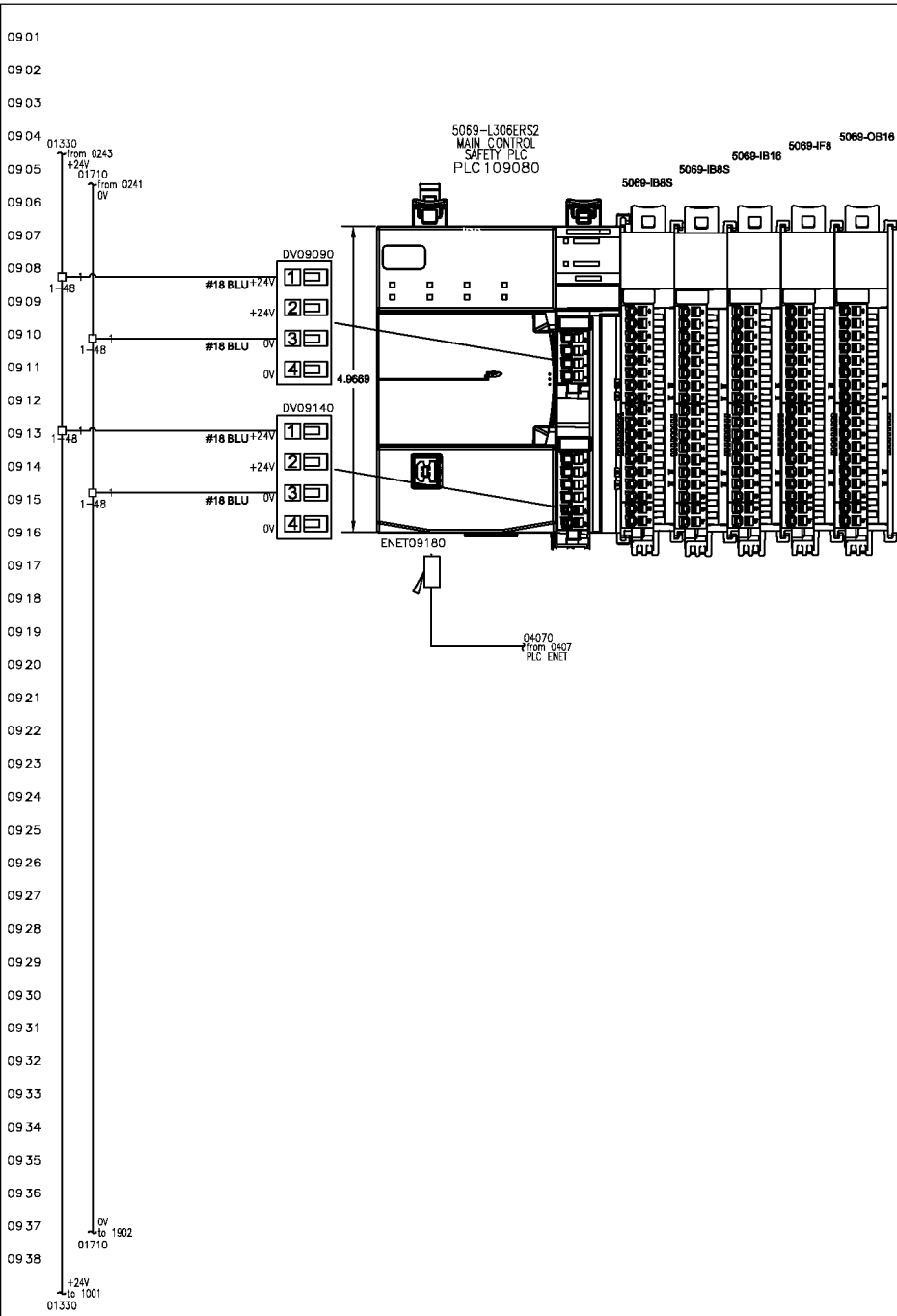
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- QTY. 8 XLRs
- U,V,W, 480VAC FOR PUMP
- ETHERNET
- 120VAC CONTROL

