



**CITY OF EVART  
REGULAR COUNCIL MEETING**

August 18, 2014

Meeting called to order at 7:00 p.m.

Present: **Mayor pro tem** - Casey Keysor; **Council** - Dan Elliott, BJ Foster, Gregg Sherman; **City Clerk** – Seraphim Bieri; **Acting City Manager / Treasurer** - Sarah Dvoracek **Absent:** Mayor Eric Schmidt, City Manager Zack Szakacs

Guests: Douglas Rueffer, Melora Theunick – Director LDFA, Martin Nieman, Buck Vallad – Director DPW, Chief Backing – Evart PD

**Citizenry Comments:** (none)

**Moved** by Sherman, seconded by Elliott to approve the agenda ...  
**Passed** unanimously

**Moved** by Foster, seconded by Sherman approving the minutes of August 4, reflecting Bieri's de-scrambling of the page 1 "criminals" type-o...  
**Passed** unanimously

**The LDFA - Director Melora Theunick reporting**

Regular meeting last Wednesday was uneventful; she distributed previous month's minutes. Notes that the McNeilly Property will be given to the City for annexation or whatever is Council's preference. Admired the new welcome sign lettering propped into place at the west end of town. Concluded by saying there is a signed Letter of Intent (non-binding) which City Attorney Jim White approved with a company very anxious to consider Evart (noting that rail issues might ultimately prevent the deal). Inquires if City Manager had taken action on her submission of Osceola Township annexation issue(s); Szakacs attended their Board meeting in the interest of keeping communication channels open.

**The DDA – Director Al Weinberg, not in attendance**

Unfinished Business:

- **2014/15 Goals**

So far it is still a matter of waiting for Council submissions; Dvoracek reports only having received input to date from Elliott and Foster. Elliott recommends Council use the first October meeting for its final discussions.

New Business:

- **DPW Desire to Enact New Water/Sewer Hook-up Grace Period & Fee Structure**

Letter drafted calls for one year grace period for new policy (September 1, 2014 – September 1, 2015). Policy would call for residents which have their own well and/or sewer

arrangements to be able to connect to the City systems by paying: WATER - one time tap-in fee of \$1,000 plus a \$50 turn-on fee; SEWER - \$1500 one time tap-in fee plus \$100 connection fee plus \$50 turn-on fee.

1) Sherman concerned that this is already within the recently modified Water/Sewer language; City Clerk cites OHM Consultants' system analysis, agreeing that she too had had that concern but all that was addressed in the earlier 2014 Council changes had to do with customers/residents already aligned with the City's systems, not those on independent wells or septic.

2) Unidentified Citizen remarks that he would connect IF Evert offered reasonable rates. **Moved** by Elliott, seconded by Sherman to accept the new policy/fees and grace period precisely as detailed in Vallad's July 29 draft letter...

**Passed** unanimously

- **Treasurer - Sarah Dvoracek reporting**

1) Submission of Manual Check Report through July 31, 2014; Summary of All Funds as of 7/1/14 and Vendor List.

**Moved** by Foster, seconded by Elliott to accept Vendor List as submitted

**Passed** unanimously

- **City Manager – Zack Szakacs not in attendance; Treasurer as Acting City Mgr.**

1) Three bids were received for city properties offered for sale; first September Council Meeting is when these will be presented for consideration.

2) Presented packet from Szakacs outlining the construction calendar for SRE Building.

3) Dvoracek informs Council the accounting software system will ultimately require several weeks of training; activation timelines suggest April 2015 for its earliest debut.

4) Elliott raised questions about the recent statewide changes to personal property tax law; Treasurer reassured Council Michigan has a means of reimbursement which will help LDFA & DDA recapture by filling out forms, but the expectation is for 100% reimbursement. She adds that only 10 to 20 parcels applied. Sherman asks if it is indeed "not for ALL manufacturing" operations; true - "those over \$80,000" – of which she says there is a small impact on Evert itself.

- **Police Department – Chief Backing reporting**

1) Heralded recent National Night Out as best to date; wristband distribution indicated attendance in excess of 1,000; 600 hotdogs gone in one hour. Chief poignantly thanks the GFWC Women's Club and Moose for their in-depth, highly visible efforts.

2) City Clerk inquires as to progress in tracking down responsible party(ies) for recent attempted break-in at Sewer Plant and what conclusions DPW came to as to value of video surveillance. Vallad answers by saying the equipment is in his possession awaiting installation; he likes the idea of a similar system at Riverside East.

3) Written Report submitted highlighting NARK II training in Cadillac, the pursuit of a Safety Millage this November and Blight statistics.

- **Department of Public Works – Director Buck Vallad reporting**

1) Vallad distributes detailed printouts of loaner machinery trials/prices; discussion ensues as to his likely choice for a new mower – not wanting the lower priced – they're too familiar with its shortcomings. Dixie Chopper has the best warrantee as well as performance, noting its longstanding reputation in the South. Foster questions if Bruce Robinson has

been consulted for his recommendations. Vallad notes that Robinson is now likely to purchase a Dixie after DPW introduced him to it.

2) Pine Street has reopened.

3) Will be meeting with OHM Consultants to design the next Evert project; Vallad sees South Oak connecting to RailRoad to Hemlock to Pine as critical to aide in avoiding bacteria breeding.

4) Keysor asks for confirmation that Pine Street discoveries created a helpful learning curve. Vallad said initially 75,000 gallons of water were saved with the elimination of a structure during construction and now that all has settled, 5-12,000 gallons are being saved thanks to Pine Street project. Revealed that additionally, it took until the middle of the recent flood to discover a mini whirlpool which lead DPW to a vacant lot where a lid had been knocked free ... sending potentially millions of gallons of water into the system.

5) Mower and backhoe have been delivered with added contractual bonus – if the company sells it within three months for more than the expected \$14,000, Evert will receive a percentage kick-back.

- **City Attorney – Jim White not in attendance**

Acting City Manager summarizes that the final Teamsters language is on White's agenda.

**Moved** by Sherman, seconded by Elliott ...

... Adjournment at 7:23 p.m.

**Passed** unanimously