

# **City of Flint, Michigan**

*Third Floor, City Hall  
1101 S. Saginaw Street  
Flint, Michigan 48502  
www.cityofflint.com*



## **Meeting Agenda - Final**

**Wednesday, January 23, 2019**

**5:00 PM**

**Agenda amended to include 190017 and 190018**

**Committee Room**

## **GOVERNMENTAL OPERATIONS COMMITTEE**

*Santino J. Guerra, Chairperson, Ward 3*

*Eric Mays, Ward 1  
Kate Fields, Ward 4  
Herbert J. Winfrey, Ward 6  
Allan Griggs, Ward 8*

*Maurice D. Davis, Ward 2  
Jerri Winfrey-Carter, Ward 5  
Monica Galloway, Ward 7  
Eva L. Worthing, Ward 9*

*Inez M. Brown, City Clerk*

## ROLL CALL

## ADDITIONS/CHANGES TO AGENDA

*Council shall vote on any agenda changes.*

## EXECUTIVE (CLOSED) SESSION

*The Flint City Council requests an Executive Session for the purpose of discussing CLO Angela Wheeler's October 5, 2018 confidential memorandum to Council in response to Referrals No. 180411 and 180493 (Mayoral Appointments).*

## SPECIAL ORDERS

- 180553** Special Order/Human Relations Commission/Revenue Estimating Commission
- Special Order as requested by Councilperson Fields to discuss the Human Relations Commission and the Revenue Estimating Commission.
- 180554** Special Order/Blight Elimination/Personnel/Equipment
- Special Order as requested by Councilperson Mays on blight elimination, including personnel and equipment.
- 180555** Special Order/Blight Court
- Special Order as requested by Councilperson Winfrey to discuss blight court.
- 180571** Special Order/Attendance Request/Republic Services
- A Special Order as requested by Councilperson Winfrey-Carter, re: She asks that representatives from Republic Services attend the 11/20 Governmental Operations Meeting in order to discuss the company's contract and services provided to residents. [Referral Action Date: 10/22/2018 @ City Council Meeting.]
- 180606** Special Order/Strategic Plan
- A Special Order as requested by Councilperson Fields to discuss the city's Strategic Plan.
- 190018** Special Order/Road Restoration
- A Special Order as requested by Councilperson Fields to discuss road restoration.

## RESOLUTIONS

- 180627 Approval/City of Flint Policy/Disposition of Acquired Land Bank Properties
- Resolution resolving that the Flint City Council agrees to adopt the Policy of Disposition of Acquired Land Bank Properties, as requested by Legal. [NOTE: Policy is attached.]
- 190009 Public Hearing Date/Plant Rehabilitation District/1101 S. Center Road/Zone 2
- Resolution resolving that a public hearing to consider the establishment of a Plant Rehabilitation District (on the property commonly known as 1101 S. Center Road (Zone 2), Flint, be held at 5:30 p.m. on the \_\_\_ day of \_\_\_\_\_ 2019, in City Council Chambers, Flint City Hall, 1101 S. Saginaw Street, Flint, as requested by the Community and Economic Development Division (CED), and that notice of such hearing shall be published in an official paper of general circulation not less than ten (10) days prior to said hearing, AND, resolving that at said hearing interested parties shall have an opportunity to appear and be heard.
- 190010 Public Hearing Date/Plant Rehabilitation District/1101 S. Center Road/Zones 3 & 4
- Resolution resolving that a public hearing to consider the establishment of a Plant Rehabilitation District (on the property commonly known as 1101 S. Center Road (Zones 3 & 4), Flint, be held at 5:30 p.m. on the \_\_\_ day of \_\_\_\_\_ 2019, in City Council Chambers, Flint City Hall, 1101 S. Saginaw Street, Flint, as requested by the Community and Economic Development Division (CED), and that notice of such hearing shall be published in an official paper of general circulation not less than ten (10) days prior to said hearing, AND, resolving that at said hearing interested parties shall have an opportunity to appear and be heard.
- 190017 Extension/Sale of Alcoholic Beverages/St. Patrick's Day
- Resolution resolving that in order to support the celebration of St. Patrick's Day in the City of Flint, as well as to promote Flint restaurants and bars, the sale of beer, wine, spirits, mixed spirits and liquor shall be permitted on Sunday, March 17, 2019, from 7 a.m. until Monday, March 18, 2019, at 2 a.m.

## APPOINTMENTS

*None*

## OLD, OUTSTANDING DISCUSSION ITEMS

- 160410 Status/Speech Dictation Software
- Referral made by Councilperson Eric Mays to CITY ADMINISTRATOR/POLICE CHIEF: He would like to know the status of speech dictation software. Please provide in writing for all councilpersons.

- 170024** Referral/Contract and Information/Natalie Pruett/Rebuild Flint the Right Way
- Referral by Councilperson Fields to ADMIN, re: She requests a copy of the contract between the City and Natalie Pruett, as well a copy of the work produced for funding to this point for the Rebuild Flint the Right Way Project. [Referral Action Date: 1/09/2017 @ Special Affairs Committee Meeting.]
- 170123** Referral/Personnel Policy on Nepotism and Cronyism
- Referral by Councilperson Fields to LEGAL/HUMAN RESOURCES/ADMIN, re: During the February 27th Special Affairs Committee meeting, representatives from the Human Resources Department stated that, sometime during the last year, they submitted to Legal a personnel policy regarding nepotism and/or cronyism for its review. Ms. Fields asks that HR provide a copy of this draft document to the City Council for its perusal. [Referral Action Date: 2/27/2017 @ Special Affairs Committee Meeting.]
- 170253** Referral/Organization Chart
- Referral by Councilperson Fields to MAYOR/ADM, She would like a detailed organization chart for the city that lists titles and the name of the person who currently holds each position. [Referral Action Date: 5/3/2017 @ Governmental Operations Committee Meeting.]
- 170255** Referral/Road Construction Plan/PACER Report
- Referral by Councilperson Fields: She would like to know if there is a road reconstruction plan. If there is she would like a copy. She would also like the latest PACER report, broken down by ward, a list of projects already submitted to the State and a list of all road construction plans. [Referral Action Date: 5/3/2017 @ Governmental Operations Committee Meeting.] [Resent 11-20-18]
- 170402** Discussion Item/Michigan Civil Rights Commission (MCRC)/Resolution for Racial Equity
- A discussion item as requested by Councilperson Mays, re: He would like to discuss the recommendations/resolution mentioned during a July 10th MCRC presentation on racial equity. [Referral Action Date: 7/10/2017 @ City Council Meeting.]
- 170443** Discussion Item/Fund for High Water Bill Assistance
- Discussion Item proposed by Councilperson Mays: He would like to discuss setting aside \$200,000.00 to \$300,000.00 to help constituents with high water bills. [Referral Action Date: 8/9/2017 @ Governmental Operations Committee Meeting.]
- 170472** Referral/Report on New Water Meters
- Referral by Councilperson Fields to PURCHASING/WATER PLANT, re: She