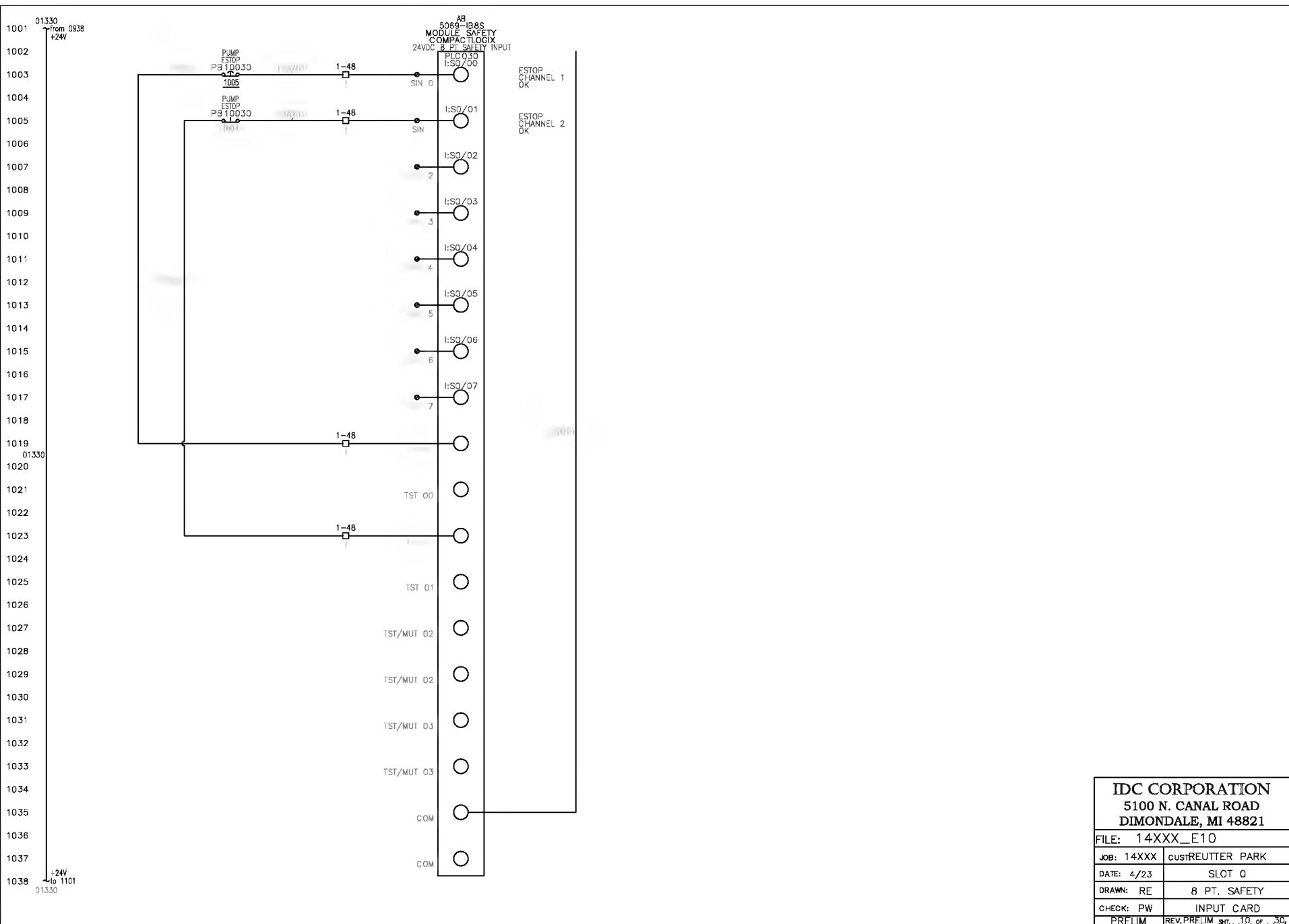
FOUNTAIN - CONTROLS BUILDING



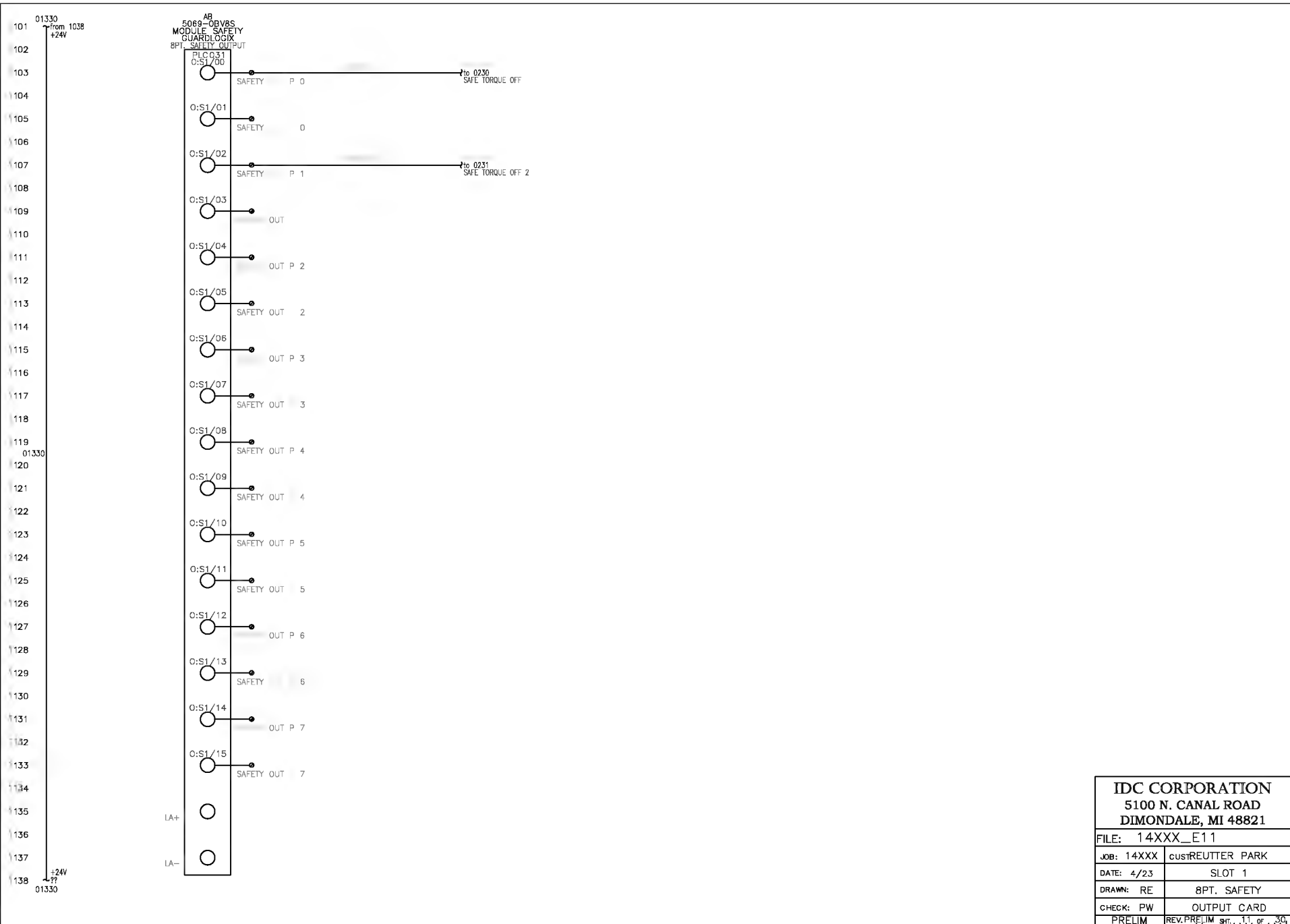
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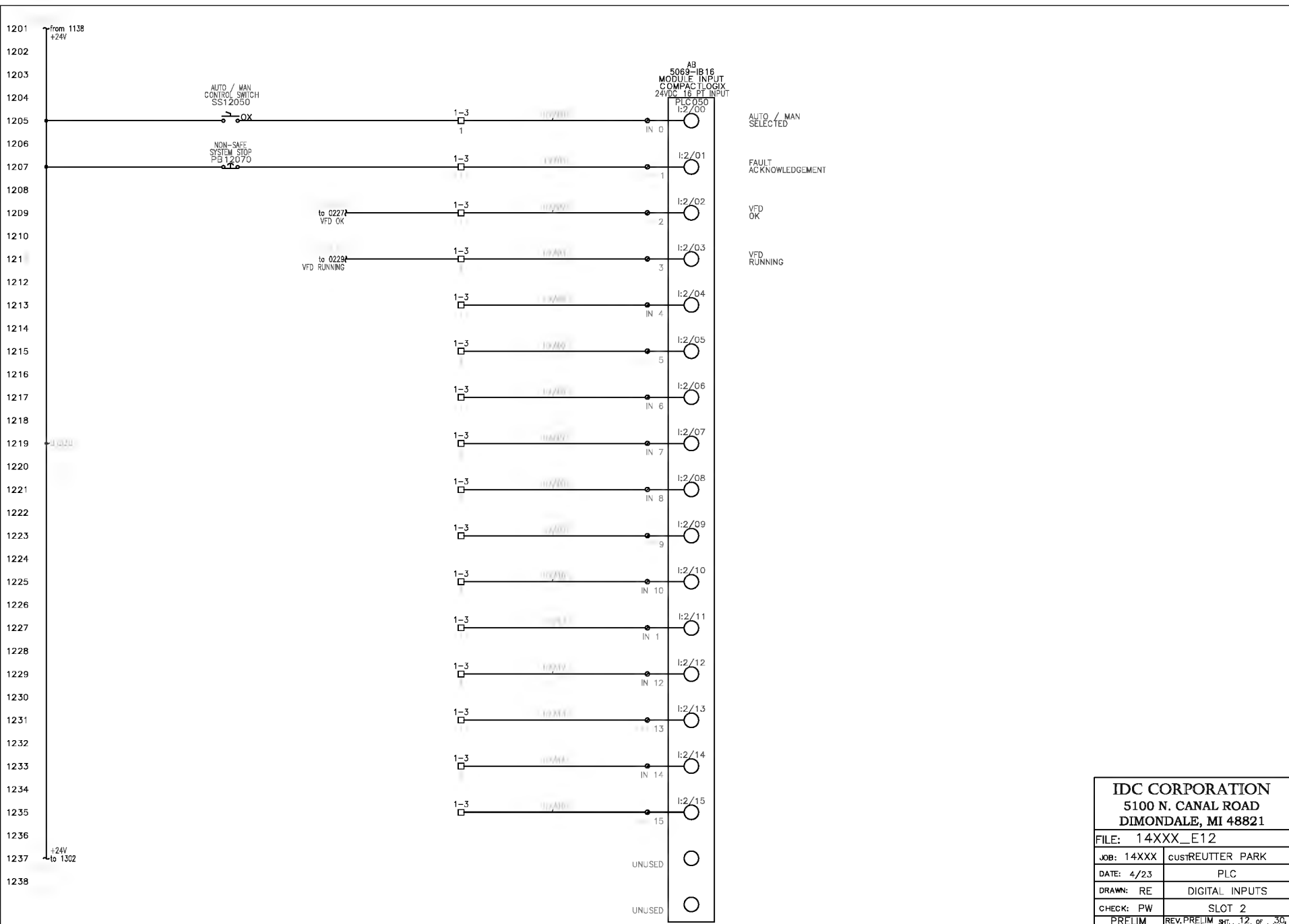


