

**City of White Cloud  
12 N. Charles Street  
White Cloud, Michigan 49349**

**Regular Meeting Minutes for  
August 21, 2017**

**A. Meeting Called to Order**

The Regular Meeting of the White Cloud City Council was held on the above date at the White Cloud City Offices. Mayor Charles Chandler called the meeting to order at 6:01 P.M.

**1. Roll Call**

**Council Members Present:** Mayor Charles Chandler, Mayor Pro-Tem Herm Becker

Councilmembers: Richard Dault, Cassie Stewart, Kay Scott and Jeffrey Murchison

**Members Absent:** Matt Priest

**Staff Present:** City Manager/Clerk Lora Kalkofen, Deputy Clerk/Treasurer Hilary Davis, and Chief Dan Evans

**Public in Attendance:** Jerry LeBlanc, Pat Ebenstein, Ashley Zatalokin, Candice Dault, Anthony Johnson, Crystal Denslow, and Chadwick and Amy Walenga

**2. Approval of Agenda**

**Motion** by Murchison, **Seconded** by Dault to approve the August 21, 2017 agenda as presented

**Vote:                   Ayes- All           Nays- None           Motion Carried**

**3. Invocation and Pledge of Allegiance**

Pastor Jeffery Murchison gave the invocation and Mayor Charles Chandler led in the Pledge of Allegiance.

**B. Public Comment:**

**1. Chadwick Walenga – Promotion material for the City.**

The owner of Square One Counseling and Planning LLC, Chadwick Walenga, presented Council with a proposal to help the City have better “web presence” online. He came up with two phases of the proposal. The first was to create a broad “video tour” of White Cloud with emphasis on Industrial Park, local businesses, the airport, and parks and recreation. The second phase to create a video specifically for each of the four sections listed above.

**C. Approval of Minutes**

**1. Approval of the Regular Council Meeting Minutes of August 7, 2017**

Minutes of the City of White Cloud City Council meeting held on August 7, 2017 were presented to Council for consideration.

**Motion** by Murchison **Seconded** by Dault to approve the Regular Meeting Minutes for the White Cloud City Council meeting held on August 7, 2017.

**Vote:                   Ayes- All           Nays- None           Motion Carried**

**D. Authorization to Pay Bills & Payroll Wages**

A listing of invoices and payroll was presented to Council for discussion and consideration.

**Motion** by Becker, **Seconded** by Murchison to approve the payment of invoices and payroll wages totaling \$24,036.35.

**Roll Call Vote:**

**Ayes:** Becker, Murchison, Chandler, Stewart, Scott, and Dault

**Nays:** None

**Absent:** Priest

**Abstained** None

**Motion Carried**

**E. Department Reports** – None Presented

**F. City Manager Report**

The City Manager/Clerk Lora Kalkofen discussed the following items with Council:

- **Special Election August 8, 2017** – The White Cloud Area Library Bond Proposal failed at the Special Election held August 8, 2017. The final vote was 364-yes and 422-no.
- **North Central Co-Op** – The official merger between North Central Co-Op and Ceres Solutions LLC will take place on September 1, 2017. The new company name will be Ceres Solutions Cooperative, Inc.
- **Election Equipment** – The State of Michigan has purchased the election equipment for Newaygo County and it will be delivered and operational by the November election. The cost of the equipment is \$4,337.66, but because of grants and contract negotiations there is no cost to the City.
- **RRC Best Practice Training Series** – Planning Commission Chairperson Candice Dault and Kalkofen attended the two-day training offered by Michigan Economic Development Cooperation. This training is a requirement for certification for funding from MEDC. The classes included review of the Master Plan and the criteria for the following plans: Corridor Plan, Capital Improvement Plan and Downtown Plan requirements, the importance of public participation, identification of stakeholders, ordinances vs. goals, economic development and redevelopment strategies.
- **MDOT AERO** – Kalkofen has worked with MDOT AERO to submit the airport projects through 2023. A preconstruction meeting was held on August 8, 2017 and one of the items discussed was the cost overrun for project. The result was a decision to change the crack sealing product and process for a saving of \$53,277 on the project and \$2,603.85 to the City/DDA cost. This product is very similar to what the City has used on the roads and has shown great results.
- **Trail Town Celebration** – There will be some changes to the schedule for this year’s event due to event conflicts. White Cloud Public Schools Homecoming is scheduled for the same weekend.
- **Meetings Attended:** Kalkofen attended Golf-O-Ree, Brownfield Meeting, Kids’ Day WCPD, and Rotary meetings.