would like an update on the new water meters/transponders that have been installed within the city. Is there software available to utilize these new meters to their fullest capacity (e.g. more accurate usage/billing)? If so, how much will this software cost? [Referral Action Date: 8/28/2017 @ Special Affairs Committee Meeting.]

**170599** Council Review/Rules Governing Meetings of the Council

Per the "Rules Governing Meetings of the Council", the Flint City Council shall review the "Rules Governing Meetings of the Council." [NOTE: The "Rules Governing Meetings of the Council" were originally adopted by the City Council on May 10, 1976, with a 1st Amendment adopted May 24, 2010, a 2nd Amendment adopted on April 27, 2015, and a 3rd Amendment adopted on June 12, 2017.]

**180005** Referral/Police Investigation/Clubs With Recent Violations

A referral by Councilperson Galloway for LAW/POLICE: She would like to know the status of the investigations into clubs with recent violations, including one on Saginaw Street and Piece of the Rock on Dort Highway. [Referral Action Date: 1/3/2018 @ Governmental Operations Committee Meeting.]

**180056** Referral/Legal Opinion/Harassment and Discrimination in the Workplace

Referral by Councilperson Fields to CITY ATTORNEY, re: She asks for a legal opinion as to whether or not Councilperson Mays' conduct during some council/committee meetings rises to the level of harassment, threats and/or intimidation, particularly in light of the City's Harassment and Discrimination Policy as adopted by EM Ambrose in April of 2015. [Referral Action Date: 2/12/2018 @ Special Affairs Committee Meeting.]

**180059** Discussion Item/"Pilot Program"/Tax Reverted Property

Discussion Item as requested by Councilperson Mays, re: He would like to discuss the necessary rules, policies, procedures, etc. for establishing a "pilot program" for the disposal of seven (7) homes recently reverted to the City's ownership by way tax reverted property. [Referral Action Date: 2/13/2018 @ Special City Council Meeting.]

**180073** Discussion Item/Road Restoration/Previous/Ongoing

Discussion item proposed by Councilperson Fields, re: She would like a discussion item about road restoration, previous and ongoing, for Governmental Operations. [Referral Action Date: 2/21/2018 @ Finance Committee Meeting.]

**180087** Discussion Item/Ethics Board/Ombudsperson

A discussion item from Councilperson Fields to ADMIN/LAW, re: She would like to discuss setting up basic criteria for the Ethics Board and job qualifications for the

- Ombudsperson. [Referral Action Date: 2/21/2018 @ Governmental Operations Committee Meeting.]
- 180183** Referral/Certification/Files Shredded in Human Resources/Labor Relations
- A referral as requested by Councilperson Fields to Human Resources Director: She would like a copy of the certification for the files recently shredded in Human Resources/Labor Relations (as discussed at the April 4, 2018 Governmental Operations Meeting). [Referral Action Date: 4/4/2018 @ Governmental Operations Committee Meeting.]
- 180236** Revenue/Downtown Parking Meters
- Referral from Councilperson Guerra to LEGAL: re, he would like to know if the city can take back the revenue from parking meters from the Downtown Development Authority (DDA). [Referral Action Date: 5/9/2018 @ Governmental Operations Committee Meeting.]
- 180293** Discussion Item/Chief Public Health Advisor
- Discussion Item as requested by Councilperson Worthing, re: What is the exact role of the City's Chief Public Health Advisor?
- 180348** Referral/Question/Use of Electronic Cigarettes in Restaurants
- Referral by Councilperson Guerra to CITY ATTORNEY, re: He would like to know if the use of electronic cigarettes (vaping) is a health concern inside restaurants. [Referral Action Date: 6/20/2018 @ Finance Committee Meeting.]
- 180368** Update/Schedule for Mowing Right-of-Ways
- Referral by Councilperson Winfrey-Carter to TRANSPORTATION: She would like to know when the right-of-ways will be cut, particularly in the area of Dayton and Mason. [Referral Action Date: 7/18/2018 @ Governmental Operations Committee Meeting.]
- 180411** Referral/Legal Opinion/Executive Staff and Departments/Directors and Appointees
- Referral by Councilpersons Fields and Galloway to LEGAL, re: They ask for a legal opinion on, as well as general information, regarding executive staff and departments, etc., as follows: (1) What are Mayor Weaver's current five (5) Executive Staff positions, per City Charter Section 4-202, and who currently holds these positions?; (2) What are the City's current Executive Departments, per Charter Sec. 4-203?; (3) Who currently holds a position as (or is acting as) "Department Director", per Charter Sec. 4-203(F) (position title and individual)?; (4) To which positions has Mayor Weaver "appointed" someone and who has been named or appointed to those positions?; (5) What is the breakdown for all mayoral appointments, i.e., who/which positions are appointments, hirees, professional service agreement placements, etc. All information to include executive and

departmental (City) staff, not board members. [Referral Action Date: 8/13/2018 @ City Council Meeting.]

**180439** Discussion Item/Absentee Ballot Voting/City of Flint

Referral by Councilperson Mays to CLERK, re: He would like a discussion item about absentee ballot voting in the City of Flint on the Governmental Operations Agenda. [Referral Action Date: 8/22/2018 @ Governmental Operations Committee Meeting.]

