

City of Plainwell

Nick Larabel
Paul Rizzo
EJ Hart
David O'Bryant
Adam Hopkins
Jim Turley
Angela Ridgway
Erik Wilson
Randy Wisnaski



Department of Administration Services
211 N. Main Street
Plainwell, Michigan 49080
Phone: 269-685-6821
www.plainwell.org

“The Island City”

AGENDA
DDA/TIFA/BRA
City Hall Council Chambers
June 8, 2021 7:30 AM

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Approval of Minutes/Summary** –05/11/21 Meeting Minutes
5. **Special Guest**
6. **Chairman’s Report**
7. **Budget Action Items:**
 - A. Review/Change/Recommend the 2021-2022 Budget for BRA DDA TIFA
 - B. Set special meeting to adopt and recommend to Council
8. **BRA Action Items**
 - A. Mill Demolition updates
 - B. Accounts Payable for May of \$703,152.90
9. **DDA Action Items**
 - A. Merchant Meeting Updates - Angela
 - B. Accounts Payable for May of \$1,370.31
10. **TIFA Action Items**
 - A. 425 Conditional Land Transfer Agreement Discussion updates re: possible expansion of property with Gun Plain Township
 - B. Accounts Payable for May of \$656.32
11. **Communications:** 04/26 & 05/10/2021 Council Minutes. Also, the Financial Report/ Summary as of 05/31/21
12. **Public Comments**
13. **Staff Comments:**

Community Updates:
Plainwell Days Festival scheduled for June 12
Downtown Map/Kiosk – up
Otsego Plainwell Chamber Agreement updates – we have not received any new updates from the Chamber re: the new proposed contract/agreement



Businesses:

126 E. Bridge St. behind Beyond Staging/ office space will be new tattoo parlor, former owner of Island City Ink, opening for appointments only.

200 E. Bridge St. – hoping to open in September

Elle Salon is closing

14. Member Comments

15. Adjournment

Note: All public comment limited to two minutes, when recognized please rise and give your name and address.



AGENDA ITEM

7. **BUDGET Action Item:**

A. Changes, updates, or recommendations

B. Set special meeting for adoption and approval to move budget forward to City Council on June 14, 2021

8. **BRA Action Items:**

A. Mill Demolition Progress Updates

B. Accounts Payable:

Recommended Action: Consider confirming the BRA payables for May in the amount of \$703,152.90

9. **DDA Action Items:**

A. Merchant Meeting

B. Accounts Payable:

Recommended Action: Consider confirming the DDA payables for May in the amount of \$1,370.31

10. **TIFA Action Items:**

A. Gun Plain Township update and discussion on the draft 425 agreement. Recommended action: Discussion Only

B. Accounts Payable:

Recommended Action: Consider confirming the TIFA payables for May in the amount of \$656.32

Reminder of Upcoming Meetings

- June 14 – City Council Meeting – 7:00pm
- June 16 – Planning Commission Meeting - 7:00pm
- June 17 – Parks and Trees Meeting -5:00pm
- June 28 – City Council Meeting – 7:00pm

Non-Agenda Items /Training Opportunities/Materials Transmitted



Minutes
Plainwell DDA, BRA and TIFA:
May 11, 2021

1. Call to Order - Meeting called to order at 7:31 a.m. by Larabel
2. Pledge of Allegiance
3. Roll Call
Members Present: Jim Turley, Nick Larabel, EJ Hart, Erik Wilson, Randy Wisnaski, David O'Bryant, Paul Rizzo, Angela Ridgway **Excused:** Adam Hopkins
4. Approval of Minutes of 04/13/21: minutes were approved to place on file.
5. General Public: None
6. Chairman's Report: None
7. BRA Action Items
 - A. Mill Demolition Progress Payout #5 – Biggest issue is schedule, 12-16 weeks over original contract. **Motion was made by Hart to accept the payout #5 seconded by Turley. All in favor vote. Motion Carried**
 - B. Change order for additional project oversight. **Motion was made by Hart for additional funds for project oversight seconded by Turley. All in favor. vote Motion Carried.**
 - C. **Motion to accept accounts payable for April of \$8,128.33 was made by Hart and seconded by Rizzo. All in favor vote. Motion carried.**
8. DDA Action Items
 - A. Plainwell Festival Updates given by Ridgway and Hart. Date June 12, a one-day event this year. Car show, crafts, tractors, kids' events, sidewalk sales etc.
 - B. Merchant Meeting Updates were given by Ridgway. She mentioned that the group will be taking over Ladies Night (formerly a Chamber event); they are taking up a donation for downtown flowers and for a luncheon or breakfast for the flower committee; they created the Merry Mile that was incorporated into the towns Holiday event plans and many more events coming up. She inquired about the city creating a line item or is there a line item that could house funds the Merchant Groups raises, along with funds that were raised through Ladies Night this past year. Siegel will look into this possibility and report back at the next meeting.
 - C. **Motion to accept accounts payable for April of \$460.31 was made by Larabel and seconded by Turley. All in favor vote. Motion carried.**
9. TIFA Action Items
 - A. 425 Conditional Land Transfer Agreement Discussion. Wilson provided an update on the status of the contract. Gun Plain has asked for some language changes, the contract is now at our Attorney's for those changes. The option expires mid-August so we are hoping this moves forward quickly.
 - B. **Motion to accept accounts payable for April of \$761.32 was made by Hart and seconded by Turley. All in favor vote. Motion carried.**
- 10: Communications: 03/22 & 04/12/2021 Council Minutes. Also, the Financial Report/ Summary as of 04/30/2021 **were approved and placed on file.**

11. Public Comments: None

12. Staff Comments: Community Development Manager, Siegel reported:

Community Updates:

Plainwell Festival Days tentatively scheduled for June 12

Memorial Day Parade will be held on Mon. May 31 at 11 a.m.

Downtown Map/Kiosk – ordered; Green Street Marketing typesetting, draft #2. Kiosk is still processing. Map is almost complete

Businesses:

Taqueria San Francisco held 2 open interviews and hopes to be open the end of the Month.

220 S. Main St. sold to a Financial Planning business, will allow Plainwell Antiques to stay. Phase 2 will be to restore the home that is attached. No opening date yet.

Planning and City Council approved the use of 934 E. Bridge St. for a Used Car dealership. If all goes as planned they will be open mid-June.

Island City Tea and Spice opened back up at 111 N. Main St. they will be partnering with Bridge St. Gallery

City Council heard a request, 5/10/21 CC meeting, from Barb Bechtel of Barbed Wire Café regarding purchase of ¼ of the Jenson Lot for an expansion to her business. City Council has tabled the request until more information is gathered from the City Attorney re: sale of a section of city property, are open bids needed. Councilman Wisnaski, mentioned he did not think it was a wise economical decision to sell only a ¼ of the lot, thus prohibiting the remaining property from being developed but, did have an open mind and could be convinced otherwise.

13. Member Comments:

- a. Wisnaski – Reported out on City Council meeting updates; re: Dump trucks needing repair; the dangerous trees, 11 have been identified on city property and will be coming down; and also update the Board on Todd Overhuel's progress.
- b. Ridgway – asked about the Clark Gas Station situation. Wilson provide the following updates. Owner has signed constant agreement, meaning if he does not take care of the list of violations, the city will go in and fix them, and assess his taxes. He has 90 days to compile.