**Motion** by Murchison, **Seconded** by Dault to accept the Manager’s Report as presented.

**Vote:**                    **Ayes- All**            **Nays- None**                    **Motion Carried**

**G. Unfinished Business**

**1. City Projects**

- a. City Owned Property, Solid Waste Recycling and Road Repairs – Kalkofen is still working with Newaygo County on the road assessment. She had previously got in touch with WMSRDC, but due to circumstances Kalkofen thinks it would be beneficial to the City to move ahead with Newaygo County to do the assessment.

**2. Project Funding**

- a. City Income Tax, Millage Proposal, and Special Assessment – There is no new information on any of these items.

**3. Medical Marijuana**

Council was presented with Resolution 2017-16 a Resolution of Intent. This resolution states that the City of White Cloud will be adopting an ordinance to allow State of Michigan Licensed Medical Marijuana facilities in the City of White Cloud city limits.

**Motion** by Dault, **Seconded** by Chandler to approve Resolution 2017-16 a Resolution of Intent.

**Roll Call Vote:**                    **Ayes:**            Chandler, Stewart, Scott, and Dault  
   **Nays:**            Becker and Murchison  
   **Absent:**        Priest  
   **Abstained**    None

**Motion Carried**

**H. New Business**

**1. City Logo – Mark Guzniczak**

Mark Guzniczak was unable to make the meeting. Kalkofen presented the Council with some examples of logos that they have been working on for the City of White Cloud. This project is still in progress and Council will be presented with more options moving further.

**2. Second Presentation of Solid Waste Disposal Ordinance**

Council was presented with a draft of the Solid Waste Disposal Ordinance for their review. Also included with the ordinance were sample bid sheets for the project. There will be a public hearing held before approval of this ordinance.

**3. Industrial Park Restrictive and Protective Covenants**

The Planning Commission held a Special Meeting on August 17, 2017. This special meeting was to discuss amending the Industrial Park Restrictive and Protective Covenants to include Transportation facilities and Indoor Agricultural/Grow/Processing facilities to help enhance development of the Industrial Park.

**Motion** by Becker, **Seconded** by Dault to approve the amendment to the Industrial Park Restrictive and Protective Covenants by adding Transportation facilities and Indoor Agricultural/Grow/Processing facilities to the list of allowable business in the Industrial Park.

**Vote:                    Ayes- All            Nays- None                    Motion Carried**

**4. Pine Hill Avenue Railroad Crossing**

On July 15, 2017 a safety review was conducted by the State of Michigan Department of Transportation on the railroad crossing located on Pine Hill Avenue. The crossing is a dangerous crossing and people are going around the arms of the crossing. The rail itself needs to be repaired as well.

An additional item that was discussed was the railroad crossing on Newell St. MDOT suggested closing the railroad crossing on Newell St from traffic. There is a cash value to the City for closing off the through way from traffic. Closing this section would not affect properties much in that area. Kalkofen is asking Council to consider this and will be brought back at the next meeting.

**5. Industrial Park Lot Sale Negotiations**

CSC Transportation has shown interest in buying a lot in the Industrial Park. CSC Transportation is a trucking company that currently has one truck, but is looking to expand and needs a space for an office and truck lot.

**I. Public Comment: - Received**

**J. Council Member Comments – Received**

**K. Committee, Board and Authority Minutes**


- 1. Downtown Development Authority Minutes
- 2. WCSUA Minutes
- 3. Planning Commission Minutes


**L. Correspondence - None**

**M. Adjournment**

**Motion** by Becker, **Seconded** by Chandler to adjourn the meeting at 7:56 P.M.

**Vote:                    Ayes- All            Nays- None                    Motion Carried**

  
Charles Chandler, Mayor

  
Hilary Davis Deputy Clerk/Treasurer  
Approved on September 18, 2017