**180444** Referral/Street Sweepers

Referral by Councilperson Winfrey-Carter to ADMIN/STREET MAINTENANCE, re: She asks if street sweepers can again be utilized to address debris along the city's streets, as well as to help keep the areas around sewer drains clean. [Referral Action Date: 8/27/2018 @ City Council Meeting.]

**180447** Discussion Item/City Council Referral Process

Discussion Item as requested by Councilperson Galloway, re: She would like to begin discussions regarding amendments to the City Council Rules, specifically concerning the Council's referral process and the need to have it outlined and incorporated into said rules. [Referral Action Date: 8/27/2018 @ City Council Meeting.]

**180449** Referral/Issuance of Medical Marijuana Cards

Referral by Councilperson Galloway to LEGAL/CLERK, re: She asks whether or not businesses who deal with medical marijuana products can also issue medical marijuana cards [@ 2020 S. Center Road]. Under current laws, exactly who is allowed to issue these cards? [Referral Action Date: 8/27/2018 @ City Council Meeting.]

**180475** Referral/Use of Random Predictive Software/Location of Lead Pipes

A referral as requested by Councilperson Guerra to FIN/DPW: He would like to know if the city used Random Predictive Software to predict the location of lead pipes. If so, why did the city stop using it and what was the success rate. If not, why not. [Referral Action Date: 9/5/2018 @ Governmental Operations Committee Meeting.]

**180487** Discussion Item/Genesee County Warning Sirens

A discussion item as requested by Councilperson Guerra, re: He would like to discuss the county's warning (tornado) sirens that are tested on the first Saturday of each month (from March through November) because he has been getting complaints from residents who can't hear the warning. [Referral Action Date: 9/10/2018 @ Special Affairs Committee Meeting.]

**180488** Discussion Item/Landlord Task Force

A discussion item as requested by Councilperson Guerra, re: He would like to discuss the possibility of having a task force whose responsibility would be checking on landlords and their properties with regard to code enforcement and other rules/laws. [Referral Action Date: 9/10/2018 @ Special Affairs Committee Meeting.]

**180491** Referral/City Council Parliamentarian Session

Referral by Councilperson Worthing to CLERK, re: She would like to know if it is possible to schedule another parliamentarian session for City Council members, specifically with regard to Points of Order and Points of Information. [Referral Action Date: 9/10/2018 @ City Council Meeting.]

**180493** Referral/Legal Opinion/City Charter Appointment Sections

Referral by Councilperson Fields to LEGAL, re: She would like to know if there are any legal ramifications or concerns for "violating" the City Charter with regard to mayoral appointments, requirements and timelines, etc. [Referral Action Date: 9/10/2018 @ City Council Meeting.]

**180494** Referral/License to Operate

Referral by Councilperson Worthing to CLERK/LICENSING/BSI, re: She would like to know if 2020 S. Center Road and 1938 S. Dort Highway (Piece of the Rock) are open operating under business licenses formally approved by the City of Flint and, if so, under what status are they operating. [Referral Action Date: 9/24/2018 @ City Council Meeting.]

**180536** Referral/GLWA Board Appointment

Referral by Councilperson Fields to ADMIN, re: She would like to know the current status of the City's expected appointment to the Great Lakes Water Authority (GLWA) Board. [Referral Action Date: 10/8/2018 @ Special Affairs Committee Meeting.]

**180537** Referral/Possible Business Violations

Referral by Councilperson Galloway to POLICE/PLANNING and DEVELOPMENT, re: She asks that the business at 1709 S. Saginaw Street (Platinum Hookah) be checked with regard to underage drinking, and drinking and marijuana usage taking place outside of the building. Complainant (owner of business at 1714 S. Saginaw) states that he has trouble keeping Platinum's customers from using his parking lot, that he has been threatened numerous times, and that the majority of the issues he is experiencing stem from the underage drinking. [Referral Action Date: 10/8/2018 @ City Council Meeting.]

**180602** Referral/City Charter Amendments

Referral as requested by Councilperson Fields to LEGAL, re: She asks



whether or not the Attorney's Office is working on Charter amendments and, if so, at whose direction? Why wasn't City Council made aware that Charter amendments were being made? What exactly are the amendments and what is their purpose? [Referral Action Date: 11/19/2018 @ Special Affairs Committee Meeting.]

**180603** Referral/Optimized Corrosion Control

Referral as requested by Councilperson Griggs to ADMIN/DPW, re: He would like a copy of the EPA Administrative Consent Order that requires the City to have optimized corrosion control (see Reso No. 180582 - Arcadis of Michigan LLC). [Referral Action Date: 11/19/2018 @ City Council Meeting.]

**180608** Attendance Request/Land Bank Officials

A referral as requested by Councilperson Mays: re, he would like for Deb Cherry and relevant Land Bank officials to attend the next Governmental Operations Committee to discuss Resolution 180589 (An Objection to the Transfer of Tax-Reverted Property). [Referral Action Date: 11/20/18 @ Governmental Operations Committee Meeting.]

**NEW BUSINESS**

**ADJOURNMENT**

180627

RESOLUTION NO.: \_\_\_\_\_

PRESENTED: 11-20-18

ADOPTED: \_\_\_\_\_

**RESOLUTION ADOPTING THE POLICY OF DISPOSITION OF ACQUIRED LAND BANK PROPERTIES**

**BY THE MAYOR:**

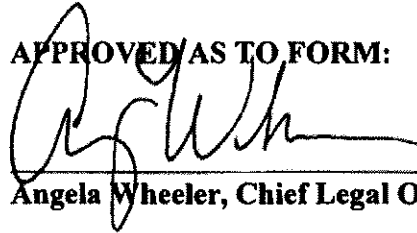
WHEREAS, The City of Flint from time to time will retain the right to properties transferred to the Genesee County Land Bank. Some of the properties may have existing occupants residing at the property.

WHEREAS, The City has prepared a policy in order to dispose of these properties. The policy is attached.