14. Adjournment: **A Motion to adjourn the meeting 8:37 a.m. was made by Larabel and seconded by Rizzo.**

Submitted by Denise Siegel, Community Development Manager

Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA
06/03/2021

2021-2022 Budget			17-18	18-19	19-20	20-21	20-21	20-21	2021-2022
OLD GL NUMBER	NEW GL NUMBER	DESCRIPTION	ACTUAL AMOUNTS	ACTUAL AMOUNTS	ACTUAL AMOUNTS	AMENDED BUDGET	ACTUAL TO 04/30	PROJECTED TOTALS	REQUESTED BUDGET
ESTIMATED REVENUES									
Dept 002 - TAX REVENUES									
443-000-402.040	243-002-404.040	Captured Tax - AdVal Real - City	2,192	4,610	6,146	6,253	6,253	6,253	6,074
443-000-402.041	243-002-404.041	Captured Tax - AdVal Real - Library	263	867	1,112	1,132	1,130	1,130	1,105
443-000-402.042	243-002-404.042	Captured Tax - AdVal Real - Capital Impr	174	368	491	500	500	500	488
443-000-402.043	243-002-404.043	Captured Tax - AdVal Real - Fire Reserve	174	368	491	500	500	500	488
443-000-402.044	243-002-404.044	Captured Tax - AdVal Real - Solid Waste	226	478	638	649	649	649	635
443-000-402.048	243-002-404.048	Captured Tax - AdVal Real - County (All)	1,051	2,234	12,262	12,443	12,443	12,443	20,670
443-000-402.047	243-002-404.050	Captured DDA-SCHOOL	4,733	9,359	2,955	3,008	3,114	3,114	3,043
443-000-402.060	243-002-413.060	Captured Tax - AdVal Pers - City	585	549	506	473	473	473	9,283
443-000-402.061	243-002-413.061	Captured Tax - AdVal Pers - Library	70	103	92	85	86	86	1,688
443-000-402.062	243-002-413.062	Captured Tax - AdVal Pers - Capital Impr	46	44	40	38	38	38	746
443-000-402.063	243-002-413.063	Captured Tax - AdVal Pers - Fire Reserve	46	44	40	38	38	38	746
443-000-402.064	243-002-413.064	Captured Tax - AdVal Pers - Solid Waste	60	57	53	49	49	49	970
443-000-402.065	243-002-413.065	Captured Tax - AdVal Pers - County (All)	280	266	243	228	236	236	4,651
Totals for dept 002 - TAX REVENUES			9,900	19,347	25,069	25,396	25,509	25,509	50,587
Dept 004 - INTERGOVERNMENTAL REVENUE - FEDERAL									
443-000-505.000	243-004-504.000	Federal Grant	65,000	0	0	5,100,000	2,344,878	5,100,000	0
Totals for dept 004 - INTERGOVERNMENTAL REVENUE - FEDERAL			65,000	0	0	5,100,000	2,344,878	5,100,000	0
Dept 009 - INTEREST AND RENTS									
443-000-664.020	243-009-664.020	Interest Earned - Investments	510	273	168	0	0	0	0
Totals for dept 009 - INTEREST AND RENTS			510	273	168	0	0	0	0
Dept 010 - OTHER REVENUES									
443-000-673.000	243-010-673.000	Sale of Fixed Assets - Land	114,637	0	0	0	0	0	0
443-000-694.000	243-010-694.000	Miscellaneous Revenue	650	0	0	0	0	0	0
443-000-697.000	243-010-694.000	Loan Proceeds	0	0	0	510,000	0	510,000	0
Totals for dept 010 - OTHER REVENUES			115,287	0	0	510,000	0	510,000	0
Dept 093 - TRANSFERS FROM OTHER FUNDS									
443-000-676.010	243-093-699.101	Interfund Transfer In - General Fund	0	0	150,000	0	0	20,000	0
443-000-676.080	243-093-699.401	Interfund Transfer In - Capital Improve	67,500	75,000	65,000	80,000	66,667	80,000	80,000
Totals for dept 093 - TRANSFERS FROM OTHER FUNDS			67,500	75,000	215,000	80,000	66,667	100,000	80,000
TOTAL ESTIMATED REVENUES			258,197	94,620	240,237	5,715,396	2,437,054	5,735,509	130,587

APPROPRIATIONS

Dept 443 - PUBLIC WORKS

443-000-703.000	243-443-703.000	Salaries/Wages - Full Time Employees	29,893	29,863	30,355	38,185	27,257	38,185	38,984
443-000-706.000	243-443-704.001	Wages - Part Time Employees	390	321	403	539	393	539	579
443-000-713.000	243-443-874.000	Other Post Employment Benefits	657	300	297	313	261	313	283
443-000-715.000	243-443-709.001	Payroll Tax - FICA/Medicare (Social Sec)	2,186	2,175	2,195	2,797	1,959	2,797	2,841
443-000-715.010	243-443-718.010	Health Insurance Premiums	5,642	5,085	5,069	6,517	5,603	6,724	6,956
443-000-715.012	243-443-718.012	Health Insurance - FSA - Employer Paid	24	17	1	0	0	0	0
443-000-715.013	243-443-718.013	Health Insurance - HSA - Employer Paid	1,920	2,034	1,426	2,957	1,722	1,722	3,237
443-000-715.015	243-443-725.015	Life Insurance	34	34	34	43	36	43	43
443-000-718.000	243-443-716.000	Retirement Benefits	2,510	2,476	2,571	3,298	2,474	3,298	3,729
443-000-724.000	243-443-712.001	Medical Insurance Opt Out	117	176	200	203	157	188	122
443-000-730.000	243-443-851.000	Postage	0	0	297	300	0	0	100
443-000-743.000	243-443-721.001	Uniforms	64	61	21	65	16	65	65
443-000-775.000	243-443-775.000	Supplies - Repairs and Maintenance	52	59	0	100	1,051	1,051	500
443-000-801.000	243-443-946.000	Engineering Services	1,109	0	94,332	1,000	0	1,000	1,000
443-000-801.013	243-443-801.013	Professional Services - Attorney	15,970	3,854	10,975	2,000	716	2,000	2,000
443-000-801.030	243-443-801.030	Professional Services - Audit	353	353	353	353	353	353	353
443-000-830.000	243-443-830.000	Contractual Reimbursement CRA Activities	7,426	14,510	18,801	19,047	11,217	19,131	37,940
443-000-900.000	243-443-900.000	Printing and Publishing	0	0	606	600	0	0	250
443-000-910.000	243-443-935.001	Liability Insurance	4,556	4,725	4,917	5,089	5,683	5,683	5,700
443-000-910.010	243-443-725.010	Workers Comp Insurance	357	395	387	376	324	324	305
443-000-930.000	243-443-931.001	Repairs and Maintenance - Equipment	9,278	5,621	8,627	3,000	3,482	5,000	6,000
443-000-930.015	243-443-803.015	Administrative Services - Accounting	116	200	0	0	0	0	0
443-000-930.050	243-443-948.000	Computer Services	34	31	10	0	418	502	500
443-000-940.000	243-443-940.000	Rentals - Equipment	1,976	1,231	1,173	500	1,554	1,850	2,000
443-000-956.000	243-443-955.000	Miscellaneous	42	0	0	0	68	68	100
Totals for dept 443 - PUBLIC WORKS			84,706	73,521	183,050	87,282	64,744	90,836	113,587

Dept 900 - CAPITAL OUTLAY

443-970-972.000	243-900-986.001	Contracted Services	156,603	0	70,718	5,618,282	2,424,397	5,618,282	0
Totals for dept 900 - CAPITAL OUTLAY			156,603	0	70,718	5,618,282	2,424,397	5,618,282	0

Dept 905 - DEBT SERVICE

443-908-991.000	243-905-991.000	Principal Payment - Interfund Loans	14,636	14,782	14,930	15,079	12,566	14,930	15,230
443-908-995.000	243-905-992.050	Interest Payment - Interfund Loans	1,939	1,843	1,695	1,546	1,288	1,695	1,395
Totals for dept 905 - DEBT SERVICE			16,575	16,625	16,625	16,625	13,854	16,625	16,625

TOTAL APPROPRIATIONS

257,884 90,146 270,393 5,722,189 2,502,995 5,725,743 130,212

NET OF REVENUES/APPROPRIATIONS - FUND 443

313 4,474 (30,156) (6,793) (65,941) 9,766 375

Estimated Cash beginning of year:

(65,466) 10,241

Estimated Cash end of year:

