



**CITY COUNCIL
WORK SESSION AGENDA
Monday April 15, 2019
6:00 PM
City Hall Training Room**

A. Marshall FiberNet Update

Marshall FiberNet staff will update the Council on the first year of service.

B. Other items

C. Future Work Sessions

April 27 th	8:00 AM	Budget work session
May 6 th	6:00 PM	Marihuana update

D. Future topics

323 W. Michigan Ave.

Marshall, MI 49068

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cityofmarshall.com



MARSHALL CITY COUNCIL AGENDA

MONDAY – 7:00 P.M.

April 15, 2019

- 1) CALL TO ORDER
- 2) ROLL CALL
- 3) INVOCATION – Brandon Crawford, Grace Baptist Church
- 4) PLEDGE OF ALLEGIANCE
- 5) APPROVAL OF AGENDA – Items can be added or deleted from the Agenda by Council action.
- 6) PUBLIC COMMENT ON AGENDA ITEMS – Persons addressing Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of five (5) minutes on any agenda item.
- 7) CONSENT AGENDA

A. MDOT Transportation Economic Development Fund P. 4

City Council will consider the recommendation to approve the resolution authorizing the Director of Public Services and City Clerk to act as agents on behalf of the City to request Transportation Economic Development Fund Category B Program Funding, to act as the applicant's agent during the project development and to sign a project agreement upon receipt of a funding award.

B. Sidewalk Use Licenses P. 6

City Council will consider the recommendation to approve the annual sidewalk use licenses for Pastrami Joe's, Schuler's Restaurant, and Grand River Brewery to operate an outdoor restaurant/café effective May 1, 2019 through April 30, 2020.

C. Annual Poppy Sales P. 7

City Council will consider the request by the American Legion to conduct their Annual Poppy Sales on Friday, May 17th and Saturday, May 18th.

D. City Council Minutes P. 8

Work Session..... Monday, March 18, 2019
 Regular Session..... Monday, March 18, 2019

E. City Bills P. 12

Regular Purchases.....	\$ 64,666.56
Regular Purchases.....	\$91,658.32
Weekly Purchases – 3/14/19.....	\$ 20,230.11
Weekly Purchases – 3/22/19.....	\$ 6,563.76
Weekly Purchases – 3/29/19.....	\$ 43,715.25
Weekly Purchases – 4/5/19.....	\$ 8,818.64
Total.....	\$ 235,652.64

- 8) PRESENTATIONS AND RECOGNITIONS
- 9) INFORMATIONAL ITEMS

Mayor:

Joe Caron

Council Members:

Ward 1 - Scott Wolfersberger

Ward 2 - Nick Metzger

Ward 3 - Jacob Gates

Ward 4 - Michael McNeil

Ward 5 - Ryan Underhill

At-Large - Ryan Traver



10) PUBLIC HEARINGS & SUBSEQUENT COUNCIL ACTION

- A. Amendments to Chapter 51: WATER of the City of Marshall Code of Ordinances P. 20**

City Council will hear public comment regarding the proposed amendment to Chapter 51 of the Marshall City Code.

- B. Northeast Neighborhood Improvement Authority's Development Plan and Tax Incremental Financing Plan P. 25**

City Council will hear public comment regarding the Northeast Neighborhood Improvement Authority's Development Plan and Tax Incremental Financing Plan.

11) OLD BUSINESS

12) REPORTS AND RECOMMENDATIONS

- A. Special Land Use Application #SLU19.01-Domino's Pizza P. 73**

City Council will consider the recommendation to approve Special Land Use Application #SLU19.01 for Domino's Pizza at 912 W. Michigan Avenue for an accessory drive-through window.

- B. Fiber-To-The-Premise Service Rates Revision P. 74**

City Council will consider the recommendation to adopt the resolution which implements revised service level rates for the FiberNet project.

- C. Purchase of Overhead Conductor and Transformers for Michigan Pure Medical Facility P. 77**

City Council will consider the recommendation to approve the purchase of 30,000 feet of overhead 795 ACSR conductor from WESCO at \$1.70/ft. for a total amount of \$51,000 with a 10% contingency and approve the purchase of two transformers from Solomon Corporation at a cost of \$120,000.

13) APPOINTMENTS / ELECTIONS

14) PUBLIC COMMENT ON NON-AGENDA ITEMS

Persons addressing Council are required to give their name and address for the record when called upon by the Mayor. Members of the public shall be limited to speaking for a maximum of five (5) minutes on any item not on the agenda.

15) COUNCIL AND MANAGER COMMUNICATIONS

16) CLOSED SESSION

City Council will be requested to enter into Closed Session under section 8 (c) of the Open Meetings Act to discuss strategy for collective bargaining agreements.

17) ADJOURNMENT

Respectfully submitted,

Tom Tarkiewicz
City Manager

April 15, 2019



ADMINISTRATIVE REPORT
April 15, 2019 - CITY COUNCIL MEETING

REPORT TO: Honorable Mayor and City Council
FROM: Kristin Bauer, Director of Public Services
Tom Tarkiewicz, City Manager
SUBJECT: MDOT Transportation Economic Development Fund

BACKGROUND: The City has received notice that the State of Michigan through the Michigan Department of Transportation (MDOT) has created a new road funding grant program for cities and villages of populations of 10,000 or less through the Transportation Economic Development Fund – Category B. Providing a maximum grant amount of \$250,000 with a 50% minimum cash match.

City staff feels it in the cities best interest to submit a grant application for possible funds in 2020 for the following local street projects:

- Liggett Road – Reconstruction with new curb and gutter and pavement,
- W. Prospect Street – Milling and resurfacing with water main upgrades
- N. Madison Street – Milling and resurfacing
- Allcott Street – Milling and resurfacing
- Hobart Street – Milling and resurfacing
- Grant Court – Milling and resurfacing

Utility work on these projects are ineligible for funding but funds for this associated project work does count toward the cash match requirements within this grant.

RECOMMENDATION: It is recommended that the City Council approve the attached resolution authorizing the Director of Public Services and City Clerk to act as agents on the behalf of the City to request Transportation Economic Development Fund Category B Program Funding, to act as the applicant's agent during the project development and to sign a project agreement upon receipt of a funding award.

FISCAL EFFECTS: Funds are available within the Local Street and Water Department fund balance. Should this grant award be made city staff will request the necessary budget amendments to increase the budgets for accounts 203-900-970.00 and 591-900-970.00 to cover the required matching costs for the granted projects.

CITY GOAL CLASSIFICATION: GOAL AREA 4. INFRASTRUCTURE

Goal Statement: Preserve, rehabilitate, maintain and expand city infrastructure and assets.

ALTERNATIVES: As suggested by the Council.

Respectfully submitted,

Kristin Bauer
Director of Public Services

Tom Tarkiewicz
City Manager

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**CITY OF MARSHALL, MICHIGAN
RESOLUTION # 2019-**

WHEREAS, the City Council of the City of Marshall presents a resolution to establish a request for funding, designate an agent, attest to the existence of funds and commit to implementing a maintenance program for the reconstruction and/or milling and resurfacing projects funded by the Transportation Economic Development Fund Category B Program; and

WHEREAS, the City of Marshall is applying for \$626,000 in funding through MDOT from the Transportation Economic Development Category B Program to construct the below projects:

- Liggett Road – Reconstruction with new curb and gutter and pavement,
- W. Prospect Street – Milling and resurfacing with water main upgrades,
- N. Madison Street – Milling and resurfacing,
- Allcott Street – Milling and resurfacing,
- Hobart Street – Milling and resurfacing,
- Grant Court – Milling and resurfacing; and

WHEREAS, MDOT requires a formal commitment from the public agency that will be receiving these funds and will be implementing and maintaining these infrastructure projects; and

NOW THEREFORE BE IT RESOLVED THAT, the city has authorized Kristin Bauer, P.E., Director of Public Services and Trisha Nelson, City Clerk, to act as agents on the behalf of the City to request Transportation Economic Development Fund Category B Program Funding, to act as the applicant's agent during the project development and to sign a project agreement upon receipt of a funding award; and

BE IT FURTHER RESOLVED THAT, the city attests to the existence of, and commits to, providing at least \$376,000 toward construction costs of the project(s), and all costs for design, permit fees, administration costs and cost overruns; and

BE IT FURTHER RESOLVED THAT, the city commits to owning, operating, funding and implementing a maintenance program over the design life of the facilities constructed with the Transportation Economic Development Fund Category B Program funding.

Voting For:

Voting Against:

Absent:

CERTIFICATION OF CITY CLERK

I hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Marshall at a regular meeting held on the 15th day of April, 2019.

Trisha Nelson, City Clerk

Date



ADMINISTRATIVE REPORT
April 15, 2019 – CITY COUNCIL MEETING

REPORT TO: Honorable Mayor and City Council Members

FROM: Trisha Nelson, Clerk
Tom Tarkiewicz, City Manager

SUBJECT: Sidewalk Use Licenses

BACKGROUND: In accordance with Section 90-16(c) of the Marshall City Code, City Council may license an outdoor restaurant, café and other public/private sidewalk uses under such terms and conditions as the Council may determine upon submittal of a sidewalk use application. Pastrami Joe's, Schuler's Restaurant, and Grand River Brewery have submitted their applications, certificates of insurance and paid the proper fees.

RECOMMENDATION: Approve the annual licenses for Pastrami Joe's, Schuler's Restaurant, and Grand River Brewery.

FISCAL EFFECT: \$300 in license fees.

ALTERNATIVES: As suggested by Council.

Respectfully submitted,

A handwritten signature in cursive script that reads "Trisha Nelson".

Trisha Nelson
Clerk

A handwritten signature in cursive script that reads "Tom Tarkiewicz".

Tom Tarkiewicz
City Manager

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The American Legion Centennial 1919 - 2019



The American Legion Department of Michigan
Stanley E. Lamb Post 79, Marshall, Michigan



Date: April 5th, 2019

To: The Honorable Mayor Joe Caron

From: Charles A. Baker - Commander - American Legion Post 79

Dear Mayor Caron and City Council Members:

City of Marshall - 323 W. Michigan Ave. - Marshall, MI 49068

The American Legion, Stanley E. Lamb Post 79, PO Box 517, Marshall, MI. is asking approval to conduct their annual Poppy Sale fundraiser at various locations within the City of Marshall on Friday May 17th & Saturday May 18th, 2019.

The American Legion, Stanley E. Lamb Post 79, Marshall, MI. is a 501(c)(3) tax exempt military veterans' organization under the IRS code.

All profits raised by the poppy sale go toward the assistance of military veterans and present members of the military in need. This assistance includes, but is not limited to, providing access to a Legion service officer to assist with dealing with the bureaucracy of the Veterans Administration. Among the other uses of the proceeds from this sale is the purchase of coupon books to allow patients at the Battle Creek VA hospital to purchase snacks, misc. supplies and toiletries (Remember-A-Vet). Donations to "Haven of Rest" of Battle Creek and "Veterans Helping Veterans" who provide much needed assistance to our areas Homeless Veterans. Fisher House of Michigan, a place for housing Veterans and family members, without charge, while Veterans are being treated at the VA Hospitals. Disabled American Veterans organization. The American Legion Veterans and dependent Children's Fund. Talons Out Honor Flight who fly Veterans to Washington DC to visit the Military Memorials.

Sincerely,

Mark A. Patton - Post Adjutant

18505 Old US 27 North

Marshall, MI 49068

(269) 781-2182

Charles Baker - Post Commander

110 Highfield Rd.

Marshall, MI 49068

(269) 986-2875

IN A WORK SESSION held Monday, March 18, 2019 at 6:00 P.M. in the Training Room of Town Hall, 323 West Michigan Avenue, Marshall, MI, the Marshall City Council was called to order.

Present: Council Members: Mayor Caron, Gates, McNeil, Metzger, Traver, Underhill, and Wolfersberger.

Also Present: City Manager Tarkiewicz, Director of Public Safety Jim Schwartz, and Director of Electric and Fiber Utility Ed Rice.

Absent: None.

City Attorneys David Revore and John Sullivan provided an update on Michigan Marihuana.

Adjourned at 6:58 PM.

Joe Caron, Mayor

Trisha Nelson, Clerk

CALL TO ORDER

IN REGULAR SESSION Monday, March 18, 2019 at 7:00 P.M. in the Council Chambers of Town Hall, 323 West Michigan Avenue, Marshall, MI, the Marshall City Council was called to order by Mayor Caron.

ROLL CALL

Roll was called:

Present: Council Members: Mayor Caron, Gates, McNeil, Metzger, Traver, Underhill, and Wolfersberger.

Also Present: City Manager Tarkiewicz and Clerk Nelson.

Absent: None.

INVOCATION/PLEDGE OF ALLEGIANCE

Mayor Caron led the Pledge of Allegiance.

APPROVAL OF THE AGENDA

Moved Metzger, supported Gates, to approve the agenda with the addition of the Michigan South Central Power Agency invoice in the amount of \$604,312.31 and the removal of item 10A: Ordinance Amendments 137.04 and 137.05 and 12A: Resolution Authorizing Civil Fines Schedule. On a voice vote – **MOTION CARRIED.**

PUBLIC COMMENT ON AGENDA ITEMS

Kathy Miller of 540 Cosmopolitan commented regarding TCO 107 and the parking on Green Street.

CONSENT AGENDA

Moved Metzger, supported Wolfersberger, to approve the Consent Agenda:

- A. Schedule a public hearing for Monday, April 15, 2019 to hear public comment regarding the ordinance to adopt the Northeast Neighborhood Improvement Authority's Development Plan and Tax Incremental Financing Plan;
- B. Schedule a public hearing for Monday, April 15, 2019 to hear public comment on the proposed amendment to Chapter 51 of the Marshall City Code;
- C. Approve Traffic Control Order 107 for No Parking Zones and signs installed on Green Street between Kalamazoo Ave and Exchange Street;
- D. Approve the resolution authorizing the City Clerk to sign MDOT Contract No. 19-5047 or the Monroe Street Bridge Reconstruction and associated estimated city project share costs;
- E. Approve Rowe Professional Services of Flint, MI to complete the necessary Construction Field Management/Inspections and associated Testing for the Monroe Street Bridge Project;
- F. Schedule a work session for Saturday, April 27, 2019 for discussion of the

- FY 2020 proposed budget;
- G. Minutes of the City Council Work Session and Regular Session held on Monday, March 4, 2019;
 - H. Approve city bills in the amount of \$ 1,740,547.83.

On a roll call vote – ayes: Gates, McNeil, Metzger, Traver, Underhill, Wolfersberger, and Mayor Caron; nays: none. **MOTION CARRIED.**

PRESENTATIONS AND RECOGNITION

Farmer's Market Manager, Jen Rice, provided an Annual Update for the Marshall Area Farmer's Market.

Moved Metzger, supported Gates, to approve the use of the parking lot at 125 W. Green Street for the Marshall Area Farmers Market for the 2019 Summer Market. On a voice call vote – **MOTION CARRIED.**

INFORMATIONAL ITEMS

An Event Report was provided for the Fridays at the Fountain Music Series.

PUBLIC HEARINGS & SUBSEQUENT COUNCIL ACTION

None.

OLD BUSINESS

None.

REPORTS AND RECOMMENDATIONS

A. Earthcom Labor Contract for FiberNet-Phase V:

Moved Metzger, supported McNeil, to approve the increase in the Earthcom contract to \$350,000 to allow the close out of the contract. On a roll call vote – ayes: Metzger, Traver, Underhill, Wolfersberger, Mayor Caron, and Gates; nays: none. **MOTION CARRIED.**

B. 2019 City Visioning, Goals, and Objectives:

Moved Metzger, supported Wolfersberger, to adopt the 2019 City Visioning, Goals, and Objectives. On a voice vote – **MOTION CARRIED.**

C. Hydro Electric Dam Remediation Project:

Moved Traver, supported Gates, to allow staff to proceed with issuing an RFP for a qualified engineering firm to remediate the earthen embankment through the use of a coffer dam and retain the hydroelectric dam/impoundment.

APPOINTMENTS/ELECTIONS

None.

PUBLIC COMMENT ON NON-AGENDA ITEMS

COUNCIL AND MANAGER COMMUNICATIONS

ADJOURNMENT

The meeting was adjourned at 7:48 p.m.