WHEREAS, Mayor, Karen W. Weaver recommends adopting the Policy of Disposition of Acquired Land Bank Properties.

**THEREFORE, BE IT RESOLVED** that the Flint City Council agrees to adopt the Policy of Disposition of Acquired Land Bank Properties.

APPROVED AS TO FORM:



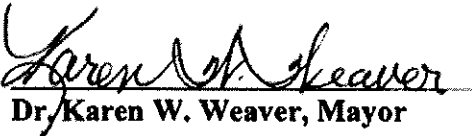
Angela Wheeler, Chief Legal Officer

APPROVED AS TO FINANCE:



Hughey Newsome, Chief Financial Officer

FOR THE CITY OF FLINT:

  
Dr. Karen W. Weaver, Mayor

APPROVED BY CITY COUNCIL:

\_\_\_\_\_  
Herbert Winfrey, City Council President



## **CITY OF FLINT, MICHIGAN**

**Dr. Karen W. Weaver**  
Mayor

### **CITY OF FLINT POLICY OF DISPOSITION OF ACQUIRED LAND BANK PROPERTIES**

The City of Flint from time to time will retain the right to properties transferred to the Genesee County Land Bank. At times some of the properties retained may have existing occupants residing in the property. Therefore, to dispose of these properties, recognizing that residents of the City are occupying the property, the City establishes the policy below.

Current occupants shall have "Right Of First Refusal" to obtain ownership providing they are or were the owner or occupant of said property when the property was transferred to Genesee County Land Bank.

To complete disposition and transaction process; the occupant must meet the following requirements, subject to Flint City Council approval by resolution:

#### **REQUIREMENTS FOR PROPERTY DISPOSITION AND OCCUPANT OWNERSHIP TRANSACTION**

All of the following requirements must be met to qualify for ownership:

- a). Owner or Occupant of the property on the date of transfer or reversion to the City;
- b). The property will transfer "as is";
- c). Water bills **MUST** be current, with the expectation that the current tenant/homeowner shall be responsible for the water bill dating back to January 1, 2018 to the present;
- d). Provide letter from Land Bank detailing offer to purchase including the amount;

- e). Verify the ability to purchase said property;
- f). Provide proof and length of occupancy; must be continuous and uninterrupted;
- g). Occupant must be in good standing in the community; no outstanding warrants or criminal charges pending;
- h). If property is vacant / unoccupied then the property may go on the market and be sold to the highest bidder.

Upon completion of the above requirements; the City of Flint will meet with each occupant owner to complete the transaction, and issue a Quit Claim Deed, subject to Flint City Council approval.

# Resolution Routing

**TO:** Resolution Signatories  
**FROM:** **Law Department**  
**SUBJECT:** RESOLUTION FOR APPROVAL

This RESOLUTION has been forwarded to you for your respective review and approval.

**Date recorded:** 11/19/2018 18-6477

All documents should be reviewed within three working days after receipt by your office.

## Amendment to Adopt Land Bank Properties Policy

The attached resolution is submitted to the Legal Dept. for approval as to form only:

<b>Review and Approval:</b>	<b>IN</b>	<b>OUT</b>	<b><u>Approval</u></b>
1. City Attorney (Form Only):		11/19/2018	
2. Finance		11/19/2018	
3. City Administrator			

**Please call Jennifer at ex. 2082**

190009

Resolution No.: \_\_\_\_\_

Presented: 1-23-19

Adopted: \_\_\_\_\_

**Resolution Setting Hearing Date to Consider the Establishment of a Plant Rehabilitation District**

(1101 S. Center Road, Zone 2 – P.A. 198 of 1974, as amended)

**By the Mayor**

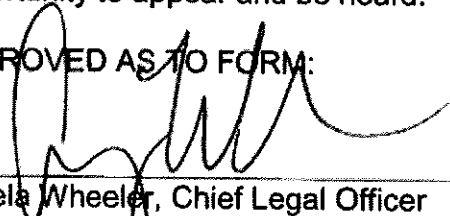
The City of Flint, a qualified local governing unit under Public Act 198 of 1974, proposes to create a Plant Rehabilitation District as requested by the owners of property legally described in the Attachment and commonly known as 1101 S. Center Road, Zone 2.

Before acting upon the request, the Flint City Council, pursuant to Public Act 198 of 1974, shall afford an opportunity for a hearing on the establishment of the Plant Rehabilitation District, at which time the owners and other interested parties may appear and be heard.

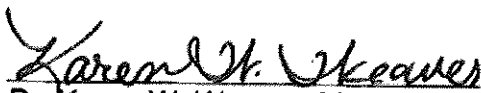
**IT IS RESOLVED**, That such a hearing to consider the establishment of a Plant Rehabilitation District be held on the \_\_\_\_\_ of \_\_\_\_\_, 2019 at 5:30 p.m. in the City Council Chamber of Flint City Hall, 1101 S. Saginaw Street, Flint, Michigan, and the notice of such hearing be published in an official paper of general circulation, not less than ten (10) days prior to said hearing.

**BE IT FURTHER RESOLVED**, That at said hearing, interested parties shall have an opportunity to appear and be heard.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Angela Wheeler, Chief Legal Officer

ADMINISTRATION

  
\_\_\_\_\_  
Dr. Karen W. Weaver, Mayor

CITY COUNCIL

\_\_\_\_\_  
Herbert J. Winfrey, President

**RESOLUTION STAFF REVIEW FORM**

**DATE** – December 20, 2018

**Agenda Item Title:**

- ✓ 1. Resolution Setting a Hearing Date to Establish a Plant Rehabilitation District (1101 N. Center Rd., Zone 2 - P.A. 198 of 1974, as amended)
- 2. Resolution Approving the Establishment of a Plant Rehabilitation District (1101 N. Center Rd., Zone 2 – P.A. 198 of 1974, as amended)

**Prepared By**

Department of Planning and Development - Community and Economic Development Division

**Background/Summary of Proposed Action:**

These resolutions are to 1.) set a public hearing date on which to allow for public comments on the establishment of a Plant Rehabilitation District (PRD) and 2.) subsequent approval of the district.