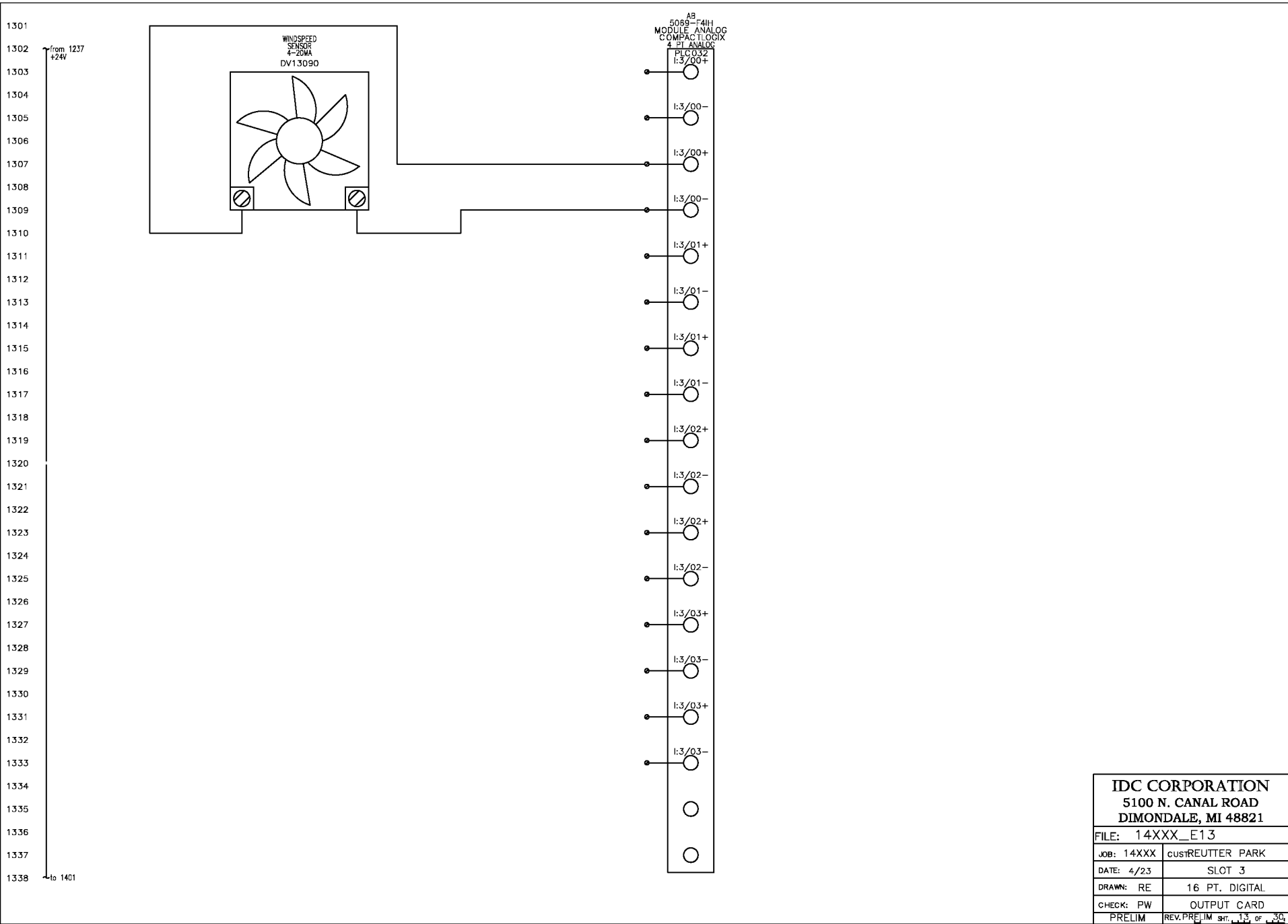
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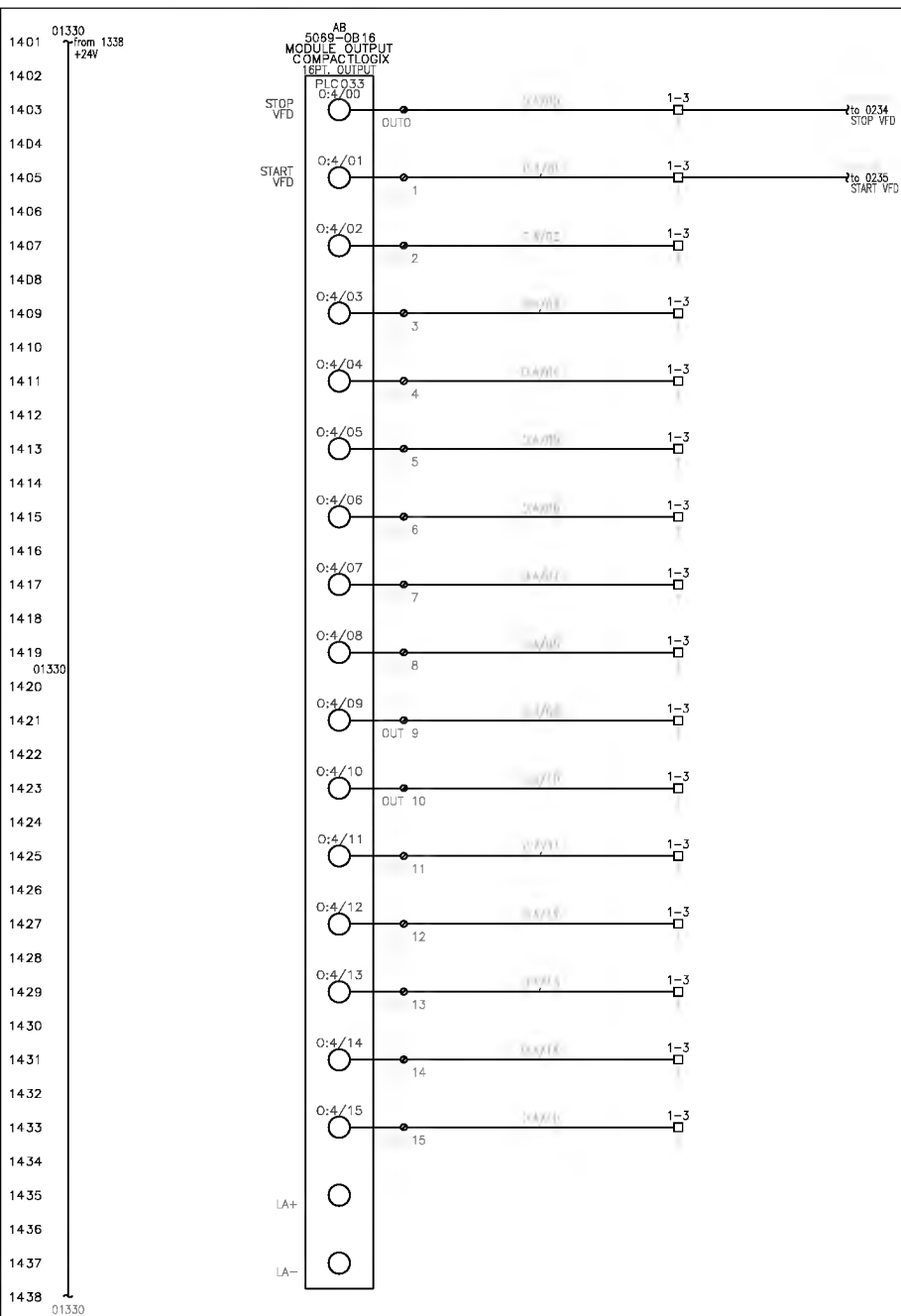
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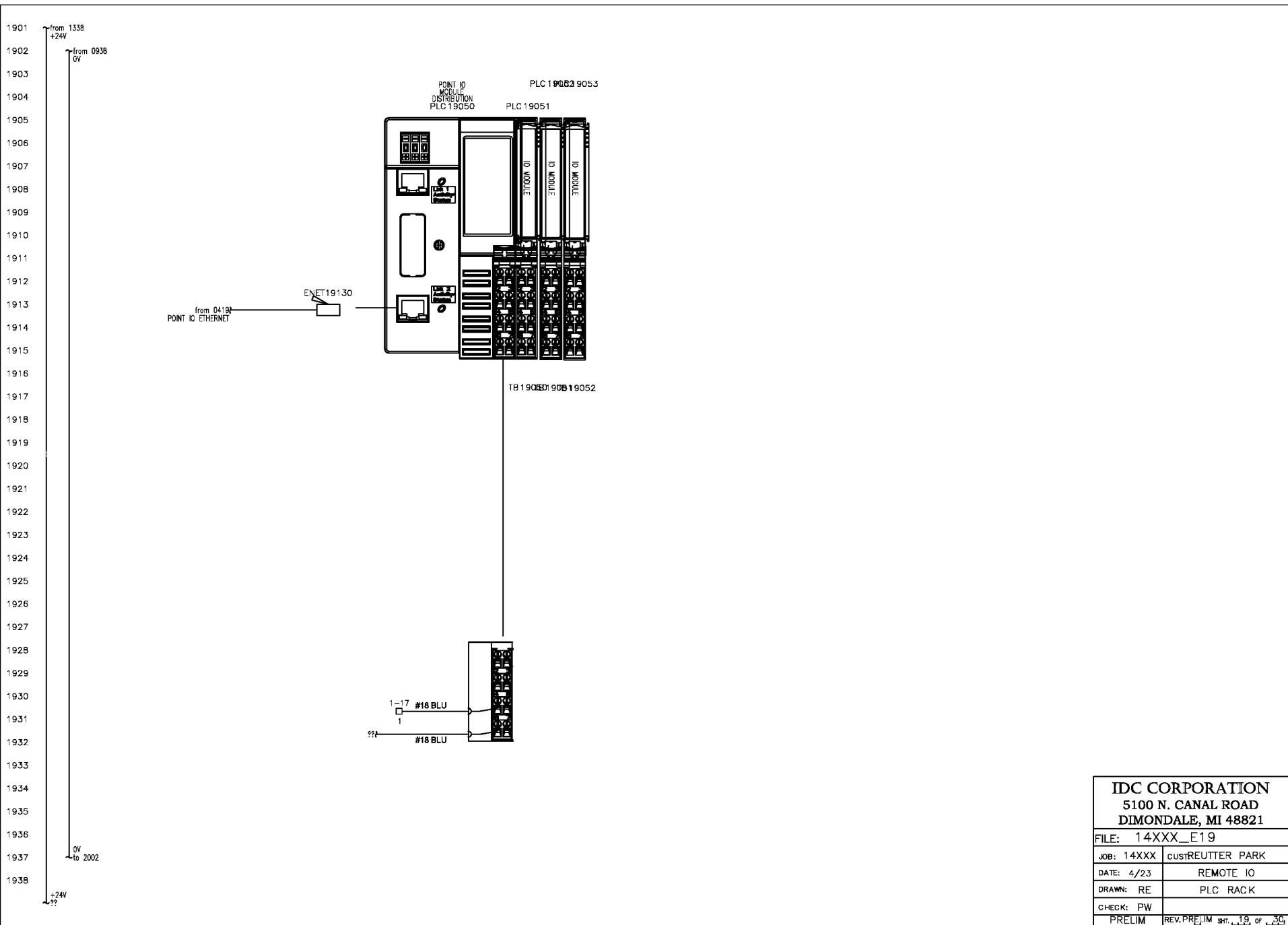