10,241 10,616

Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY - DDA
06/03/2021

2020-2021 Budget		17-18	18-19	19-20	20-21	20-21	20-21	2021-2022	
OLD GL NUMBER	NEW GL NUMBER	DESCRIPTION	ACTUAL AMOUNTS	ACTUAL AMOUNTS	ACTUAL AMOUNTS	AMENDED BUDGET	ACTUAL TO 04/30	PROJECTED TOTALS	REQUESTED BUDGET
ESTIMATED REVENUES									
Dept 002 - TAX REVENUES									
494-000-402.030	248-002-404.040	Captured Tax - AdVal Real - City	14,954	20,969	24,516	26,174	26,174	26,174	26,174
494-000-402.031	248-002-404.041	Captured Tax - AdVal Real - Library	1,791	2,707	4,436	4,740	4,731	4,731	4,740
494-000-402.032	248-002-404.042	Captured Tax - AdVal Real - Capital Impr	1,187	1,674	1,957	2,091	2,091	2,091	2,091
494-000-402.033	248-002-404.043	Captured Tax - AdVal Real - Fire Reserve	1,187	1,674	1,957	2,091	2,091	2,091	2,091
494-000-402.045	248-002-404.048	Captured Tax - AdVal Real - County (All)	7,170	7,988	2,544	2,718	2,718	2,718	12,591
494-000-402.034	248-002-404.064	Captured Tax - AdVal Real - Solid Waste	1,543	2,176	11,785	12,591	13,035	13,035	2,718
494-000-402.060	248-002-413.060	Captured Tax - AdVal Pers - City	2,616	1,918	2,409	2,044	2,044	2,044	2,044
494-000-402.061	248-002-413.061	Captured Tax - AdVal Pers - Library	313	1,599	436	370	369	369	370
494-000-402.062	248-002-413.062	Captured Tax - AdVal Pers - Capital Impr	208	153	192	163	163	163	163
494-000-402.063	248-002-413.063	Captured Tax - AdVal Pers - Fire Reserve	208	153	192	163	163	163	163
494-000-402.064	248-002-413.064	Captured Tax - AdVal Pers - Solid Waste	270	199	250	212	212	212	212
494-000-402.065	248-002-413.065	Captured Tax - AdVal Pers - County (All)	1,254	3,105	1,158	983	1,018	1,018	983
Totals for dept 002 - TAX REVENUES			32,701	44,315	51,832	54,340	54,809	54,809	54,340
Dept 006 - INTERGOVERNMENTAL REVENUE - LOCAL									
494-000-569.000	248-006-583.000	Local Grants	6,472	5,668	5,894	5,305	6,828	6,828	6,874
494-000-569.010	248-006-584.000	Local Donations	0	0	350	0	1,075	1,075	0
Totals for dept 005 - INTERGOVERNMENTAL REVENUE - STATE			6,472	5,668	6,244	5,305	7,903	7,903	6,874
Dept 009 - INTEREST AND RENTS									
494-000-664.020	248-009-664.020	Interest Earned - Investments	94	460	1,028	0	419	437	135
Totals for dept 009 - INTEREST AND RENTS			94	460	1,028	0	419	437	135
Dept 010 - OTHER REVENUES									
494-000-694.000	248-010-694.000	Miscellaneous Revenue	323	15	1,263	200	0	0	0
494-000-694.022	248-010-694.022	DDA - Farmers Market Entry Fee	3,153	2,390	2,577	1,250	2,865	3,300	2,200
494-000-694.025	248-010-694.025	DDA - Sale of Merchandise	1,120	961	978	0	63	63	0
494-000-694.026	248-010-694.026	DDA - Special Event Revenues	1,050	1,160	736	300	0	0	300
494-000-694.036	248-010-694.036	DDA Donations - Movies in the Park	400	500	0	0	0	0	800
494-000-694.494	248-010-694.036	DDA - Farmer's Market SNAP Sales	0	0	82	0	0	82	0
Totals for dept 010 - OTHER REVENUES			6,046	5,026	5,636	1,750	2,928	3,445	3,300
TOTAL ESTIMATED REVENUES			45,313	55,469	64,740	61,395	66,059	66,594	64,649

APPROPRIATIONS

Dept 443 - **PUBLIC WORKS**

494-000-703.000	248-443-703.000	Salaries/Wages - Full Time Employees	14,238	15,312	15,560	19,405	13,421	16,105	18,449
494-000-706.000	248-443-704.001	Wages - Part Time Employees	1,618	842	0	0	0	0	0
494-000-710.000	248-443-713.001	Overtime Pay	10	0	0	0	0	0	0
494-000-713.000	249-443-713.000	Other Post Employment Benefits	0	0	0	0	0	0	9
494-000-715.000	248-443-709.001	Payroll Tax - FICA/Medicare (Social Sec)	1,074	1,123	1,065	1,401	922	1,106	1,334
494-000-715.010	248-443-718.010	Health Insurance Premiums	2,291	2,509	2,571	3,070	2,643	3,172	2,848
494-000-715.013	248-443-718.013	Health Insurance - HSA - Employer Paid	1,392	906	723	1,461	820	984	1,260
494-000-715.015	248-443-725.015	Life Insurance	0	0	0	2	1	1	1
494-000-718.000	248-443-716.000	Retirement Benefits	8	108	69	344	43	52	132
494-000-724.000	248-443-712.001	Medical Insurance Opt Out	2	47	48	47	37	44	13
494-000-727.000	248-443-751.000	Office Supplies	0	0	13	0	0	0	0
494-000-730.000	248-443-851.000	Postage	0	0	0	0	55	55	100
494-000-775.000	248-443-775.000	Supplies - Repairs and Maintenance	830	40	52	100	20	24	100
494-000-801.013	248-443-801.013	Professional Services - Attorney	133	0	0	0	0	0	0
494-000-801.030	248-443-801.030	Professional Services - Audit	67	67	67	67	67	67	67
494-000-900.000	248-443-900.000	Printing and Publishing	1,780	3,539	1,450	3,600	635	1,270	1,800
494-000-910.000	248-443-935.001	Liability Insurance	466	484	503	521	581	581	616
494-000-910.010	248-443-725.010	Workers Comp Insurance	76	83	81	166	155	155	75
494-000-930.000	248-443-931.001	Repairs and Maintenance - Equipment	240	479	2,820	500	85	500	200
494-000-930.050	248-443-948.000	Computer Services	35	31	10	50	6	50	50
494-000-940.000	248-443-940.000	Rentals - Equipment	130	162	0	200	0	200	200
494-000-956.000	248-443-955.000	Miscellaneous	582	241	396	800	140	800	400
494-000-956.021	248-775-880.021	Special Events	1,187	825	788	1,000	316	1,000	2,000
494-000-957.022	248-775-881.022	DDA Farmers Market Expense	828	624	614	425	237	425	425
494-000-957.025	248-775-881.025	DDA Christmas Ornament Costs	758	1,370	0	800	0	0	800
494-000-957.036	248-775-881.036	DDA Movies in the Park	2,375	1,639	1,163	0	0	0	1,500
494-000-957.494	248-775-881.036	DDA - Farmer's Market SNAP Vendor	0	0	94	0	0	0	0
494-000-960.000	248-443-910.001	Education & Training - Professional	150	25	0	250	75	100	100
494-000-962.000	248-443-915.000	Memberships & Dues	2,290	375	2,910	3,100	3,180	3,180	1,430
Totals for dept 000-OPERATIONS			32,560	30,831	30,997	37,309	23,439	29,871	33,909

Dept 905 - **DEBT SERVICE**

494-908-991.000	248-905-991.000	Principal Payment - Interfund Loans	11,436	11,550	11,666	11,783	9,819	11,666	11,900
494-908-995.000	248-905-992.050	Interest Payment - Interfund Loans	825	711	595	478	398	595	361
Totals for dept 905 - DEBT SERVICE			12,261	12,261	12,261	12,261	10,217	12,261	12,261

TOTAL APPROPRIATIONS

44,821 43,092 43,258 49,570 33,656 42,132 46,170

NET OF REVENUES/APPROPRIATIONS - FUND 494

492 12,377 21,482 11,825 32,403 24,462 18,479

Estimated Cash **beginning of year:**

62,059

Estimated Cash **end of year:**

62,059 80,538

Fund 450 - TAX INCREMENT FINANCING AUTHORITY - TIFA (INDUSTRIAL PARK)

06/03/2021

2019-2020 Budget			17-18	18-19	19-20	20-21	20-21	20-21	2021-2022
OLD GL NUMBER	NEW GL NUMBER	DESCRIPTION	ACTUAL AMOUNTS	ACTUAL AMOUNTS	ACTUAL AMOUNTS	AMENDED BUDGET	ACTUAL TO 04/30	PROJECTED TOTALS	REQUESTED BUDGET
ESTIMATED REVENUES									
Dept 002 - TAX REVENUES									
Totals for dept 002 - TAX REVENUES			0	0	0	0	0	0	0
Dept 006 - INTERGOVERNMENTAL REVENUE - LOCAL									
450-000-569.000	247-006-583.000	Local Grants	54,779	59,572	75,521	80,583	79,912	79,912	81,334
Totals for dept 005 - INTERGOVERNMENTAL REVENUE - STATE			54,779	59,572	75,521	80,583	79,912	79,912	81,334
Dept 009 - INTEREST AND RENTS									
450-000-664.020	247-009-664.020	Interest Earned - Investments	453	1,298	1,617	0	427	441	180
Totals for dept 009 - INTEREST AND RENTS			453	1,298	1,617	0	427	441	180
TOTAL ESTIMATED REVENUES			55,232	60,870	77,138	80,583	80,339	80,353	81,514

