



MINUTES
Committee of the Whole
Monday, August 22, 2022 @ 6:00 p.m.
Tony Benavides Lansing City Council Chambers

CALL TO ORDER

Council President Hussain called the meeting to order at 6:00 p.m.

PRESENT

Councilmember Adam Hussain
Councilmember Carol Wood
Councilmember Peter Spadafore
Councilmember Patricia Spitzley- excused
Councilmember Jeremy Garza
Councilmember Brian T. Jackson
Councilmember Jeffrey Brown
Councilmember Brian Daniels

OTHERS PRESENT

Sherrie Boak, Council Office Manager
Jim Smiertka, OCA
Lisa Hagen, OCA
Dan Danke, Public Service
Desiree Kirkland, Finance Director
Paul Pratt, Ingham County Drain Commission
Tim Inman, Spencer
Brian Cenci, GEI

Minutes

MOTION BY COUNCIL MEMBER WOOD TO APPROVE THE MINUTES FROM AUGUST 8, 2022, AS PRESENTED. MOTION CARRIED 7-0.

Public Comment

No public comment at this time.

Presentation

Red Cedar Drain Assessment Update

Council President Hussain provided a brief history on the drain assessment and the 64% cost of the project which includes a special assessment and assessment for the whole City. The update was requested because it was anticipated to be done in early 2022, and since it is not the community has asked when it will be completed. Materials in the packet include materials that will be discussed.

Ms. Kirkland spoke to the funds collected so far, which the City collects as the share of the debt and paid to Ingham County. (\$946,484.95) She acknowledged her office has also

received calls on the assessment piece from taxpayers and have made every effort to address those concerns.

Mr. Danke referenced the document in the packet which he provided earlier as an update.

Mr. Pratt briefly spoke on his work since 2001 as the Deputy Drain Commissioner. He began with the financing aspect, and noted that the way Council chose to assess, it is a product of the drain code, and this particular drain has taxes assessed at large, and assessed on percentages as voted on by the drain commissioner and two county commissioners. The city and the Township decided to assess $\frac{1}{2}$ amount as a millage on the entire City or Townships and $\frac{1}{2}$ amount on the benefiting parcels. Mr. Pratt acknowledged that one item of concern is that the only assessment that is not commercial is Frandora Hills residents. He admitted that they too have gotten inquires on amounts on tax bills where it appears they are in the drain district and have been provided information that it is a benefit to the whole City and that is why there is an assessment. Lastly, he admitted it is confusing and they will work with Ingham County on the clarification language, so the city and the County are providing the same language.

Council Member Daniels asked if this assessment is causing issues with people selling, and he confirmed it has not.

Mr. Pratt spoke on the construction process, admitting in the middle of 2021 the costs skyrocketed, and decided not to bid as one project. There are 14 divisions, mapped out for what is done, cost and what is speculated at what is left to go. At this point they believe they are \$13 million short and believe there are ways they can address that shortage without an assessment. Council President Hussain asked if they have considered re-engineering. Mr. Pratt stated that they are working on cutting pieces of the project that they think can be done differently, but not willing to give up the overall goal. If the assumption of \$13 million is what is needed, they have a \$2 million start on it. The \$995,000 from the City went to the County for Trails millage, and the Parks Commission and County agreed to give those funds to the City for the parks. They asked for ARPA, and it would be used as a challenge grant, giving \$1 million with the County coming up with the rest of the funds, and they are taking that challenge. Mr. Pratt then noted they are hoping for bids this late fall, and construction in 2023, with the speculation of being behind 5 months.

Council Member Wood noted the document that Frandora Hills bids came in higher, and asked if they have moved on that project, and it was confirmed they have not. Council Member Wood then noted what was enticing was the water amenities that were going to be happening and asked how they are going to deal with making those amenities happen. Mr. Pratt noted the amenities do double as water monitoring projects. Mr. Pratt noted the City Public Service does constantly ask about the status of Frandora Hills.