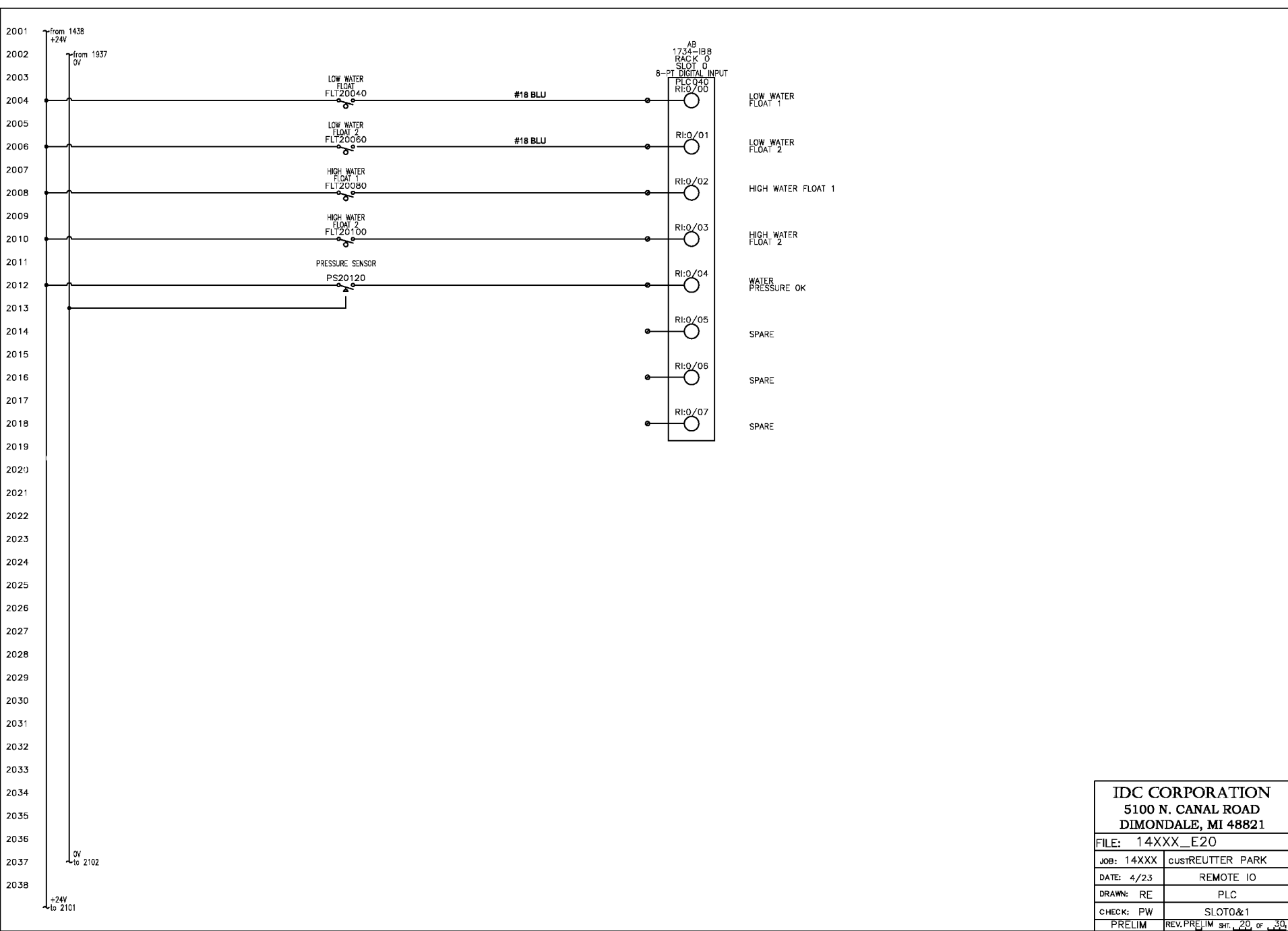
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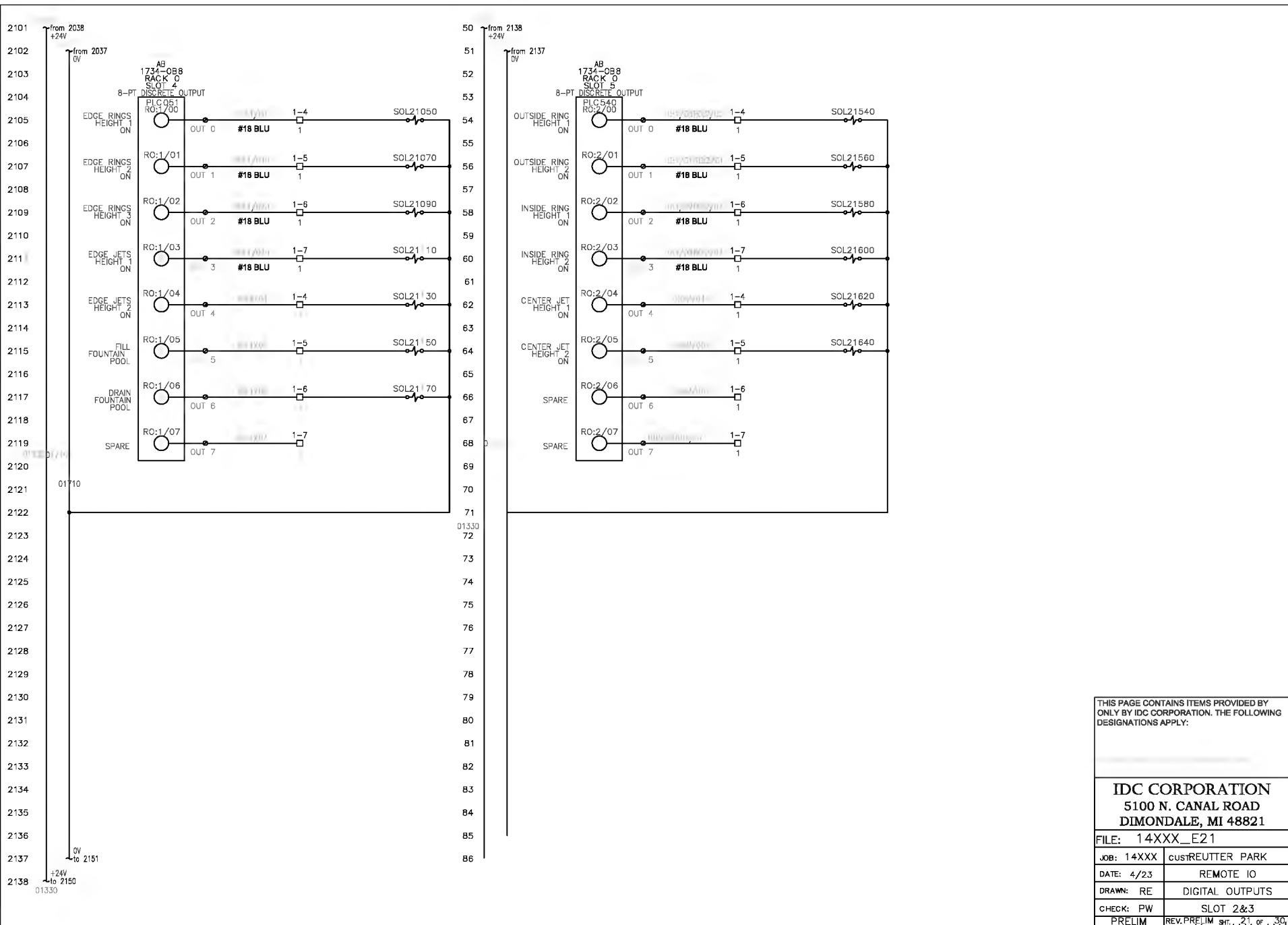