APPROPRIATIONS

Dept 443 - PUBLIC WORKS

450-000-703.000	247-443-703.000	Salaries/Wages - Full Time Employees	29,945	41,212	41,860	41,580	34,127	40,332	46,108
450-000-706.000	247-443-704.001	Wages - Part Time Employees	948	746	579	1,616	130	156	0
450-000-706.005	247-443-704.002	Wages - Part Time Seasonal Employees	130	0	0	0	0	0	0
450-000-713.000	247-443-874.000	Other Post Employment Benefits	158	14	6	19	16	19	30
450-000-715.000	247-443-709.001	Payroll Tax - FICA/Medicare (Social Sec)	2,141	2,989	3,018	3,173	2,435	2,922	3,357
450-000-715.010	247-443-718.010	Health Insurance Premiums	5,039	5,162	5,041	5,758	4,943	5,932	6,828
450-000-715.012	247-443-718.012	Health Insurance - FSA - Employer Paid	73	65	4	0	0	0	0
450-000-715.013	247-443-718.013	Health Insurance - HSA - Employer Paid	2,256	1,857	1,716	2,643	1,823	1,823	3,290
450-000-715.015	247-443-725.015	Life Insurance	10	20	20	20	15	20	22
450-000-718.000	247-443-716.000	Retirement Benefits	1,112	1,924	2,147	2,051	1,806	4,168	2,360
450-000-724.000	247-443-712.001	Medical Insurance Opt Out	42	279	375	385	299	326	311
450-000-775.000	247-443-775.000	Supplies - Repairs and Maintenance	89	0	13	0	0	13	0
450-000-801.013	247-443-801.013	Professional Services - Attorney	0	60	0	0	2,121	2,545	2,500
450-000-801.030	247-443-801.030	Professional Services - Audit	67	67	67	67	67	67	67
450-000-910.000	247-443-935.001	Liability Insurance	362	379	394	408	455	455	400
450-000-910.010	247-443-725.010	Workers Comp Insurance	223	247	241	386	354	354	249
450-000-930.000	247-443-931.001	Repairs and Maintenance - Equipment	1,463	0	645	0	83	645	200
450-000-930.015	247-443-803.015	Administrative Services - Accounting	116	0	0	0	0	0	0
450-000-930.050	247-443-948.000	Computer Services	34	31	10	50	6	7	0
450-000-940.000	247-443-940.000	Rentals - Equipment	2,456	454	2,444	2,200	790	948	2,200
450-000-956.000	247-443-940.000	Miscellaneous	147	915	0	500	0	0	500
450-000-962.000	247-443-955.000	Memberships & Dues	0	295	305	300	0	300	300

Totals for dept 443 - PUBLIC WORKS	46,811	56,716	58,885	61,156	49,470	61,032	68,722
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NET OF REVENUES/APPROPRIATIONS - FUND 450

8,421	4,154	18,253	19,427	30,869	19,321	12,792
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Estimated Cash **beginning of year:**

107,254

Estimated Cash **end of year:**

107,254 120,046

Saving for Paving

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INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
EXP CHECK RUN DATES 05/01/2021 - 05/31/2021

JOURNALIZED

BOTH OPEN AND PAID

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 443 BROWNFIELD REDEVELOPMENT AUTHORITY - BRA					
Dept 000 OPERATIONS					
443-000-715.010	Health Insurance Premiums	COPS HEALTH TRUST	MAY 2021 DENTAL & VISION	36.20	17305
443-000-715.010	Health Insurance Premiums	PRIORITY HEALTH	MAY 2021 HEALTH INSURANCE PREMIUM	704.28	17307
443-000-715.015	LIFE INSURANCE	MADISON NATIONAL LIFE IN	MAY 2021 LIFE INSURANCE COVERAGE	3.56	17306
443-000-743.000	DPW UNIFORM SPREAD	CONTINENTAL LINEN SERVIC	APRIL 2021 DPW UNIFORMS/RUGS	2.15	17378
443-000-801.013	Professional Services - Attorne	BLOOM SLUGGETT PC	LEGAL SERVICES THORUGH APRIL 2021	37.00	17393
443-000-930.000	Repair/Maintenance (Outside)	OTIS ELEVATOR COMPANY	MILL SERVICE ELEVATOR MAINT, 06/01/21	144.81	17386
Total For Dept 000 OPERATIONS				928.00	
Dept 970 CAPITAL OUTLAY					
443-970-972.000-2020-00001	DEMOLITION PROJECT OVERSIGHT	GHD SERVICES INC	MILL DEMO PHASE III - SERVICES THROUG	64,937.59	17343
443-970-972.000-2020-00001	DEMOLITION PROJECT OVERSIGHT	GHD SERVICES INC	MILL DEMO PHASE III - SERVICES THROUG	48,237.01	17343
443-970-972.000-2020-00001	ENGINEERING ASSISTANCE & SITE V	ROBERT DARVAS ASSOCIATES	MILL DEMO - SOUTH COLUMNS BLDG #9	3,690.00	17350
443-970-972.000-2020-00001	Contracted Services	ROBERT DARVAS ASSOCIATES	MILL DEMO - CONSULTING STRUCTURAL ENG	1,965.00	17350
443-970-972.000-2020-00001	Contracted Services	ROBERT DARVAS ASSOCIATES	MILL DEMO - CONSULTING STRUCTURAL ENG	900.00	17350
443-970-972.000-2020-00001	SECONDARY AGREEMENT AS APPROVED	MELCHING, INC.	PHASE III MILL DECOMMISSIONING & DEMO	582,495.30	17401
Total For Dept 970 CAPITAL OUTLAY				702,224.90	
Total For Fund 443 BROWNFIELD REDEVELOPMENT AUTHORITY				703,152.90	

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
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Fund Totals:

Fund 443 BROWNFIELD RE	703,152.90
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Total For All Funds:	<u>703,152.90</u>
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INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
EXP CHECK RUN DATES 05/01/2021 - 05/31/2021
JOURNALIZED

BOTH OPEN AND PAID

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 494 DOWNTOWN DEVELOPMENT AUTHORITY DDA					
Dept 000 OPERATIONS					
494-000-715.010	Health Insurance Premiums	COPS HEALTH TRUST	MAY 2021 DENTAL & VISION	29.29	17305
494-000-715.010	Health Insurance Premiums	PRIORITY HEALTH	MAY 2021 HEALTH INSURANCE PREMIUM	320.88	17307
494-000-715.015	Life Insurance	MADISON NATIONAL LIFE IN	MAY 2021 LIFE INSURANCE COVERAGE	0.14	17306
494-000-930.000	CITY HALL AREA	RIGHT WAY CONTROL	WEED MANAGEMENT - CTY WIDE SPRING 202	950.00	17391
494-000-957.022	DDA Farmers Market Expense	GOOD NEWS PAPER	MAY 2021 ISSUE - FABULOUS FINDS AD	70.00	17349
Total For Dept 000 OPERATIONS				<u>1,370.31</u>	
Total For Fund 494 DOWNTOWN DEVELOPMENT AUTHORITY DDA				<u>1,370.31</u>	

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INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
EXP CHECK RUN DATES 05/01/2021 - 05/31/2021

JOURNALIZED
BOTH OPEN AND PAID

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
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Fund Totals:

Fund 494 DOWNTOWN DEVE	1,370.31
Total For All Funds:	<u>1,370.31</u>

JOURNALIZED
BOTH OPEN AND PAID

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
Fund 450 INDUSTRIAL PARK TIFA					
Dept 000 OPERATIONS					
450-000-715.010	Health Insurance Premiums	COPS HEALTH TRUST	MAY 2021 DENTAL & VISION	47.68	17305
450-000-715.010	Health Insurance Premiums	PRIORITY HEALTH	MAY 2021 HEALTH INSURANCE PREMIUM	607.10	17307
450-000-715.015	LIFE INSURANCE	MADISON NATIONAL LIFE IN	MAY 2021 LIFE INSURANCE COVERAGE	1.54	17306
Total For Dept 000 OPERATIONS				<u>656.32</u>	
Total For Fund 450 INDUSTRIAL PARK TIFA				<u><u>656.32</u></u>	

JOURNALIZED

BOTH OPEN AND PAID

GL Number	Invoice Line Desc	Vendor	Invoice Description	Amount	Check #
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Fund Totals:

Fund 450 INDUSTRIAL PA	656.32
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Total For All Funds:	<u>656.32</u>
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MINUTES
Plainwell City Council
April 26, 2021