Once established, a PRD allows the eligible applicant to apply for an Industrial Facilities Exemption Certificate. If approved, the taxes on the building within the district is frozen at the assessed value of the building prior to improvement.

**Financial Implications:** - None

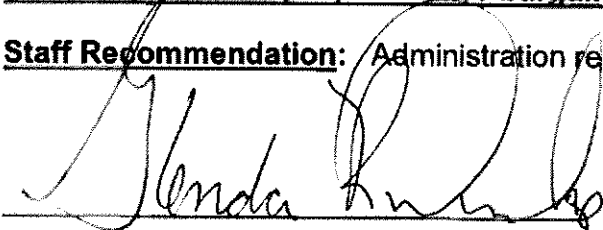
**Budgeted Expenditure:** Yes  No  **Please explain, if no:**

**Account #:** Reviewed and approved by C. Dotson N/A  
Date

**Pre-encumbered:** Yes  No  **Requisition #** \_\_\_\_\_

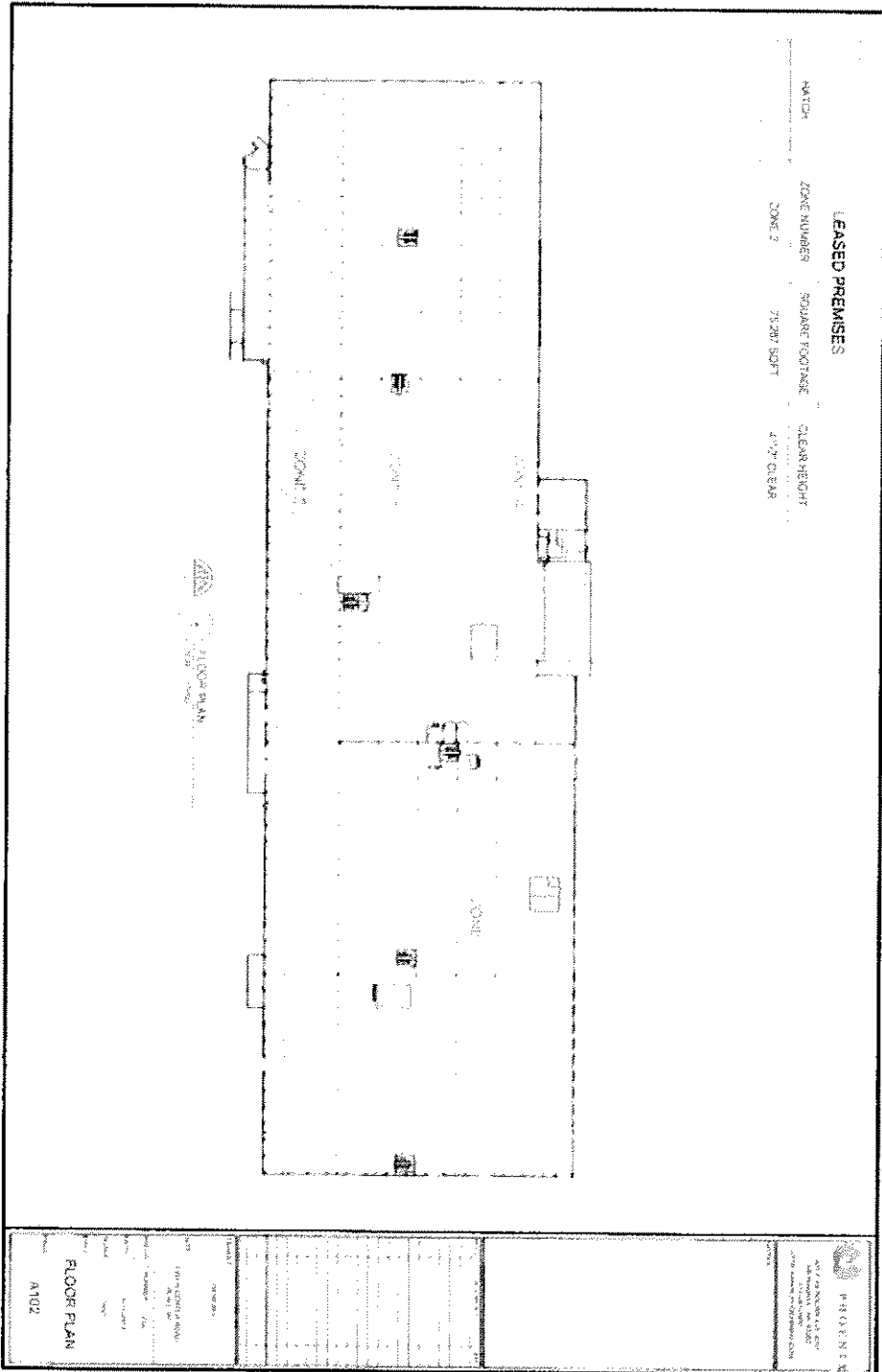
**Other Implications (i.e., collective bargaining):** None known

**Staff Recommendation:** Administration recommends approval.



Glenda R. Dunlap, Program Manager

**EXHIBIT A**  
**SITE PLAN OF PREMISES**



[Exhibit A to Lease by and between Phoenix Flint, LLC and Genesee Packaging, Inc. for certain premises located at 1101 N. Center Road in Flint, Michigan]



## **1101 N. CENTER ROAD – LEGAL DESCRIPTIONS**

### **PROPERTY**

#### **Parcel B:**

The South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, Except that part owned and occupied by the Grand Trunk Railway Company. Also Except the West 40 feet of the South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, lying North of the Grand Trunk Western Railroad Company right of way, and Also Except the West 40 feet of the South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, lying South of the Grand Trunk Western Railroad Company Right of Way. Also Except part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, described as BEGINNING at the intersection of the Northerly line of Robert T. Longway Boulevard (previously referred to as Kearsley Street), with the Easterly line of Averill Avenue, said point being N01°29'W along the North and South 1/4 line, 33.0 feet and N87°52'E, 40.0 feet from the interior 1/4 corner of said Section 9; Thence N01°29'W along said Easterly line, 17.36 feet to the intersection of said Easterly line of Averill Avenue and the Southerly line of the Grand Trunk Western Railroad Right of Way; Thence N89°26'E along said Southerly line, 10.0 feet; Thence S62°18'42"E, 34.40 feet to the Northerly line of Robert T. Longway Boulevard; Thence S87°52'W along said Northerly line, 40.0 feet to the POINT OF BEGINNING.