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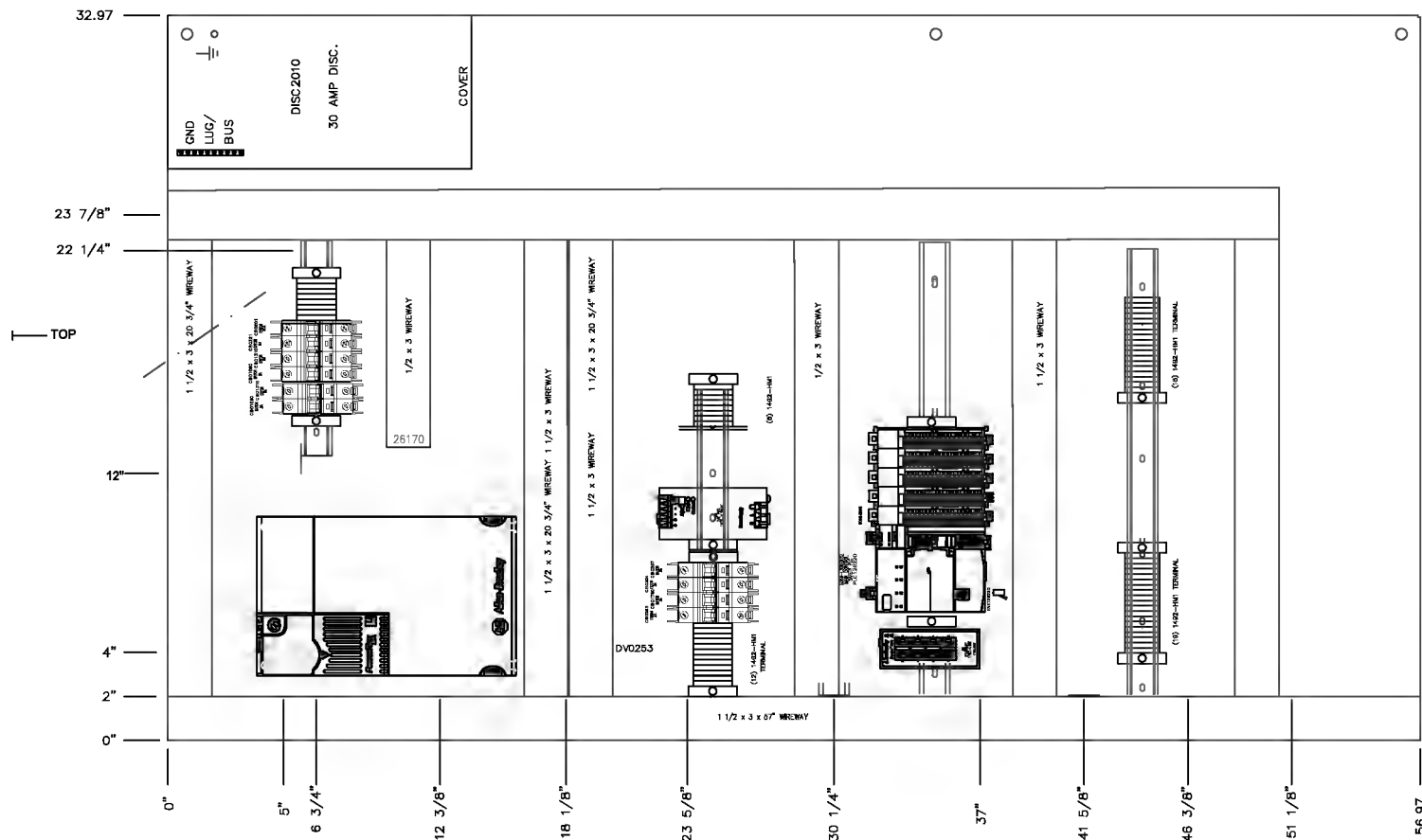
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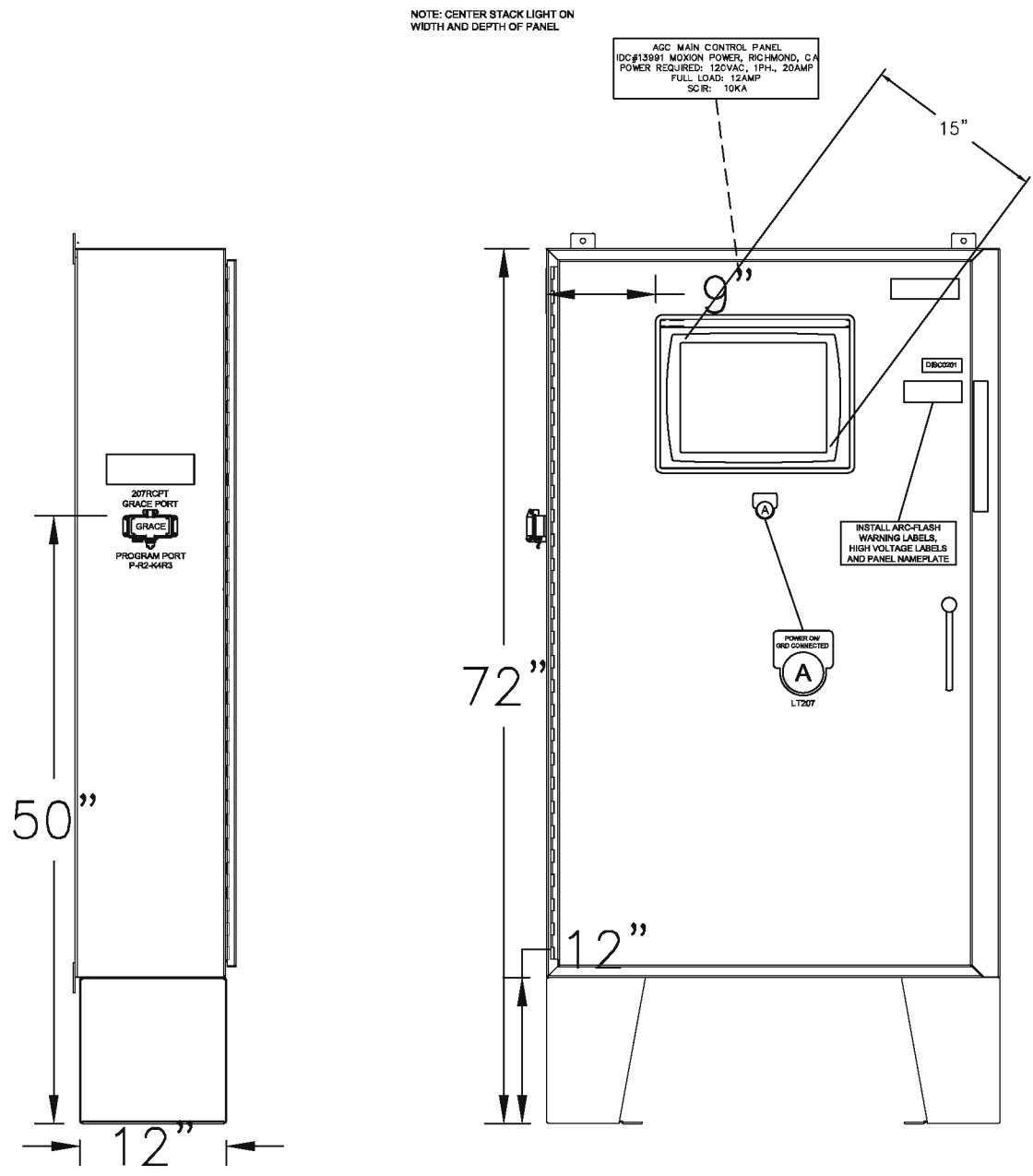
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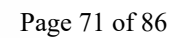