Joe Caron, Mayor

Trisha Nelson, City Clerk

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
10079034	ALEXANDER CHEMICAL CORP	CHLORINE, FLUORIDE & PERMANGANATE WTP	2019.272	1,256.50
4320	ALL RELIABLE SERVICES	'LINE CLEARANCE TREE TRIMMING FOR JAN 201	2019.213	3,173.82
225-444653	AUTO VALUE MARSHALL	ECONO FAST		10.99
02250442731	AUTO VALUE MARSHALL	PAINT, OIL FILTER/ OIL 2017 FORD EXPLORE		84.48
02250442685	AUTO VALUE MARSHALL	M5 - OIL FILTER/ OIL		67.70
02250443078	AUTO VALUE MARSHALL	SHOP STOCK		25.98
02250442919	AUTO VALUE MARSHALL	SHOP/CAT LOADER		10.29
02250442788	AUTO VALUE MARSHALL	CABLE TIES - SHOP		6.27
02250442757	AUTO VALUE MARSHALL	CUT OFF WHEEL, BLEANER, BLASTER- SHOP		138.90
02250442591	AUTO VALUE MARSHALL	SIMPLE GREEN		7.19
02250443096	AUTO VALUE MARSHALL	GM PANEL RETAIN - #120		4.89
02250442789	AUTO VALUE MARSHALL	#129 - FRONT INNER/OUTER BRG SET, FRONT		62.74
02250442639	AUTO VALUE MARSHALL	#325 - OIL FILTER, AIR FILTER, SUPPLIES		112.00
02250442559	AUTO VALUE MARSHALL	#110 - WESTERN ANGLE CYLINDER		227.29
02250442790	AUTO VALUE MARSHALL	TRAILER WIRE		14.89
100169730	BALTIC NETWORKS USA	MIKROTIK HAP AC DUAL BAND ROUTERS	2019.301	10,398.93
P12746484	BATTERIES PLUS BULBS	1000W MH BULB		139.96
4102019	BAUCKHAM, SPARKS, SEEBI	PROFESSIONAL SERVICES		3,756.25
0292068-IN	BEAVER RESEARCH CO	BLINK BLANK, EZI - ACTION PUMP FOR DRUMS		124.00
83147131	BOUND TREE MEDICAL LLC	GLOVES, GLUTOSE, ELECTRODES		267.45
4925	BUILDERS' HANDLE AND H 3	KEYS CUT		14.97
9593	COURTNEY & ASSOCIATES	MONTHLY RETAINER		250.00
109S1332	CROSSROADS MOBILE MAIN	REPAIR		444.15
152074	D & D MAINTENANCE SUPP	JANITORIAL		117.85
151964	D & D MAINTENANCE SUPP	JANITORIAL		433.50
IN1283	D.I.Y. EQUIPMENT RENTA	MINI EXCAVATOR RENTAL		185.50
3217615	DAIKIN APPLIED	MRLEC ANNUAL EQUIPMENT MAINT.	2019.155	1,914.00
544939	DARLING ACE HARDWARE	NUTS AND BOLTS		9.30
545076	DARLING ACE HARDWARE	AUTOCUT, TRIMMER		695.74
544831	DARLING ACE HARDWARE	GAS LEAK DETECTOR, LED 60W		13.97
545246	DARLING ACE HARDWARE	DRILL BIT, HEX KEY, NUTS AND BOLTS		13.58
545046	DARLING ACE HARDWARE	CABOT CLR PROTECTOR 1GAL		33.99
3263495	EDWARDS INDUSTRIAL SALI	#313 HOSE ASSEMBLY, HIGH PRESSURE SEALA		122.58
MIBAT272206	FASTENAL COMPANY	SHOP - DRAWER AND COMPARTMENTS		271.18
FS190326525274	FS.COM- NORTH AMERICA	TRANSCEIVERS- 1 GB (OUR STOCK NUMBER #	2019.300	2,058.00
1017	GRANDMA'S HELPING HAND	APARTMENT CLEAN		100.00
13235	GUTTERS R US LLC	SNOW REMOVAL FOR MRLEC BUILDING - 3RD YE	2019.113	705.00
9170811731	HD SUPPLY FACILITIES M	RANGE HOOD LIGHT LENS		55.60
3013	HE CLEANS TOO, LLC	OMMERCIAL CLEANING SERVICE		714.00
24367	HELPNET	EMPLOYEE ASSISTANCE PROGRAM		262.71
81795	HERMANS MARSHALL HARDW	CONCENTRATED ROUND UP		49.99
80974	HERMANS MARSHALL HARDW	PLUNGER, TOILET, 2 LED FIXTURES		94.46
80949	HERMANS MARSHALL HARDW	MOTOR POOL ELECTRIC BOXES, STAPLES, SURG		57.22
80960	HERMANS MARSHALL HARDW	STREETS - BATTERY, HOSE NOZZLE, BOLTS		31.28
80947	HERMANS MARSHALL HARDW	WATER - JB WELD, FITTINGS, MOP HEAD, SCR		94.07
81766	HERMANS MARSHALL HARDW	WATER - FITTINGS, PIPE THREAD		16.28
80883	HERMANS MARSHALL HARDW	KEY, NUTS AND BOLTS- WATER DEPT.		50.13
13369	HOFFMAN AG SERVICE, LT	BUCCANEER PLUS		65.00
0051767-IN	HYDROCORP	CROSS CONNECTION CONTROL PROGRAM	2019.052	865.00
2540404	J.C. EHRlich	PEST CONTROL		69.00
2218	JUSTICE FENCE	EXIT GATE REPAIR - MRLEC		200.00
4082019	KATZ WELL DRILLING INC	CARVER PARK		246.56
34530	LAKELAND ASPHALT CORPO	COLD PATCH		895.82
34514	LAKELAND ASPHALT CORPO	COLD PATCH		377.88
34512	LAKELAND ASPHALT CORPO	COLD PATCH		193.64
34516	LAKELAND ASPHALT CORPO	COLD PATCH		185.18
34535	LAKELAND ASPHALT CORPO	COLD PATCH		355.32
01051614	LEGG LUMBER	RIVER WALK REPAIR		723.30
4082019	MARSHALL ANIMAL CARE	CIVERTERINARY CARE AND BOARDING FOR BINGO		124.86
12669C11831	MARSHALL MEDICAL ASSOC	DRUG TESTING		114.00
12969C11831	MARSHALL MEDICAL ASSOC	DRUG SCREENING		114.00
54482071.001	MEDLER ELECTRIC COMPAN	TREE LIGHTS		118.50
54488486.001	MEDLER ELECTRIC COMPAN	ELECTRICAL TAPE		83.78
54488486.002	MEDLER ELECTRIC COMPAN	ELECTRICAL TAPE		82.78
279400	MICHIGAN INDUSTRIAL GA	WELDING GASES		62.72
526472	NAPA OF MARSHALL	OIL FILTER/ 10W30		22.09
526053	NAPA OF MARSHALL	CAP - TRUCK T12		6.02
92260	O'LEARY WATER CONDITIO	WATER DELIVERED - 9		40.50
92256	O'LEARY WATER CONDITIO	MARCH/APRIL WATER COOLER RENT, 4 JUGS		38.00
56351054	POWER LINE SUPPLY	GROUND LUG		134.55
56351055	POWER LINE SUPPLY	FUSE LINK		182.28
56351056	POWER LINE SUPPLY	#6 BARE COPPER		286.54
54622	R&R FIRE TRUCK REPAIR,	REPAIR HOSE LOADER ON 2010/SMEAL/AERIAL		267.45
0048-6	SHERWIN-WILLIAMS	CARPET REPAIR		213.32
1490720	STANTEC CONSULTING MICI	MARSHALL STORAGE TANK PDR	2019.125	1,982.25
1490719	STANTEC CONSULTING MICI	MICHIGAN AVE WATERMAIN DESIGN/CONSTRUCTI	2019.124	3,933.75
1490711	STANTEC CONSULTING MICI	PERRIN DAM WATERMAIN DESIGN/CONSTRUCTION	2019.126	150.00
1490716	STANTEC CONSULTING MICI	WATERMAIN EXTENSION TO LDFA SITE (PREVI	2019.288	2,215.96
1490714	STANTEC CONSULTING MICI	WATER WITHDRAWL ON-GOING CONSULTING	2019.123	7,893.50

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
1359699	SUMMIT COMPANIES	ANNUAL EXSTINGUISHER MAINTENANCE		165.00
MAR15433	TIRE CITY TIRE PROS	2011 FORD VAN E350, OIL FILTER, OIL CHAN		142.17
MAR15453	TIRE CITY TIRE PROS	03232019		302.17
3930490	TOSHIBA AMERICA BUSINE.MRLEC COPIER			81.68
JP51613	TRI-COUNTY INTERNATION.HOUSING AND SWITCH			268.59
154 0055334	UNIFIRST CORPORATION	MH UNIFORMS		39.88
154 0055332	UNIFIRST CORPORATION	POWER HOUSE UNIFORMS		65.37
154 0055333	UNIFIRST CORPORATION	WATER UNIFORMS		37.32
154 0055331	UNIFIRST CORPORATION	ELECTRIC UNIFORMS		187.80
154 0055329	UNIFIRST CORPORATION	WASTE WATER UNIFORMS		46.70
154 0055330	UNIFIRST CORPORATION	DPW GARAGE		55.88
1863-3	VIRIDIS DESIGN GROUP	DESIGN SERVICES - KETCHUM PARK PAVILION	2019.208	11,010.00
1561975	XEROX FINANCIAL SERVICIEQUIPMENT LEASE	03/18-4/17 2019		1,320.88
GRAND TOTAL:				64,666.56

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
219010136	ALERT-ALL CORP	JR FIREFIGHTER HATS AND STICKERS		214.35
10078798	ALEXANDER CHEMICAL CORP	BLANKET PO FOR TREATMENT CHEMICALS	2019.271	1,025.25
4301	ALL RELIABLE SERVICES	LINE CLEARANCE TREE TRIMMING FOR JAN 201	2019.213	3,255.20
4250	ALL RELIABLE SERVICES	TREE TRIMMING- LINE CLEARANCE FOR MONROE	2019.246	1,302.08
4233	ALL RELIABLE SERVICES	TREE TRIMMING- LINE CLEARANCE FOR MONROE	2019.246	2,360.02
89550	ALL-TRONICS INC	QUARTERLY FIRE ALARM MONITORING FOR 4/01		81.00
89549	ALL-TRONICS INC	SEMI-ANNUAL MONITORING SERVICE		120.00
89551	ALL-TRONICS INC	QUARTERLY FIRE ALARM MONITORING 4/1/19-6		81.00
0127195	AMERICAN LEGAL PUBLISH	CODE OF ORDINANCES INTERNET RENEWAL		495.00
3252019	AMERICAN PUBLIC WORKS	MEMBERSHIP RENEWAL FOR KRISTIN BAUER 06/		390.00
225-442805	AUTO VALUE MARSHALL	AEROVANTAGE		18.98
225-444077	AUTO VALUE MARSHALL	OIL AND FILTERS		71.28
02250441188	AUTO VALUE MARSHALL	TIE ROD ENDS, SWAY BAR, STRUT 2008 F150		534.92
02250441232	AUTO VALUE MARSHALL	100PC BLACK ZIP TIE		10.59
02250441744	AUTO VALUE MARSHALL	BULBS		2.19
02250440930	AUTO VALUE MARSHALL	12V BT JUNIOR		36.99
02250441129	AUTO VALUE MARSHALL	QUICK RELEASE		15.09
02250441186	AUTO VALUE MARSHALL	DIGITAL GAUGE		92.89
02250441745	AUTO VALUE MARSHALL	1/4" SOCKET TRAY X2		23.38
225-444204	AUTO VALUE MARSHALL	GREASE GUN		329.95
225-443421	AUTO VALUE MARSHALL	BULBS		21.90
2265826729	AUTO ZONE INC	PRIMER & PAINT		37.54
100169185	BALTIC NETWORKS USA	PUNCH TOOL	2019.293	47.46
100168015	BALTIC NETWORKS USA	ENCLOSURE		286.21
100167948	BALTIC NETWORKS USA	SWITCH		868.82
388-P12638588	BATTERIES PLUS BULBS	BATTERY		83.70
388-P12015664	BATTERIES PLUS BULBS	1000W HPS BULB		399.96
38-P12638682	BATTERIES PLUS BULBS	35W HPS		27.98
388-P12449515	BATTERIES PLUS BULBS	FLO10391		68.70
3162664	BESCO WATER TREATMENT	DURA CUBE		108.46
3262019	BRONSON HEALTHCARE GRO	BRATTEN, JOHN MICHAEL DECKER, RICHARD		300.00
19-1109677	BUD'S TOWING & AUTOMOT	TOWING OF DART BUS AND BOOM TRUCK		390.00
426389954	BURNDY LLC	REPAIR TO BURNDY CRIMPER - EVENT#8400342	2019.273	325.00
120666	CARON CHEVROLET	MIRROR		478.90
232875	CHEMCO PRODUCTS INC	BLANKET PO FOR POLYMER	2019.014	10,105.51
00000049	CITY OF BATTLE CREEK	MONTHLY TRAFFIC SIGNAL MAINTENANCE FEB 2		153.11
71632429	CRYSTAL FLASH MARSHALL	PREMIUM DSL OFF RD DYED		1,370.45
151675	D & D MAINTENANCE SUPP	WYPAL		115.60
151888	D & D MAINTENANCE SUPP	JANITORIAL SUPPLIES		106.55
543365	DARLING ACE HARDWARE	SPRAYER & SPRAYER PRO 40		17.56
544474	DARLING ACE HARDWARE	TAP PLUG, DRILL BIG, NUTS AND BOLTS		12.86
544379	DARLING ACE HARDWARE	NUTS BOLTS FASTENERS		4.60
544289	DARLING ACE HARDWARE	NUTS, BOLTS, GLUE		9.63
543299	DARLING ACE HARDWARE	STRIP-X		9.99
544357	DARLING ACE HARDWARE	AIR COMPRESSOR HOSE CLAMP		3.18
543226	DARLING ACE HARDWARE	MASKING TAPE, MAGNETIC REGISTER COVER, S		19.98
543518	DARLING ACE HARDWARE	TAPE		6.99
544253	DARLING ACE HARDWARE	CHAIN SAW CHAINS		249.53
543733	DARLING ACE HARDWARE	LAMPHOLDER LED FEIT		82.97
544585	DARLING ACE HARDWARE	SEALANT AND PAINT BRUSH		47.17
543767	DARLING ACE HARDWARE	CHAINSAW REPAIR		34.49
139472	DLZ	CONSTRUCTION OVERSIGHT & INSPECTION MARS 2018	2018.216	1,220.93
139476	DLZ	2018 BRIDGE INSPECTIONS		243.00
3082019	EARTHLINK BUSINESS	PHONE SERVICES MH AND AP		70.10
893280	ENVIRONMENTAL RESOURCE	LAB QUALITY TESTING SUPPLIES		595.89
1101841	ERIC DALE HEATING & AIL	ENNOX 10 TON ROOFTOP FURNACE FOR PSB- L	2019.278	15,780.00
1102063	ERIC DALE HEATING & AIL	FURNACE REPAIR		115.00
76424	F. G. CHENEY LIMESTONE	LIMESTONE		48.14
318270	FAIRBANKS MORSE	BUSHING LEVER		221.80
MIBAT273512	FASTENAL COMPANY	NUTS AND BOLTS		62.11
0069372	FERGUSON WATERWORKS #3	REPAIR WORK		372.96
0069395	FERGUSON WATERWORKS #3	ECODER METER & FLANGE	2019.258	1,313.44
19-0004	FIRST DUE	MAJESTIC CLASS 5 POINT BREAKAWAY VESTS		144.62
4078	GOODWIN'S PLUMBING, LL	OUTSIDE BATHROOM REBUILT FLUSH VALVE		160.95
9083321993	GRAINGER	WALL COVERINGS		151.04
1722639	GRIFFIN PEST SOLUTIONS	MONTHLY SERVICES		44.00
1720394	GRIFFIN PEST SOLUTIONS	PEST CONTROL CITY HALL		35.00
1720395	GRIFFIN PEST SOLUTIONS	PEST CONTROL PSB		48.00
13112	GUTTERS R US LLC	SNOW REMOVAL FEBRUARY 2019	2019.294	3,926.00
11375573	HACH COMPANY	LAB SUPPLIES		512.54
13299	HOEKSTRA ROOFING COMP	ROOF REPAIR		382.69
23087	HUNTER PRELL COMPANY	PIPE TAN INSTALLATION		810.00
3044373793	IDEXX DISTRIBUTION COR	BACTI SUPPLIES		319.49
3044373810	IDEXX DISTRIBUTION COR	LAB SUPPLIES - BACTI		1,136.47
3044373843	IDEXX DISTRIBUTION COR	BACTI SUPPLIES		319.49
1298415	IMPACT SOLUTIONS	BATTERY, MARKERS		21.24
1299009	IMPACT SOLUTIONS	PAPER		32.99
1214291	IMPACT SOLUTIONS	PAPER		31.99
11057	J AND K PLUMBING SUPPL	DIV SPOUT 2/TOP PERSONL SHWR		13.31

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
10929	J AND K PLUMBING SUPPL	COUPLING		13.14
10963	J AND K PLUMBING SUPPL	DIV SPOUT 2/TOP PERSONAL SHOWER		13.31
10983	J AND K PLUMBING SUPPL	72290 3/4" BRASS 90-NL		6.07
2493164	J.C. EHRLICH	PEST CONTROL		224.67
2538221	J.C. EHRLICH	BED BUG K9 INSPECTION		960.00
1411	JACK FROST	RUN DRAIN LINE FOR BREAKROOM		227.00
PC001315519:01	JACKSON TRUCK SERVICE	LED LIGHT		187.15
PC001315547:01	JACKSON TRUCK SERVICE	LED LIGHT		112.29
34493	LAKELAND ASPHALT CORP	ICOLD PATCH		184.24
34486	LAKELAND ASPHALT CORP	ICOLD PATCH		286.70
219006	LEID PRODUCTS	EVIDENCE MANAGEMENT SYSTEM		100.00
410409	MARANA GROUP	SORTMAX PROCESSING		500.00
S4470839.001	MEDLER ELECTRIC COMPAN	STERNBERG REPLACEMENT GLOBES 12" & 20" S	2019.267	2,268.29
3142019	MICHIGAN DEPT OF TRANS	MARSHALL AVE BRIDGE MATCH FUNDS	2018.217	14,199.06
952109	MID-WEST INSTRUMENT	BACKFLOW TEST KIT	2019.285	865.23
72638150	MSC INDUSTRIAL SUPPLY	BLUE MARKING PAINT		106.80
72638140	MSC INDUSTRIAL SUPPLY	SAFETY GLASSES		37.56
686372	NYE UNIFORM COMPANY	MOLLE VEST AND EMBROIDERY		290.55
685547	NYE UNIFORM COMPANY	MOLLE VEST STRAPS AND EMBROIDERY		200.00
4788-209827	O'REILLY AUTO PARTS	100Z WHT LITHM		12.98
4788-210419	O'REILLY FIRST CALL	RECEIVER		39.99
56348922	POWER LINE SUPPLY	RAIN GEAR - FIBER		335.60
56349062	POWER LINE SUPPLY	#4 CU WIRE		198.89
56349061	POWER LINE SUPPLY	5/8" X 14M BOLT		80.75
563490063	POWER LINE SUPPLY	MATERIALS FOR MONROE ST BRIDGE PROJECT.	2019.237	1,125.16
56346000	POWER LINE SUPPLY	CROSS ARMS - MONROE BRIDGE	2019.237	7,521.72
56346083	POWER LINE SUPPLY	POST MARKER		911.09
3252019	QUALITY ENGRAVING SERV	UPS SERVICES		11.55
2272019	QUALITY ENGRAVING SERV	UPS SHIPPING		25.73
17995	RC SYSTEMS INC.	ONE YEAR SSL CERT. RENEWAL THRU RECPRO O		250.00
18400	ROSS BUSINESS DEVELOPM	ONLINE SECTION 504		175.00
79228141	SAFETY-KLEEN	PARTS WASHER SOLVENT		175.00
9515	SIGNWORLD CONCEPTS	LETTERING OF TOWER TRUCK 12		270.00
SA000040096	STANARD & ASSOCIATES,	ENTRY LEVEL LAW ENFORCEMENT TEST		407.50
1623077451	STAPLES BUSINESS CREDI	STAPLES CHARGE ACCOUNT		324.99
S011257410.003	STUART C IRBY CO	TOOL BAG & CUTTERS	2019.283	385.62
S011257410.005	STUART C IRBY CO	TOOL BAG	2019.283	80.22
SM1353767	SUMMIT COMPANIES	EQUIPMENT		198.98
1353767	SUMMIT COMPANIES	AUNNUAL FIRE EXTINGUISHER SERVICE		198.98
161462	TELNET WORLDWIDE	PHONE SYSTEMS		1,773.05
97341169	TRUGREEN	ICE MELT BAGS		669.83
154 0054662	UNIFIRST CORPORATION	WASTE WATER UNIFORMS		31.45
154 0054665	UNIFIRST CORPORATION	POWER HOUSE UNIFORMS		57.87
154 0054667	UNIFIRST CORPORATION	MARSHALL HOUSE - KEN FOSTER		39.88
154 0054666	UNIFIRST CORPORATION	WATER		34.82
154 0054663	UNIFIRST CORPORATION	GARAGE		53.38
154 0054664	UNIFIRST CORPORATION	ELECTRIC UNIFORMS		156.22
154 0054010	UNIFIRST CORPORATION	UNIFORMS ELECTRIC		156.22
154 0054009	UNIFIRST CORPORATION	UNIFORMS DPW GARAGE		53.38
154 0053346	UNIFIRST CORPORATION	UNIFORMS WASTE WATER		33.14
154 0053348	UNIFIRST CORPORATION	UNIFORMS ELECTRIC		178.43
154 0053347	UNIFIRST CORPORATION	UNIFORMS DPW GARAGE		55.16
154 0054008	UNIFIRST CORPORATION	UNIFORMS - WASTE WATER		31.45
154 0054011	UNIFIRST CORPORATION	UNIFORMS POWER HOUSE		52.87
154 0054013	UNIFIRST CORPORATION	UNIFORMS MARSHALL HOUSE		39.88
154 0054012	UNIFIRST CORPORATION	UNIFORMS WATER		34.82
154 0053349	UNIFIRST CORPORATION	UNIFORMS POWER HOUSE		54.57
154 0053350	UNIFIRST CORPORATION	UNIFORMS WATER		35.86
154 0053351	UNIFIRST CORPORATION	UNIFORMS MARSHALL HOUSE		41.08
53527	VILLA ENVIRONMENTAL CO	QUARTERLY A/B OPERATOR INSPECTION 3/14/2		175.00
GRAND TOTAL:				91,658.32