#### **LEASE AREA 1 – Genesee Packaging, Inc. 215,000sf**

Land over the above described Parcel B, being part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, more particularly described as: Commencing at the North 1/4 Corner of said Section 9; thence along the North line of said Section 9, S89°05'51"E, 40.00 feet; thence S00°44'47"W, 40.00 feet to the intersection of the South line of Davison Road (40 foot half width - public) and the East line of N Averill Avenue (80 foot wide - public); thence along said East line S00°44'47"W, 1281.89 feet to the Northwest corner of said Parcel B; thence continuing along said East line, also being the West line of said Parcel B, S00°44'47"W, 758.22 feet; thence S88°23'50"E, 118.00 feet to the POINT OF BEGINNING; thence continuing S88°23'50"E, 483.15 feet; thence N01°36'10"E, 59.98 feet; thence S88°23'50"E, 99.65 feet; thence N01°36'10"E, 6.89 feet; thence S88°23'50"E, 138.26 feet; thence S01°36'10"W, 18.85 feet; thence S88°23'50"E, 83.60 feet; thence S01°36'10"W, 288.64 feet; thence N88°23'50"W, 804.67 feet; thence N01°36'10"E, 240.63 feet to the POINT OF BEGINNING. Containing ±212,863 square feet of land.

#### **LEASE AREA 2 – Genesee Packaging, Inc. 75,267sf**

Land over the above described Parcel B, being part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, more particularly described as: Commencing at the North 1/4 Corner of said Section 9; thence along the North line of said Section 9, S89°05'51"E, 40.00 feet; thence S00°44'47"W, 40.00 feet to the intersection of the South line of Davison Road (40 foot half width - public) and the East line of N Averill Avenue (80 foot wide - public); thence along said East line S00°44'47"W, 1281.89 feet to the Northwest corner of said Parcel B; thence continuing along said East

line, also being the West line of said Parcel B, S00°44'47"W, 758.22 feet; thence S88°23'50"E, 118.00 feet; thence S01°36'10"W, 240.63 feet to the POINT OF BEGINNING; thence S88°23'50"E, 804.67 feet; thence S01°36'10"W, 91.32 feet; thence N88°23'50"W, 804.67 feet; thence N01°36'10"E, 91.32 feet to the POINT OF BEGINNING. Containing ±73,486 square feet of land.

**RESOLUTION REVIEW FORM**

FROM: DCED/- GRD  
Department/Author

DATE: December 20, 2018  
NO. 18-6494  
Law Office Login #

RESOLUTION NAME: **Reso Setting Hearing Date for Plant Rehab District - 1101 N. Center Rd. Zone 2**

Date In:

**1. RESOLUTION REVIEW - PLANNING AND DEVELOPMENT DIRECTOR**

By: Suzanne Wilcox  
Planning and Development Director

DATE: 12/20/18  
(Date)

Date In:

**2. RESOLUTION REVIEW - LEGAL**

The attached RESOLUTION is submitted to the Legal Department for Approval as to FORM ONLY:  
The Legal Department has reviewed the RESOLUTION as to Form on this form approves as to FORM ONLY

12-21-18, and by signing  
(Date)

By: [Signature]  
Legal Officer

DATE: 12-21-18

190010

Resolution No.: \_\_\_\_\_

Presented: 1-23-19

Adopted: \_\_\_\_\_

**Resolution Setting Hearing Date to Consider the Establishment of a  
Plant Rehabilitation District**

(1101 S. Center Road, Zones 3 & 4 – P.A. 198 of 1974, as amended)

**By the Mayor**

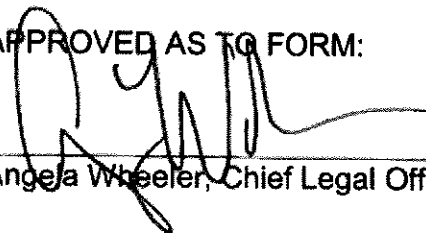
The City of Flint, a qualified local governing unit under Public Act 198 of 1974, proposes to create a Plant Rehabilitation District as requested by the owners of property legally described in the Attachment and commonly known as 1101 S. Center Road, Zones 3 & 4.

Before acting upon the request, the Flint City Council, pursuant to Public Act 198 of 1974, shall afford an opportunity for a hearing on the establishment of the Plant Rehabilitation District, at which time the owners and other interested parties may appear and be heard.

**IT IS RESOLVED**, That such a hearing to consider the establishment of a Plant Rehabilitation District be held on the \_\_\_\_\_ of \_\_\_\_\_, 2019 at 5:30 p.m. in the City Council Chamber of Flint City Hall, 1101 S. Saginaw Street, Flint, Michigan, and the notice of such hearing be published in an official paper of general circulation, not less than ten (10) days prior to said hearing.

**BE IT FURTHER RESOLVED**, That at said hearing, interested parties shall have an opportunity to appear and be heard.

APPROVED AS TO FORM:

  
\_\_\_\_\_  
Angela Wheeler, Chief Legal Officer

ADMINISTRATION

  
\_\_\_\_\_  
Dr. Karen W. Weaver, Mayor

CITY COUNCIL

\_\_\_\_\_  
Herbert J. Winfrey, President

## RESOLUTION STAFF REVIEW FORM

**DATE** – December 20, 2018

**Agenda Item Title:**

- ✓ 1. Resolution Setting a Hearing Date to Establish a Plant Rehabilitation District (1101 N. Center Rd., Zones 3 & 4 – P.A. 198 of 1974, as amended)
2. Resolution Approving the Establishment of a Plant Rehabilitation District (1101 N. Center Rd., Zones 3 & 4 – P.A. 198 of 1974, as amended)

**Prepared By**

Department of Planning and Development - Community and Economic Development Division

**Background/Summary of Proposed Action:**

These resolutions are to 1.) set a public hearing date on which to allow for public comments on the establishment of a Plant Rehabilitation District (PRD) and 2.) subsequent approval of the district.