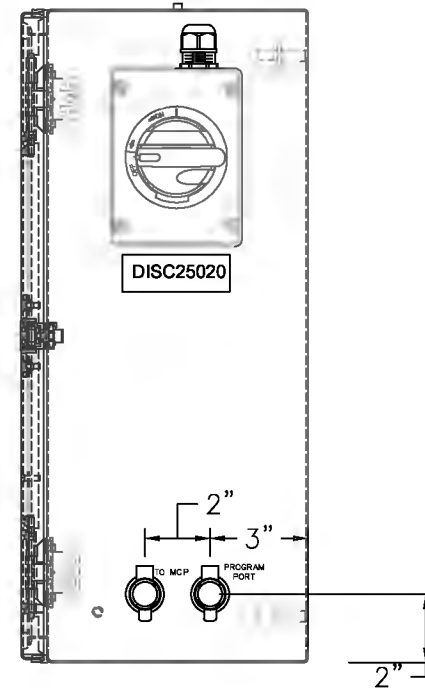
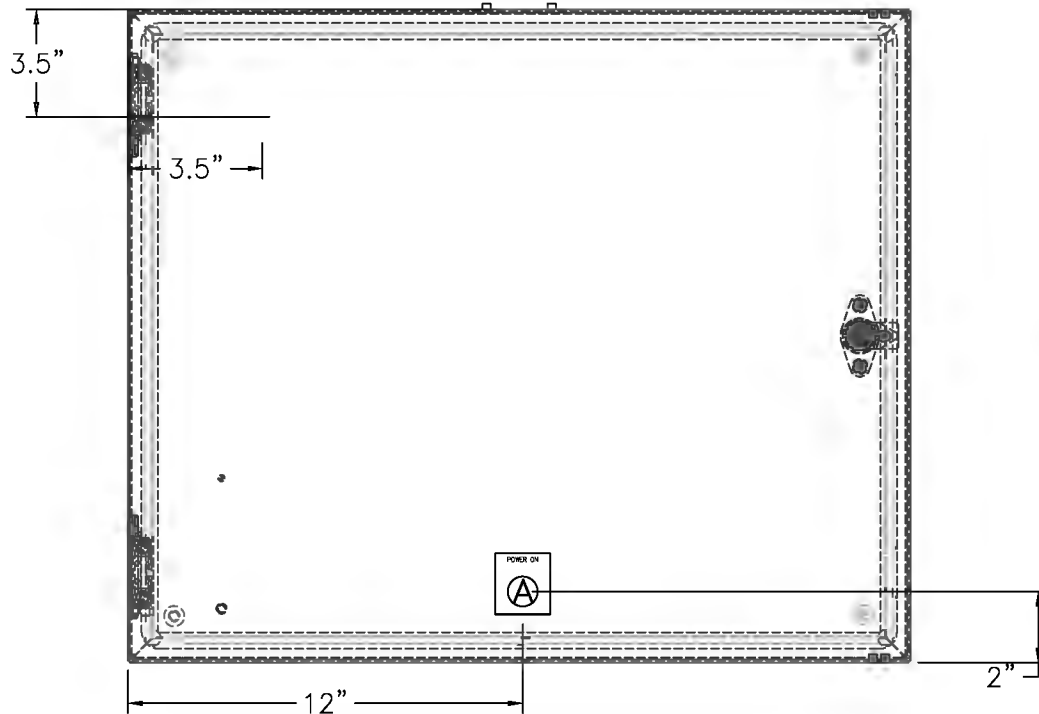
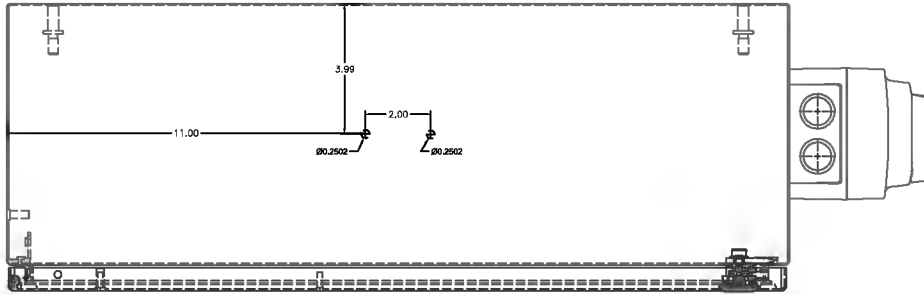
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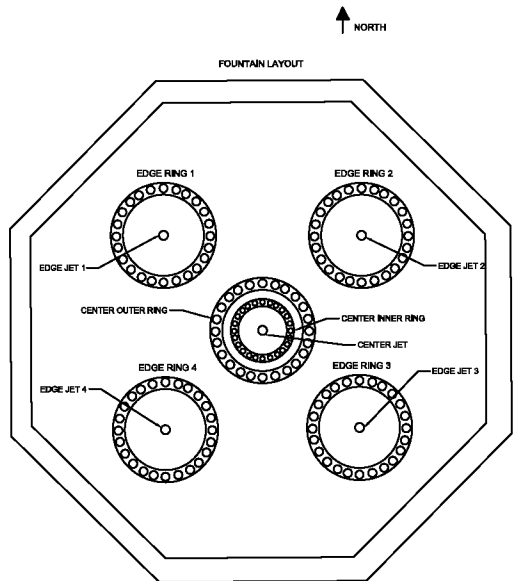
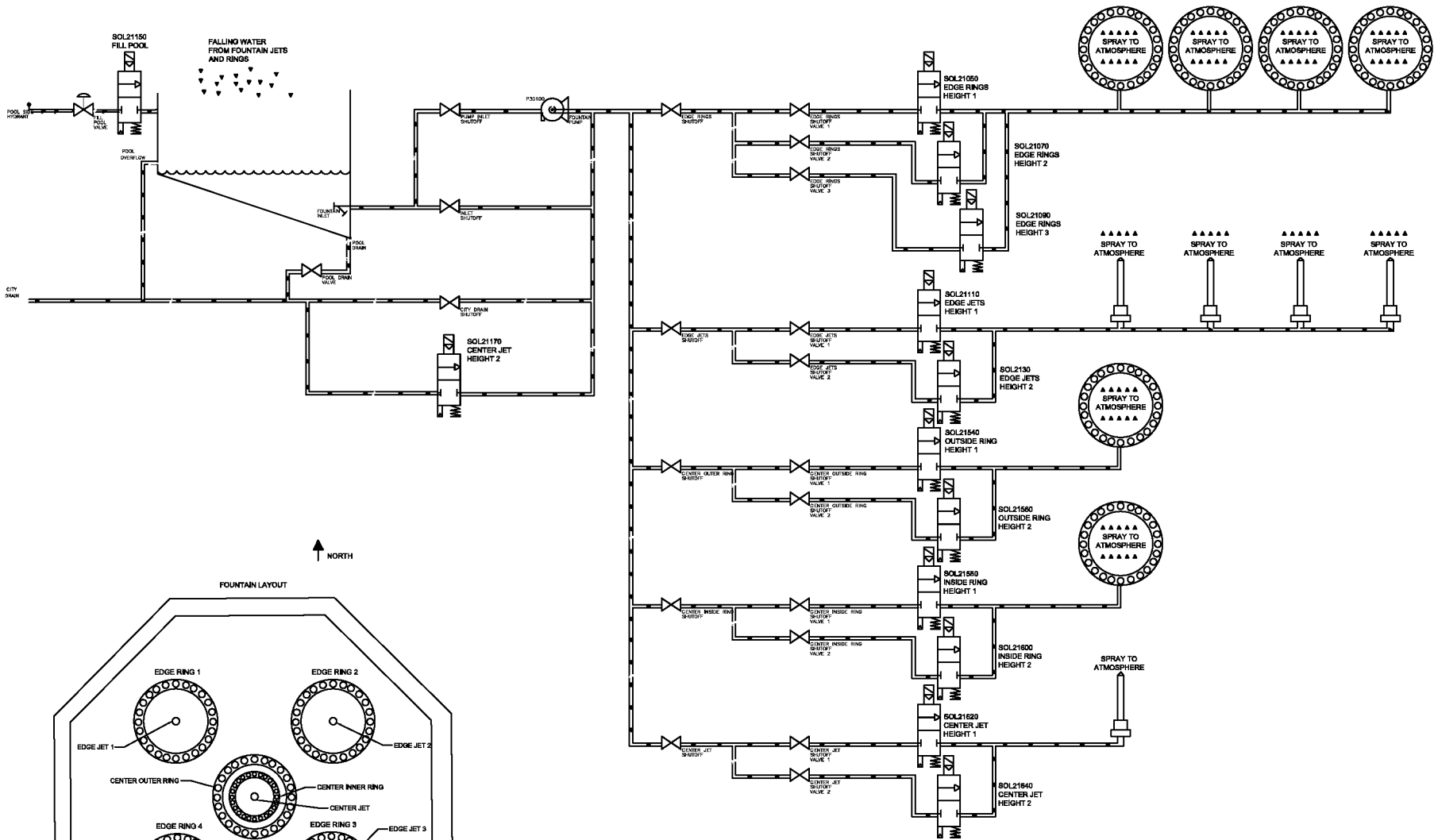