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
03/14/2019	ASHGROVE APARTMENTS M	UB refund for account: 3200210033		106.81
03/14/2019	BRENT DAWSON (DAWSON	UB refund for account: 428		50.00
2550557181-0319	CHEMICAL BANK SOUTH	HSA ACCT #2550557181, TARKIEWICZ, TOM		900.00
2551001163-0319	CHEMICAL BANK SOUTH	HSA ACCT #2551001163 HEITFELD, CASSANDR		2,700.00
2550319269-0319	CHEMICAL BANK SOUTH	HSA ACCT #2550319269 SWOPE, KURT		1,800.00
030819	CITY OF MARSHALL	PETTY CASH REIMBURSEMENT		7.45
206078179159	CONSUMERS ENERGY	1030 1580 0248		812.67
031319	DAMON, PHIL	BOOT ALLOWANCE		34.33
1023	GRANDMA'S HELPING HAN	CLEANING #227		100.00
031219	JINKS, DAN	CASH ADVANCE		200.00
03/14/2019	KRUIZENGA, DAVID & JU	UB refund for account: 3204300025		60.51
82130231059095-031	LOWES BUSINESS ACCOUN	ACCT #821 3023 105909 5		61.70
030519	LUIB, EARL	SAFETY - WINTER GLOVES		16.95
030819	MEYER, STEVE	HANDLE FOR POLE TAMP		92.67
M 02-19	MICHIGAN SOUTH CENTRA	NATURAL GAS		4,054.34
790004405582930703	NEOFUNDS	7900 0440 5582 9307		3,000.00
031219	RADISSON HOTEL & CONF	DAN JINKS - MARCH 17-20, 2019		348.80
022219	SEARS, THERESA	TRAVEL REIMBURSEMENT		166.12
603530120506183902	TRACTOR SUPPLY CREDIT	ACCT #6035 3012 0506 1839		24.99
18CM-003-012 MAR19	VANDERVRIES, EDWARD	MARCH SERVICES		4,300.00
10058364-0219	WOW! BUSINESS	ACCT #010058364		32.97
10040764-0319	WOW! INTERNET-CABLE-P	ACCT #010040764		1,359.80
GRAND TOTAL:				20,230.11

Check Date	Bank	Check #	Vendor Code	Vendor Name	Invoice Total	Credit Total	Total Amount	# Invoices
03/22/2019	MAIN	00000120340	400872	WOW! BUSINESS			109.09	1
03/22/2019	MAIN	00000120339	UBRFD	WHITE, NEIL			256.30	1
03/22/2019	MAIN	00000120338	217862	VERIZON WIRELESS			1,015.65	1
03/22/2019	MAIN	00000120337	500936	THOMAS NEIDLINGER MD			340.00	1
03/22/2019	MAIN	00000120336	9656	SPARTAN STORES			238.98	1
03/22/2019	MAIN	00000120335	UBRFD	SERWATOWSKI, ANDREW			62.62	1
03/22/2019	MAIN	00000120334	7857	SCHULER'S RESTAURANT			169.00	1
03/22/2019	MAIN	00000120333	6329	MORRIS STULBERG TRUST			39.00	3
03/22/2019	MAIN	00000120332	501918	ML CHARTIER EXCAVATING			500.00	1
03/22/2019	MAIN	00000120331	501921	MATT FRED'S			25.00	1
03/22/2019	MAIN	00000120330	7558	MARSHALL COMMUNITY CU			2,978.44	6
03/22/2019	MAIN	00000120329	501919	JUNE A POE			261.00	1
03/22/2019	MAIN	00000120328	UBRFD	HERSHOCK, CHLOE			69.70	1
03/22/2019	MAIN	00000120327	501920	ERIC WEBERLING			41.41	1
03/22/2019	MAIN	00000120326	UBRFD	CONTRERAS, SANDRA			125.28	1
03/22/2019	MAIN	00000120325	7951	CONSUMERS ENERGY			3,627.56	4
03/22/2019	MAIN	00000120324	7595	CITY OF MARSHALL			12.70	1
03/22/2019	MAIN	00000120323	7233	CITY OF COLDWATER			1,231.95	1
03/22/2019	MAIN	00000120322	7218	CHEMICAL BANK SOUTH			1,800.00	1
03/22/2019	MAIN	00000120321	7177	CALHOUN COUNTY TREASURER			80.00	1
03/22/2019	MAIN	00000120320	7177	CALHOUN COUNTY TREASURER			80.00	1
03/22/2019	MAIN	00000120319	7177	CALHOUN COUNTY TREASURER			80.00	1
03/22/2019	MAIN	00000120318	501788	BYRENS, MD & NEIDLINGER, MD			85.00	1
03/22/2019	MAIN	00000120317	UBRFD	BANKS, BRODY & AUBE, MATTHEW			70.93	1
03/22/2019	MAIN	00000120316	501904	AT&T MOBILITY			6,563.76	5

Num Checks: 25

Num Stubs: 0

Num Invoices: 39

Total Amount: 19,863.37

APPROVAL LIST FOR CITY OF MARSHALL
 EXP CHECK RUN DATES 01/01/2014 - 03/29/2019
 UNJOURNALIZED
 OPEN

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
3282019	AT&T MOBILITY	INTERNET AT MRLEC		83.17
3282019	B. S. HENRY BUILDING	WINTER FARMERS MARKET SPACE - 7/2, 7/9, 7		800.00
3282019	BOYNE USA RESORTS	MWEA ANNUAL CONFERENCE LODGING FOR CHER		1,164.00
00000022	HURGHORE, CODY	BOOT ALLOWANCE		95.38
3282019	CALHOUN COUNTY CONS D	2ND QUARTER DISPATCH INVOICE	2015.307	29,890.58
3282019TH	CHEMICAL BANK SOUTH	HSA DEPOSIT FOR MELINDA PEGG ACCT # 541		659.98
3282019MH	CHEMICAL BANK SOUTH	HSA DEPOSIT FOR TRISHA NELSON ACCT # 25		1,800.00
3282019AF	CONSUMERS ENERGY	GAS BILL FOR MARSHALL HOUSE		2,866.22
3282019BF	CONSUMERS ENERGY	GAS BILL FOR AIRPORT		37.79
03282019G	CONSUMERS ENERGY	BROOKSFIELD GAS BILL		67.24
3282019	CONSUMERS ENERGY	GAS BILL FOR CITY GARAGE		1,404.36
3282019	GROENEVELD, ANDREW	POLICE - CHILD ABUSE TRAINING		49.82
3212019	INTERNATIONAL CODE CO	CODE BOOKS, NEC-7017, MICH ENERGY CODE		149.20
2262019	JOHN GROSS	INSPECTORS		810.00
3282019	LANE, CRYSTAL	HUD SEMINAR - CRYSTAL LANE		24.18
15275/15273	LEWEY'S SHOE REPAIR	BOOT ALLOWANCE FOR PAUL HERMAN & CINDY		505.00
03/28/2019	LOUGHRIG, SHAWN	UB refund for account: 100660003		93.62
3282019	MARSHALL COMMUNITY CU	CITY CREDIT CARD JON BARTLETT		435.00
3282019TS	MARSHALL COMMUNITY CU	CITY CREDIT CARD FOR THERESA SEARS		1,023.01
224126	MWEA	MWEA'S 94TH ANNUAL CONFERENCE FOR CHERY		335.00
3262019	RUSSELL W. JEWEL	REFUND OVERPAYMENT OF SUMMONS # 40438		8.00
2252019	SCOTT, DOUGLAS	INSPECTIONS		630.00
3252019	SEARS, THERESA	HUD TRAINING SEMINAR		70.70
03/28/2019	THOMAS HINDENACH	UB refund for account: 1117		50.00
14759963	UPRIGHT, CINDY	SAND, GRAVEL, ASPHALT MILLINGS		655.00
GRAND TOTAL:				13,715.25

INVOICE NUMBER	VENDOR NAME	DESCRIPTION	PO NUMBER	AMOUNT
04/04/2019	ANDREWS, KRISTEN	UB refund for account: 2900130040		14.64
0235043543	AUTO VALUE MARSHALL	CREDIT BACK FOR DUPLICATE PAYMENT		(19.53)
0225043543	AUTO VALUE MARSHALL	CREDIT BACK FOR DUPLICATE PAYMENT		(21.19)
02250442348	AUTO VALUE MARSHALL	CREDIT BACK FOR DUPLICATE PAYMENT		(96.00)
4042019	BABCOCK, CLIF	FARMERS MARKET ENTERTAINER 3/2, 3/16, 3		75.00
04/03/2019	BAILEY WILSON	UB refund for account: 930		50.00
4032019	CALHOUN COUNTY TREASUR	MARCH 2019- TRAITER FEES		80.00
4042019	CHEMICAL BANK SOUTH	DEPOSIT INTO HSA ACCT# 2551335954 - J		900.00
4032019	COCM	2019 MEMBERSHIP DUES- TIM NUSSER		40.00
40370192	COCM	2019 CONFERENCE REGISTRATION - TIM MUSS		185.00
4032019	DAY, WILLIAM	EMPLOYEE REIMBURSEMENT- TRAC PHONE		42.39
4032019	DOUBLETREE HOTEL BAY	2 NIGHT LODGING FOR CONFERENCE - TIM MU		218.00
04/03/2019	EVERITT, MORGAN	UB refund for account: 3200730056		15.18
04/04/2019	FOSS, PAULINE J	UB refund for account: 2706920001		12.90
04/03/2019	GOLDNER, DARLENE	UB refund for account: 2706240005		24.95
04/03/2019	ISAAC, HUNTER & KELLO	UB refund for account: 1602940025		55.31
04/03/2019	JOLIN, TREVOR	UB refund for account: 1201660031		29.19
4032019	MI NAHRO	2019 MI NAHRO CONFERENCE - THERESA SEAR		165.00
4042019	MICHIGAN MUNICIPAL TR	2019 ADVANCED INSTITUTE REGISTRATION -		325.00
22825	MICHIGAN TECHNOLOGICA	2019 CONSTRUCTION QUALITY OF ASPHALT PA		90.00
4042019	MIFMA	MICHIGAN FARMERS MARKET ASSOCIATION MEM		250.00
4042019	RAUTH, PAUL	FARMERS MARKET ENTERTAINER		50.00
0249-006313089	REPUBLIC SERVICES #24	GARBAGE SERVICE 4/1-4/30		1,527.34
04/04/2019	SALINE, RJ	UB refund for account: 101700002		77.50
04/03/2019	STEPHANIE HALL	UB deposit refund for account: 1560		50.00
4032019	VANDERVRIES, EDWARD	ASSESSMENT ADMINISTRATION SERVICES REPT		4,300.00
4032019	VANZANDT, JOYCE	RESIDENT DEPOSIT REFUND		345.00
4032019	WOW! BUSINESS	CABLESPEED 3/27-4/26		32.97
GRAND TOTAL:				8,810.64



ADMINISTRATIVE REPORT
April 15, 2019 - CITY COUNCIL MEETING

REPORT TO: Honorable Mayor and City Council

FROM: Tom Tarkiewicz, City Manager
Kristin Bauer, Director of Public Services
Aaron Ambler, Water Superintendent

SUBJECT: Public Hearing – Proposed amendments to
City Ordinance, Chapter § 51, WATER

BACKGROUND: In February 2019, City staff, along with Hydro Corp, reviewed the City's Cross-Connection Ordinance and found that updates were needed to protect the City and its water supply. Hydro Corp has inspected and maintained the City's Cross-Connection Control Program for several years. Rules and reporting agencies have changed over the years causing the need for updates.

As a result of this analysis, the attached amendment to the ordinance is recommended. This amendment will allow for rules and regulations to be enforced according to MDEQ and the Michigan Administrative Code.

RECOMMENDATION: After hearing comments at the public hearing, it is recommended that the City Council approve the changes to the City of Marshall Ordinance Chapter § 51, WATER as presented.

FISCAL EFFECTS: None at this time.

ALTERNATIVES: As suggested by the Council.

Respectfully submitted,

Kristin Bauer
Director of Public Services

Tom Tarkiewicz
City Manager

Aaron Ambler
Water Superintendent

323 W. Michigan Ave.

Marshall, MI 49068

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**CITY OF MARSHALL, MICHIGAN
ORDINANCE #2019-**

AN ORDINANCE TO AMEND CITY OF MARSHALL CODE §51: WATER, OF THE MARSHALL CITY CODE OF ORDINANCES.

THE CITY OF MARSHALL ORDAINS:

Section 1. THAT CHAPTER 51: WATER BE AMENDED AS FOLLOWS:

Section

- 51.01 Regulations for connections
- 51.02 Water supply cross connections
- 51.03 Pollution of wells
- 51.04 Connection to city water supply system required
- 51.05 Installation of backup water wells

§ 51.01 REGULATIONS FOR CONNECTIONS.

All connections with the city water supply system shall be made in accordance with the rules and regulations prescribed by the Board of Public Utilities.
(Prior Code, § 27-11)

§ 51.02 WATER SUPPLY CROSS CONNECTIONS.

(A) The Water Supply Cross Connection Rules of the Michigan Department of Environmental Quality, being R. 325.11401 through R. 325.11407 of the Michigan Administrative Code, are hereby adopted.

(B) It shall be the duty of the Water Department of the City of Marshall to cause inspections to be made of all properties served by the public water supply where cross connections with the public water supply is deemed possible. The frequency of inspections and reinspections based on potential health hazards involved shall be as established by the Water Department and as approved by the Michigan Department of Environmental Quality.

(C) The representative of the Water Department shall have the right to enter, at any reasonable time, any property served by a connection to the public water supply system of the city for the purpose of inspecting the piping system or systems thereof for cross connections.

(D) On request the owner, lessees or occupants of any property so served shall furnish to the inspection agency any pertinent information regarding the piping

system or systems on the property. The refusal of the information or refusal of access, when requested, shall be deemed evidence of the presence of cross connections.

(E) The Water Department is hereby authorized and directed to discontinue water service after reasonable notice to any property wherein any connection in violation of this section exists, and to take such other precautionary measures deemed necessary to eliminate any danger of contamination of the public water supply system. Water service to the property shall not be restored until the cross connection has been eliminated in compliance with the provisions of this section.

(F) (1) The potable water supply made available on the properties served by the public water supply shall be protected from possible contamination as specified by this section and by the state's Plumbing Code.

(2) Any water outlet which could be used for potable or domestic purposes and which is not supplied by the potable system must be labeled in a conspicuous manner as: WATER UNSAFE FOR DRINKING.

(G) That all testable backflow prevention assemblies shall be tested upon installation to be sure that the assembly is working properly. Subsequent testing of assemblies shall be on an annual basis or as required by the City of Marshall and in accordance with Michigan Department of Environmental Quality requirements. Only individuals that hold an active ASSE 5110 tester's certification shall be qualified to perform such testing. That individual(s) shall certify the results of his/her testing.

(H) That any person or customer found guilty of violating any of the provisions of this ordinance or any written order of the City of Marshall Water Department, in pursuance thereof, shall be deemed guilty of a misdemeanor and upon conviction thereof shall be punished by a fine for each violation. Each day upon which a violation of the provisions of this act shall occur shall be deemed a separate and additional violation for the purposes of this ordinance.

(Prior Code, § 27-12)

§ 51.03 POLLUTION OF WELLS.

(A) It shall be unlawful for any person to construct or maintain, or permit to be constructed or maintained, within a radius of 200 feet from any of the municipal water wells within the city from which the city draws its water supplies, any source of possible contamination or pollution to the wells.

(B) It shall be unlawful for any person to do any act, or to allow to be done any act, that may contaminate or pollute or contribute to the contamination or pollution of the water supply wells or water systems of the city.

(Prior Code, § 27-13)

§ 51.04 CONNECTION TO CITY WATER SUPPLY SYSTEM REQUIRED.

(A) The owner of any house, building, structure or property which is used for human occupancy, employment, recreation or other purposes and for which the nearest point of any house, building or structure located on the property is not more than 200

feet away from the right-of-way line of any street, alley or right-of-way in which the public water supply system is available, shall be required, at the owner's expense, to install a suitable water supply system therein and to connect the water supply system to the city's water supply system upon the earlier of the following events:

(1) When any repair, improvement or replacement which would require a permit from the county's Health Department is required to be made to an existing well servicing any house, building, structure or property; and

(2) Upon any sale of the house, building, structure or property.

(B) Except as set forth in § 51.05 below, no new private well shall be installed serving any house, building, structure or property which is used for human occupancy, employment, recreation or other purposes, and for which the nearest point of the house, building or structure located at the property is not more than 200 feet away from the right-of-way line of any street, alley or right-of-way in which the city has installed water mains as part of the city water supply system.

(Prior Code, § 27-14) (Ord. 96-7, passed 9-3-1996; Am. Ord. 04-07, passed 8-2-2004; Am. Ord. 2010-03, passed 7-19-2010)

§ 51.05 INSTALLATION OF BACKUP WATER WELLS.

The owner of any place of public accommodation may install a private water well when it can demonstrate to the reasonable satisfaction of the Director of Public Services each of the following:

(A) A private well is necessary or helpful in meeting the requirements of any county, state or federal law, regulation, accreditation standard or ordinance requiring a supply of water in addition to the city's municipal water supply:

(B) The additional well will not pose a danger to the city's municipal water supply, whether by way of contamination, depletion of water supply or other cause;

(C) The additional well will be used only as a secondary or backup source of water in the event of failure or contamination of the city's water supply system;

(D) Adequate mechanical and procedural safeguards exist that will prevent the well from being used except in the case of a water system failure, water system contamination, or for routine maintenance of the well;

(E) The well shall be installed in compliance with the regulations of the Calhoun County Health Department and the Michigan Department of Natural Resources and Environment, as well as all other applicable laws, ordinances and regulations; and

(F) The additional well will be metered for sewage return.
(Ord. 2010-03, passed 7-19-2010)

Section 2. This Ordinance [or a summary thereof as permitted by MCL 125.3401] shall be published in the Marshall Chronicle, a newspaper of general circulation in the City of Marshall qualified under state law to publish legal notices. This Ordinance shall be recorded in the Ordinance Book and such recording shall be authenticated by the signatures of the Mayor and the City Clerk.

Section 3. This Ordinance is declared to be effective immediately upon publication.

Adopted and signed this 15th day of April, 2019.

Joe Caron, MAYOR

Trisha Nelson, City Clerk

I, Trisha Nelson, being duly sworn as the City Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of an ordinance approved by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on April 15, 2019, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, and that the minutes of said meeting were kept and will be or have been made available by said Act.

Trisha Nelson, CITY CLERK



ADMINISTRATIVE REPORT
April 15, 2019 – CITY COUNCIL MEETING

TO: Honorable Mayor and City Council

FROM: Jon B. Bartlett, Finance Director
Kristin Bauer, Director of Public Services
Tom Tarkiewicz, City Manager

SUBJECT: Approve the Northeast Neighborhood Improvement Authority's Development and Tax Incremental Financing Plan.

BACKGROUND: On December 17, 2018, Marshall City Council adopted an ordinance creating the Northeast Neighborhood Improvement Authority and set the boundaries of the Authority.

On January 15, 2019, the Northeast Neighborhood Improvement Authority Board, conducted its first meeting, and adopted its bylaws and meeting dates that City Council approved on February 19, 2019.

On February 19, 2019, the Northeast Neighborhood Improvement Authority Board adopted the Development Plan and the Tax Increment Plan for the district (see attached).

MCL 125.4818 Sec. 818 (1) states: The governing body, before adoption of an ordinance approving a development plan or tax increment financing plan, shall hold a public hearing on the development plan and TIF plan.

On March 18, 2019, Council set a public hearing for April 15, 2019 for the final adoption of the Northeast Neighborhood Improvement Authority's Development and TIF Plan.

Once Council adopts the development and TIF plans, tax jurisdictions that are subject to tax capture have 60 days to opt out of tax capture.

RECOMMENDATION: After hearing comments at the public hearing, it is recommended that the City Council adopt the ordinance (see attached) approving the Northeast Neighborhood Improvement Authority's Development Plan and Tax Incremental Financing Plan.