Once established, a PRD allows the eligible applicant to apply for an Industrial Facilities Exemption Certificate. If approved, the taxes on the building within the district is frozen at the assessed value of the building prior to improvement.

**Financial Implications:** - None

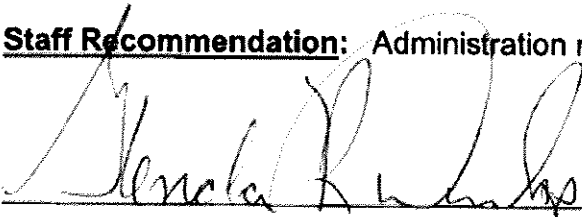
**Budgeted Expenditure:** Yes  No  **Please explain, if no:**

**Account #:** Reviewed and approved by C. Dotson N/A  
Date

**Pre-encumbered:** Yes  No  **Requisition #** \_\_\_\_\_

**Other Implications (i.e., collective bargaining):** None known

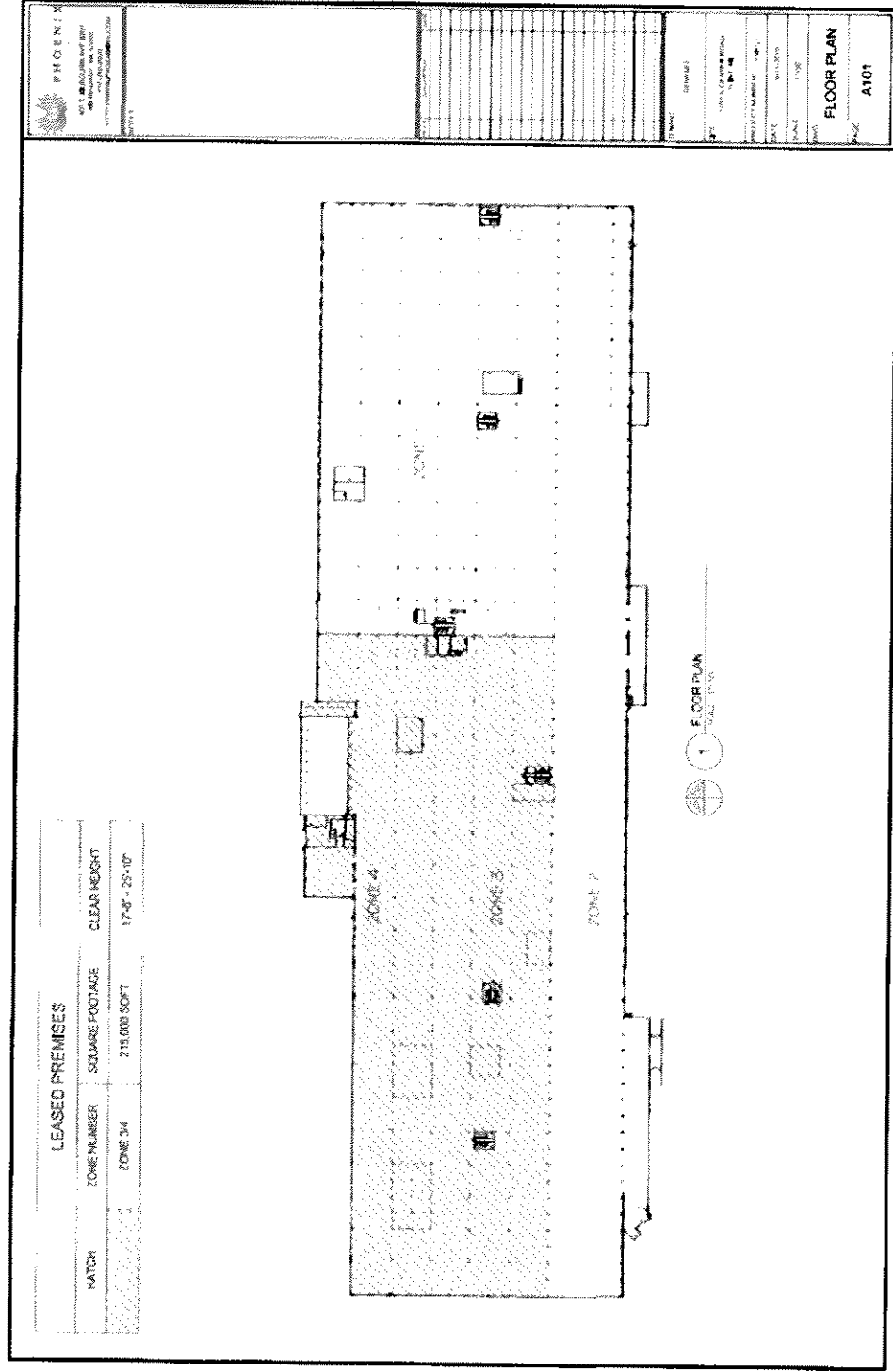
**Staff Recommendation:** Administration recommends approval.



Glenda R. Dunlap, Program Manager

EXHIBIT A

SITE PLAN OF PREMISES



[Exhibit A to Lease by and between Phoenix Flint, LLC and Genesee Packaging, Inc. for certain premises located at 1101 N. Center Road in Flint, Michigan]

## **1101 N. CENTER ROAD – LEGAL DESCRIPTIONS**

### **PROPERTY**

#### **Parcel B:**

The South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, Except that part owned and occupied by the Grand Trunk Railway Company. Also Except the West 40 feet of the South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, lying North of the Grand Trunk Western Railroad Company right of way, and Also Except the West 40 feet of the South 1/2 of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, lying South of the Grand Trunk Western Railroad Company Right of Way. Also Except part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, described as BEGINNING at the intersection of the Northerly line of Robert T. Longway Boulevard (previously referred to as Kearsley Street), with the Easterly line of Averill Avenue, said point being N01°29'W along the North and South 1/4 line, 33.0 feet and N87°52'E, 40.0 feet from the interior 1/4 corner of said Section 9; Thence N01°29'W along said Easterly line, 17.36 feet to the intersection of said Easterly line of Averill Avenue and the Southerly line of the Grand Trunk Western Railroad Right of Way; Thence N89°26'E along said Southerly line, 10.0 feet; Thence S62°18'42"E, 34.40 feet to the Northerly line of Robert T. Longway Boulevard; Thence S87°52'W along said Northerly line, 40.0 feet to the POINT OF BEGINNING.

