



**CITY OF HART**  
**407 S. STATE ST.**  
**HART, MI 49420**  
**REGULAR MEETING OF CITY COUNCIL - COUNCIL PROCEEDINGS**  
**June 11<sup>th</sup>, 2024**  
**MINUTES – Approved**

**PRESENT:** Mayor Vicki Platt, Councilors Justin Adams, Catalina Burillo, Dean Hodges, Amanda Klotz and Kris Trygstad

**ABSENT:** Jim Evans

**OTHERS PRESENT:** City Manager – Rob Splane, BioPure Superintendent – Paul Cutter, Hart Police Chief – Juan Salazar, Sharon Hallack, Dick Huntington, and Flower (DPS)

Mayor Platt called the meeting to order; following the roll call, then led the Council in the pledge of allegiance.

**APPROVAL OF AGENDA:**

- J. Adams motioned to approve the agenda with striking 5a (I) CLANCI award presentation and was supported by A. Klotz
  - Ayes: 6 Nays: 0 Absent: 1

**PUBLIC COMMENTS:**

- Dick Huntington, 115 Creeks drive, Hart – Thank you for the Draft regarding the Master Deed should be the 1<sup>st</sup> of next week before the committee can review, as long as everything is like what was talked about should be good to sign to be on the agenda for the June 25<sup>th</sup> Council meeting.  
Also concerned over the amount of money going into Vets Park reconstruction. Parks should be maintained but the cost of the park to upgrade seems expensive.  
The trees removed on enterprise drive; I was told they had to be taken out, but the stumps are still there that have to be mowed around.
- Flower, Daves Party Store – The store’s business has been way down due to the construction going on around the store, reaching out to see if there is anything the City can do to help.

**CORRESPONDENCE, EVENTS, PRESENTATIONS:**

**CONSENT AGENDA:**

- Approval of minutes from May 28<sup>th</sup>, 2024
- Bills, Claims, Payroll
- Reports of Boards, Commissions, and Committees
- Department Reports – Police/BioPure/Public Works/Energy/C&E Dvlp
  - A. Klotz motioned to approve Consent Agenda and supported by J. Adams
    - Ayes: 6 Nays: 0 Absent: 1

**ACTION ITEMS:**

- Resolution 2024-15, Adopt Proposed Fiscal Year Budget 2025 Budget  
WHEREAS, the City of Hart pursuant to Chapter IX of the Hart City Charter is required to conduct a public hearing for and adopt an annual budget on or before the first meeting in June each year, and City staff has prepared and submitted a budget for review by various committees and boards, and  
WHEREAS, the City of Hart conducted a Truth in Taxation public hearing on May 28<sup>th</sup>, 2024, formalizing revenue included in the annual budget; and  
WHEREAS, the City of Hart has prepared a 10-Year Capital Improvement Program, a planning and forecasting tool to assess the long-term infrastructure needs of the City; and  
WHEREAS, in order to secure the benefits of efficient self-government and to promote and protect our common interests and welfare, the City Council hereby declares:  
NOW THEREFORE BE IT RESOLVED THAT the Annual Budget for FY2025 (July 1, 2024 – June 30, 2025) and 10-Year Capital Improvement Program is adopted as follows:

<b><u>GENERAL OPERATING FUNDS</u></b>		
	<b><u>REVENUES</u></b>	<b><u>EXPENDITURES</u></b>
<b>General - 101</b>	\$2,458,727	\$2,198,555
	<i>Balance</i>	<i>\$260,172</i>
<b>Major Streets - 202</b>	\$175,400	\$256,000
	<i>Balance</i>	<i>(\$80,600)</i>
<b>Local Streets - 203</b>	\$88,000	\$79,058
	<i>Balance</i>	<i>\$8,942</i>
<b>Street Improvements - 204</b>	\$106,500	\$98,000
	<i>Balance</i>	<i>\$8,500</i>
<b>Park - 208</b>	\$517,460	\$494,325
	<i>Balance</i>	<i>\$23,135</i>
<b>Tax Increment Financing - 215</b>	\$217,400	\$176,205
	<i>Balance</i>	<i>\$41,195</i>
<b>HEART - 244</b>	\$61,000	\$30,300
	<i>Balance</i>	<i>\$30,700</i>
<b>Historic District - 702</b>	\$57,460	\$50,600
	<i>Balance</i>	<i>\$6,860</i>
<b><u>ENTERPRISE FUNDS</u></b>		
<b>Hydroelectric - 580</b>	\$5,755,400	\$6,519,980
	<i>Balance</i>	<i>(\$764,580)</i>
<b>BioPure - 590</b>	\$9,341,750	\$8,091,895
	<i>Balance</i>	<i>\$1,249,855</i>
<b>Water - 591</b>	\$550,903	\$290,960
	<i>Balance</i>	<i>\$259,943</i>
<b><u>SPECIAL FUNDS</u></b>		
<b>Library Debt Service - 301</b>	<b>Retired</b>	<b>Retired</b>
	<i>Balance</i>	<i>\$0</i>
<b>Hart Lake Board - 241</b>	\$27,604	\$32,003
	<i>Balance</i>	<i>(\$5,199)</i>
<b>GRAND TOTAL FY 2025</b>	<b><u>REVENUES</u></b>	<b><u>EXPENDITURES</u></b>
	<b>\$22,800,169</b>	<b>\$21,315,182</b>
	<small>Includes use of cash reserves</small>	<small>Includes interfund transfers</small>
<b>PRIOR YEAR BUDGETED FY2024</b>	<b>\$22,167,449</b>	<b>\$20,637,392</b>

- A. Klotz motioned to approve Resolution 2024-15 and supported by K. Trygstad
  - Ayes: 6 Nays: 0 Absent: 1