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DIMONDALE, MI 48821	
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DIMONDALE, MI 48821	
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IDC CORPORATION	
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DIMONDALE, MI 48821	
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DATE: 4/23	PIPING
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BY THE COMMITTEE ON WAYS AND MEANS
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Michigan Strategic Fund (the “MSF”), through its Revitalization and Placemaking Program (“RAP 2.0”) initially awarded the City a grant for a total award amount not to exceed Six Million Four Hundred Fifty Thousand Dollars (\$6,450,000), inclusive of the Administrative Amount; and,

WHEREAS, the Michigan Strategic Fund (the “MSF”), through its Revitalization and Placemaking Program (“RAP 2.0”) has increased the amount awarded to the City by Five Hundred Eighty One Thousand Dollars (\$581,000) a grant for a total award amount not to exceed Seven Million and Thirty One Thousand Dollars (\$7,031,000) to be disbursed under the terms of the Grant Agreement; and,

WHEREAS, the purpose of this program is to invest in projects that enable population and tax revenue growth through rehabilitation of vacant and blighted buildings and historic structures, rehabilitation and development of vacant properties, and development of permanent place-based infrastructure associated with social zones and traditional downtowns, outdoor dining, and place-based public spaces; and,

WHEREAS, the purpose of the additional funds is to restore and renovate the Reutter Park Fountain in Downtown Lansing for a total not to exceed project cost of \$1,500,000, with the remainder of project costs supported by the carryforward of FY 2025 and FY 2026 Parks Millage capital project appropriations set aside by the Lansing Parks Board and City Council for the Fountain and grant matching funds;

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council hereby authorizes the Administration to accept the Revitalization and Placemaking Program Grant Agreement (RAP 2.0) from the MSF for the eligible project; and,

BE IT FINALLY RESOLVED, the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the grant funds and carryforwards, and to execute any necessary agreements upon approval as to form by the City Attorney.

INTRODUCTION OF ORDINANCE

An ordinance of the City of Lansing, Michigan to conform the Lansing Codified Ordinances to the 2026 revised Lansing City Charter to add new Chapter 245, Sections 245.01, 245.02, 245.03, 245.04 and 245.05 to provide powers and duties of the Office of the Independent Internal Auditor, including the appointment, suspension, and removal of the Internal Auditor, and to provide for the office function.

The Ordinance is read a first time by its title and referred to the Committee on Ways and Means.

BY THE COMMITTEE ON WAYS AND MEANS
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, _____, 2026, at 7 p.m. in Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of considering an Ordinance of the City of Lansing, Michigan to conform the Lansing Codified Ordinances to the 2026 revised Lansing City Charter to add new Chapter 245, Sections 245.01, 245.02, 245.03, 245.04 and 245.05 to provide powers and duties of the Office of the Independent Internal Auditor, including the appointment, suspension, and removal of the Internal Auditor, and to provide for the office function.

**CITY OF LANSING
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that a Public Hearing will be held on Monday, _____, 2026 at 7:00 p.m. in the Tony Benavides Lansing City Council Chambers, 10th Floor Lansing City Hall, 124 W. Michigan Ave., Lansing, MI for the purpose of considering:

An ordinance of the City of Lansing, Michigan to conform the Lansing Codified Ordinances to the 2026 revised Lansing City Charter to add new Chapter 245, Sections 245.01, 245.02, 245.03, 245.04 and 245.05 to provide powers and duties of the Office of the Independent Internal Auditor, including the appointment, suspension, and removal of the Internal Auditor, and to provide for the office function.

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TDD (517) 483-4479) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

For more information, please call 517-483-4177. If you are interested in this matter, please attend the public hearing or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., on the day of the Public Hearing at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov.

Chris Swope, Lansing City Clerk, MMC/MiPMC
www.lansingmi.gov/Clerk
www.facebook.com/LansingClerkSwope

ORDINANCE NO. _____

An ordinance of the City of Lansing, Michigan to conform the Lansing Codified Ordinances to the 2026 revised Lansing City Charter to add new Chapter 245, Sections 245.01, 245.02, 245.03, 245.04 and 245.05 to provide powers and duties of the Office of the Independent Internal Auditor, including the appointment, suspension, and removal of the Internal Auditor, and to provide for the office function.

THE CITY OF LANSING ORDAINS:

Section 1. That Chapter 245, Sections 245.01, 245.02, 245.03 and 245.04 of the Codified Ordinances of the City of Lansing, Michigan, be and is hereby amended to read as follows:

245.01 - Office of the Independent Internal Auditor.

(a) The Office of the Independent Internal Auditor shall be an agency of the City with the powers, duties, and functions conferred by the Lansing City Charter.

(b) The Internal Auditor shall be the head of the Office of the Independent Internal Auditor. The Internal Auditor shall be a Certified Public Accountant and certified as a Certified Internal Auditor by The Institute of Internal Auditors (IIA) and shall maintain those certifications throughout employment with the City.

245.02 - Internal Auditor Appointment and Removal.

The Internal Auditor:

(a) Shall be appointed by recommendation of the Mayor to City Council and approval by a majority of City Council members serving.

(b) May be suspended or removed by the Mayor or by a vote of two-thirds (2/3) of City Council members serving. Notice of such action shall be filed with the City Clerk. A suspension or removal by City Council is subject to veto by the Mayor as provided in

1 Section 3-305, except Sec. 3-305.3 shall not apply. A suspension or removal by the Mayor is
2 subject to veto by City Council as provided in Section 4-401.5.

3 **245.03 - Staff.**

4 (a) The Internal Auditor may appoint a Deputy Internal Auditor. The Deputy
5 shall exercise the powers and perform the duties of the Internal Auditor to the full extent
6 permitted by law during the Internal Auditor's absence, temporary disability, or when the
7 position is vacant. The Deputy Internal Auditor shall be a Certified Public Accountant and
8 shall maintain those certifications throughout employment with the City.

9 (b) The Internal Auditor may request the Mayor include in the Mayor's budget
10 proposal, funds to hire City employees, including the Deputy Internal Auditor, or procure
11 outside support to perform the functions of the Office of the Independent Internal Auditor.

12 **245.04 - Powers and Duties**

13 (a) The Internal Auditor shall prepare an annual risk-based audit plan by July
14 1st of each year. The annual risk-based audit plan shall contain a list of recommended
15 audits to be conducted during the fiscal year and shall focus on high-risk departments and
16 processes identified in the annual risk-based audit plan. Copies of the annual risk-based
17 audit plan shall be delivered to the Mayor and City Council and placed on file with the City
18 Clerk.

