

**MANISTEE CITY COUNCIL
WORK SESSION
MINUTES OF NOVEMBER 24, 2020**

The Manistee City Council met in a work session on Tuesday, November 24, 2020 at 7:19 pm, remotely as authorized by the Opens Meeting Act (MCL 15.263a).

MEMBERS PRESENT: David Bachman, Lynda Beaton, Roger Zielinski, Jermaine Cipic, Michael Szymanski, James Grabowski, and Erin Martin-Pontiac

MEMBERS ABSENT: None

ALSO PRESENT: City Manager, Department Directors, and Public

Public Comments:

Scott Phillips, 3033 Little River Road/ curious on long term goals for the City; against increasing the number of Marihuana Retail licenses.

Trevor Johnson, 7548 Coates Hwy / spoke against adding additional Recreational Marihuana Retail licenses.

Craig Aronoff, 1212 S. Washington, Royal Oak – Attorney / spoke against increasing the number of Recreational Retail licenses allowed in the City.

Marc Miller, Manistee Area Chamber of Commerce Economic Development Director – 11 Cypress Street / interested in hearing Council’s thoughts and feedback on the proposed development of the property on Water Street and River Street.

Sarah Howard, Council on Aging – 457 River Street / spoke in favor of the proposed senior housing development on the Water Street and River Street property.

William McKenzie, 4985 Maple Road - owner of Authentic 231 / expressed concerns with moving to unlimited Recreational Marihuana Retail licenses and asked council to reconsider increasing the number of licenses allowed in the City.

Ian Smith, 438 ½ Third Street / spoke against increasing the number of Recreational Marihuana license allowed in the City.

DISCUSSION ON DEVELOPMENT OF PROPERTY ON WATER STREET AND RIVER STREET – Kittie Tuinstra – Executive Director, Oceana County Housing Commission Non-Profit Corporation, along with Allen Martin and architect Kendra Thompson, gave a presentation on the proposed senior housing development for property on Water Street and River Street. The proposed River Water Development is to include “The Livery” at 443 Water Street, former Amor Sign site and “The

Dairy” at 451 & 457 River Street, former Jones building. The development summary included the need for affordable senior housing, alignment with the City’s Master Plan, properties are Redevelopment Ready Communities sites, review of plans and designs for 49 apartment style units, and PILOT impact.

Discussion included:

- Housing will be for seniors age 55+
- Units will be handicap accessible/adaptable
- Possibility of adding an onsite pharmacy
- Concerns with this location for proposed senior housing as opposed to work force housing
- Next steps include meeting with the Planning Commission for site plan review, meeting with DDA for input, and further PILOT discussion with Council.

DISCUSSION ON REFUSE BILLING IN THE DDA DISTRICT – Ed Bradford, Finance Director led the discussion on the work that has been done to implement the new garbage program for the DDA district. The dumpster corrals have been constructed and are ready for use. The new program will start once an ordinance and fee schedule are adopted and notification is provided to the affected property owners. Bradford reviewed the proposed fee schedule comprised of four classifications. It is still being discussed how cardboard will be collected in the DDA district however it will no longer be placed out on River Street for collection.

Discussion included:

- Compliance and enforcement
- New fees compared to previous fees charged
- Concerns with how cardboard recycling will be collected moving forward

CONSENSUS: The ordinance amendment will be presented to Council for consideration at the December 1, 2020 meeting.

DISCUSSION ON MARIHUANA LICENSES. Mayor Pro-Tem Szymanski led the discussion on Marihuana licenses. He suggested Council wait to consider changing the number of licenses allowed until after April 1st, 2021 when provisional licenses issued by the City are set to expire. If the three applicants currently waiting to receive their State license fail to do so before the April 1st expiration date, those licenses will become available to other applicants.

CONSENSUS: Council does not wish to increase the number of marihuana licenses allowed in the City at this time.

OTHER:

Cipic asked Chief Glass to explain procedures for blight complaints and enforcement. She feels the process needs to be reviewed and improved. City Manager Thad Taylor will meet with Chief Glass to discuss options and will report back to Council.

Grabowski inquired on streetlight outages and asked if the Police officers report on them. Glass

indicated he will ask the night shift to monitor for outages. Mikula stated there is a Consumers Energy link available to report outages and he will have it added to the City's webpage. Grabowski wished everyone a Happy Thanksgiving.

Martin Pontiac asked for an update on the US 31 construction project. Mikula explained the issues that have occurred with the equipment for the project and further explained how they are being addressed.

Zielinski thanked the DPW for their work on the Christmas decorations and wished everyone a Happy Thanksgiving.

Adjourned at 9:02 pm.

Respectfully submitted,

Heather Pefley MiPMC/CMC
City Clerk