- 1<sup>st</sup> Reading - Ordinance NO. 2024-02  
**AN ORDINANCE TO RE-ZONE 020-207-001-00 FROM B-2 GENERAL BUSINESS TO PUD – PLANNED UNIT DEVELOPMENT**

First Reading: 06/11/2024  
 Second Reading & Adoption: 07/09/2024  
 Publication: 07/18/2024  
 Effective Date: Ten days after publication

**THE CITY OF HART ORDAINS:**

The rezoning of 3 East Main Street parcel ID #020-207-001-00, 020-207-004-00, 020-207-004-50, 020-207-005-00, and 020-207-008-00 with from B-2 General Business District to PUD Planned Unit Development. The property proposed for rezoning is legally described as follows:

CITY OF HART: LOT 1, LOT 2 EXC S 1 RD OF E 4 RDS THERE OF, W 1 RD OF LOT 3 EXC S 1 RD THOF, W 76 FT OF LOT 6, W 86 FT OF LOT 7 & ALL OF LOTS 11 & 12 – BLK 7. QCD 2017/18423. WD978072 QC- L2001P5520, QC-L2011P3320. 1978 INCLS 207-002 & 011-00. W ½ OF LOT EX S 1 RD & E 3 RDS OF LOT 3 EX S 1 RD BLK 7. QCD 2017/18423 WD978072 QC-L2011P3320. LOT 5 & S 1 RD OF LOTS 2,3 & 4 EX W 10 FT OF LOT 2 & E ½ OF LOT 6 EX W 10 FT BLK 7. QCD 2017/18423. WD-L2001P19858 QC-L2011P3320 QCD 2020/426. LOT 8 & E ½ OF LOT 7 EX 20 FT OF W SIDE OF E ½ OF LOT 7 BLK 7. WD 2017/9144 & DC FOR STEVEN JAY BRUCE 2017/9144. WD922409 QC-L2011P25345

STATE OF MICHIGAN ) ) SS.  
 COUNTY OF OCEANA )

I, the undersigned, the duly qualified City Clerk of the City of Hart, Oceana County, Michigan, do hereby certify that the foregoing Ordinance amendment was adopted by City of Hart at a regular City Council meeting duly held on the \_\_\_day of \_\_,20\_\_; and that the meeting with held in compliance with notice provisions and all other requirements of Act 267 of the Public Acts of 1976, as amended, I hereby certify that I published the Ordinance amendments and additions in the \_\_\_\_\_on the \_\_ day of \_\_, 20\_\_.

Karla Swihart  
 Hart City Clerk

**DISCUSSION ITEMS:**

- None

**CITY MANAGER'S REPORT:**

**Updates:**

- Review Road Milage goals and discuss renewal Street Milage Discussion  
 Planned re-surfacing of West Main in Fall of 2024 = \$400,000 est.  
 Planned infrastructure upgrades and re-construction of East Main FY2026 = \$1.8M (\$250,000 in Rural Tast Force Grant)

Dirt Roads present in City:

- ✚ South Dryden
- ✚ South Plum
- ✚ South Union
- ✚ North Griswold
- ✚ Beagle Ave
- ✚ Dayton Ave
- ✚ Gilmore Ave
- ✚ Katheryn Street

Resurfacing Needs:

- ✚ East end of Wood

✚ North Dryden

✚ North Plum

- Despite heavy rain event, the 51<sup>st</sup> National Asparagus Festival was a reasonable success. Good attendance at the morning events, fair attendance at the parade, and only about 50 people at the rain location (Heritage Hall) of the evening entertainment. Some local business owners did not like the new parade route. Discussions will be had with the NAF Board to see if this can be addressed prior to the next festival.
- The Starting Block Board is meeting again Thursday to continue work on a Strategic Plan. Once developed, this will be shared with the council for review and comment.
- A meeting is being coordinated with EGLE in Lansing regarding the City's Administrative Consent Order and an EGLE request to update planned projects to lower Hart Lake temperatures. Ongoing discussions will be common in working with local stakeholders.
- Car Show Saturday at the Hart Historic District.
- Infrastructure construction projects are currently on schedule and within budget.
- Hydrocorp will be coming in the last week of June to perform the last round of cross-connection inspections and water meter upgrades. Great efficiency effort in taking 3 meter readers – 3 days a month to 1 meter reader – 1 day a month, plus efficiency in processing time at City Hall saving about 2 days per month. Increased confidence in our utility charges.
- Pending litigation, a terminated employee has issued a count complaint against the City and the City Manager. More information will be coming in the near future, City policy is to not comment on pending litigation.

**Legacy Topics:**

- Safe Routes to School trail project – pending State Approval projected bid spring 2024.

**Upcoming Topics:**

- Adoption of 5-year Park and Rec Master Plan (Currently back and forth negotiation with MDOT)
- Council review of rental inspection policies, procedures, and implementation. Chief Salazar is delayed due to 2 employee resignations and 2 employees parental leave)

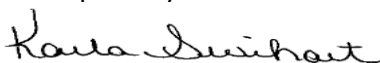
**COMMUNICATIONS FROM THE MAYOR AND COUNCIL:**

- Mayor Platt, Insite of the rain the Asparagus Festival went very well, thank you everyone who attended. The DPW for all their hard work to make our town look beautiful. The Cutters for the flowers downtown  
A. Klotz - Thank you to everyone who had a helping hand. The comments heard through the crowd where great.

**ADJOURN:**

- There being no further business to come before the Council, the meeting adjourned upon a motion by A. Klotz and supported by K. Trygstad. The next regularly scheduled meeting will be on June 25<sup>th</sup>, 2024, at 7:30 pm.

Respectfully Submitted



Karla Swihart, City Clerk