FISCAL EFFECTS: The Northeast Neighborhood Improvement Authority will begin capturing incremental tax revenue beginning with the 2019 summer taxes.

323 W. Michigan Ave.
Marshall, MI 49068
p 269.781.5183
f 269.781.3835
cityofmarshall.com

ALTERNATIVES: As suggested by City Council.

CITY GOAL CLASSIFICATION:

GOAL AREA 1 – ECONOMIC DEVELOPMENT

Goal Statement: Sustain and intensity the economic vitality of the Marshall area.

GOAL AREA 4 – INFRASTRUCTURE

Goal Statement: Preserve, rehabilitate, maintain and expand city infrastructure and assets.

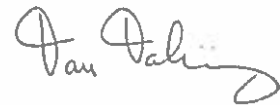
Respectfully Submitted,



Jon B. Bartlett
Finance Director



Kristin Bauer
Director of Public Works



Tom Tarkiewicz
City Manager

MARSHALL CITY ORDINANCE
CALHOUN COUNTY, MICHIGAN

ORDINANCE NUMBER _____

AN ORDINANCE TO AMEND TITLE III, ADMINISTRATION, OF THE CITY OF MARSHALL CODE OF ORDINANCES BY AMENDING CHAPTER 31: CITY ORGANIZATIONS

THE CITY OF MARSHALL ORDAINS:

Section 1. THAT TITLE III, ADMINISTRATION, CHAPTER 31: CITY ORGANIZATIONS BE AMENDED BY ADDING THE FOLLOWING SECTIONS TO READ AS FOLLOWS:

Section

- | | |
|-------|--|
| 31.78 | Establishment of Development Plan and TIF Plan |
| 31.79 | Amendments to Development Plan and TIF Plan |

31.78 ESTABLISHMENT OF DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN.

Pursuant to the provisions of and under the authority of Public Act 57 of 2018, as amended there is hereby created and approved the Northeast Neighborhood Improvement Plan and Tax Increment Financing Plan; an official copy of which shall be maintained by the Marshall City Clerk and available for copy or inspection at Marshall City Hall. The Marshall City Council does adopt by this section that the proposed Development Plan and Tax Increment Financing Plan is feasible and that the Northeast Neighborhood Improvement Authority Board has the ability to implement the plans with the consent and approval of the Marshall City Council.

31.79 AMENDMENTS TO DEVELOPMENT PLAN AND TIF PLAN.

No amendments to the Development Plan or the TIF Plan shall be made by the Northeast Neighborhood Improvement Authority Board without prior approval by the Marshall City Council.

Severability.

The various parts, sections and clauses of the Ordinance are declared to be severable. If any part, sentence, paragraph, section or clause is adjudged unconstitutional or invalid by a Court of competent jurisdiction, the remainder of the ordinance shall not be affected.

Effective Date.

This Ordinance shall be effective on the day of publication.

Date Enacted: April 15, 2019

Date Published: _____, 2019

Section 2. This Ordinance [or a summary thereof as permitted by MCL 125.3401 shall be published in the *Marshall Chronicle*, a newspaper of general circulation in the City of Marshall qualified under state law to publish legal notices. This Ordinance shall be recorded in the Ordinance Book and such recording shall be authenticated by the signatures of the Mayor and the City Clerk.

Section 3. This Ordinance is declared to be effective immediately upon publication.

Adopted and signed this _____ day of _____, 2018.

Joe Caron, MAYOR

Trisha Nelson, CITY CLERK

I, Trisha Nelson, being duly sworn as the Clerk for the City of Marshall, hereby certify that the foregoing is a true and complete copy of an ordinance approved by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on April 15, 2019, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, and that the minutes of said meeting were kept and will be or have been made available by said Act.

Trisha Nelson, CITY CLERK



Northeast Marshall
Neighborhood Improvement Authority

Development Plan
And
Tax Increment Finance Plan

Adopted:

Marshall City Council

Joe Caron, Mayor

Nick Metzger, Mayor Pro-Tem/Ward 2

Scott Wolfersberger, Ward 1

Jacob Gates, Ward 3

Michael McNeil, Ward 4

Ryan Underhill, Ward 5

Ryan Traver, At-Large

NE Neighborhood Improvement Authority Board

Tom Tarkiewicz, City Manager

Krista Trout Edwards, Calhoun County Land Bank

Richard Lindsey, Oaklawn Hospital

David DeGraw, Resident

Scott Wolfersberger, City Council Ward 1

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I. OVERVIEW OF DEVELOPMENT AND TAX INCREMENT FINANCE PLAN

Introduction

The City of Marshall, founded in 1830, is located in the south-central part of the State of Michigan. It currently occupies approximately 7.5 square miles and, according to the 2010 US Census, serves a population of 7,088. The City of Marshall is empowered to levy a property tax on real and personal property located within its boundaries. It also is empowered by state statute to extend its corporate limits by annexation and PA 425 Conditional Land Transfers, which it has done from time to time.

The City of Marshall operates under the Mayor-Council form of government. Policy-making and legislative authority are vested in the governing council consisting of the Mayor and six other members whom serve four-year terms. The Mayor is elected for a two-year term. The Mayor, with Council approval, appoints the City Manager, who in turn appoints City department heads and directors.

The City of Marshall provides a full range of services, including police and fire protection; snow and leaf removal; traffic control; on- and off-street parking; building inspections; licenses and permits; the construction and maintenance of streets, and other infrastructure; recreational and cultural activities; Federal subsidized housing; and transit services. The City of Marshall is a public power community, providing electric, water, wastewater, and fiber optic internet services to the City

The proposed Development / TIF plan is for the Northeast Marshall neighborhood that is north of Michigan Ave, South of I-94, east of East Drive to the western boundaries of the City. The neighborhood generally includes typical suburban type homes on medium sized lots with sidewalks and paved streets.

The Neighborhood Improvement Authority is authorized under Public Act 61 of 2007, as amended, repealed and then replaced by Public Act 57 of 2018, the Recodified Tax Increment Financing Act. The Neighborhood Improvement Authority (NIA) is governed by a board consisting of the City Manager and not less than 5 other members. The board derives its powers per MCL 125.4810, as amended.

Benefits of a Neighborhood Improvement Authority include the following, but not limited to:

1. Use tax increment financing to complete improvement projects while leveraging other funding sources, such a private, state, and local.
2. Create a clear plan to improve the designated area, implemented through public/private partnerships
3. Encourage home ownership by bringing more people into the area to live, work, and play
4. Encourage property improvements and development, thus increasing the City's tax base
5. Promote interest in mixed use development
6. Create an enhanced neighborhood that retains residents

BACKGROUND AND NEED FOR THE PLAN

The City of Marshall Council, having determined that it is necessary and in the best interest of the community in order to promote economic growth, adopted a resolution on August 27, 2018, declaring its intention to create and provide for the operation of the Northeast Neighborhood Improvement Authority within the City of Marshall pursuant to and in accordance with the provisions of Public Act 61 of 2007, as amended, repealed and then replaced by Public Act 57 of 2018, the Recodified Tax Increment Financing Act.,. For the purpose of complying with the Act, the City Council designated, as the proposed development area, properties north of Michigan Avenue, south of I-94, east of East Drive to the western city boundaries as depicted in Exhibit A.

In accordance with Public Act 61 of 2007, as amended and before being repealed, the Marshall City Council held a public hearing on October 1, 2018, to introduce an ordinance that would create the Northeast Neighborhood Improvement Authority. On December 17, 2018, the Marshall City Council adopted an ordinance establishing the Northeast Neighborhood Improvement Authority and appointed a Board for the authority.

DEVELOPMENT PLAN PROCESS

To meet the requirements of Public Act 57 of 2018, as amended, the Recodified Tax Increment Financing Act, it is necessary to prepare a Development Plan and TIF Plan for the Northeast Neighborhood Authority to adhere to when implementing and financing improvements within the District.

The primary goals of the Neighborhood Improvement Authority is to:

- Provide guidance for compatible land use development

Create a clear plan on how to improve the district and deter economic decline

Promote interest in mixed use development

Promote public/private partnerships

The organization of the Development Plan and TIF Plan are in accordance with the requirements and follow the format as outlined in Public Act 57 of 2018, the Recodified Tax Increment Financing Act. The Development Plan must include those items outlined in Section 817 of the Act.

TAX INCREMENT FINANCE PLAN PROCESS

The Tax Increment Finance (TIF) Plan provides a summary of methods proposed to generate revenue that is needed to fund the development projects. As outlined in the TIF Plan, funding for projects will be generated through tax incremental financing, grants, local funding, private funding, bond offering, and other funding eligible under Section 814 of Public Act 57 of 2018, as amended.

The TIF Plan has been prepared utilizing the base year 2018's taxable value for the District of \$15,851,128. The base year taxable value for real property is \$15,838,869 and personal property is \$12,259. Property value growth is calculated based on an annual 2% annual inflationary growth within the District. Over the 20 year development period, the estimated incremental tax revenues generated within the District is \$2,956,073.

The NIA will pursue all available grants and financing options to assist with covering all or a portion of the costs associated with the proposed projects.

II: THE DEVELOPMENT PLAN

The Development Plan must follow the statutory requirements of Public Act 57 of 2018, as amended, specifically Section 817(2)(a) through 817(2)(m). MCL 125.4817 Development Plan; preparation; contents.

Public Act 57 of 2018, as amended, requires that a development plan contain all of the following:

1. The designation of boundaries of the development area in relation to highways, streets, streams, or otherwise
2. The location and extent of existing streets and other public facilities within the development area, designating the location, character and extent of the categories of public and private land uses currently existing and proposed for the development area, including residential, recreational, commercial, industrial, educational, and other uses including a legal description of the development area
3. A description of existing improvements in the development area to be demolished, repaired or altered, a description of any repairs and alterations and an estimate of the time required for completion
4. The location, extent, character and estimated cost of the improvements including rehabilitation contemplated for the development area and an estimated time required for completion
5. A statement of the construction or stages of construction planned and the estimated time of completion of each stage
6. A description of any parts of the development area to be left as open space and the use contemplated for this space
7. A description of any portions of the development area that the authority desires to sell, donate, exchange or lease to or from the municipality and the proposed terms

8. A description of desired zoning changes and changes in streets, street levels, intersection or utilities
9. An estimate of the cost of the development, a statement of the proposed method of financing, the development and the ability of the authority to arrange financing
10. Designation of the person or persons, natural or corporate, to whom all or a portion of the development is to be leased, sold, or conveyed in any manner and for whose benefit the project is being undertaken if that information is available to the authority
11. The procedures for bidding, for the leasing, purchasing or conveying in any manner of all or a portion of the development upon its completion, if there is no express or implied agreement between the authority and person, natural or corporate, that all or a portion of the development will be leased, sold, or conveyed in any manner to those persons
12. The requirement that amendments to an approved development plan or tax increment plan must be submitted by the authority to the governing body for approval or rejection
13. Other material that the authority, local public agency or governing body considers pertinent

Following is the specific information required in each of the subsection of Section 817 of the Neighborhood Improvement Act for the Neighborhood Improvement Development Plan:

**THE DESIGNATION OF BOUNDARIES OF THE DEVELOPMENT AREA IN
RELATION TO HIGHWAYS, STREETS, STREAMS, OR OTHERWISE**

At the December 17, 2018, Marshall City Council meeting, an ordinance was adopted creating the Northeast Neighborhood Improvement Authority and

establishing the boundaries of the development area, now identified as the District. A map is included as Exhibit A which outlines the boundaries of the District in relation to the adjacent highways, street, and streams. The boundaries of the District shall also be the boundaries of the Development Area.

THE LOCATION AND EXTENT OF EXISTING STREETS AND OTHER PUBLIC FACILITIES WITHIN THE DEVELOPMENT AREA, DESIGNATING THE LOCATION, CHARACTER, AND EXTENT OF THE CATEGORIES OF PUBLIC AND PRIVATE LAND USES THEN EXISTING AND PROPOSED FOR THE DEVELOPMENT AREA, INCLUDING RESIDENTIAL, RECREATIONAL, COMMERCIAL, INDUSTRIAL, EDUCATIONAL, AND OTHER USES AND INCLUDING A LEGAL DESCRIPTION OF THE DEVELOPMENT AREA

Land Uses and Streets within the District:

The existing land use/zoning map for the Northeast Neighborhood Improvement Authority is included as Exhibit C and was last updated in 2015. The City of Marshall's Zoning Map is included as Exhibit D, and was adopted in 2015, and has since been amended. The City of Marshall's Future Land Use Map is included as Exhibit E, and was last updated in 2015.

The District currently is comprised of land zoned as the following:

B-2	Local Business
MFRD	Multi-Family Residential
MHPD	Manufactured Housing Park
POSD	Professional Office Services
PSP	Public/Semi-Public Services
PUD	Planned Unit Development
R-2	Suburban Residential
R-3	Traditional Residential

There currently are no parks, schools, or churches within the District.

It is highly likely that the two properties that are zoned Professional Office Services and Public/Semi-Public Services will be rezoned to residential class or a Planned Unit Development.

Existing Streets

The Development Area contains sections of the following streets under the authority of the City of Marshall:

STREET NAME	STREET TYPE	STREET CLASSIFICATION
East Michigan Ave	2 Lane	Major Streets
East Drive	2 Lane	Local Streets
Mann Road	2 Lane	Local Streets
18 ½ Mile Road	2 Lane	Local Streets
O’Keefe Road	2 Lane	Local Streets
Forest Street	2 Lane	Local Streets
Allen Road	2 Lane	Local Streets
Hill Road	2 Lane	Local Streets
Wooded Lane	2 Lane	Local Streets
N Wooded Lane	2 Lane	Local Streets
Hill Road Court	2 Lane	Local Streets
Forest Court	2 Lane	Local Streets
Julia’s Place	2 Lane	Local Streets
Grove Court	2 Lane	Local Streets
Comstock Drive	2 Lane	Local Streets
Colgrove Drive	2 Lane	Local Streets
Morningside Drive	2 Lane	Local Streets
Cathedral Parkway	2 Lane	Local Streets
Woodruff Drive	2 Lane	Local Streets

Public Facilities

The Development Area currently has no other public facilities but is served by municipal electric, water, FiberNet, and sanitary sewer.

Legal Description

The legal description of the District is attached as Exhibit F.

A DESCRIPTION OF EXISTING IMPROVEMENTS IN THE DEVELOPMENT AREA TO BE DEMOLISHED, REPAIRED, OR ALTERED, A DESCRIPTION OF ANY REPAIRS AND ALTERATIONS AND AN ESTIMATE OF THE TIME REQUIRED FOR COMPLETION

A summary of each proposed project, the location, extent, character, and estimated cost of proposed project improvements are presented below.

1. Oaklawn Hospital Property

The Oaklawn Hospital Property consists of 4 parcels of land. The larger parcel is zoned Professional Office Services and the 3 smaller parking lots are zoned Public/Semi-Public Services. Oaklawn Hospital has indicated that it is willing to sell or give away a portion of the property that they do not use for residential development. Marshall City Engineers believe that in order to develop this portion of the properties, a City owned and maintained street must be constructed from Michigan Ave. north to Mann Rd. as depicted in Exhibit G. This would allow for the construction of approximately 10 new residential structures. The street construction would include sidewalks, water and sewer, electric, and FiberNet service infrastructure.

2. Golden Rule Property

The Golden Rule Property consists of 8.23 acres and is currently zoned Professional Office Services and owned by the Calhoun County Land Bank. This property once housed a very large office complex with parking, but has recently been demolished for redevelopment of the property. The Golden Rule Property Project will consist of relocating water and sewer lines and increasing capacity of those lines in the general area as depicted in Exhibit H. This project will proceed when the property is in the process of being redeveloped.

3. Infrastructure Improvements

It will become necessary to repair and or upgrade roads, sidewalks, and utilities due to the increase in use when projects 1 & 2 are completed. The total project consists of the following:

- Full Depth Milling: Wooded Ln., Hill Rd., Hill Rd. Ct.
- Full Depth Milling: O’Keefe Rd., Julia’s Pl., Mann Rd. Ct.
- Full Depth Milling: Comstock Dr., Colgrove Dr.
- Full Depth Milling: Mann Rd. East to Allen, Allen/Mann to O’Keefe
- 2” Mill and Resurface: Woodruff Dr.
- 2” Mill and Resurface: East Dr. – Michigan Ave. to Sibley Ln.
- 2” Mill and Resurface: Forest Ct., Forest St. – East to End, Allen – Forest to O’Keefe
- New Street Extension: Forest St. Extended to O’Keefe

4. Pratt Park

The original Pratt Park, Planned Unit Development, called for 164 single-family residential condominium dwelling with a variety of structure styles such as cluster homes, duplex homes, town homes, and flats. The original PUD was approved by Marshall City Council on November 3, 2003 and renewed/revised on May 3, 2010. Phase 1 of the project called for approximately 25 units and remains incomplete. It is the hope, not only for the NIA Board and the City, which by having the Pratt Park PUD within the District there will be incentive to complete all five phases of the original PUD.

5. Planning and Economic Development Analysis

The Neighborhood Improvement Authority may prepare and or pay for studies and impact reports to analyze its efforts within the District. The impact may include, but is not limited to economic demands, vacancy rates, and/or master vision plans.

6. Administration

The Northeast Neighborhood Improvement Authority will reimburse the City of Marshall for costs associated with the administration of its development plan, TIF plan, and all associated projects.

7. Miscellaneous

The ability to authorize and approve expenses associated with the powers of the NIA Board as outlined in Public Act 57 of 2018, as amended.

ESTIMATED COST OF PROPOSED PROJECT IMPROVEMENTS

Project Description	Estimated Cost	Timeframe
Oaklawn Hospital Project	\$600,000	Short Term 1-2 Years
Golden Rule Project	\$375,000	Intermediate 1-5 Years
Infrastructure Improvements	\$1,709,900	Long Term 1-10 Years
Pratt Park Project	Unknown	Unknown
Administration	\$7,500	Annually
Miscellaneous	\$50,000	Short Term 1-2 Years
Total	\$2,684,900	
20% Const. Contingency	<u>\$536,980</u>	
Grand Total	\$3,279,380*	

*subject to inflationary cost increases

THE LOCATION, EXTENT, CHARACTER, AND ESTIMATED COST OF THE IMPROVEMENTS INCLUDING REHABILITATION CONTEMPLATED FOR THE DEVELOPMENT AREA AND AN ESTIMATE OF THE TIME REQUIRED FOR COMPLETION.

Oaklawn Hospital Project

As depicted in Exhibit G, the project is located east of East Drive, north of Michigan Avenue, and South of Mann Road. The project consists of constructing a 60-66 ft. wide public street with sidewalks, to the same standards as all other public streets within the City of Marshall. The project could also consist of installing new water mains, storm and sanitary sewer lines, electric, FiberNet, and any other public facility deemed necessary. Oaklawn Hospital is partnering with the Calhoun County Land Bank to solicit grant funds for the removal of the parking lot asphalt that is not needed and removal should be completed in the summer of 2019. It is hoped that prior to, or during the asphalt removal, Oaklawn and the County Land Bank will have chosen the developer and design so that the NIA Board may issue a RFP for the construction of the road and other infrastructure in 2019 if necessary. The entire project should be completed in late 2019 or early 2020.

