MINUTES
Committee of the Whole
Monday, October 30, 2023 @ 5:30 p.m.
Tony Benavides Lansing City Council Chambers

CALL TO ORDER
Council President Wood called the meeting to order at 5:30 p.m.

PRESENT
Council Member Carol Wood
Council Member Jeremy Garza
Councilmember Adam Hussain
Councilmember Peter Spadafore
Councilmember Patricia Spitzley- arrived at 5:36 p.m.
Councilmember Brian T. Jackson
Councilmember Jeffrey Brown
Councilmember Ryan Kost

OTHERS PRESENT
Sherrie Boak, Council Office Manager
Jim Smiertka, City Attorney
Lisa Hagen-Lawrence, City Attorney
Emily Linden, Internal Auditor
Mark Lawrence, Mayor's Office
Nicole Noll-Williams, Capital Regional Airport
John McGraw,River Caddis Representatives
Roy Plowman, Mayor's Office
Martin Ruiter, Hobbs and Black
Rob Crowe, Christman Co.
Michael Lynn

Minutes
MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE MINUTES FROM OCTOBER 16, 2023 AS PRESENTED. MOTION CARRIED 7-0.

MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE MINTUES FROM OCTOBER 19, 2023 AS AMENDED. MOTION CARRIED 7-0.

Public Comment
Mr. Lynn stated he commented on the ordinance amendments to Chapter 240 and 273, which he believes need more attention given to it before consideration. Mr. Lynn spoke in support of the charter amendment consideration on the ballot.

Ms. Lynn spoke on the ongoing discussion with the HRCS ordinance amendments for Chater 240 and 273. Ms. Lynn concluded by speaking on the Charter question on the ballot.

Council Member Spadafore stepped away from the meeting at 5:40 p.m.

Presentations

Capital Regional Airport Update- Nicole Noll-Williams

Ms. Noll-Williams distributed a presentation on updates on the development projects, status on projects for the future, and began with the Airport Authority. There are key priorities, retain and expand the service, increase cargo tonnage, increase land development, and aviation development. The slides gave an overview of the $1 million in annual economic impact. There was a brief overview of the Mason Jewett Field in Mason, which works with the Lansing Community College on aeronautical mechanics.

Council Member Spadafore returned to the meeting at 5:46 p.m.

Updates at the airport Ms. Noll-Williams spoke on included airline development, flight school, cargo ramp expansion, roadway improvements, foreign trade, master plan updates, and the addition of Avelo Airlines. The presentation spoke briefly on the pilot program/flight school and what is available in aviation for students in Eaton, Ingham and Clinton County.

Ms. Noll-Williams informed the Committee of the $3.6 million economic development grant was obtained to make sure their land is build-ready for the future. The presentation moved onto capital improvement projects, and concluded with maps of the airport itself.

Council Member Spitzley spoke on the airline traffic numbers over the last year in growth.

Council Member Garza spoke in support of the airport services.

Council Member Hussain stepped away from the meeting at 6:11 p.m.

Council President Wood asked about her meeting with multiple companies and if their companies are flying more in Lansing. Ms. Noll-Williams stated they are seeing the increases, and the Mid-Michigan Business Coalition is engaging to help provide support to add to grant applications.

Community Relations Liaison Report – Lucianna Solis

Council President Wood noted that during the budget process, Council Members asked that different departments or staff to come back and describe what they were doing and achieving. Council staff reached out to Ms. Solis, and was informed that she would not attend, and instead told a written report would be provided instead. There was an email with the report, stating that any questions could be provided to him and he can relay to Ms. Solis. She concluded by stating she attempted to fulfill the request of Council but it was rejected. Council Member Spitzley asked if it was a scheduling conflict, and Council President Wood stated leadership was told Ms. Solis did not want to attend and the Mayor allowed her not to attend and submit a report instead.

Council Member Hussain returned to the meeting at 6:17 pm.

Public Safety Complex Update- River Caddis

Mr. McGraw introduced presenters, and Mr. Plowman began by stating he began working with the City in July, 2023, and is the City project manager. He noted he is a sponsor advocate, and specialized project manager, worked at BWL, local private firms, and most of his work experience has been with Dart. He confirmed he is a City employee with the Mayor's office. Council President Wood noted this position was not part of the budget they just approved. Mr. Plowman handed out the presentation hard copy that the group was going to go through.

Mr. McGraw provided the update on the $175 million public safety services building with the ground breaking in October, 2023.

Mr. Crowe provided a brief budget update stating they are on budget. The project has $175 million, and based on where they are in the process, the requirements and market conditions, he was confident the project will be constructed in budget. Council President Wood recalled a press release put out by the Mayor stating it would come in below $175 million; less than potential bond. Mr. Crowe could not comment on what Mayor said. Mr. McGraw stated they could not give an exact number today, but the project is under the bond and they can do it within the budget that was approved. Council President Wood again stated the Council and the public was given information the amount would be lower. She then added to the presenters that they were asked to come a couple months ago, and specifically chose this date, the Council expectation would be that there would be more information, more details, and an exact budget. Mr. Lawrence asked if the press release she referred to was the one on the interest rate, and therefore making the bond debt cheaper.

