

**MANISTEE CITY COUNCIL  
WORK SESSION  
MINUTES OF APRIL 24, 2017**

The Manistee City Council met in a work session on Monday, April 24, 2017 at 6:00 p.m., Council Chambers, City Hall, 70 Maple Street, Manistee, Michigan 49660.

**MEMBERS PRESENT:** Dale Cooper, Lynda Beaton, Roger Zielinski, Robert Goodspeed, James Smith, Mark Wittlieff, Erin Pontiac

**MEMBERS ABSENT:**

**ALSO PRESENT:** City Manager, Department Directors, Staff, Public  
PK Construction/Third Coast Development

***Public Comments.***

- Tyler Leppanen – reiterated DDA’s position.
- Glenn Zaring – against project and read terHorst’s petition.
- Dennis terHorst – asked Councilmember Beaton to recuse herself due to conflict of interest.
- Kathy Ebeling – for the senior center/grocery, against the residential component.
- Jim Matthews – against PILOT.
- Alice Clark – spoke for the project, lack of housing options for seniors.
- Mick Szymanski – for the project, win/win for City and developer.
- Bob Daniels – supports the project, pointed out no taxes to COA building.

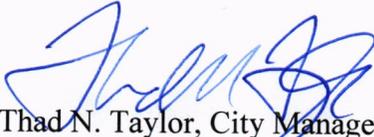
***Discussion on Third Coast Development PILOT Request.***

Discussed:

- City Manager corrected inaccuracies in the petition.
- Questioned why residential component was added, explanations given.
- Discussed persons with disabilities, consideration by Third Coast Development and COA.
- PILOT
- Status of development contingencies.

CONSENSUS: City Council will consider the amended PILOT request at the regular meeting of Tuesday, May 2, 2017.

Adjourned at approximately 7:33 p.m.

  
Thad N. Taylor, City Manager

TNT:cl

## PETITION TO THE MANISTEE CITY COUNCIL

We, the undersigned citizen taxpayers, merchants and commercial property owners, demand that the Manistee City Council and its management cease and refrain from current development tactics and adhere to the governance protocols already in place controlling in-fill construction within the Historic District and the adjacent C-3 Commercial District. And, in so doing, use the findings generated by The Housing Authority, Historic District Commission, Downtown Development Authority, and Planning Commission to:

- evaluate and score proposed development projects for need and appropriateness in a transparent and consistent manner.
- adhere to the Secretary of Interior Preservation Guidelines derived from the National Park Service.
- assure all zoning, infrastructure, environmental impact, and public safety concerns are addressed and quantified.
- protect the City and DDA tax base and prevent unfair burden on current taxpayers.

And further:

- assure full public participation as required by state and federal funding entities and the local Redevelopment Ready Community program.

| Tax-payer | Merch | Prop Owner | Name (print)      | Address                                    | Signature         |
|-----------|-------|------------|-------------------|--|-------------------|
| ✓         |       |            | GLENN ZARINE      | 321 5 <sup>th</sup> ST. Manistee, MI 49660 | G. C. Zarine      |
| ✓         |       |            | Catherine Zarine  | 321 5 <sup>th</sup> St Manistee 49660      | Catherine Zarine  |
| ✓         | ✓     | ✓          | Judith A Ball     | 488 2 <sup>nd</sup> St Manistee 49660      | Judith A Ball     |
| ✓         | ✓     | ✓          | KELLIE PARKE'S    | 124 HARBOR DRIVE                           | Kellie K. Parker  |
| ✓         |       | ✓          | BETTY JACOBS      | 524 SPRUCE ST                              | Betty Jacobs      |
|           | ✓     |            | Shelley Doyon     | 421 River St.                              | Shelley Doyon     |
|           | ✓     |            | Al Doyon          | 421 River St.                              | Al Doyon          |
| ✓         | ✓     |            | AL STEVEN BLANK   | 389 River ST.                              | Al Blank          |
|           | ✓     |            | Patty O'Brien     | 389 River St                               | Patty O'Brien     |
| ✓         | ✓     | ✓          | Colore Rybicki    | 395 River St                               | Colore Rybicki    |
| ✓         |       |            | John R. Jackson   | 50 River St                                | John R. Jackson   |
| ✓         | ✓     | ✓          | Karen K. Carlson  | 423 River Street                           | Karen K. Carlson  |
| ✓         |       | ✓          | Richard Mark      | 1659 MERKEY RD                             | Richard Mark      |
| ✓         |       | ✓          | Lemuel P. Granada | 351 2 <sup>nd</sup> St                     | Lemuel P. Granada |
|           |       | ✓          | Tom Johnson       | 306 COWDOW Rd                              | Tom Johnson       |
| ✓         | ✓     | ✓          | Corwin Fink       | 172 Memorial Rd                            | Corwin Fink       |
|           |       | ✓          | Theresa Johnson   | 3013 Orchard Hwy                           | Theresa Johnson   |
| ✓         | ✓     | ✓          | Greg Wolfe        | 419 River Street                           | Greg Wolfe        |
| ✓         | ✓     | ✓          | MIKE DUFFY        | 419 RIVER STREET                           | Mike Duffy        |
| ✓         | ✓     | ✓          | Tim Doyon         | 421 River St Manistee                      | Tim Doyon         |
| ✓         |       | ✓          | Jim Matthea       | 334, 336, 338 River                        | Jim Matthea       |
|           |       |            |                   |  |                   |
|           |       |            |                   |  |                   |

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|-----------|-------|------------|--------------------|------------------------------|--------------------|
| X         |       |            | Julie Beardstee    | 294 1ST AVE, MANISTEE        | Julie Beardstee    |
| X         |       | X          | Rory Asplet        | 294 1ST AVE, MANISTEE        | Rory Asplet        |
| X         |       | X          | David Roskaski     | 183 Monroe St. Manistee      | David Roskaski     |
| X         |       | X          | Dawn Brown         | 21 Clay St. Manistee         | Dawn Brown         |
| X         |       | X          | Rosemary Swidorski | 287 ST. MARY'S PK MANISTEE   | Rosemary Swidorski |
| X         |       | X          | Richard Swidorski  | 287 St. Mary's Pkwy Manistee | Richard Swidorski  |
| X         |       | X          | Sandra Cabot       | 295 St. Mary's Pkwy          | Sandra Cabot       |
| X         |       | X          | Bene Cabot         | 295 St. Mary's Pkwy          | Bene Cabot         |
| X         |       | X          | Brian Chick        | 276 1ST AVE                  | Brian Chick        |
| X         |       | X          | Bonnie L. Lotz     | 312 ST. MARY'S PKWY          | Bonnie L. Lotz     |
| X         |       | X          | Sharon R. Walt     | 315 St. Mary's Pkwy          | Sharon R. Walt     |
| X         |       | X          | Fred Walt          | 315 ST. MARY'S PKWY          | Fred Walt          |
| X         |       | X          | Reginald R. Asplet | 294 1ST AVE                  | Reginald R. Asplet |
| X         |       | X          | Lindy Kamiaski     | 5006 Bryant Ave              | Lindy Kamiaski     |
|           | X     |            | Patti Uhazie       | 298 River St,                | Patti Uhazie       |
|           | X     |            | Theresa Burke      | 429 River St                 | Theresa Burke      |
| X         | X     | X          | Jeff Ray           | 33 LAKE ST.                  | Jeff Ray           |
| X         |       | X          | Barbara Sieder     | 232 First ave                | Barbara Sieder     |
|           |       |            |                    |                              |                    |
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