Golden Rule Project

This project is north of Mann Rd, east of East Drive and contains approximately 8.23 acres. This property contained the main campus of a large insurance company with over 1000 employees. All structures on the property were demolished in 2018 and final grading was done to help with the redevelopment of the property. The property is owned by the Calhoun County Land Bank and it is the District and City's understanding that a "request for proposals" will be issued in early 2019 for the redevelopment of this property. In 2018, the City of Marshall and the Land Bank asked neighboring residents to meet and discuss what type of redevelopment would work best and the result is a conceptual PUD as depicted in Exhibit H. The District's responsibility as envisioned, would be to increase infrastructure capacity such as water, sanitary and storm sewer, electric, and FiberNet in the area surrounding this project; and to provide extensions to the PUD itself. The cost of this project is estimated at \$375,000. The RFPs will be due mid 2019 with the hope that construction begins in 2020. The timeframe for this project is intermediate at 1-5 years.

Infrastructure Improvements

Most roads within the District have a PASR rating of Fair or Poor which clearly shows that many need some major rehabilitation in the coming years. If the previous mentioned projects are completed, there will be increased traffic which will cause even faster deterioration. There are 18 Local streets within the District and each will need some degree of maintenance or rehabilitation during the life of the Authority with an estimated cost of \$1,709,900. The roads nearest to the above mentioned projects will more than likely be repaired within the next 1-2 years with the other roads within the next 10 years. Infrastructure improvements are not limited to roads, but may include the repair or extension of sidewalks; increasing capacity of the water, sewer, and storm water; and other infrastructure improvements allowed under the Act.

Pratt Park Project

The scope and timeframe for this area of development is unknown at this time. The majority of the property to still be developed is currently under property tax forfeiture by the Calhoun County Treasurer. If the property does in fact get foreclosed due to non-payment of property taxes, the NIA or the City may get first right of refusal to the property in mid-2019.

A STATEMENT OF THE CONSTRUCTION OR STAGES OF CONSTRUCTION PLANNED AND THE ESTIMATED TIME FOR COMPLETION OF EACH STAGE

A statement of construction stages planned for the implementation of the district's projects is presented in the Table titled "**ESTIMATED COST OF PROPOSED PROJECT IMPROVEMENTS**" (page 14)

Projects are labeled as short term, intermediate, or long term. Short term projects are projects that are anticipated to begin within the first 1-2 years of the creation of the Authority. Intermediate projects are projects that should be completed within five (5) years. Long term projects are projects that consist of infrastructure improvements and are projected to be

completed within ten (10) years. All projects are dependent on the amount of tax incremental revenues generated in the District, securing of grants, issuance of bonds, and other local funds.

A DESCRIPTION OF ANY PARTS OF THE DEVELOPMENT AREA TO BE LEFT AS OPEN SPACE AND THE CONTEMPLATED USE FOR THAT SPACE

There are no public or City owned parks within the district. Any open space within a specific project will be based on the zoning for that particular parcel, with the same reasoning for any PUD that may be approved within the district. Open space preservation opportunities may occur in the future and such opportunities will be presented and evaluated by the Authority. Final decisions remain under the authority of the Marshall City Council.

A DESCRIPTION OF ANY PORTION OF THE DEVELOPMENT AREA THAT THE AUTHORITY DESIRES TO SELL, DONATE, EXCHANGE, OR LEASE TO OR FROM THE MUNICIPALITY AND THE PROPOSED TERMS

No sale, donation, exchange, or lease is anticipated at this time.

A DESCRIPTION OF DESIRED ZONING CHANGES, CHANGES IN STREETS, STREET LEVELS, INTERSECTIONS, TRAFFIC FLOW MODIFICATIONS, AND UTILITIES

Zoning Changes

The City of Marshall, like all other municipalities in Michigan, must adhere to the Michigan Zoning Enabling Act, or Public Act 110 of 2006, and must adhere to the City of Marshall's Zoning Code of Ordinances, and to the Master Plan.

Zoning is the process of dividing land in a municipality into districts in which certain land uses are permitted or prohibited. Zoning also regulates the size of buildings, set backs of certain structures, and placement of buildings. The type of zoning (residential, commercial, industrial, etc.) determines whether Planning Commission permission for a given development is granted. Zoning usually specifies a variety of allowed and or conditional uses of land. The City's Zoning Ordinance and its administration are the legislative and administrative process for carrying out the goals and objectives of the Master Land Use Plan.

It is highly likely that the two properties that are zoned Professional Office Services and Public/Semi-Public Services will be rezoned to residential class or a Planned Unit Development.

Changes in Streets, Intersections, and traffic flow modifications

Oaklawn Hospital Project

As depicted in Exhibit G, the project is located east of East Drive, north of Michigan Avenue, and South of Mann Road. The project consists of constructing a 60-66 ft. wide public street with sidewalks, to the same standards as all other public streets within the City of Marshall. The project could also consist of installing new water mains, storm and sanitary sewer lines, electric, FiberNet, and any other public facility deemed necessary. Oaklawn Hospital is partnering with the Calhoun County Land Bank to solicit grant funds for the removal of the parking lot asphalt that is not needed and removal should be completed in the summer of 2019. It is hoped that prior to, or during the asphalt removal, Oaklawn and the County Land Bank will have chosen the developer and design so that the NIA Board may issue a RFP for the construction of the road and other infrastructure in 2019 if necessary. The entire project should be completed in late 2019 or early 2020.

Golden Rule Project

This project is north of Mann Rd, east of East Drive and contains approximately 8.23 acres. This property contained the main campus of a large insurance company with over 1000 employees. All structures on the property were demolished in 2018 and final grading was done to help with the redevelopment of the property. The property is owned by the Calhoun County Land Bank and it is the District and City's understanding that a "request for proposals" will be issued in early 2019 for the redevelopment of this property. In 2018, the City of Marshall and the Land Bank asked neighboring residents to meet and discuss what type of redevelopment would

work best and the result is a conceptual PUD as depicted in Exhibit H. The District's responsibility as envisioned, would be to increase infrastructure capacity such as water, sanitary and storm sewer, electric, and FiberNet in the area surrounding this project; and to provide extensions to the PUD itself. The cost of this project is estimated at \$375,000. The RFPs will be due mid 2019 with the hope that construction begins in 2020. The timeframe for this project is intermediate at 1-5 years.

Forest St. Extension

Depending on the current developer's plans, it is envisioned that Forest St. would be extended from the current dead-end to O'keefe Rd. that would open up an additional 10-12 buildable lots and would complete the original development's plans. The Authority could assist in some degree, with the construction of this extension.

Utilities

Necessary utility upgrades will be required for any future development in the district. The Authority would need to assist the City of Marshall with installing the necessary sewer, water, storm water mains; electric and streetlights, and FiberNet.

AN ESTIMATE OF THE COST OF THE DEVELOPMENT, A STATEMENT OF THE PROPOSED METHOD OF FINANCING ANY DEVELOPMENT, AND THE ABILITY OF THE AUTHORITY TO ARRANGE FINANCING

A statement of construction stages planned for the implementation of the district's projects is presented in the Table titled "**ESTIMATED COST OF PROPOSED PROJECT IMPROVEMENTS**" (page 14) shows an estimated total cost of all projects to be \$3,279,380, subject to inflation. Any bond issue for any of the proposed projects will be under the full faith and credit of the City of Marshall and the Authority.

Projects within the District will be financed through one of more of the following sources allowed under MCL 125.4813 or Public Act 57 of 2018, as amended:

- Donations
- Revenue Bonds as authorized under Sections 812 & 813
- Tax Increment Financing Revenue authorized under Sections 814 & 816
- Special Assessments as provided by law
- Grants
- Money obtained from other sources (possibly developers) approved by the Marshall City Council or otherwise authorized by law for use by the Authority.

DESIGNATION OF THE PERSON OR PERSONS, NATURAL OR CORPORATE, TO WHOM ALL OR A PORTION OF THE DEVELOPMENT IS TO BE LEASED, SOLD, OR CONVEYED IN ANY MANNER AND FOR WHOSE BENEFIT THE PROJECT IS BEING UNDERTAKEN IF THAT INFORMATION IS AVAILABLE TO THE AUTHORITY

No lease, sale, or conveyance is anticipated at this time.

THE PROCEDURES FOR BIDDING FOR THE LEASING, PURCHASING, OR CONVEYING IN ANY MANNER OF ALL OR A PORTION OF THE DEVELOPMENT UPON ITS COMPLETION, IF THERE IS NO EXPRESSED OR IMPLIED AGREEMENT BETWEEN THE AUTHORITY AND PERSONS, NATURAL OR CORPORATE, THAT ALL OR A PORTION OF THE DEVELOPMENT WILL BE LEASED, SOLD, OR CONVERTED IN ANY MANNER TO THOSE PERSONS

Any future transactions concerning the disposition of any development, will follow the adopted procedures of the City of Marshall.

THE REQUIREMENT THAT AMENDMENTS TO AN APPROVED DEVELOPMENT PLAN OR TAX INCREMENT PLAN MUST BE SUBMITTED BY THE AUTHORITY'S BOARD TO THE GOVERNING BODY FOR APPROVAL OR REJECTION

The NE Neighborhood Improvement Authority shall submit amendments for the Development Plan or Tax Increment Plan to the Marshall City Council for approval.

MATERIAL THE AUTHORITY, ANY PUBLIC AGENCY, OR MARSHALL CITY COUNCIL CONSIDERS PERTINENT AT THIS TIME

The Authority will repay the City of Marshall any startup costs such as engineering, legal, and advertising.

III. TAX INCREMENT FINANCING PLAN

The Development Plan's various projects are intended to stimulate private investment within the District which in turn will encourage economic growth in the City's Northeast area. Investments made by the Authority should stimulate additional development not only in the short-term but into the future due to the number of funding sources available to the Authority.

It is the Authority's intention of the TIF Plan to capture tax increment revenues within the District and to match those revenues with ancillary funding sources, municipal participation, private investment, and other funding sources eligible under Section 811 of Public Act 57 of 2018 (MCL 125.4811), as amended.

Tax increment financing (TIF) is a funding mechanism that contributes to economic growth and development by dedicating a portion of the tax revenues associated the growth and increase in taxable value.

The Northeast Neighborhood Improvement Authority adopted by reference and incorporates the contents of the Development Plan contained herein to be adopted simultaneously with this TIF Plan.

1. TAX INCREMENT PROCEDURE

Tax increment financing (TIF) is an option of funding public improvement in the District in areas slated for redevelopment by capturing all or a portion of the incremental tax revenues that result from increased property values through new development, improvements to existing properties, and inflation. The captured revenues are generated and used only in the designated district for which a development plan has been approved by the Northeast Neighborhood Improvement Authority and the Marshall City Council. This plan contains both the Development Plan and the TIF Plan.

Public Act 57 of 2018, as amended, allows all increases in taxable values in the District whether or not they are directly related to the development plan to be captured by the Authority. The incremental tax revenues levied by other taxing jurisdictions are captured through and by this TIF Plan. The jurisdictions include:

- City of Marshall (including Recreation, Leaf & Brush, and DART millages)
- Calhoun County
- Marshall District Library (Opt-out)
- Kellogg Community College
- Marshall Area Ambulance Authority (Opt-out)
- Other millages that may be levied in the future

Marshall Public Schools, Calhoun Intermediate School District, and State Education Tax are not subject to capture pursuant to PA 57 of 2018 as amended. The amount of tax capture paid to the Authority is that portion of the tax levy of the above listed jurisdictions paid each year on real and personal property.

“Initial value” is the taxable value of all property within the District at the time the TIF Plan is approved by City Council as shown by the most recent assessment roll of the City of Marshall. The initial value will be shown for both real and personal property.

“Captured value” is the amount in any one year by which the current taxable value exceeds the initial value for real and personal property.

Tax dollars accrued from any incremental increase in taxable value as a result of development or inflation, above the initial value, will be captured and used by the Authority. TIF revenues for the Authority result from the general tax rates of the taxing jurisdictions.

The TIF Plan may provide for the capture of all or a portion of the increase in taxable value, as such the Authority may enter in to agreements with each taxing jurisdiction to share a portion of the captured revenues. The Authority anticipates capturing 65% of the tax revenues from Calhoun County and Kellogg Community College and passing thru 35% of the tax revenues. At this time, the Authority has agreed not to capture any tax revenues from Marshall District Library and the Marshall Area Ambulance Authority as both entities have opted out of capture.

Tables 1 & 2 represent the anticipated taxable values to be captured for the District through the year 2039. The base year taxable value (2018) for real property is \$15,838,869 and personal property is \$12,259. The basic assumption is for 2% annual inflationary growth and the estimated taxable value of the completed Oaklawn Hospital and Golden Rule Projects (project A and project B).

2. TOTAL POTENTIAL REVENUE

The total estimated Tax Increment Financing revenue captured by the Authority is shown in table 3. The Authority is projecting that it will capture TIF revenues for 20 years and the total dollars captured will be \$2,956,073 to be used towards projects in the Development Plan. The potential TIF revenue does not take into account projects other than the Oaklawn Hospital/Golden Rule Projects, or the uncapping of current property values.

3. BONDED INDEBTEDNESS TO BE INCURRED

As mentioned earlier, other financing option and funding sources will be pursued to fund projects approved for the District. The Development Plan can be financed through the issuance and sale of revenue bonds, general obligation bonds, or tax increment bonds. At no time will the Authority request or authorize indebtedness that would be more than the estimated tax capture. It is determined that annual debt payments will be no more that 75% of the Authority's estimated annual tax capture.

4. DURATION OF PLANS

The authorized duration of the Development Plan and TIF Plan is 20 years or until all debt issued is retired, whichever is later. The Plans adopted by the Marshall City Council in 2019 and terminating at the end of the Authority's fiscal year on June 30, 2039, unless the Development Plan and TIF Plan are amended to extend or shorten its duration.

TABLE 1

ANTICIPATED CAPTURE OF TAXABLE VALUE
NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY

REAL PROPERTY

YEAR	FISCAL YEAR	ESTIMATED TV 2% INFLATION	PROJECT A	PROJECT B	INITIAL TV 2018-2019	ESTIMATED CAPTURED TV
1	2019/2020	\$16,155,646	\$0	\$0	\$15,838,869	\$316,777
2	2020/2021	\$16,478,759	\$875,000	\$0	\$15,838,869	\$1,514,890
3	2021/2022	\$16,808,334	\$892,500	\$2,700,000	\$15,838,869	\$4,561,965
4	2022/2023	\$17,144,501	\$910,350	\$2,754,000	\$15,838,869	\$4,969,982
5	2023/2024	\$17,487,391	\$928,557	\$2,809,080	\$15,838,869	\$5,386,159
6	2024/2025	\$17,837,139	\$947,128	\$2,865,262	\$15,838,869	\$5,810,660
7	2025/2026	\$18,193,882	\$966,071	\$2,922,567	\$15,838,869	\$6,243,650
8	2026/2027	\$18,557,759	\$985,392	\$2,981,018	\$15,838,869	\$6,685,301
9	2027/2028	\$18,928,915	\$1,005,100	\$3,040,639	\$15,838,869	\$7,135,784
10	2028/2029	\$19,307,493	\$1,025,202	\$3,101,451	\$15,838,869	\$7,595,277
11	2029/2030	\$19,693,643	\$1,045,706	\$3,163,480	\$15,838,869	\$8,063,960
12	2030/2031	\$20,087,516	\$1,066,620	\$3,226,750	\$15,838,869	\$8,542,017
13	2031/2032	\$20,489,266	\$1,087,953	\$3,291,285	\$15,838,869	\$9,029,634
14	2032/2033	\$20,899,051	\$1,109,712	\$3,357,111	\$15,838,869	\$9,527,004
15	2033/2034	\$21,317,032	\$1,131,906	\$3,424,253	\$15,838,869	\$10,034,322
16	2034/2035	\$21,743,373	\$1,154,544	\$3,492,738	\$15,838,869	\$10,551,786
17	2035/2036	\$22,178,240	\$1,177,635	\$3,562,593	\$15,838,869	\$11,079,599
18	2036/2037	\$22,621,805	\$1,201,187	\$3,633,845	\$15,838,869	\$11,617,968
19	2037/2038	\$23,074,241	\$1,225,211	\$3,706,521	\$15,838,869	\$12,167,105
20	2038/2039	\$23,535,726	\$1,249,715	\$3,780,652	\$15,838,869	\$12,727,224

TABLE 2

ANTICIPATED CAPTURE OF TAXABLE VALUE
NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY

PERSONAL PROPERTY

YEAR	FISCAL YEAR	ESTIMATED TV 2% INFLATION	INITIAL TV 2018-2019	ESTIMATED CAPTURED TV
1	2019/2020	\$12,504	\$12,259	\$245
2	2020/2021	\$12,754	\$12,259	\$495
3	2021/2022	\$13,009	\$12,259	\$750
4	2022/2023	\$13,270	\$12,259	\$1,011
5	2023/2024	\$13,535	\$12,259	\$1,276
6	2024/2025	\$13,806	\$12,259	\$1,547
7	2025/2026	\$14,082	\$12,259	\$1,823
8	2026/2027	\$14,363	\$12,259	\$2,104
9	2027/2028	\$14,651	\$12,259	\$2,392
10	2028/2029	\$14,944	\$12,259	\$2,685
11	2029/2030	\$15,243	\$12,259	\$2,984
12	2030/2031	\$15,547	\$12,259	\$3,288
13	2031/2032	\$15,858	\$12,259	\$3,599
14	2032/2033	\$16,175	\$12,259	\$3,916
15	2033/2034	\$16,499	\$12,259	\$4,240
16	2034/2035	\$16,829	\$12,259	\$4,570
17	2035/2036	\$17,166	\$12,259	\$4,907
18	2036/2037	\$17,509	\$12,259	\$5,250
19	2037/2038	\$17,859	\$12,259	\$5,600
20	2038/2039	\$18,216	\$12,259	\$5,957

TABLE 3

**EFFECT OF TAX CAPTURE IN DOLLARS
NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY
65% CAPTURE - 35% PASS THRU**

Real & Personal Property

YEAR	FISCAL YEAR	ESTIMATED CAPTURED TV	CAPTURED CITY TAX RATE	CAPTURED NON-CITY TAX RATE*	CAPTURED CITY TAXES	CAPTURED NON-CITY TAXES*	TOTAL TAXES CAPTURED
1	2019/2020	\$317,023	12.6876	6.5552	\$4,022	\$2,078	\$6,100
2	2020/2021	\$1,515,386	12.6876	6.5552	\$19,227	\$9,934	\$29,160
3	2021/2022	\$4,562,716	12.6876	6.5552	\$57,890	\$29,910	\$87,799
4	2022/2023	\$4,970,993	12.6876	6.5552	\$63,070	\$32,586	\$95,656
5	2023/2024	\$5,387,435	12.6876	6.5552	\$68,354	\$35,316	\$103,669
6	2024/2025	\$5,812,206	12.6876	6.5552	\$73,743	\$38,100	\$111,843
7	2025/2026	\$6,245,473	12.6876	6.5552	\$79,240	\$40,940	\$120,180
8	2026/2027	\$6,687,405	12.6876	6.5552	\$84,847	\$43,837	\$128,684
9	2027/2028	\$7,138,176	12.6876	6.5552	\$90,566	\$46,792	\$137,358
10	2028/2029	\$7,597,962	12.6876	6.5552	\$96,400	\$49,806	\$146,206
11	2029/2030	\$8,066,944	12.6876	6.5552	\$102,350	\$52,880	\$155,231
12	2030/2031	\$8,545,305	12.6876	6.5552	\$108,419	\$56,016	\$164,436
13	2031/2032	\$9,033,234	12.6876	6.5552	\$114,610	\$59,215	\$173,825
14	2032/2033	\$9,530,921	12.6876	6.5552	\$120,925	\$62,477	\$183,402
15	2033/2034	\$10,038,562	12.6876	6.5552	\$127,365	\$65,805	\$193,170
16	2034/2035	\$10,556,356	12.6876	6.5552	\$133,935	\$69,199	\$203,134
17	2035/2036	\$11,084,505	12.6876	6.5552	\$140,636	\$72,661	\$213,297
18	2036/2037	\$11,623,218	12.6876	6.5552	\$147,471	\$76,193	\$223,663
19	2037/2038	\$12,172,705	12.6876	6.5552	\$154,442	\$79,795	\$234,237
20	2038/2039	\$12,733,182	12.6876	6.5552	\$161,554	\$83,469	\$245,022
TOTAL					\$1,949,065	\$1,007,008	\$2,956,073

