

Mayor Mapes called a regular meeting of the Alma City Commission to order at 6:00 p.m. The virtual meeting was held via Zoom.com and livestreamed through the City of Alma's YouTube channel. A quorum of the Commission was present via Zoom for the meeting.

Roll Call

Present: Roger Allman (Alma, MI), Roxann Harrington (Alma, MI), Greg Mapes (Alma, MI), Nick Piccolo (Storm Lake, IA), Michelle Pitts (Alma, MI), Audra Stahl (Alma, MI), and Danny Wernick (Carson City, MI). All appeared via Zoom from the location noted in parentheses.

Absent: none.

Motion by Commissioner Pitts, seconded by Commissioner Allman, to approve the agenda as presented.

Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Mayor Mapes led meeting participants in the Pledge of Allegiance to the United States of America.

Approval of Minutes

Motion by Commissioner Piccolo, seconded by Commissioner Pitts, to approve minutes of the June 8, 2021 regular meeting, as presented. Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Petitions

Communications

Motion by Commissioner Piccolo, seconded by Commissioner Pitts, to receive a communication from Melinda Lentz regarding the proposal for use of the Warwick Living Center by Bethany Christian Services.

Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Hearings

Motion by Commissioner Allman, seconded by Commissioner Piccolo, to open a public hearing at 6:04 p.m. to consider an OPRA Application from 120 E. Superior Street, LLC for 116, 118, and 120 Superior Street.

Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Assistant City Manager Aeric Ripley gave a brief presentation and overview of the Obsolete Property Rehabilitation Act and the proposed project for the area. Staff recommends twelve years for the exemption. Total expected investment for the property rehabilitation is \$3,466,600.

JP Buckingham of TriTerra, project manager, was present on behalf of the property owners to answer any questions about the project.

Brief discussion was held about Gallagher Law Office. Ripley said the office is not included in the project.

No public comments were received.

Motion by Commissioner Allman, seconded by Commissioner Pitts, to close the public hearing for an OPRA Application from 120 E. Superior Street, LLC at 6:13 p.m. Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Requests for Purchase

2021-0099 Motion by Vice-Mayor Harrington, seconded by Commissioner Allman, to approve a request for purchase in the amount of \$15,200 to Best Excavating & Trucking for 1000 yards of fill sand and 800 ton of road gravel for Public Works for the upcoming season.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Resolution declared adopted.

Motion by Vice-Mayor Harrington, seconded by Commissioner Wernick, to approve a request for purchase in the amount of \$13,996.00 to Honor Security Inc. of Saginaw, MI for upgrading the current security and software systems at the Alma Library.

City Manager Matt Schooley briefly explained this upgrade will replace obsolete cameras and move them to the cloud.

Mayor Mapes asked if vendors and bids could be combined for the security upgrades at the Library and at Alma Transit. Discussion followed. It was suggested that security cameras at Alma Schools could be a model for our systems, and we may want to view their systems before moving forward. Following additional discussion, the Commission decided to table the requests for purchase for security upgrades at the Library and Alma Transit until it could be determined if a joint bid could be obtained.

Vice-Mayor Harrington withdrew her motion to approve the request for purchase, and Commissioner Wernick withdrew his second.

Motion by Commissioner Piccolo, seconded by Commissioner Wernick, to table the requests for purchase from the Alma Library to Honor Security in the amount of \$13,996.00, and from Alma Transit to Unified Network Consulting in the amount of \$17,569.00 until the next meeting. Motion carried.

Yes: Allman, Harrington, Mapes, Piccolo, Pitts, Stahl, and Wernick.

No: none.

Motion by Commissioner Pitts, seconded by Commissioner Allman, to approve a request for purchase in the amount of \$37,675.00 to Postema Signs & Graphics of Grand Rapids, MI for a new electronic sign at the Alma Library.

Library Director Lorrie Taylor provided information about the request, and said they plan to use the new sign for community outreach and information. She described the sign and their plans and ideas for potential uses. She explained they had extra resources in their budget due to the pandemic shutdown and noted the sign had been previously approved as a capital project.