#### **LEASE AREA 1 – Genesee Packaging, Inc. 215,000sf**

Land over the above described Parcel B, being part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, more particularly described as: Commencing at the North 1/4 Corner of said Section 9; thence along the North line of said Section 9, S89°05'51"E, 40.00 feet; thence S00°44'47"W, 40.00 feet to the intersection of the South line of Davison Road (40 foot half width - public) and the East line of N Averill Avenue (80 foot wide - public); thence along said East line S00°44'47"W, 1281.89 feet to the Northwest corner of said Parcel B; thence continuing along said East line, also being the West line of said Parcel B, S00°44'47"W, 758.22 feet; thence S88°23'50"E, 118.00 feet to the POINT OF BEGINNING; thence continuing S88°23'50"E, 483.15 feet; thence N01°36'10"E, 59.98 feet; thence S88°23'50"E, 99.65 feet; thence N01°36'10"E, 6.89 feet; thence S88°23'50"E, 138.26 feet; thence S01°36'10"W, 18.85 feet; thence S88°23'50"E, 83.60 feet; thence S01°36'10"W, 288.64 feet; thence N88°23'50"W, 804.67 feet; thence N01°36'10"E, 240.63 feet to the POINT OF BEGINNING. Containing ±212,863 square feet of land.

#### **LEASE AREA 2 – Genesee Packaging, Inc. 75,267sf**

Land over the above described Parcel B, being part of the Northeast 1/4 of Section 9, Town 7 North, Range 7 East, City of Flint, Genesee County, Michigan, more particularly described as: Commencing at the North 1/4 Corner of said Section 9; thence along the North line of said Section 9, S89°05'51"E, 40.00 feet; thence S00°44'47"W, 40.00 feet to the intersection of the South line of Davison Road (40 foot half width - public) and the East line of N Averill Avenue (80 foot wide - public); thence along said East line S00°44'47"W, 1281.89 feet to the Northwest corner of said Parcel B; thence continuing along said East

line, also being the West line of said Parcel B, S00°44'47"W, 758.22 feet; thence S88°23'50"E, 118.00 feet; thence S01°36'10"W, 240.63 feet to the POINT OF BEGINNING; thence S88°23'50"E, 804.67 feet; thence S01°36'10"W, 91.32 feet; thence N88°23'50"W, 804.67 feet; thence N01°36'10"E, 91.32 feet to the POINT OF BEGINNING. Containing ±73,486 square feet of land.



**RESOLUTION REVIEW FORM**

FROM: DCED/- GRD  
Department/Author

DATE: December 20, 2018  
NO. 18-6496  
Law Office Login #

RESOLUTION NAME: 4  
**Reso Setting Hearing Date for Plant Rehab District - 1101 N. Center Rd. Zones 3 &**

Date In: \_\_\_\_\_

**1. RESOLUTION REVIEW - PLANNING AND DEVELOPMENT DIRECTOR**

By: Suzanne Wilcox  
Planning and Development Director

DATE: 12/20/18  
(Date)

Date In: \_\_\_\_\_

**2. RESOLUTION REVIEW - LEGAL**

The attached RESOLUTION is submitted to the Legal Department for Approval as to FORM ONLY.  
The Legal Department has reviewed the RESOLUTION as to Form on this form approves as to FORM ONLY.

12-21-18 and by signing  
(Date)

By: \_\_\_\_\_  
Legal Officer

DATE: 12-21-18

190017

RESOLUTION NO. \_\_\_\_\_

PRESENTED: 1-23-19

ADOPTED: \_\_\_\_\_

**RESOLUTION EXTENDING THE SALE OF ALCOHOLIC BEVERAGES ON SUNDAY, MARCH 17, 2019**

**BY THE MAYOR:**

Public Act 2010, No. 213, became effective December 1, 2010 whereby alcoholic beverages may be sold between the hours of 7 a.m. Sunday until 2 a.m. Monday; and

The Act affords local communities discretion in whether to permit the sale of alcoholic beverages before noon on Sunday; and

Pursuant to Flint City Council Resolution No.101308, alcoholic beverages cannot be sold in Flint before noon on Sunday; and

The greater Flint community traditionally celebrates St. Patrick's Day with religious ceremony; family gatherings; a parade; a road race; and events at local restaurants and bars;

This year St. Patrick's Day occurs on Sunday, March 17, 2019; and

Several local restaurants and bars have requested permission to sell alcoholic beverages before noon, so as to promote business and ensure fair competition with neighboring communities that permit pre-noon Sunday alcohol sales.

**IT IS RESOLVED**, that in order to support the celebration of St. Patrick's Day in the City of Flint, as well as to promote Flint restaurants and bars, the sale of beer, wine, spirits, mixed spirits, and liquor shall be permitted on Sunday, March 17, 2019 from 7 a.m. until Monday, March 18, 2013 at 2 a.m.

**APPROVED AS TO FORM:**

\_\_\_\_\_  
Angela Wheeler, Chief Legal Officer

**APPROVED AS TO FINANCE:**

\_\_\_\_\_  
Hughey Newsome, Chief Financial Officer

**FOR THE CITY OF FLINT:**

  
\_\_\_\_\_  
Dr. Karen W. Weaver, Mayor

**APPROVED BY CITY COUNCIL:**

\_\_\_\_\_  
Herbert Winfrey, City Council President