* Excludes Marshall District Library and Marshall Area Ambulance Authority (Opt-Out)

TABLE 4

IMPACT ON KELLOGG COMMUNITY COLLEGE
 NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY
 65% CAPTURE - 35% PASS THRU

REAL PROPERTY				
YEAR	FISCAL YEAR	ESTIMATED CAPTURED TV	CAPTURED KCC TAX RATE	CAPTURED KCC TAXES
1	2019/2020	\$317,023	2.3488	\$745
2	2020/2021	\$1,515,386	2.3488	\$3,559
3	2021/2022	\$4,562,716	2.3488	\$10,717
4	2022/2023	\$4,970,993	2.3488	\$11,676
5	2023/2024	\$5,387,435	2.3488	\$12,654
6	2024/2025	\$5,812,206	2.3488	\$13,652
7	2025/2026	\$6,245,473	2.3488	\$14,669
8	2026/2027	\$6,687,405	2.3488	\$15,707
9	2027/2028	\$7,138,176	2.3488	\$16,766
10	2028/2029	\$7,597,962	2.3488	\$17,846
11	2029/2030	\$8,066,944	2.3488	\$18,948
12	2030/2031	\$8,545,305	2.3488	\$20,071
13	2031/2032	\$9,033,234	2.3488	\$21,217
14	2032/2033	\$9,530,921	2.3488	\$22,386
15	2033/2034	\$10,038,562	2.3488	\$23,579
16	2034/2035	\$10,556,356	2.3488	\$24,795
17	2035/2036	\$11,084,505	2.3488	\$26,035
18	2036/2037	\$11,623,218	2.3488	\$27,301
19	2037/2038	\$12,172,705	2.3488	\$28,591
20	2038/2039	\$12,733,182	2.3488	\$29,908
			TOTAL	\$360,822

TABLE 5

IMPACT ON CALHOUN COUNTY
 NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY
 65% CAPTURE - 35% PASS THRU

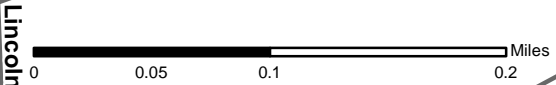
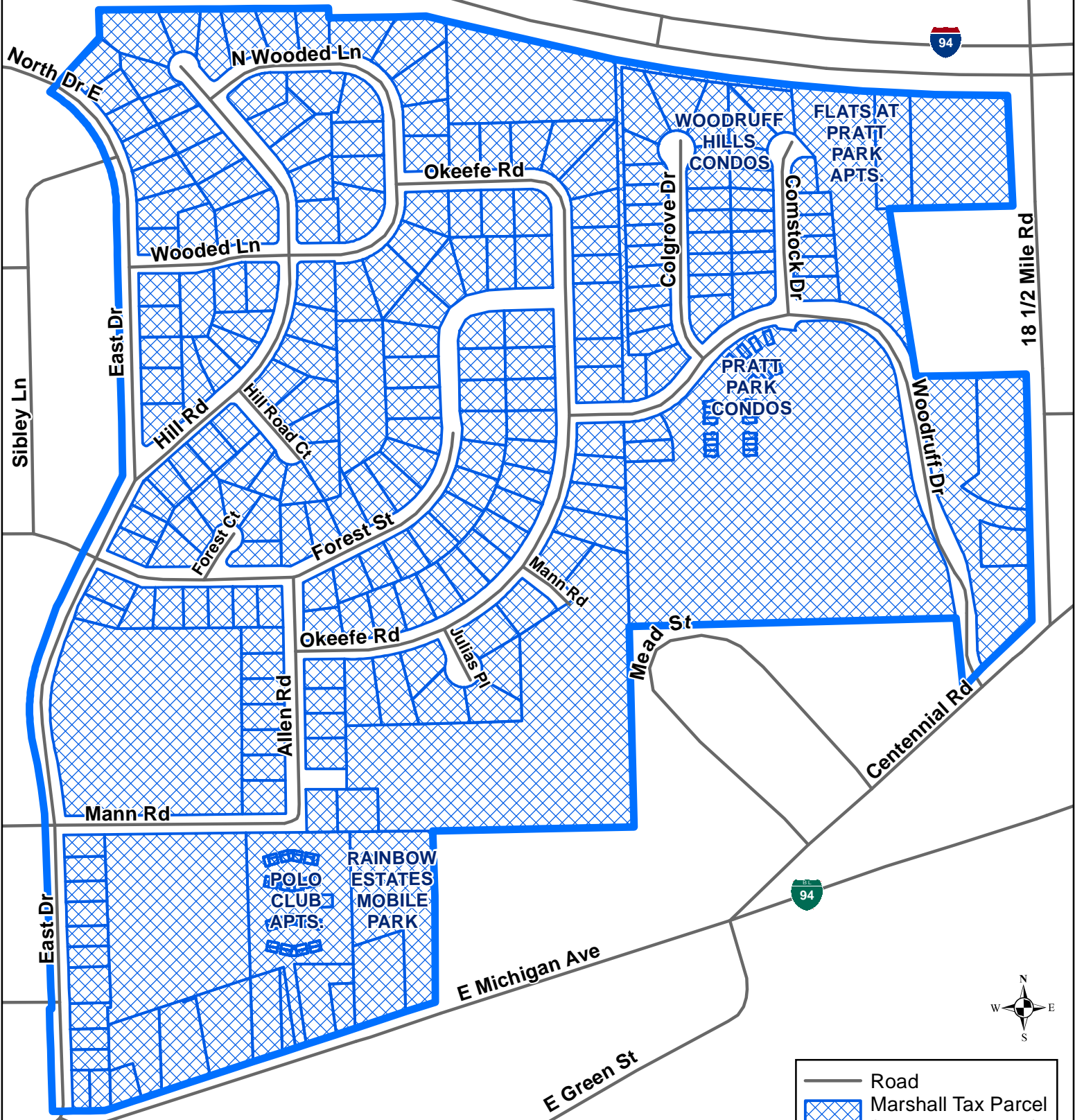
REAL PROPERTY

YEAR	FISCAL YEAR	ESTIMATED CAPTURED TV	CAPTURED COUNTY TAX RATE	CAPTURED KCC TAXES
1	2019/2020	\$317,023	4.2063	\$1,333
2	2020/2021	\$1,515,386	4.2063	\$6,374
3	2021/2022	\$4,562,716	4.2063	\$19,192
4	2022/2023	\$4,970,993	4.2063	\$20,909
5	2023/2024	\$5,387,435	4.2063	\$22,661
6	2024/2025	\$5,812,206	4.2063	\$24,448
7	2025/2026	\$6,245,473	4.2063	\$26,270
8	2026/2027	\$6,687,405	4.2063	\$28,129
9	2027/2028	\$7,138,176	4.2063	\$30,025
10	2028/2029	\$7,597,962	4.2063	\$31,959
11	2029/2030	\$8,066,944	4.2063	\$33,932
12	2030/2031	\$8,545,305	4.2063	\$35,944
13	2031/2032	\$9,033,234	4.2063	\$37,996
14	2032/2033	\$9,530,921	4.2063	\$40,090
15	2033/2034	\$10,038,562	4.2063	\$42,225
16	2034/2035	\$10,556,356	4.2063	\$44,403
17	2035/2036	\$11,084,505	4.2063	\$46,625
18	2036/2037	\$11,623,218	4.2063	\$48,891
19	2037/2038	\$12,172,705	4.2063	\$51,202
20	2038/2039	\$12,733,182	4.2063	\$53,560

TOTAL \$646,171

EXHIBIT A

NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY (NIA)



**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

TAX PARCEL	ADDRESS	ZONING	ACREAGE
53-001-958-00	821 E MICHIGAN	R-3	0.17
53-001-958-01	210 EAST DRIVE	R-2	0.18
53-001-959-00	214 EAST DRIVE	R-2	0.18
53-001-959-01	218 EAST DRIVE	R-2	0.24
53-001-959-02	825 E MICHIGAN	R-3	0.20
53-001-961-00	820 MANN RD	POSD	5.64
53-001-962-00	857 E MICHIGAN	R-3	0.59
53-001-962-01	865 E MICHIGAN	R-3	0.25
53-001-962-02	863 E MICHIGAN	R-3	0.69
53-001-962-03	859 E MICHIGAN	R-3	0.18
53-001-963-00	845 E MICHIGAN	PSP	1.00
53-001-965-00	837 E MICHIGAN	PSP	0.86
53-001-966-00	833 E MICHIGAN	PSP	0.78
53-001-967-00	827 E MICHIGAN	R-3	0.25
53-002-270-00	410 EAST DRIVE	POSD	8.29
53-003-300-02	609 18 1/2 MILE RD	R-2	1.62
53-003-300-05	511 18 1/2 MILE RD	R-2	0.46
53-003-301-00	1406 O'KEEFE RD	R-2	3.28
53-003-304-00	1002 MANN	R-2	10.60
53-003-304-01	923.5 FOREST ST	R-2	1.59
53-003-304-02	328 ALLEN RD	R-2	0.42
53-003-304-03	1207 O'KEEFE	R-2	0.44
53-003-304-04	1002 MANN	R-2	10.41
53-003-305-01	920 FOREST	R-2	0.34
53-003-305-02	918 FOREST	R-2	0.33
53-003-305-03	916 FOREST	R-2	0.35
53-003-305-04	914 FOREST	R-2	0.33
53-003-305-05	912 FOREST	R-2	0.30
53-003-305-06	910 FOREST	R-2	0.28
53-003-305-07	911 FOREST	R-2	0.39
53-003-305-08	913 FOREST	R-2	0.36
53-003-305-09	915 FOREST	R-2	0.36
53-003-305-10	917 FOREST	R-2	0.36
53-003-305-11	919 FOREST	R-2	0.40
53-003-305-12	921 FOREST	R-2	0.40
53-003-305-13	923 FOREST	R-2	0.43
53-003-305-14	925 FOREST	R-2	0.43
53-003-305-15	927 FOREST	R-2	0.42
53-003-305-16	929 FOREST	R-2	0.40
53-003-305-17	931 FOREST	R-2	0.35
53-003-305-18	928 FOREST	R-2	0.36
53-003-305-19	926 FOREST	R-2	0.35
53-003-305-20	924 FOREST	R-2	0.35
53-003-305-21	922 FOREST	R-2	0.34
53-003-350-00	869 E MICHIGAN	B-2	1.00
53-003-352-00	875 E MICHIGAN	MHPD	2.62

**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

53-003-700-01	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-02	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-03	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-04	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-05	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-06	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-07	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-08	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-09	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-10	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-11	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-12	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-13	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-14	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-15	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-16	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-17	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-18	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-19	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-20	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-21	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-22	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-23	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-24	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-25	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-26	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-27	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-28	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-29	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-30	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-31	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-32	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-33	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-34	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-35	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-36	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-37	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-38	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-39	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-40	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-41	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-42	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-43	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-44	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-45	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-46	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-47	861 E MICHIGAN AVE	MFRD	0.01

**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

53-003-700-48	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-49	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-50	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-51	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-52	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-53	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-54	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-55	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-56	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-57	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-58	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-59	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-60	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-61	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-62	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-63	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-64	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-65	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-66	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-67	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-68	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-69	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-70	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-71	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-72	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-73	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-74	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-75	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-76	861 E MICHIGAN AVE	MFRD	0.01
53-003-700-77	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-78	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-79	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-80	861 E MICHIGAN AVE	MFRD	0.02
53-003-700-81	861 E MICHIGAN AVE	MFRD	0.04
53-003-700-82	861 E MICHIGAN AVE	MFRD	3.06
53-004-000-00	302 EAST DRIVE	R-2	0.35
53-004-001-00	308 EAST DRIVE	R-2	0.20
53-004-002-00	310 EAST DRIVE	R-2	0.20
53-004-002-01	314 EAST DRIVE	R-2	0.24
53-004-003-00	318 EAST DRIVE	R-2	0.20
53-004-005-00	320 EAST DRIVE	R-2	0.24
53-004-006-00	324 EAST DRIVE	R-2	0.21
53-004-031-00	440 EAST DRIVE	R-2	0.25
53-004-032-00	444 EAST DRIVE	R-2	0.29
53-004-033-00	502 EAST DRIVE	R-2	0.26
53-004-034-00	506 EAST DRIVE	R-2	0.24
53-004-035-00	510 EAST DRIVE	R-2	0.23

POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.

-MARSHALL TAX PARCELS

53-004-036-00	514 HILL ROAD	R-2	0.25
53-004-037-00	519 HILL ROAD	R-2	0.31
53-004-038-00	540 EAST DRIVE	R-2	0.35
53-004-039-00	544 EAST DRIVE	R-2	0.31
53-004-040-00	548 EAST DRIVE	R-2	0.31
53-004-041-00	816 WOODDED LANE	R-2	0.32
53-004-078-00	820 WOODDED LANE	R-2	0.51
53-004-079-00	828 WOODDED LANE	R-2	0.36
53-004-080-00	547 HILL ROAD	R-2	0.36
53-004-081-00	546 HILL ROAD	R-2	0.42
53-004-082-00	600 HILL ROAD	R-2	0.43
53-004-083-00	606 HILL ROAD	R-2	0.36
53-004-084-00	610 HILL ROAD	R-2	0.53
53-004-085-00	612 HILL ROAD	R-2	0.42
53-004-086-00	840 N WOODDED LANE	R-2	0.46
53-004-087-00	844 N WOODDED LANE	R-2	0.46
53-004-088-00	843 N WOODDED LANE	R-2	0.34
53-004-089-00	839 N WOODDED LANE	R-2	0.38
53-004-090-00	835 N WOODDED LANE	R-2	0.44
53-004-091-00	829 N WOODDED LANE	R-2	0.44
53-004-092-00	633 HILL ROAD	R-2	0.34
53-004-093-00	629 HILL ROAD	R-2	0.74
53-004-094-00	625 HILL ROAD	R-2	0.36
53-004-095-00	621 HILL ROAD	R-2	0.31
53-004-096-00	617 HILL ROAD	R-2	0.40
53-004-097-00	611 HILL ROAD	R-2	0.44
53-004-098-00	609 HILL ROAD	R-2	0.49
53-004-099-00	601 HILL ROAD	R-2	0.68
53-004-101-00	821 WOODDED LANE	R-2	0.41
53-004-102-00	537 HILL ROAD	R-2	0.31
53-004-103-00	533 HILL ROAD	R-2	0.26
53-004-104-00	529 HILL ROAD	R-2	0.32
53-004-105-00	525 HILL ROAD	R-2	0.38
53-004-106-00	542 HILL ROAD	R-2	0.39
53-004-107-00	538 HILL ROAD	R-2	0.45
53-004-108-00	534 HILL ROAD	R-2	0.33
53-004-109-00	536 HILL ROAD CT	R-2	0.43
53-004-110-00	532 HILL ROAD CT	R-2	0.32
53-004-111-00	528 HILL ROAD CT	R-2	0.40
53-004-112-00	529 HILL ROAD CT	R-2	0.29
53-004-113-00	531 HILL ROAD CT	R-2	0.24
53-004-114-00	535 HILL ROAD CT	R-2	0.40
53-004-115-00	539 HILL ROAD CT	R-2	0.30
53-004-116-00	520 HILL ROAD	R-2	0.30
53-004-117-00	518 HILL ROAD	R-2	0.26
53-004-118-00	815 FOREST	R-2	0.33
53-004-119-00	505 FOREST CT	R-2	0.32

POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.

-MARSHALL TAX PARCELS

53-004-120-00	509 FOREST CT	R-2	0.29
53-004-121-00	510 FOREST CT	R-2	0.27
53-004-122-00	506 FOREST CT	R-2	0.35
53-004-123-00	827 FOREST	R-2	0.29
53-004-125-00	832 FOREST	R-2	0.24
53-004-126-00	828 FOREST	R-2	0.24
53-004-127-00	824 FOREST	R-2	0.24
53-004-128-00	820 FOREST	R-2	0.24
53-004-129-00	816 FOREST	R-2	0.29
53-004-130-00	812 FOREST	R-2	0.27
53-004-131-00	901 FOREST	R-2	0.41
53-004-132-01	905 FOREST	R-2	0.29
53-004-132-02	905 FOREST	R-2	0.33
53-004-133-00	904 FOREST	R-2	0.27
53-004-133-02	904 FOREST	R-2	0.29
53-004-134-00	903 O'KEEFE	R-2	0.28
53-004-135-00	420 ALLEN ROAD	R-2	0.28
53-004-136-00	416 ALLEN ROAD	R-2	0.24
53-004-137-00	412 ALLEN ROAD	R-2	0.24
53-004-138-00	406 ALLEN ROAD	R-2	0.30
53-004-139-00	326 ALLEN ROAD	R-2	0.32
53-004-141-00	825 MANN RD	R-2	0.35
53-004-142-00	407 ALLEN ROAD	R-2	0.26
53-004-143-00	411 ALLEN ROAD	R-2	0.26
53-004-144-00	415 ALLEN ROAD	R-2	0.26
53-004-145-00	419 ALLEN ROAD	R-2	0.26
53-004-146-00	423 ALLEN ROAD	R-2	0.26
53-004-147-00	427 ALLEN ROAD	R-2	0.26
53-004-148-00	817 WOODDED LANE	R-2	0.26
53-004-149-00	610 EAST DRIVE	R-2	0.48
53-004-150-00	614 EAST DRIVE	R-2	0.41
53-004-151-00	616 EAST DRIVE	R-2	0.34
53-004-152-00	618 EAST DRIVE	R-2	0.29
53-004-153-00	624 EAST DRIVE	R-2	0.31
53-004-154-00	628 EAST DRIVE	R-2	0.40
53-004-175-00	901 WOODDED LANE	R-2	0.53
53-004-176-00	908 N WOODDED LANE	R-2	0.39
53-004-177-00	904 N WOODDED LANE	R-2	0.42
53-004-178-00	900 N WOODDED LANE	R-2	0.41
53-004-179-00	883 N WOODDED LANE	R-2	0.50
53-004-180-00	907 N WOODDED LANE	R-2	0.68
53-004-181-00	911 N WOODDED LANE	R-2	0.54
53-004-182-00	915 N WOODDED LANE	R-2	0.35
53-004-183-00	919 N WOODDED LANE	R-2	0.38
53-004-184-00	1412 O'KEEFE	R-2	0.34
53-004-185-00	1408 O'KEEFE	R-2	0.34
53-004-186-00	1404 O'KEEFE	R-2	0.40