19 (b) By August 1 and February 1 of each year, the Mayor and City Council, in
20 consultation with the Internal Auditor, will mutually determine the audits the Internal
21 Auditor will conduct during the subsequent fiscal half year. The determination on August 1
22 will be for the audits to be conducted during the subsequent fiscal half, January 1 through

1 **June 30; the determination on February 1 will be for the audits to be conducted during the**
2 **subsequent fiscal half, July 1 through December 31.**

3 **(c) The Internal Auditor shall conduct audits which include financial**
4 **transactions, performance reviews, and operations of City departments identified in the**
5 **annual risk-based audit plan. At the conclusion of each audit, the Internal Auditor shall**
6 **make a full written report to the Mayor and City Council and place it on file with the City**
7 **Clerk.**

8 **(d) The Internal Auditor shall perform an annual financial analysis of all**
9 **departments not selected for audit in the current fiscal year under subsection (b) and**
10 **present the written analysis to the Mayor and City Council and place it on file with the City**
11 **Clerk.**

12 **(e) After the close of each fiscal year, the Internal Auditor shall make a written**
13 **report on the financial position of the City and present the report to the Mayor and City**
14 **Council and place it on file with the City Clerk.**

15 **(f) The Internal Auditor may investigate the administration and operation of**
16 **any City department and report findings and recommendations to the Mayor and City**
17 **Council and file each report with the City Clerk. The Internal Auditor shall have access to**
18 **all financial records, Department of Human Resources records, and other records of City**
19 **departments necessary to perform their functions. The Internal Auditor may subpoena**
20 **witnesses, administer oaths, take testimony, and enter and inspect premises within the**
21 **control of any City department during regular business hours with reasonable advanced**
22 **notice to the department head.**

1 **(g) The Internal Auditor shall have no authority to audit the activities of the**
2 **Board of Water and Light except as requested in writing and paid for by the Board.**

3 **(h) The Internal Auditor shall have no authority to audit the activities or access**
4 **the records of the 54A District Court.**

5 **245.05 - Limitations**

6 **Except as otherwise provided in Codified Ordinances of the City of Lansing, the Internal**
7 **Auditor shall not have any interest whatsoever, direct or indirect, explicit or implicit, in**
8 **any City department, nor be custodian of any cash or securities belonging to the City other**
9 **than the appropriation to the Office of the Independent Internal Auditor.**

10 Section 2. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules
11 inconsistent with the provisions are repealed.

12 Section 3. Should any section, clause or phrase of this ordinance be declared to be
13 invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof
14 other than the part so declared to be invalid.

15 Section 4. This ordinance shall take effect on the 14th day after enactment, unless given
16 immediate effect by City Council.

ORDINANCE NO. _____

An ordinance of the City of Lansing, Michigan, to amend Chapter 230 of the Lansing Codified Ordinances by adding Chapter 230, Section 230.02 to allocate a portion of those funds from the City of Lansing General Fund Budget dedicated to Basic Human Services to provide for assistance and support to ensure safe and secure housing for City of Lansing residents.

THE CITY OF LANSING ORDAINS:

Section 1. That Chapter 230, Section 230.02 of the Codified Ordinances of the City of Lansing, Michigan, be and is hereby amended to read as follows:

230.02. – Basic Human Services Allocation for Safe and Secure Housing Initiative.

(a) Safe and Secure Housing Initiative. A portion of the general fund dollars allocated to the Department of Human Relations and Community Services for Basic Human Services pursuant to Section 240.03(a) shall be reserved for the Safe and Secure Housing Initiative. This amount shall be phased in over four fiscal years as follows: at least 0.0625 percent in fiscal year 2028; at least 0.125 percent in fiscal year 2029; at least 0.1875 percent in fiscal year 2030; and at least 0.25 percent in fiscal year 2031 and each fiscal year thereafter. Pursuant to Section 240.03(c), this allocation shall be administered by the Department of Economic Development and Planning and shall be used solely for programs, grants, and staffing that provide aid and assistance for a Safe and Secure Housing Initiative, which is defined as funding to include, but is not limited to:

- (1) Homeowner safety and code compliance repairs;**
- (2) Habitability and hazard remediation;**

1 **(3) Eviction prevention and emergency rental or utility assistance;**

2 **(4) Staffing, case management, and administrative costs necessary to deliver**
3 **services in this section;**

4 **(5) Other housing stability initiatives consistent with this Section's purpose.**

5 **(b) Administration. The spending of any funding allocated pursuant to this Section**
6 **shall comply with all existing Lansing Ordinances related to purchasing. These funds may**
7 **be used for the direct provision of housing stability and housing assistance by City**
8 **departments or by local community-based, non-profit, charitable organizations.**
9 **Additionally, these funds may be used as match or leverage funds by City departments or**
10 **community-based agencies to secure additional funds from federal, state, or private sources**
11 **to support housing stability and housing assistance initiatives.**

12 Section 2. All ordinances, resolutions or rules, parts of ordinances, resolutions or rules
13 inconsistent with the provisions are repealed.

14 Section 3. Should any section, clause or phrase of this ordinance be declared to be
15 invalid, the same shall not affect the validity of the ordinance as a whole, or any part thereof
16 other than the part so declared to be invalid.

17 Section 4. This ordinance shall take effect on the 14th day after enactment, unless given
18 immediate effect by City Council.

**CITY OF LANSING
NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN that a Public Hearing will be held on Monday, September 14, 2026 at 7:00 p.m. in the Tony Benavides Lansing City Council Chambers, 10th Floor Lansing City Hall, 124 W. Michigan Ave., Lansing, MI for the purpose of considering:

An ordinance of the City of Lansing, Michigan, to amend Chapter 230 of the Lansing Codified Ordinances by adding Chapter 230, Section 230.02 to allocate a portion of those funds from the City of Lansing General Fund Budget dedicated to Basic Human Services to provide for assistance and support to ensure safe and secure housing for City of Lansing Residents.

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TDD (517) 483-4479) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

For more information, please call 517-483-4177. If you are interested in this matter, please attend the public hearing or send a representative. Written comments will be accepted between 8 a.m. and 5 p.m. on City business days if received before 5 p.m., on the day of the Public Hearing at the City Clerk's Office, Ninth Floor, City Hall, 124 West Michigan Ave., Lansing, MI 48933 or email city.clerk@lansingmi.gov.

Chris Swope, Lansing City Clerk, MMC/MiPMC
www.lansingmi.gov/Clerk
www.facebook.com/LansingClerkSwope

INTRODUCTION OF ORDINANCE

Council Member Carter introduced:

An ordinance of the City of Lansing, Michigan, to amend Chapter 230 of the Lansing Codified Ordinances by adding Chapter 230, Section 230.02 to allocate a portion of those funds from the City of Lansing General Fund Budget dedicated to Basic Human Services to provide for assistance and support to ensure safe and secure housing for City of Lansing Residents.

The Ordinance is read a first time by its title and referred to the Committee

BY THE COMMITTEE ON WAYS AND MEAN RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Resolved by the City Council of the City of Lansing that a public hearing be set for September 14, 2026 at 7 p.m. in the Tony Benavides Lansing City Council Chambers, Tenth Floor, Lansing City Hall, 124 West Michigan Avenue, Lansing, Michigan, for the purpose of amending Chapter 230 of the Lansing Codified Ordinances by adding Chapter 230, Section 230.02 to allocate a portion of those funds from the City of Lansing General Fund Budget dedicated to Basic Human Services to provide for Supportive Housing Services.

Ways and Means: Reviews all proposed modifications to the City's annual Budget and program audits prepared by the Internal Auditor, the City's short-range and long-range financial condition, workforce needs for City operations and financial impact statements developed on proposed actions; and reviews and develops policy recommendations on City financial and budget matters.

NOW, THEREFORE BE IT RESOLVED, that the Lansing City Council has established the following as its Fiscal Year 2027/2028 Budget Policies and Priorities and requests that the Administration review them and encourages that they, to the extent practical, be included in the Administration's budget presented due to the City Council by the fourth Monday in March 2027.

BE IT FURTHER RESOLVED, the **Committee on Ways and Means** has established the following priorities:

BUDGET PRIORITIES FY 2022/2023- RESOLUTION 2021-190

BE IT FURTHER RESOLVED, the Committee on Ways and Means has established the following priorities:

1. Encourage the Administration to focus in on budget allocations and centralize the fees and costs associated with items such as Information Technology, utilities, etc.
2. Encourage the Chief Strategy Officer to perform an audit report on short and long term resolutions for the current forecast of the City's revenues and expenditures within all departments

BUDGET PRIORITIES FY 2023/2024- RESOLUTION 2022-246

BE IT FURTHER RESOLVED, the **Committee on Ways and Means** has established the following priorities:

1. Explore new municipal incentives under the Inflation Recovery Act to invest in solar energy for City facilities.
2. Encourage the Chief Strategy Officer to perform an audit report on short and long term resolutions for the current forecast of the City's revenues and expenditures within all departments.

BUDGET PRIORITIES FY 2024/2025- RESOLUTION 2023-232

BE IT FURTHER RESOLVED, the **Committee on Ways and Means** has established the following priorities:

1. Continue to explore new municipal incentives under the Inflation Recovery Act to invest in solar energy for City facilities.

No Committee Budget Priorities for FY 2025/2026 or FY 2026/2027