

**CITY OF OWOSSO  
SPECIAL MEETING OF THE CITY COUNCIL  
MINUTES OF APRIL 30, 2018  
6:30 P.M.**

**PRESIDING OFFICER:** MAYOR CHRISTOPHER T. EVELETH

**PLEDGE OF ALLEGIANCE:** 5<sup>TH</sup> GRADE STUDENTS FROM BRYANT SCHOOL

**PRESENT:** Mayor Christopher T. Eveleth, Mayor Pro-Tem Susan J. Osika, Councilpersons Loreen F. Bailey (6:32 p.m.), Burton D. Fox, Elaine M. Greenway (6:32 p.m.), Daniel A. Law, and Robert J. Teich, Jr.

**ABSENT:** None.

**SPECIAL PRESENTATION**

**Skate Park Donations**

Three different groups were on-hand to present the City with donations for the construction of a new skate park.

Central School Principal Bridgit Spielman presented a check for \$256.00 in "pickle proceeds" on behalf of two students that held a pickle sale to benefit the skate park.

Three 5<sup>th</sup> graders from Bryant School presented a check for \$852.47 gathered through various student led fund raising events for the park.

Representatives from Masonic Lodge #81 presented the City with a donation of \$10,000.00 for the park saying they were pleased to be able to help.

Parks & Recreation Commission Chairman Mike Espich and Commissioner Randy Woodworth thanked everyone for their very generous donations and announced that a total of \$105,000.00 had been raised for the park.

**CITIZEN COMMENTS AND QUESTIONS**

Parks & Recreation Chairman Espich announced the annual parks clean-up event to be held May 12<sup>th</sup>.

Shannon Howansky of Century 21 Looking Glass, updated the Council on the changes she has instituted to the marketing plan for the Osburn Lakes properties since she took over the account a few weeks ago. She is a realtor and currently works with CVE Homes on new construction sales and development. She distributed folders containing new marketing information and proposals from CVE Homes for the construction of five new spec houses.

Kori Shook of Kori Shook & Associates, said she was present to provide Council with clarity as to what transpired after she left Century 21 in early March. She opened her own brokerage on March 6<sup>th</sup> and Century 21 signed a document releasing all of her listings to her at that time. A short time later she was informed by the City that Century 21 was trying to go back on their agreement with her and claw back the contract for the Osburn Lakes properties. She said her split from Century 21 had originally been amicable but she felt their current conduct violated the code of ethics.

Mayor Eveleth invited everyone to stop by the Farmers' Market this Saturday when it opens for the season at 9:00am.

Councilmember Fox asked for stepped up enforcement of the speed limit on East Oliver Street saying motorcycles have really taken to speeding down the new stretch of street. Mayor Pro-Tem Osika inquired whether putting up speed limit signs would help. It was noted that the signs were replaced when the street was repaved last year. Staff further noted that construction on the remaining portion of East Oliver Street will start soon which should slow traffic down and enforcement would be stepped up in the area.

**ITEM OF BUSINESS**

**Contract Termination – Real Estate Broker Services**

City Manager Nathan R. Henne indicated he had spoken with both real estate companies but they were unable to come to a consensus effectively leaving the City to choose between the two firms. He suggested terminating the existing contract and rebidding it, following a process similar to that used when the contract was originally bid. There was discussion among Councilmembers regarding the City's general distaste in taking on the developer role, whether the original developer had been properly vetted, if there are changes to the bylaws and master deed that

could be made to entice people to the development, the effect of changing the rules on current residents, and installing signage marking the wetlands in the subdivision.

Motion by Councilmember Bailey to terminate the contract with Looking Grand, Inc. d/b/a Century 21 Looking Glass for the provision of real estate broker services for City-owned lots in Osburn Lakes, Phase 1, send out a new RFP, interview candidates on May 22<sup>nd</sup> and announce a new realtor for the project at the June 4<sup>th</sup> meeting.

Motion supported by Councilmember Greenway.

Roll Call Vote.

AYES: Councilmembers Law, Teich, Bailey, Greenway, Mayor Pro-Tem Osika, Councilmember Fox, and Mayor Eveleth.

NAYS: None.

### **BUDGET WORKSHOP**

Finance Director Karen K. Ruddy distributed 3 pages containing text edits for the Council to update their books.

**2018-19 Proposed Budget:      **General Fund,  
Debt,  
Capital Improvements****

Finance Director Ruddy gave a PowerPoint presentation detailing the General Fund budget, how the budget is developed, sources of revenue, and a comparison with last year's expenditures. She indicated that the budget for the coming year had increased by 1.2% and \$156,000 in fund balance was proposed for use in balancing the budget (though this entire amount may not be required depending on experience). It is anticipated a second bond financing for road improvements in the coming year. She also noted that the City would be levying the maximum tax for SATA going forward. Any funding collected that is not requested by SATA in a particular year will be held in a fund for future use for SATA.

Finance Director Ruddy went on to discuss the debt costs predicted for 2018-19 estimated at approximately \$502,000. She noted that \$4.9 million of the \$10 million street bond has been spent to date. There was discussion regarding whether the City was able to secure a higher bond rating, using a specialized bond advisor with the letting of future bonds to help us get better rates.

Next the new Capital Improvement Fund was detailed. Ms. Ruddy indicated that the establishment of this fund is considered a best practice and its purpose is to show you the large purchases made each year and to help plan for the future.

At the conclusion of Finance Director Ruddy's presentation Mayor Eveleth asked if Council had any questions. Discussion followed regarding: how the Historical Commission the budget is developed and funded, what costs the City is responsible for in relation to the Shiawassee District Library, and future plans for professional development.

### **NEXT MEETING**

Tuesday, May 01, 2018, 6:00 p.m. – Budget Workshop  
Monday, May 7, 2018, 7:30 p.m. – Regular Meeting

### **BOARDS AND COMMISSIONS OPENINGS**

Building Board of Appeals - term expires June 30, 2019  
Building Board of Appeals – Alternate - term expires June 30, 2018  
Historical Commission – term expires December 31, 2020  
Zoning Board of Appeals – term expires June 30, 2018

### **ADJOURNMENT**

The meeting was adjourned at 8:25 p.m.

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Christopher T. Eveleth, Mayor

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Amy K. Kirkland, City Clerk