**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

53-004-187-00	1400 O'KEEFE	R-2	0.56
53-004-188-00	1314 O'KEEFE	R-2	0.61
53-004-188-10	1314 O'KEEFE	R-2	0.61
53-004-189-00	1310 O'KEEFE	R-2	0.38
53-004-190-00	1306 O'KEEFE	R-2	0.31
53-004-191-00	1302 O'KEEFE	R-2	0.31
53-004-192-00	1401 O'KEEFE	R-2	0.39
53-004-193-00	1405 O'KEEFE	R-2	0.36
53-004-194-00	1409 O'KEEFE	R-2	0.36
53-004-195-00	914 WOODED LANE	R-2	0.40
53-004-196-00	910 WOODED LANE	R-2	0.42
53-004-197-00	906 WOODED LANE	R-2	0.52
53-004-198-00	902 WOODED LANE	R-2	0.52
53-004-199-00	1210 O'KEEFE	R-2	0.63
53-004-201-00	1206 O'KEEFE	R-2	0.31
53-004-202-00	1202 O'KEEFE	R-2	0.40
53-004-203-00	1118 O'KEEFE	R-2	0.38
53-004-204-00	1114 O'KEEFE	R-2	0.37
53-004-205-00	1110 O'KEEFE	R-2	0.40
53-004-206-00	1106 O'KEEFE	R-2	0.50
53-004-207-00	1102 O'KEEFE	R-2	0.38
53-004-207-01	1102 O'KEEFE	R-2	0.38
53-004-208-00	1008 O'KEEFE	R-2	0.43
53-004-209-00	1002 O'KEEFE	R-2	0.43
53-004-210-00	403 JULIA'S PLACE	R-2	0.41
53-004-211-00	402 JULIA'S PLACE	R-2	0.44
53-004-212-00	401 JULIA'S PLACE	R-2	0.50
53-004-213-00	914 O'KEEFE	R-2	0.38
53-004-214-00	910 O'KEEFE	R-2	0.54
53-004-215-00	906 O'KEEFE	R-2	0.51
53-004-216-00	907 O'KEEFE	R-2	0.31
53-004-217-00	911 O'KEEFE	R-2	0.34
53-004-218-00	915 O'KEEFE	R-2	0.33
53-004-219-00	1001 O'KEEFE	R-2	0.33
53-004-220-00	1005 O'KEEFE	R-2	0.33
53-004-221-00	1009 O'KEEFE	R-2	0.33
53-004-222-00	1101 O'KEEFE	R-2	0.33
53-004-223-00	1105 O'KEEFE	R-2	0.33
53-004-224-00	1109 O'KEEFE	R-2	0.33
53-004-225-00	1115 O'KEEFE	R-2	0.33
53-004-226-00	1119 O'KEEFE	R-2	0.35
53-004-227-00	1201 O'KEEFE	R-2	0.37
53-004-228-00	1205 O'KEEFE	R-2	0.37
53-004-229-00	1301 O'KEEFE	R-2	0.47
53-004-300-02	1144 VACANT PRATT PARK	PUD	3.24
53-004-300-03	1218 GROVE CT	PUD	20.51
53-004-300-04	1214 COMSTOCK DR	PUD	3.57

**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

53-004-300-05	1216 GROVE CT	PUD	0.99
53-025-101-00	1201 COLGROVE DR	R-2	0.34
53-025-102-00	1203 COLGROVE DR	R-2	0.25
53-025-103-00	1205 COLGROVE DR	R-2	0.22
53-025-104-00	1207 COLGROVE DR	R-2	0.23
53-025-105-00	1209 COLGROVE DR	R-2	0.21
53-025-106-00	1211 COLGROVE DR	R-2	0.21
53-025-107-00	1213 COLGROVE DR	R-2	0.21
53-025-108-00	1215 COLGROVE DR	R-2	0.21
53-025-109-00	1217 COLGROVE DR	R-2	0.21
53-025-110-00	1219 COLGROVE DR	R-2	0.21
53-025-111-00	1221 COLGROVE DR	R-2	0.24
53-025-112-00	1223 COLGROVE DR	R-2	0.57
53-025-113-00	1224 COLGROVE DR	R-2	0.53
53-025-114-00	1222 COLGROVE DR	R-2	0.49
53-025-115-00	1220 COLGROVE DR	R-2	0.20
53-025-116-00	1218 COLGROVE DR	R-2	0.21
53-025-117-00	1216 COLGROVE DR	R-2	0.23
53-025-118-00	1214 COLGROVE DR	R-2	0.23
53-025-119-00	1212 COLGROVE DR	R-2	0.22
53-025-120-00	1210 COLGROVE DR	R-2	0.22
53-025-121-00	1208 COLGROVE DR	R-2	0.22
53-025-122-00	1204 COLGROVE DR	R-2	0.37
53-025-123-00	1201 COMSTOCK DR	R-2	0.37
53-025-124-00	1203 COMSTOCK DR	R-2	0.21
53-025-125-00	1205 COMSTOCK DR	R-2	0.22
53-025-126-00	1207 COMSTOCK DR	R-2	0.22
53-025-127-00	1209 COMSTOCK DR	R-2	0.22
53-025-128-00	1211 COMSTOCK DR	R-2	0.21
53-025-129-00	1213 COMSTOCK DR	R-2	0.21
53-025-130-00	1215 COMSTOCK DR	R-2	0.41
53-025-131-00	1217 COMSTOCK DR	R-2	0.43
53-025-132-00	1212 COMSTOCK DR	R-2	0.21
53-025-133-00	1210 COMSTOCK DR	R-2	0.21
53-025-134-00	1208 COMSTOCK DR	R-2	0.21
53-025-135-00	1206 COMSTOCK DR	R-2	0.21
53-025-136-00	1204 COMSTOCK DR	R-2	0.21
53-025-137-00	1202 COMSTOCK DR	R-2	0.26
53-025-138-00	999 WOODRUFF DR	R-2	0.94
53-025-201-01	1121 MORNINGSIDE DR	PUD	0.23
53-025-201-02	1119 MORNINGSIDE DR	PUD	0.23
53-025-201-03	1134 MORNINGSIDE DR	PUD	0.02
53-025-201-04	1132 MORNINGSIDE DR	PUD	0.02
53-025-201-05	1130 MORNINGSIDE DR	PUD	0.02
53-025-201-06	1128 MORNINGSIDE DR	PUD	0.02
53-025-201-07	1129 CATHEDRAL PKWY	PUD	0.02
53-025-201-08	1131 CATHEDRAL PKWY	PUD	0.02

**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

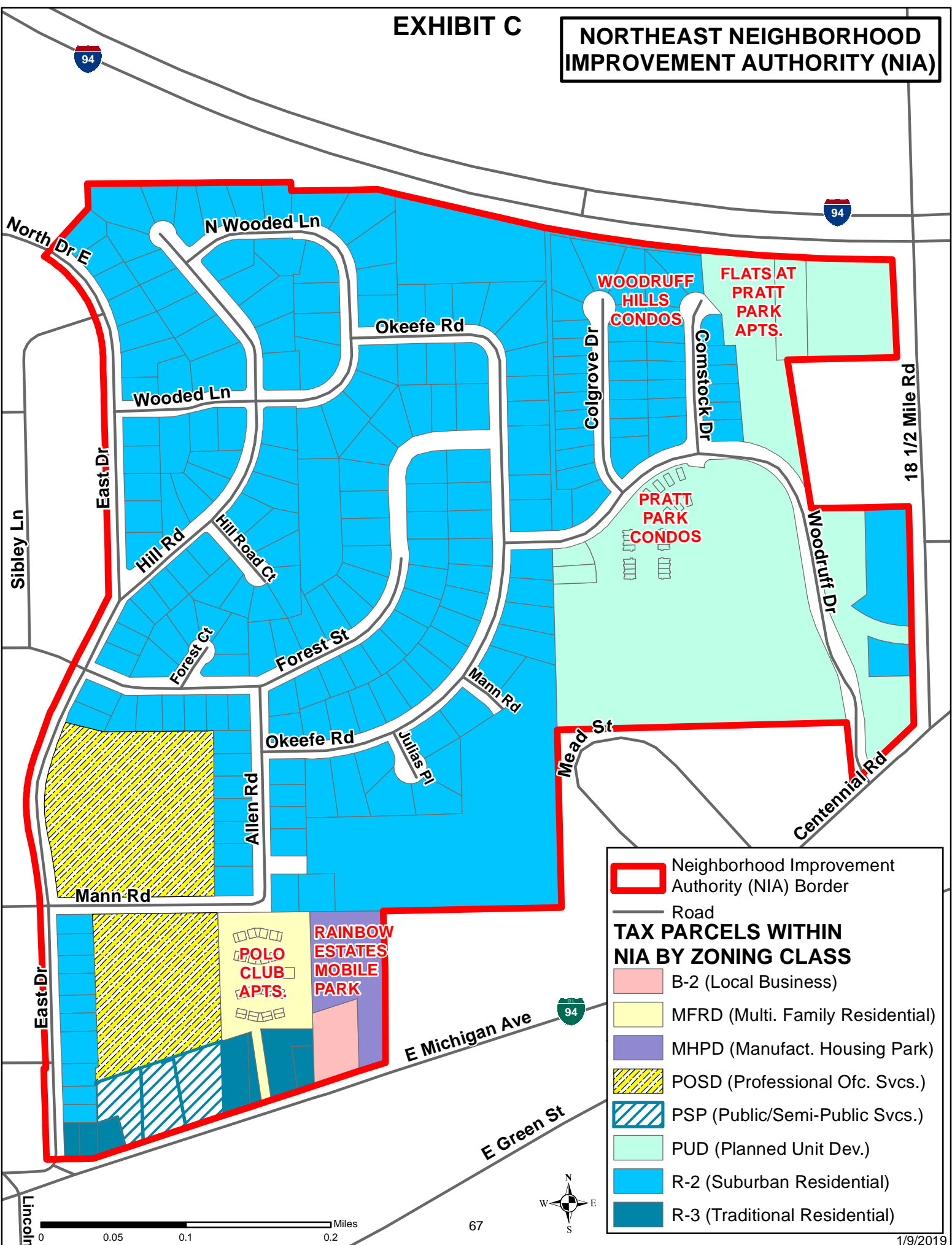
53-025-201-09	1133 CATHEDRAL PKWY	PUD	0.02
53-025-201-10	1135 CATHEDRAL PKWY	PUD	0.02
53-025-201-11	1126 MORNINGSIDE DR	PUD	0.02
53-025-201-12	1124 MORNINGSIDE DR	PUD	0.02
53-025-201-13	1122 MORNINGSIDE DR	PUD	0.02
53-025-201-14	1120 MORNINGSIDE DR	PUD	0.02
53-025-201-15	1121 CATHEDRAL PKWY	PUD	0.02
53-025-201-16	1123 CATHEDRAL PKWY	PUD	0.02
53-025-201-17	1125 CATHEDRAL PKWY	PUD	0.02
53-025-201-18	1127 CATHEDRAL PKWY	PUD	0.02
53-025-201-19	1136 WOODRUFF DR	PUD	0.02
53-025-201-20	1140 WOODRUFF DR	PUD	0.02
53-025-201-21	1144 WOODRUFF DR	PUD	0.02
53-025-201-22	1148 WOODRUFF DR	PUD	0.02
53-025-201-23	1137 CATHEDRAL PKWY	PUD	0.02
53-025-201-24	1141 CATHEDRAL PKWY	PUD	0.02
53-025-201-25	1145 CATHEDRAL PKWY	PUD	0.02

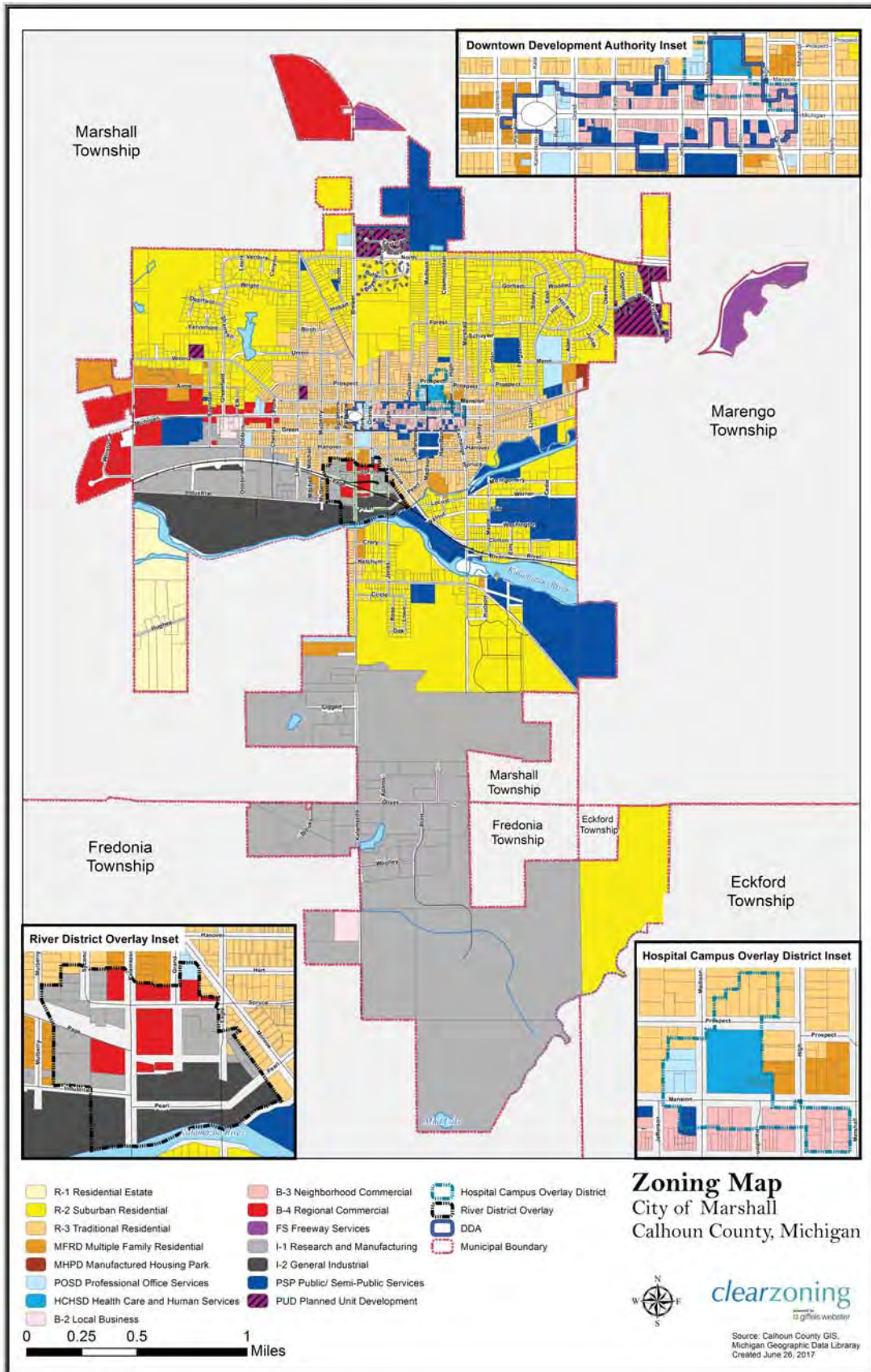
**POTENTIAL NEIGHBORHOOD IMPROVEMENT DISTRICT IN VICINITY OF E. MICHIGAN AVE.
-MARSHALL TAX PARCELS**

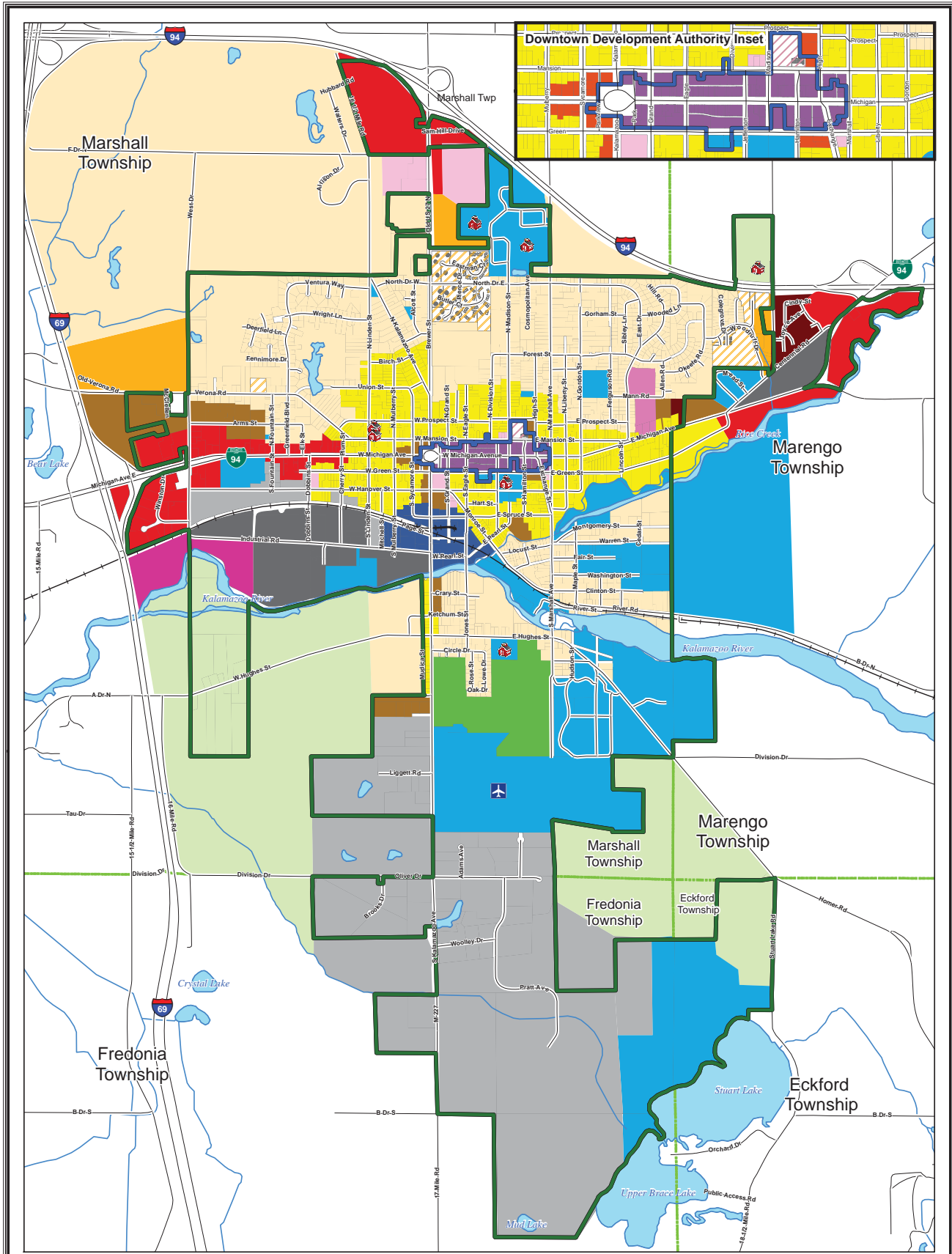
TAX PARCEL	ADDRESS	ZONING	PP/BLL
53-300-112-00	869 E MICHIGAN	B-2	Personal Property
53-299-002-00	875 E MICHIGAN	MHPD	BLL
53-299-003-00	875 E MICHIGAN	MHPD	BLL
53-299-004-00	875 E MICHIGAN	MHPD	BLL
53-299-005-00	875 E MICHIGAN	MHPD	BLL
53-299-006-00	875 E MICHIGAN	MHPD	BLL
53-299-007-00	875 E MICHIGAN	MHPD	BLL
53-299-008-00	875 E MICHIGAN	MHPD	BLL
53-299-009-00	875 E MICHIGAN	MHPD	BLL
53-299-010-00	875 E MICHIGAN	MHPD	BLL
53-299-011-00	875 E MICHIGAN	MHPD	BLL
53-299-012-00	875 E MICHIGAN	MHPD	BLL
53-299-013-00	875 E MICHIGAN	MHPD	BLL
53-299-014-00	875 E MICHIGAN	MHPD	BLL
53-299-015-00	875 E MICHIGAN	MHPD	BLL
53-299-016-00	875 E MICHIGAN	MHPD	BLL
53-299-017-00	875 E MICHIGAN	MHPD	BLL
53-299-018-00	875 E MICHIGAN	MHPD	BLL
53-299-019-00	875 E MICHIGAN	MHPD	BLL
53-299-020-00	875 E MICHIGAN	MHPD	BLL
53-299-021-00	875 E MICHIGAN	MHPD	BLL
53-299-022-00	875 E MICHIGAN	MHPD	BLL
53-299-024-00	875 E MICHIGAN	MHPD	BLL
53-299-025-00	875 E MICHIGAN	MHPD	BLL
53-299-026-00	875 E MICHIGAN	MHPD	BLL
53-299-027-00	875 E MICHIGAN	MHPD	BLL
53-299-028-00	875 E MICHIGAN	MHPD	BLL
53-299-029-00	875 E MICHIGAN	MHPD	BLL
53-299-030-00	875 E MICHIGAN	MHPD	BLL
53-299-031-00	875 E MICHIGAN	MHPD	BLL
53-299-032-00	875 E MICHIGAN	MHPD	BLL
53-299-033-00	875 E MICHIGAN	MHPD	BLL
53-300-389-10	861 E MICHIGAN AVE	MFRD	Personal Property

EXHIBIT C

NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY (NIA)







- | | | |
|------------------------------------|-------------------------|-------------------------------------|
| Residential 1 (max. 1 unit/acre) | Special Project Area 1 | River District Mixed Use |
| Residential 2 (avg. 4 units/acre) | Special Project Area 2 | Hospital |
| Residential 3 (max. 10 units/acre) | Downtown Mixed Use | Public / Semi-Public |
| Residential 4 (max. 10 units/acre) | Transitional Mixed Use | Private Recreation |
| Residential 5 (max. 12 units/acre) | Office | General Industrial |
| Manufactured Housing | Commercial | City of Marshall Municipal Boundary |
| Planned Unit Development | Research and Technology | DDA |

Future Land Use

City of Marshall

Calhoun County, Michigan



0 0.25 0.5 1 Miles

This map does not alter the zoning of any parcel.