1. Mayor Keeler called the regular meeting to order at 7:00 PM in Plainwell City Hall Council Chambers.
2. Ken Fritz of Lighthouse Baptist Church gave the invocations.
3. Pledge of Allegiance was recited.
4. Roll Call: Present: Mayor Keeler, Mayor Pro Tem Steele, Councilmember Keeney and Councilmember Wisnaski. Absent: Councilmember Overhuel.
A motion by Steele, seconded by Keeney, to excuse Councilmember Overhuel with prior notification. On a voice vote, all in favor. Motion passed.
5. Approval of Minutes:
A motion by Steele, seconded by Wisnaski, to accept and place on file the Council Minutes of the 04/12/2021 regular meeting. On voice vote, all voted in favor. Motion passed.
6. Public Comment: None.
7. County Commissioner Report: None.
8. Agenda Amendments: None
9. Mayor's Report: None
10. Recommendations and Reports:
 - A. City Manager Wilson provided an update on the mill demolition and introduced GHD Project Manager Jodie Dembowske. The project is approximately 12-16 weeks behind, which requires additional oversight by GHD. A letter was sent to Melching Inc. regarding "liquidated damages" of \$1,000 per day, asking for justification for the city having caused delays. The original project end date was February 29. A Change Order of \$19,603.75 for GHD oversight was entered and needs confirmation. This Change Order is for April 2021 only – additional oversight will be needed, but a final number isn't known due to not having a completion date. Councilmember Wisnaski asked why the city pays more for Melching's delayed completion. Manager Wilson noted the GHD oversight is necessary to protect city assets and future development, and that the liquidated damages will help offset some of the additional investment in oversight, which is necessary to keep the demolition within the contracted specifications.
A motion by Wisnaski, seconded by Keeney, to confirm a Change Order with GHD for \$19,603.75 for additional construction oversight and project support through April 26, 2021. On a roll call vote, all in favor. Motion passed.
 - B. City Manager Wilson reported an additional change order with Robert Darvas Associates for additional structural engineering related to in-fill of Building 10 as part of the Demolition Project.
A motion by Keeney, seconded by Steele, to confirm a Change Order for \$5,000.00 to Robert Darvas Associates for \$5,000.00 for additional consulting structural engineering services. On a roll call vote, all in favor. Motion passed.

- C. City Manager Wilson reported on Melching's Pay Application #5. He noted GHD is still working through the details, and that the pay application to the State will be issued soon. Tonight's actions allow the contractor to be paid as funds are available.
A motion by Steele, seconded by Wisnaski, to approve Pay Application #5 for Melching, Inc. in an amount not to exceed \$582,495.30. On a roll call vote, all in favor. Motion passed.
- D. Superintendent Nieuwenhuis solicited three (3) bids for asphalt product to be used by the recently acquired paving machine. The quotes were very similar and the recommendation is to use the more local vendor, Wyoming Asphalt for product up to \$17,000.00 for Spring 2021 paving.
A motion by Wisnaski, seconded by Keeney, to accept the bid from Wyoming Asphalt for road paving product in an amount not to exceed \$17,000.00. On a roll call vote, all in favor. Motion passed.
- E. City Charter requires Council approval for all dispositions and sale of city-owned assets. Superintendent Nieuwenhuis has identified three (3) city assets for sale. A chop saw can be sold for \$50 and a leaf blower could be sold for \$20. A John Deere mower could be sold at auction or as a trade-in, but it is believed the auction would net a higher value.
A motion by Steele, seconded by Keeney, to authorize the sale of city assets as presented, with the John Deere offered at auction. On a roll call vote, all in favor. Motion passed.
- F. Superintendent Nieuwenhuis solicited quotes for a mower needed to replace an obsolete model. The quotes and time frames are included in the Council Packet, but the Administration recommends a Grasshopper Mower from Starr Lawn and Garden in an amount not to exceed \$10,995.00. Council discussed the cost of future repairs and the delivery time. There was discussion of desired models and a local vendor capable of servicing its product.
A motion by Steele, seconded by Wisnaski, to approve the purchase of an Exmark mower from Steensma Lawn & Power Equipment in an amount not to exceed \$11,999.00. On a roll call vote, all in favor. Motion passed.
- G. City Manager Wilson reminded Council of a pending Option Agreement to purchase acreage in Gun Plain Township. The Township has discussed the draft 425 agreement included in the Packet and has asked the City to consider 1 mill for the entirety of the agreement as well as a "floor" of \$6,000 per year in taxes. Council considered options for reducing the cost of the 425. City Manager Wilson noted that there is heavy interest in the land from existing Industrial Park businesses who have hinted at leaving if they are not able to expand. Once the property is developed and full, the issue of cost should not be an issue. The 425 agreement is for 50 years after which the property remains inside the city limits. This is a unique economic development opportunity to help the businesses in the Park that mean so much to the city.
A motion by Steele, seconded by Keeney, to authorize the City Manager to continue 425 Agreement negotiations with Gun Plain Township for 1 mill with a "floor" of \$6,000 per year in taxes. On a roll call vote, all in favor. Motion passed.
- H. AT&T approached the City asking for a reduction of rent due to market conditions as well as an extension. The existing lease expires on July 31, 2023. The attached lease extends the term from August 1 2023 and would have 5 separate consecutive additional periods of 5 years each. Rent would be reduced from approximately \$1,300 to \$1,000 per month. However, staff has asked for relocation language that would allow the City to give 12 months' notice to relocate (possible tower in the industrial park). If AT&T does not wish to relocate than the lease will be terminated. Our City attorney has reviewed the proposed lease. Council and staff have discussed possibly demolishing the tower on Thomas Street at some point in the future since it is not in use. If Council, at some point, wishes for the removal of this tower we would

have the ability to terminate the lease. In reviewing the document our address is wrong and they did not include a survey of the existing "leased" premises. I would like to clean that up before the document is executed

A motion by Steele, seconded by Keeney, to authorize the City Manager to execute an extension of the Lease Agreement with AT&T for the Thomas Street Water Tower, with the ability to make minor changes to the draft agreement. On a roll call vote, all in favor. Motion passed.

11. Communications:

A. A motion by Steele, seconded by Wisnaski, to accept and place on file the March 2021 Public Safety Report. On a voice vote, all in favor. Motion passed.

12. Accounts Payable:

A motion by Keeney, seconded by Wisnaski, that the bills be allowed and orders drawn in the amount of \$50,692.89 for payment of same. On a roll call vote, all in favor. Motion passed.

13. Public Comments: None

14. Staff Comments:

Personnel Manager Lamorandier reported a compliance audit with USDA is scheduled for April 24, 2021.

Superintendent Nieuwenhuis reported preparing for the 2021 Flower Program and meeting with the volunteers.

Community Development Manager Siegel reported having been appointed to the Economic Development Commission for Allegan County. She reported the building at 220 S. Main has been purchased and will house a financial services firm. She noted a May 7, 2021 Grand Reopening of Stanford Lodge with new management.

Superintendent Pond reported having received a new 5-year permit from the State of Michigan which includes requirements for PFAS monitoring and testing. He also gave a report on the Morrow Dam sediment cleanup.

Clerk/Treasurer Kelley met with legislators last week to discuss pending election law changes. Otherwise he is focused on the budget.

15. Council Comments:

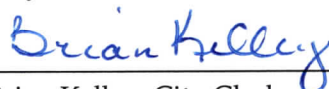
Councilmember Wisnaski inquired about the South Main gas station. City Manager Wilson reported that a Consent Order was to be delivered on April 24, 2021 requiring 90 days to complete the fixes before additional actions could be taken.

16. Adjournment:

A motion by Steele, seconded by Keeney, to adjourn the meeting at 8:42 PM. On voice vote, all voted in favor. Motion passed.