Mr. Cenci spoke on Frandora Hills project, one that was bid in conjunction with sanitary sewer and street improvement work with the city. Most work was lining and replacement of storm sewer and bid with the city and the bids came in higher. They anticipated at \$830,000 and came in shy of \$1 million. The city portion of the road projects was scaled back, but the city portion came in at \$2 million but planned \$1 million a year prior. The project was put off looking at other funding, but plan to rebid this late this fall with doing the work in 2023. Council Member Wood noted Frandora Hills is paying a special assessment, and that was confirmed by Mr. Cenci it was on the drain portion, but not on the street improvement portion being done by the city. Council Member Wood asked if the street work is done where sewer funds can be used for the road over the drain, and then use other dollars from curb to curb. Mr. Danke noted the sanitary sewer is coming from the sanitary fund but did not have details on all the road reconstruction. They did plan on using some millage funds to replace the roads in that area. Since the Drain Commission reduced the scope of their underground work, they have

had to change their scope so they might not replace all gutters if there is not a deep sewer line. Council Member Wood asked where this is with the State for no violation, and Mr. Danke stated this is not CSO project, just a sewer repair project.

Mr. Inman spoke on the 14 divisions, he works with Mr. Cenci on the projects and of those there are some started, some completed, and some yet to be constructed.

Council Member Jackson stepped away from the meeting at 6:27 p.m.

Mr. Inman continued noting that the project is working to clean up pollutants and redistribute water treatment facilities. The project does have a base line of functionality, and they are at the conclusion of two contracts of the programming of the pumps and force mains.

Council Member Jackson returned to the meeting at 6:30 p.m.

Council Member Brown stepped away from the meeting at 6:30 p.m.

Mr. Inman stated the water treatment is at ½ capacity, and they are close to finishing division 5a and 5b. With the work that is left to be done there will be large treatment near Rainey Park.

Mr. Cenci regarding the amenities mentioned earlier, most of those were near Rainey Park, and that is in division 12. The grant provided by the city for pathways should be used and would be less funding for the contractor. The end product of the amenities that was shown will still be completed. Regarding the other divisions, except for Frandora Hills, most were done in phases, and done as add-ons to finish other divisions.

Council Member Wood asked the Administration if \$1 million from trails funds goes to Red Cedar, does that mean there is a limit of giving other money to the City for repair of the River Trail the City has been utilizing. Mr. Pratt stated the Drain Commissioner is on the County Parks Board, and they believe they are not spending the parks money fast enough and he does not see an issue with giving the City what they need.

Council Member Brown returned to the meeting at 6:35 p.m.

Council Member Brown asked the Administration if they were waiting on working in Frandora Hills or are they actively doing anything to work on the conditions of those roads. Mr. Lawrence was not able to provide information. Mr. Danke stated operations and maintenance will do patching as needed, nothing large scale until this project gets underway.

Discussion

RESOLUTION – Liquor License; Old Bag of Nails Pub – Lansing, LLC for a new RDA Class C Liquor License, SDM Liquor License, Sunday AM Sales Permit, Sunday PM Sales Permit, and Outdoor Service Permit at 210 Cascade Blvd.

Council President Hussain acknowledge this was first referred to the Committee on City Operations, and Council leadership was approached for immediate action at this meeting and Council.

MOTION BY COUNCIL MEMBER DANIELS TO DISCHARGE FROM THE COMMITTEE ON CITY OPERATIONS. MOTION CARRIED 7-0.

Council President Hussain outlined the application and location.

MOTION BY COUNCIL MEMBER DANIELS TO APPROVE THE RESOLUTION FOR THE LIQUOR LICENSE FOR OLD BAG OF NAILS PUB – LANSING, LLC. MOTION CARRIED 7-0.

Other

No other topics at this time.

Adjourn

The meeting adjourned at: 6:38 p.m.

Respectfully Submitted by,
Sherrie Boak, Recording Secretary,
Lansing City Council

Approved by the Committee September 12, 2022