Source: Calhoun County GIS,
Michigan Geographic Data Library
Created March 5, 2015

LEGAL DESCRIPTION FOR NORTHEAST NEIGHBORHOOD IMPROVEMENT AUTHORITY

A tract of land within the City of Marshall with Point of Beginning at the southeast corner of Lot 56, Upper Village Annex. Thence north 20 rods, parallel with the east section line of Sect. 25, T2S, R6W. Thence running along the west side of East Dr., north 66 ft. to the southeast corner of Lot 11, East Drive. Thence continuing along the west side of East Dr. right of way, north 501.88 ft. to the northeast corner of Lot 7, East Drive. Thence north 60 ft. crossing Mann Rd. right of way to a point at the southeast corner of Lot 29, East Drive. Thence continuing along the west side of East Dr. right of way along the arc of a curve to the left 212.2 ft., whose radius is 1,420.95 ft. and chord bearing N 08°33'40" W. Thence continuing along said west right of way line along the arc of a curve to the right 330.15 ft., whose radius is 540.46 ft. and chord bearing N 10°57'00" E. Thence along the arc of a curve to the right 143.87 ft., whose radius is 1,741.28 ft. and chord bearing N 19°19'00" E, to a point at the northeast corner of Lot 23, East Drive. Thence continuing along the west right of way line of East Dr., N 28°10'00" E 171.22 ft. to a point at the northeast corner of Lot 76, East Drive #2. Thence crossing Forest St. right of way, N 28°10'00" E 60.12 ft. to a point at the southeast corner of Lot 50, East Drive #2. Thence continuing along the west side of East Dr. right of way, N 28°10'00" E 242.17 ft. to a point at the intersection of East Dr. and Hill Rd. Thence N 00°10'00" E 651.36 ft. to a point at the northeast corner of Lot 42, East Drive #2. Thence continuing along the west side of East Dr. right of way, N 00°10'00" E 216.98 ft. to a point in the south half of Lot 172, East Drive #6. Thence along the arc of a curve to the left 443.79 ft whose radius is 443.84 ft., and delta angle N 89°03'00" E to a point on the north side of Lot 161, East Drive #6. Thence crossing East Dr. right of way, N 43°35'00" E 66 ft. to a point at the southeast corner of Lot 155, East Drive #6. Thence continuing along the east line of said Lot 155, N 43°35'00" E 172.05 ft. Thence continuing along said east line, N 01°07'00" E 88.0 ft., to a point at the northeast corner of said Lot 155. Thence S 88°53'00" E 741.0 ft. to a point at the northeast corner of Lot 88, East Drive #3. Thence along the east line of said Lot 88, S 00°09'00" W 31.42 ft. to a point at the northwest corner of Lot 179, East Drive #7. Thence S 89°57'24" E 314.29 ft. along the east-west ¼ line of Sect. 19, T2S, R5W. Thence along the arc of a curve to the left 626.11 ft., whose radius is 6,736.12 ft. and chord bearing S 75°13'25" E 625.88 ft. to a point on the east line of the west ½ of southwest ¼ of said Sect. 19. Thence along the arc of a curve to the left 1,273.03 ft., whose radius is 6,736.12 ft. and chord bearing S 80°15'03" E 573.38 ft. Thence S 00°06'30" W 355.4 ft. along the west line of 18 ½ Mile Rd. right of way. Thence N 89°56'48" W 390.56 ft. Thence S 07°38'42" E 547.89 ft. to a point on the east side of Woodruff Dr. right of way. Thence S 89°55'50" E 353.76 ft. to a point on the west side of 18 ½ Mile Rd. right of way. Thence S 00°06'30" W 796.67' to a point on the north side of Centennial Rd. right of way. Thence along said right of way, S 48°37'24" W 326.30 ft. Thence N 00°00'12" E 231.54 ft. to a point on the west side of Woodruff Dr. right of way. Thence N 89°55'21" W 1055.41 ft. to the east line of the east ½ of the southwest ¼ of Sect. 19, T2S, R5W. Thence south along said east line 641.25 ft. Thence S 89°25'26" W 338.91 ft. Thence S 89°25'16" W 353.91 ft. Thence south 600 ft. to a point on the north line of E. Michigan Ave. right of way. Thence continuing along said right of way, S 73°20'00" W 272.26 ft. to the west section line of Sect. 30, T2S, R5W. Thence continuing along said right of way, S 73°34'00" W 851.9 ft. to a point on the south line of Lot 59, Upper Village Annex. Thence N 89°20'00" W 102.5 ft. to a point at the southwest corner of Lot 58, Upper Village Annex, said point also being the east line of East Dr. right of way. Thence N 89°20'00" W 66 ft. to a point at the southeast corner of Lot 56, Upper Village Annex, said point also being the Point of Beginning.

EXHIBIT G

Northeast Neighborhood Improvement Authority

Project A – Development of 10 Single Family Homes

Infrastructure Improvements Include:

- New City Street – Mann Rd. to Michigan Ave.
- Sanitary Sewer System
- Storm Sewer System
- Watermain Loop
- Sidewalks along new city street and along Mann Rd to East Dr.

Est. Infrastructure Cost: \$600,000

Electric and FiberNet not included

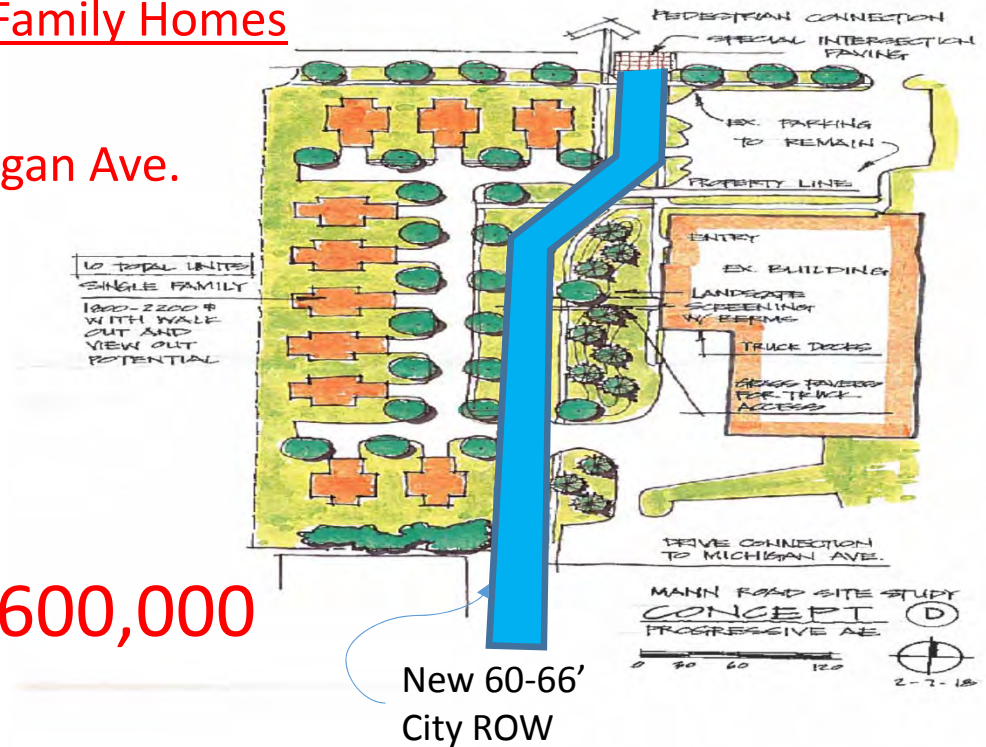


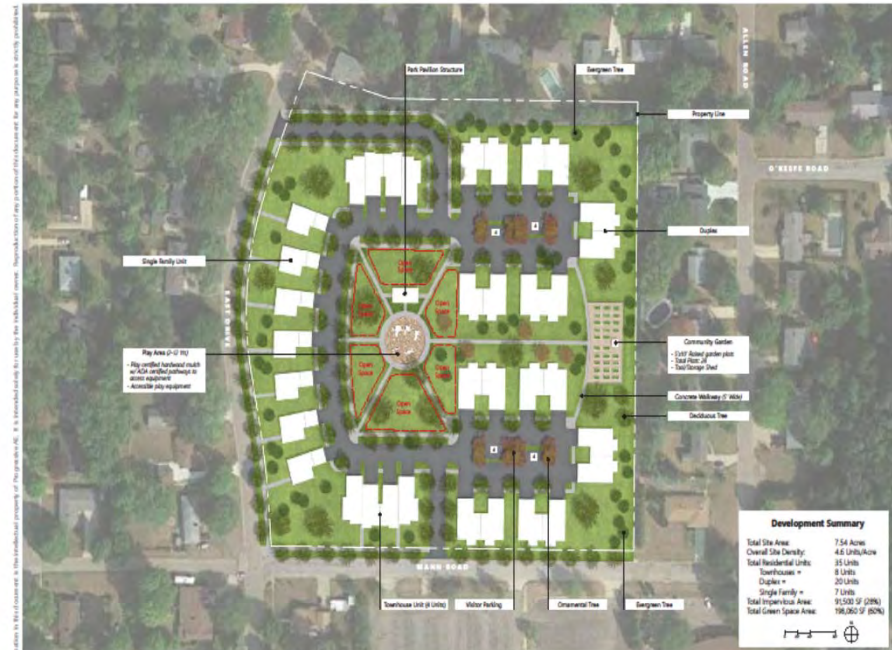
EXHIBIT H

Northeast Neighborhood Improvement Authority

Project B – Development of 35 Units

Infrastructure Improvements Include:

- Sanitary Sewer System
- Watermain Loop
- Sidewalks along East Dr. and Mann Rd.



Est. Infrastructure Cost: \$375,000

Electric and FiberNet not included



ADMINISTRATIVE REPORT
April 15, 2019 - CITY COUNCIL MEETING

REPORT TO: Honorable Mayor and City Council Members

FROM: Trisha Nelson, Planning and Zoning Administrator
Tom Tarkiewicz, City Manager

SUBJECT: Approve Special Land Use #SLU19.01 – Domino's Pizza,
912 W. Michigan Avenue

BACKGROUND: Matt O'Connor, Developer for Domino's Pizza, is requesting a Special Land Use Permit for a drive-through facility at 912 W. Michigan Avenue. The property is zoned B-4 Regional Commercial District and a restaurant with an accessory drive-through facility requires a special land use permit.

On April 10, 2019 the Planning Commission held a public hearing on the Special Land Use request. There was no public in attendance for comment. Commissioners determined that all requirements have been met and did not feel the need to place any special conditions on the request.

MOTION by Rodgers, supported by VanHoof, to recommend that City Council approve the Special Land Use Application #SLU19.01 for Domino's Pizza at 912 W. Michigan Avenue for an accessory drive-through window. On a Voice Vote: **MOTION CARRIED.**


RECOMMENDATION: The Planning Commission recommends that City Council approve Special Land Use Application #19.01 for Domino's Pizza at 912 W. Michigan Avenue for an accessory drive-through window.


FISCAL EFFECTS: None at this time.

ALTERNATIVES: As suggested by Council.

CITY GOAL CLASSIFICATION: GOAL AREA I: ECONOMIC DEVELOPMENT
Sustain and intensify the economic vitality of the Marshall area.

Respectfully submitted,


Trisha Nelson
Planning and Zoning Administrator


Tom Tarkiewicz
City Manager

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cityofmarshall.com



**ADMINISTRATIVE REPORT
APRIL 15, 2019 - CITY COUNCIL MEETING**

REPORT TO: Honorable Mayor and Council Members

FROM: Ed Rice, Director of Electric Utilities
Jessica Slusarski, FiberNet Customer Service/Marketing Mgr.
Tom Tarkiewicz, City Manager

SUBJECT: Fiber-To-The-Premise Service Rates - Revision

BACKGROUND: Per Article XI, Section 11.04 of the Marshall City Charter "The rates for public utility services, within the city, shall be set by the City Council and shall be uniform and reasonable prices".

At its regular meeting on August 8, 2017 the City Council approved an initial rate schedule to be applied for residential and commercial customers of the City's new FiberNet utility. The rate schedule has since been used for new customers connecting to the FiberNet system. Three (3) new tiers are now recommended to be added to the schedule because of customer demand as follows: 1) 500/500 Mbps at \$150/month for residential customers; 2) 60/60Mbps at \$60/month for small businesses; and, 3) 10Gbps/10Gbps at \$10,000/month for large industrial customers.

Residential			Commercial		
Tier	Download/Upload Speed (Mbps)	Price/Mo.	Tier	Download/Upload Speed (Mbps)	Price/Mo.
1*	50/50	\$40	1*	60/60	\$60
2*	150/150	\$60	2*	250/250	\$99
3*	250/250	\$99	3**	150/150	\$150
4*	500/500	\$150	4**	300/300	\$300
5*	1Gbps/1Gbps	\$200	5**	500/500	\$500
			6**	1Gbps/1Gbps	\$1,000
			7**	10Gbps/10Gbps	\$10,000

* 1 NO STATIC IP ADDRESS
** INCLUDES STATIC IP (5 USEABLE)

•COMMERCIAL TIER REQUIRED FOR ALL NON-RESIDENTIAL PREMISES

RECOMMENDATION: It is recommended by staff that the City Council adopt the attached resolution which implements revised service level rates for the FiberNet project.

FISCAL EFFECTS: With the revised rates and tier subscription adjustments the FiberNet project will have additional revenue opportunity.

ALTERNATIVES: 1) As suggested by City Council

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CITY GOAL CLASSIFICATION:

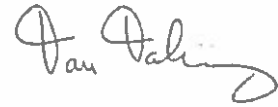
GOAL AREA 4. INFRASTRUCTURE

Goal Statement: Preserve, rehabilitate, maintain and expand city infrastructure and assets.

Respectfully Submitted,



Edward E. Rice, P.E.
Electric Utilities Director



Jessica Slusarski
FiberNet Customer Service Mgr.

Tom Tarkiewicz
City Manager

**CITY OF MARSHALL, MICHIGAN
RESOLUTION #2019-**

**RESOLUTION TO ESTABLISH A FEE SCHEDULE FOR
FIBER TO THE PREMISE SERVICE**

WHEREAS, Article XI, Section 11.04 of the Marshall City Charter provides that the rates for public utility services within the city, shall be set by the city council and shall be at uniform and reasonable prices.

THEREFORE, BE IT RESOLVED that the City Council of the City of Marshall hereby adopts the following fee schedule for Fiber to the Premise service.

Residential			Commercial		
Tier	Download/Upload Speed (Mbps)	Price/Mo.	Tier	Download/Upload Speed (Mbps)	Price/Mo.
1*	50/50	\$40	1*	60/60	\$60
2*	150/150	\$60	2*	250/250	\$99
3*	250/250	\$99	3**	150/150	\$150
4*	500/500	\$150	4**	300/300	\$300
5*	1Gbps/1Gbps	\$200	5**	500/500	\$500
			6**	1Gbps/1Gbps	\$1,000
			7**	10Gbps/10Gbps	\$10,000
* 1 NO STATIC IP ADDRESS					
** INCLUDES STATIC IP (5 USEABLE)					
•COMMERCIAL TIER REQUIRED FOR ALL NON-RESIDENTIAL PREMISES					

Adopted and signed this _____ day of _____, 2019.

I, Trisha Nelson, being duly sworn as the Clerk for the City of Marshall, hereby certify that foregoing is a true and complete copy of a resolution adopted by the City Council, City of Marshall, County of Calhoun, State of Michigan, at a regular meeting held on April 15, 2019, and that said meeting was conducted and that the minutes of said meeting were kept and will be or have been made available

Trisha Nelson, City Clerk



ADMINISTRATIVE REPORT
April 15, 2019 – City Council Meeting

REPORT TO: Honorable Mayor and Council Members

FROM: Ed Rice, Director of Electric Utilities
Tom Tarkiewicz, City Manager

SUBJECT: Purchase of Overhead Conductor and transformers
for Michigan Pure Medical (MPM) Facility

BACKGROUND: Michigan Pure Medical located on US227 South has requested electric service of 12,000 kilowatts by August 2019. In order to provide this new electric service on schedule, an expedited project of approximately 1.5 miles of new three phase 7.2/12.5KV overhead electric distribution system will be constructed by city electric crews to the site. The line extension will require 30,000 feet of 795 ACSR aerial conductor which has a lead time of six to eight weeks.

This type of conductor was recently quoted for the Monroe St. Bridge Project with the purchase being awarded to the low bidder, WESCO from the Lansing MI office, at a price of \$1.70/foot.

In order to meet MPM'S in service schedule, WESCO was contacted on March 22, 2019 to determine if they would provide the conductor at the same price as for the bridge project. WESCO agreed to hold the price with the condition that the order be placed that day. This was approved and the order was placed.

The MPM project will also require two 3750 kva transformers. The deliver time is up to 12 weeks. The City typically purchases transformers from Solomon Corporation due to their lower bid prices. Solomon Corporation has quoted a price of \$60,000 for each transformer for a total of \$120,000.

RECOMMENDATION: Staff recommends that Council confirms the purchase of 30,000 feet of overhead 795 ACSR conductor from WESCO at \$1.70/foot for a total amount of \$51,000 with a 10% contingency. It is further recommended that the City purchase the two transformers from Solomon Corporation at a cost of \$120,000.

FISCAL EFFECTS: This new circuit was not budgeted for in fiscal year 2019. Once the total project costs are determined, staff will present to Council a budget adjustment for Electric account 582-900-970.16.

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CITY GOAL CLASSIFICATION:

GOAL AREA 4. INFRASTRUCTURE

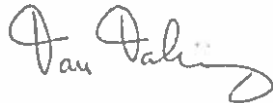
Goal Statement: Preserve, rehabilitate, maintain and expand city infrastructure and assets.

ALTERNATIVES: As suggested by City Council.

Respectfully Submitted,



Edward E. Rice
Director of Electric Utilities



Tom Tarkiewicz
City Manager