Minutes respectfully
Submitted by,
Brian Kelley
City Clerk/Treasurer

MINUTES APPROVED BY CITY COUNCIL
May 10, 2021



Brian Kelley, City Clerk

MINUTES
Plainwell City Council
May 10, 2021

1. Mayor Keeler called the regular meeting to order at 7:00 PM in Plainwell City Hall Council Chambers.
2. Scott Fenner of Lighthouse Baptist Church gave the invocations.
3. Pledge of Allegiance was recited.
4. Roll Call: Present: Mayor Keeler, Mayor Pro Tem Steele, Councilmember Keeney and Councilmember Wisnaski. Absent: Councilmember Overhuel.
A motion by Steele, seconded by Wisnaski, to excuse Councilmember Overhuel with prior notification. On a voice vote, all in favor. Motion passed.
5. Approval of Minutes:
A motion by Steele, seconded by Keeney, to accept and place on file the Council Minutes of the 04/01/2021 special meeting and the 04/26/2021 regular meeting. On voice vote, all voted in favor. Motion passed.
6. Public Comment: None.
7. County Commissioner Report: None.
8. Agenda Amendments: None
9. Mayor's Report: None
10. Recommendations and Reports:
 - A. Community Development Manager Siegel reported receipt of a special use permit for a used car lot at 934 E. Bridge. Staff have reviewed the application. The Planning Commission held a public hearing on May 5, 2021 and recommends approval. There were no public comments at the Hearing and the applicant noted the lot will hold 10 to 30 cars. The lot is expected to open mid-June.
A motion by Keeney, seconded by Wisnaski, to approve the Special Use Permit for 934 E. Bridge St. to operate a used car lot. On a voice vote, all in favor. Motion passed.
 - B. City Manager Wilson reminded Council of additional construction oversight needed during the extended project period. Project Manager Jodie Dembowske has offered an estimated quote for oversight through July 16, 2021, the new estimated completion date. The city has issued a letter to Melching for liquidated damages for having gone past the contracted project completion date.
A motion by Steele, seconded by Keeney, to confirm a change order with GHD for construction oversight for the remaining demolition project in an amount of \$78,310.00. On a roll call vote, all in favor. Motion passed.
 - C. City Manager Wilson provided an update on the mill demolition and presented a compilation payment request including the Melching invoice approved at the last Council Meeting, plus GHD and other invoices. The payment request has been submitted to the State for consideration and payment.

A motion by Keeney, seconded by Wisnaski, to confirm Pay Request Application #5 for expenses incurred totaling \$702,305.00. On a roll call vote, all in favor. Motion passed.

D. City Manager Wilson reported a request from business owner Barb Bechtel, of Barbed Wire Café to purchase a portion of the old Jensen Lot on South Main for a business expansion. Manager Wilson reported that the city is working on determining its investment in the property and the DDA's involvement in the process. Owner Barb Betchtel gave a report on the business successes over the past few years since opening, and reported a record sales day recently. There was discussion of logistics of breaking up a portion of public land and the future economic development impacts.

A motion by Keeney, seconded by Wisnaski, to table the consideration of selling the lot pending notification from the attorney regarding splitting the property, clarification of ownership and other issues. On a roll call vote, all in favor. Motion passed.

11. Communications:

A. A motion by Steele, seconded by Keeney, to accept and place on file the April 2021 Investment and Fund Balance Reports, the April 2021 Water Renewal Report and the draft May 5, 2021 Planning Commission Minutes. On a voice vote, all in favor. Motion passed.

12. Accounts Payable:

A motion by Wisnaski, seconded by Keeney, that the bills be allowed and orders drawn in the amount of \$207,180.35 for payment of same. On a roll call vote, all in favor. Motion passed.

13. Public Comments: None

14. Staff Comments:

Superintendent Nieuwenhuis reported two vehicles down for major repairs – Truck 20 (One Ton Pickup) needs a new transmission and the 2006 Dump Truck needs a new motor. He also reported paving projects on Hicks, Union and Plainwell streets – base coat for now then top coat when the weather warms up. Finally, he noted many city trees being removed this spring mostly due to splitting and water damage.

Community Development Manager Siegel reported the return of Island City Tea & Coffee in the Bridge Street Gallery Building. She reminded Council of the May 31, 2021 Memorial Day Parade at 11am. She then reported submitting a grant to restore the mural on the Bridge Street Gallery facing Allegan Street.

Superintendent Pond reminded Council of the city's new 5-year permit from the State of Michigan.

Public Safety Director Bomar reported ongoing work with the regional hazardous mitigation plan.

Clerk/Treasurer Kelley reported ongoing work with the budget.

City Manager Wilson reported having received feedback from Gun Plain Township regarding the 425 Agreement, which is being reviewed by the City Attorney. Council should have an action item on the May 24, 2021 Council Agenda in advance of the Township's June 3, 2021 meeting.

15. Council Comments:

Councilmember Wisnaski inquired about the South Main gas station. City Manager Wilson reported waiting for the 90-day window before taking formal assessible actions.

16. Adjournment:

A motion by Steele, seconded by Wisnaski, to adjourn the meeting at 7:51 PM. On voice vote, all voted in favor. Motion passed.

Minutes respectfully
Submitted by,
Brian Kelley
City Clerk/Treasurer

MINUTES APPRVOVED BY CITY COUNCIL
May 24, 2021

Brian Kelley, City Clerk

DRAFT

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

*NOTE: Available Balance / Pct Budget Used does not reflect amounts encumbered.

GL NUMBER	DESCRIPTION	2020-21		YTD BALANCE	ACTIVITY FOR	AVAILABLE		% BGDG USED
		AMENDED BUDGET	NORMAL	05/31/2021 (ABNORMAL)	MONTH 05/31/2021 INCREASE (DECREASE)	NORMAL	(ABNORMAL) BALANCE	
Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA								
Revenues								
443-000-402.040	Captured Tax - AdVal Real - City Tax	6,253.00		6,252.58	0.00		0.42	99.99
443-000-402.041	Captured Tax - AdVal Real - Library	1,132.00		1,130.44	0.00		1.56	99.86
443-000-402.042	Captured Tax - AdVal Real - Capital Impr	500.00		499.55	0.00		0.45	99.91
443-000-402.043	Captured Tax - AdVal Real - Fire Reserve	500.00		499.55	0.00		0.45	99.91
443-000-402.044	Captured Tax - AdVal Real - Solid Waste	649.00		649.42	0.00		(0.42)	100.06
443-000-402.047	Captured DDA-SCHOOL	12,443.00		12,443.23	0.00		(0.23)	100.00
443-000-402.048	Captured Tax - AdVal Real - County (All)	3,008.00		3,114.28	0.00		(106.28)	103.53
443-000-402.060	Captured Tax - AdVal Pers - City	473.00		473.21	0.00		(0.21)	100.04
443-000-402.061	Captured Tax - AdVal Pers - Library	85.00		85.52	0.00		(0.52)	100.61
443-000-402.062	Captured Tax - AdVal Pers - Capital Impr	38.00		37.80	0.00		0.20	99.47
443-000-402.063	Captured Tax - AdVal Pers - Fire Reserve	38.00		37.80	0.00		0.20	99.47
443-000-402.064	Captured Tax - AdVal Pers - Solid Waste	49.00		49.14	0.00		(0.14)	100.29
443-000-402.065	Captured Tax - AdVal Pers - County (All)	228.00		235.63	0.00		(7.63)	103.35
443-000-505.000	Federal Grant	5,100,000.00		3,047,183.00	702,305.00		2,052,817.00	59.75
443-000-664.020	Interest Earned - Investments	0.00		0.10	0.00		(0.10)	100.00
443-000-676.080	Interfund Transfer In - Capital Improve	80,000.00		73,333.37	6,666.67		6,666.63	91.67
443-000-697.000	Loan Proceeds	510,000.00		0.00	0.00		510,000.00	0.00
TOTAL REVENUES		5,715,396.00		3,146,024.62	708,971.67		2,569,371.38	55.04
Expenditures								
443-000-703.000	Salaries/Wages - Full Time Employees	38,185.00		29,718.52	2,461.70		8,466.48	77.83
443-000-706.000	Wages - Part Time Employees	539.00		427.57	34.09		111.43	79.33
443-000-713.000	Other Post Employment Benefits	313.00		286.77	26.07		26.23	91.62
443-000-715.000	Payroll Tax - FICA/Medicare (Social Sec)	2,797.00		2,132.12	173.55		664.88	76.23
443-000-715.010	Health Insurance Premiums	6,517.00		6,145.89	543.07		371.11	94.31
443-000-715.013	Health Insurance - HSA - Employer Paid	2,957.00		1,722.26	0.00		1,234.74	58.24
443-000-715.015	Life Insurance	43.00		39.16	3.56		3.84	91.07
443-000-718.000	Retirement Benefits	3,298.00		2,693.17	219.64		604.83	81.66
443-000-724.000	Medical Insurance Opt Out	203.00		174.16	16.88		28.84	85.79
443-000-730.000	Postage	300.00		0.00	0.00		300.00	0.00
443-000-743.000	Uniforms	65.00		17.73	2.15		47.27	27.28
443-000-775.000	Supplies - Repairs and Maintenance	100.00		1,051.45	0.00		(951.45)	1,051.45
443-000-801.000	Engineering Services	1,000.00		0.00	0.00		1,000.00	0.00
443-000-801.013	Professional Services - Attorney	2,000.00		752.50	37.00		1,247.50	37.63
443-000-801.030	Professional Services - Audit	353.00		352.52	0.00		0.48	99.86
443-000-830.000	Contractual Reimbursement CRA Activities	19,047.00		11,216.78	0.00		7,830.22	58.89
443-000-900.000	Printing and Publishing	600.00		0.00	0.00		600.00	0.00
443-000-910.000	Liability Insurance	5,089.00		5,682.85	0.00		(593.85)	111.67
443-000-910.010	Workers Comp Insurance	376.00		324.04	0.00		51.96	86.18
443-000-930.000	Outside Services (RMLB)	3,000.00		3,627.04	144.81		(627.04)	120.90
443-000-930.050	Computer Services	0.00		418.44	0.00		(418.44)	100.00
443-000-940.000	Rentals - Equipment	500.00		1,764.18	209.80		(1,264.18)	352.84
443-000-956.000	Miscellaneous	0.00		68.00	0.00		(68.00)	100.00
443-908-991.000	Principal Payment - Interfund Loans	15,079.00		13,822.38	1,256.58		1,256.62	91.67
443-908-995.000	Interest Payment - Interfund Loans	1,546.00		1,417.13	128.83		128.87	91.66
443-970-972.000	Contracted Services	5,618,281.82		3,126,622.16	702,224.90		2,491,659.66	55.65
TOTAL EXPENDITURES		5,722,188.82		3,210,476.82	707,482.63		2,511,712.00	56.11