Mr. Ruiter outlined their work so far, will complete their department interviews on 11/6, will then have designs and provide those to Christman for a scope to fall within the budget.

Council Member Jackson stepped away from the meeting at 6:36 p.m.

Mr. Ruiter then went through the renderings in the packet.

Council Member Spitzley asked if First Station 2 will be a complete tear down and rebuild, and Mr. Ruiter confirmed, adding that Fire Station 8 is a renovation and addition. Council President Wood asked if they have a schedule coordinated so all the stations are not out of service at the same time, and Mr. Ruiter stated they have had conversations with the Chief, along with mutual aid agreements in place. Council President Wood referred to the rendering of the building frontage, asking how the front yard parking complies with the Form Based Code where other commercial buildings cannot have that. Mr. Ruiter confirmed they have met with planning and zoning and it will be public parking in front and secured parking in the back. The department has reviewed the concept and have given their approval.

Council President Wood stated she has confirmed the press release she referenced earlier was about the interest rate.

Council Member Kost asked Mr. Plowman to confirm he was a City employee and how much he makes. Mr. Plowman confirmed and stated $120,000 annually.

Council Member Brown voiced his concerns with the lack of updates.

Council Member Garza asked about the regional training facility of the project and if there will be funds coming in from the outside agencies using that facility. Mr. Ruiter admitted it has been a point of discussion but he would have to defer to the LFD for their rate structure. Council Member Garza asked if there are any bids out for the projects. Mr. Crowe stated they are working on the bid for the abatement phase, but for building trades and skills they have not done any bidding yet. They are in the design process and those bid process will be released depending on the buildings, and he would be the point of contact for any interested parties. He noted though that they are several months away from bidding occurring. Mr. Plowman assured the Committee that he has met with building trades council once a month, and keep them up to date on this project.

Council Member Kost asked if the materials would be provided from local vendors, not Grand Rapids vendors. Mr. Ruiter explained there are certain materials that can be sources regionally, but locally might be difficult.

Council Member Jackson returned at 6:44 p.m.
Council Member Brown stepped away from the meeting at 6:46 p.m.

Mr. Ruiter continued by stating that they would not exclude anyone from bidding on the materials.

Council Member Spadafore asked if they have looked into solar on the site. Mr. Ruiter confirmed they have had discussions.

Council Member Brown returned to the meeting at 6:48 p.m.
Council Member Kost stepped away from the meeting at 6:48 p.m.

With the limitation on green space, they would consider roof top or carport options.

DISCUSSION/ACTION
RESOLUTION – City Council Meeting Schedule for 2024
Council President referred to the proposed schedule for 2024 Council meetings.

MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE RESOLUTION FOR THE 2024 CITY COUNCIL MEETING SCHEDULE.

Council Member Spadafore questioned November only having one meeting, and Ms. Boak explained that the first week of November is the Presidential Election, the second Monday is the Veterans Day holiday and the fourth week is the week of Thanksgiving holiday.

MOTION CARRIED 7-0.

RESOLUTION – Repeal & Void Resolution 2022-113; Sale of Parking Lot #50
Council Member Kost returned to the meeting at 6:51 p.m.

Council President Wood explained that in 2022 City Council approved the sale of parking Lot #50 with a resolution. After it went through planning, public hearing, and Council, it was not determined by the Administration until the title work that the City did not own the lot, and therefore could not sell it. The resolution tonight, she continued, is to repeal Resolution 2022-113.

MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE RESOLUTION TO REPEAL AND VOID THE RESOLUTION 2022-113 FOR THE SALE OF PARKING LOT #50. MOTION CARRIED 8-0.

DISCUSSION – Outstanding Questions on Requested Reports in the Budget Policies from the Adopted FY 2023/2024 Budget Resolution
Cost of Warming and Cooling Centers
Stump Grinding
No discussion.

DISCUSSION/ORDINANCE - Amendment to Chapter 240, Section 240.02, 240.03, 240.04; Clarify role of Human Relations and Community Services (HRCS) Advisory Board
DISCUSSION/ORDINANCE -Amendment to Chapter 273, Section 273.01 and 273.04; Clarify Role of Human Relations and Community Services (HRCS) Advisory Board
Council Member Spitzley asked for a continued discussion on the ordinances. Mr. Smiertka stated that OCA did updated Chapter 240 based on her comments from the September meeting. Council President Wood noted that on page 4, line 21 it still said "may". She asked OCA to make the changes and bring back for discussion on both Chapter amendments at the next meeting.

OTHER
No other topics at this time.

Adjourn
The meeting adjourned at 6:56 p.m.
Respectfully Submitted by, Sherrie Boak, Recording Secretary, Lansing City Council
Approved by the Committee November 13, 2023