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

*NOTE: Available Balance / Pct Budget Used does not reflect amounts encumbered.

GL NUMBER	DESCRIPTION	2020-21	YTD BALANCE	ACTIVITY FOR	AVAILABLE	% BGD USED
		AMENDED BUDGET	05/31/2021	MONTH 05/31/2021	BALANCE	
			NORMAL (ABNORMAL)	INCREASE (DECREASE)	NORMAL (ABNORMAL)	
Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA						
Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA:						
TOTAL REVENUES		5,715,396.00	3,146,024.62	708,971.67	2,569,371.38	55.04
TOTAL EXPENDITURES		5,722,188.82	3,210,476.82	707,482.63	2,511,712.00	56.11
NET OF REVENUES & EXPENDITURES		(6,792.82)	(64,452.20)	1,489.04	57,659.38	948.83

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

*NOTE: Available Balance / Pct Budget Used does not reflect amounts encumbered.

GL NUMBER	DESCRIPTION	2020-21	YTD BALANCE	ACTIVITY FOR	AVAILABLE	% BDGT USED
		AMENDED BUDGET	05/31/2021 (NORMAL (ABNORMAL))	MONTH 05/31/2021 (INCREASE (DECREASE))	BALANCE (NORMAL (ABNORMAL))	
Fund 450 - INDUSTRIAL PARK TIFA						
Revenues						
450-000-569.000	Local Grants	80,583.00	79,912.47	0.00	670.53	99.17
450-000-664.020	Interest Earned - Investments	0.00	440.40	13.68	(440.40)	100.00
TOTAL REVENUES		80,583.00	80,352.87	13.68	230.13	99.71
Expenditures						
450-000-703.000	Salaries/Wages - Full Time Employees	41,580.00	37,349.70	3,223.06	4,230.30	89.83
450-000-706.000	Wages - Part Time Employees	1,616.00	232.57	102.28	1,383.43	14.39
450-000-713.000	Other Post Employment Benefits	19.00	17.71	1.61	1.29	93.21
450-000-715.000	Payroll Tax - FICA/Medicare (Social Sec)	3,173.00	2,668.69	233.63	504.31	84.11
450-000-715.010	Health Insurance Premiums	5,758.00	5,422.84	479.78	335.16	94.18
450-000-715.013	Health Insurance - HSA - Employer Paid	2,643.00	1,822.94	0.00	820.06	68.97
450-000-715.015	Life Insurance	20.00	16.94	1.54	3.06	84.70
450-000-718.000	Retirement Benefits	2,051.00	1,970.91	164.56	80.09	96.10
450-000-724.000	Medical Insurance Opt Out	385.00	330.94	32.04	54.06	85.96
450-000-801.013	Professional Services - Attorney	0.00	2,120.50	0.00	(2,120.50)	100.00
450-000-801.030	Professional Services - Audit	67.00	66.78	0.00	0.22	99.67
450-000-910.000	Liability Insurance	408.00	455.39	0.00	(47.39)	111.62
450-000-910.010	Workers Comp Insurance	386.00	353.62	0.00	32.38	91.61
450-000-930.000	Outside Services (RMLB)	0.00	83.00	0.00	(83.00)	100.00
450-000-930.050	Computer Services	50.00	5.94	0.00	44.06	11.88
450-000-940.000	Rentals - Equipment	2,200.00	882.55	92.11	1,317.45	40.12
450-000-956.000	Miscellaneous	500.00	0.00	0.00	500.00	0.00
450-000-962.000	Memberships & Dues	300.00	0.00	0.00	300.00	0.00
TOTAL EXPENDITURES		61,156.00	53,801.02	4,330.61	7,354.98	87.97
Fund 450 - INDUSTRIAL PARK TIFA:						
TOTAL REVENUES		80,583.00	80,352.87	13.68	230.13	99.71
TOTAL EXPENDITURES		61,156.00	53,801.02	4,330.61	7,354.98	87.97
NET OF REVENUES & EXPENDITURES		19,427.00	26,551.85	(4,316.93)	(7,124.85)	136.67

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

*NOTE: Available Balance / Pct Budget Used does not reflect amounts encumbered.

GL NUMBER	DESCRIPTION	2020-21		YTD BALANCE	ACTIVITY FOR	AVAILABLE		% BDGT USED
		AMENDED BUDGET	NORMAL	05/31/2021 (ABNORMAL)	MONTH 05/31/2021 INCREASE (DECREASE)	NORMAL	(ABNORMAL) BALANCE	
Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA								
Revenues								
494-000-402.030	Captured DDA-CITY	26,174.00		26,174.25	0.00		(0.25)	100.00
494-000-402.031	Captured DDA-LIBRARY	4,740.00		4,731.42	0.00		8.58	99.82
494-000-402.032	Captured DDA-Capital Impr	2,091.00		2,090.92	0.00		0.08	100.00
494-000-402.033	Capture DDA-Fire Reserve	2,091.00		2,090.92	0.00		0.08	100.00
494-000-402.034	Capture-DDA-Solid Waste	2,718.00		2,718.30	0.00		(0.30)	100.01
494-000-402.045	Captured DDA-COUNTY	12,591.00		13,035.27	0.00		(444.27)	103.53
494-000-402.060	Captured Tax - AdVal Pers - City	2,044.00		2,044.42	0.00		(0.42)	100.02
494-000-402.061	Captured Tax - AdVal Pers - Library	370.00		369.48	0.00		0.52	99.86
494-000-402.062	Captured Tax - AdVal Pers - Capital Impr	163.00		163.35	0.00		(0.35)	100.21
494-000-402.063	Captured Tax - AdVal Pers - Fire Reserve	163.00		163.35	0.00		(0.35)	100.21
494-000-402.064	Captured Tax - AdVal Pers - Solid Waste	212.00		212.35	0.00		(0.35)	100.17
494-000-402.065	Captured Tax - AdVal Pers - County (All)	983.00		1,018.02	0.00		(35.02)	103.56
494-000-569.000	Local Grants	5,305.00		6,827.81	0.00		(1,522.81)	128.71
494-000-569.010	Local Donations	0.00		1,075.00	0.00		(1,075.00)	100.00
494-000-664.020	Interest Earned - Investments	0.00		428.02	8.61		(428.02)	100.00
494-000-694.000	Miscellaneous Revenue	200.00		0.00	0.00		200.00	0.00
494-000-694.022	DDA - Farmers Market Entry Fee	1,250.00		1,700.00	(1,165.00)		(450.00)	136.00
494-000-694.025	DDA - Sale of Merchandise	0.00		63.36	0.00		(63.36)	100.00
494-000-694.026	DDA - Special Event Revenues	300.00		0.00	0.00		300.00	0.00
TOTAL REVENUES		61,395.00		64,906.24	(1,156.39)		(3,511.24)	105.72
Expenditures								
494-000-703.000	Salaries/Wages - Full Time Employees	19,405.00		14,674.72	1,254.21		4,730.28	75.62
494-000-715.000	Payroll Tax - FICA/Medicare (Social Sec)	1,401.00		1,006.25	84.59		394.75	71.82
494-000-715.010	Health Insurance Premiums	3,070.00		2,898.59	255.79		171.41	94.42
494-000-715.013	Health Insurance - HSA - Employer Paid	1,461.00		819.82	0.00		641.18	56.11
494-000-715.015	Life Insurance	2.00		1.54	0.14		0.46	77.00
494-000-718.000	Retirement Benefits	344.00		45.10	2.45		298.90	13.11
494-000-724.000	Medical Insurance Opt Out	47.00		40.67	3.94		6.33	86.53
494-000-730.000	Postage	0.00		55.45	0.00		(55.45)	100.00
494-000-775.000	Supplies - Repairs and Maintenance	100.00		20.00	0.00		80.00	20.00
494-000-801.030	Professional Services - Audit	67.00		66.78	0.00		0.22	99.67
494-000-900.000	Printing and Publishing	3,600.00		635.00	0.00		2,965.00	17.64
494-000-910.000	Liability Insurance	521.00		581.37	0.00		(60.37)	111.59
494-000-910.010	Workers Comp Insurance	166.00		154.89	0.00		11.11	93.31
494-000-930.000	Outside Services (RMLB)	500.00		1,035.00	950.00		(535.00)	207.00
494-000-930.050	Computer Services	50.00		5.94	0.00		44.06	11.88
494-000-940.000	Rentals - Equipment	200.00		0.00	0.00		200.00	0.00
494-000-956.000	Miscellaneous	800.00		139.98	0.00		660.02	17.50
494-000-956.021	Special Events	1,000.00		316.41	0.00		683.59	31.64
494-000-957.022	DDA Farmers Market Expense	425.00		306.83	70.00		118.17	72.20
494-000-957.025	DDA Christmas Ornament Costs	800.00		0.00	0.00		800.00	0.00
494-000-960.000	Education & Training - Professional	250.00		75.00	0.00		175.00	30.00
494-000-962.000	Memberships & Dues	3,100.00		3,180.00	0.00		(80.00)	102.58
494-908-991.000	Principal Payment - Interfund Loans	11,783.00		10,801.12	981.92		981.88	91.67
494-908-995.000	Interest Payment - Interfund Loans	478.00		438.13	39.83		39.87	91.66
TOTAL EXPENDITURES		49,570.00		37,298.59	3,642.87		12,271.41	75.24

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

*NOTE: Available Balance / Pct Budget Used does not reflect amounts encumbered.

GL NUMBER	DESCRIPTION	2020-21		YTD BALANCE	ACTIVITY FOR		AVAILABLE		% BDT USED
		AMENDED BUDGET	NORMAL	05/31/2021 (ABNORMAL)	MONTH 05/31/2021 INCREASE	(DECREASE)	NORMAL	(ABNORMAL) BALANCE	
Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA									
Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA:									
TOTAL REVENUES		61,395.00		64,906.24		(1,156.39)		(3,511.24)	105.72
TOTAL EXPENDITURES		49,570.00		37,298.59		3,642.87		12,271.41	75.24
NET OF REVENUES & EXPENDITURES		11,825.00		27,607.65		(4,799.26)		(15,782.65)	233.47
TOTAL REVENUES - ALL FUNDS		5,857,374.00		3,291,283.73		707,828.96		2,566,090.27	56.19
TOTAL EXPENDITURES - ALL FUNDS		5,832,914.82		3,301,576.43		715,456.11		2,531,338.39	56.60
NET OF REVENUES & EXPENDITURES		24,459.18		(10,292.70)		(7,627.15)		34,751.88	42.08

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 05/31/2021

% Fiscal Year Completed: 91.78

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GL NUMBER	DESCRIPTION	2020-21	YTD BALANCE	ACTIVITY FOR	AVAILABLE	% BDGT USED
		AMENDED BUDGET	05/31/2021 NORMAL (ABNORMAL)	MONTH 05/31/2021 INCREASE (DECREASE)	BALANCE NORMAL (ABNORMAL)	
Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA						
Revenues						
	TAXES	25,396.00	25,508.15	0.00	(112.15)	100.44
	GRANTS	5,100,000.00	3,047,183.00	702,305.00	2,052,817.00	59.75
	INTEREST	0.00	0.10	0.00	(0.10)	100.00
	TRANSFER	80,000.00	73,333.37	6,666.67	6,666.63	91.67
	OTHER	510,000.00	0.00	0.00	510,000.00	0.00
TOTAL REVENUES		5,715,396.00	3,146,024.62	708,971.67	2,569,371.38	55.04
Expenditures						
	000	87,282.00	68,615.15	3,872.32	18,666.85	78.61
	908	16,625.00	15,239.51	1,385.41	1,385.49	91.67
	970	5,618,281.82	3,126,622.16	702,224.90	2,491,659.66	55.65
TOTAL EXPENDITURES		5,722,188.82	3,210,476.82	707,482.63	2,511,712.00	56.11
Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA:						
TOTAL REVENUES		5,715,396.00	3,146,024.62	708,971.67	2,569,371.38	55.04
TOTAL EXPENDITURES		5,722,188.82	3,210,476.82	707,482.63	2,511,712.00	56.11
NET OF REVENUES & EXPENDITURES		(6,792.82)	(64,452.20)	1,489.04	57,659.38	948.83

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 05/31/2021

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GL NUMBER	DESCRIPTION	2020-21	YTD BALANCE	ACTIVITY FOR	AVAILABLE	% BGD USED
		AMENDED BUDGET	05/31/2021 NORMAL (ABNORMAL)	MONTH 05/31/2021 INCREASE (DECREASE)	BALANCE NORMAL (ABNORMAL)	
Fund 450 - INDUSTRIAL PARK TIFA						
Revenues						
INTEREST	INTEREST & RENTS	0.00	440.40	13.68	(440.40)	100.00
OTHER	OTHER	80,583.00	79,912.47	0.00	670.53	99.17
TOTAL REVENUES		80,583.00	80,352.87	13.68	230.13	99.71
Expenditures						
000	OPERATIONS	61,156.00	53,801.02	4,330.61	7,354.98	87.97
TOTAL EXPENDITURES		61,156.00	53,801.02	4,330.61	7,354.98	87.97
Fund 450 - INDUSTRIAL PARK TIFA:						
TOTAL REVENUES		80,583.00	80,352.87	13.68	230.13	99.71
TOTAL EXPENDITURES		61,156.00	53,801.02	4,330.61	7,354.98	87.97
NET OF REVENUES & EXPENDITURES		19,427.00	26,551.85	(4,316.93)	(7,124.85)	136.67

PERIOD ENDING 05/31/2021

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GL NUMBER	DESCRIPTION	2020-21	YTD BALANCE	ACTIVITY FOR	AVAILABLE	% BDGT USED
		AMENDED BUDGET	05/31/2021 NORMAL (ABNORMAL)	MONTH 05/31/2021 INCREASE (DECREASE)	BALANCE NORMAL (ABNORMAL)	
Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA						
Revenues						
TAXES	TAXES	54,340.00	54,812.05	0.00	(472.05)	100.87
INTEREST	INTEREST & RENTS	0.00	428.02	8.61	(428.02)	100.00
OTHER	OTHER	7,055.00	9,666.17	(1,165.00)	(2,611.17)	137.01
TOTAL REVENUES		61,395.00	64,906.24	(1,156.39)	(3,511.24)	105.72
Expenditures						
000	OPERATIONS	37,309.00	26,059.34	2,621.12	11,249.66	69.85
908	DEBT SERVICE	12,261.00	11,239.25	1,021.75	1,021.75	91.67
TOTAL EXPENDITURES		49,570.00	37,298.59	3,642.87	12,271.41	75.24
Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA:						
TOTAL REVENUES		61,395.00	64,906.24	(1,156.39)	(3,511.24)	105.72
TOTAL EXPENDITURES		49,570.00	37,298.59	3,642.87	12,271.41	75.24
NET OF REVENUES & EXPENDITURES		11,825.00	27,607.65	(4,799.26)	(15,782.65)	233.47
TOTAL REVENUES - ALL FUNDS						
TOTAL EXPENDITURES - ALL FUNDS						
NET OF REVENUES & EXPENDITURES		24,459.18	(10,292.70)	(7,627.15)	34,751.88	42.08