

City of Plainwell

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



“The Island City”

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

AGENDA

DDA/TIFA/BRA

August 11 2020, 7:30 AM

Zoom Meeting

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Roll Call**
4. **Approval of Minutes/Summary – 07/14/2020 Meeting Minutes**
5. **General Public in Attendance**
6. **Chairman’s Report**
7. **BRA Action Items**
 - A. Accounts Payable for July of \$ 1,092.89
 - B. Mill Demolition Update – City Manager Erik Wilson
8. **DDA Action Items**
 - A. Accounts Payable for July of \$ 813.05
 - B. Ornaments for 2020
 - C. Revolving Loan Request – Design Street
9. **TIFA Action Items**
 - A. Accounts Payable for July of \$ 1,001.99
10. **Communications:** 07/13/20 Council Minutes. Also the Financial Report/ Summary as of 07/31/2020
11. **Public Comments**
12. **Staff Comments:**

Community Updates: Taking applications for the Chris Haas Volunteer of the Year Award, **deadline is September 4 at 5 p.m.**

Business Updates: Vacancies Filled at
131 S. Main St. Suite 1, Church group
126 E. Bridge St. Beyond Staging/Welcome event happening today at 2 p.m.
127 S. Main St. Vegan Restaurant moving forward
119 W. Bridge St. Mark & Lisa Meszaros future distillery / bakery /restaurant etc.
712 E. Bridge St. movement on a craft brewery / parking issues to overcome
13. **Member Comments**
14. **Adjournment**

To join this Zoom Meeting:

By phone: 1+(312) 626-6799

Online:

<https://us02web.zoom.us/j/88336738181?pwd=bDR1OEd4SEg1SWthZWtGVmlEZGZYUT09>

Meeting ID 883 3673 8181

Passcode: M8Kqu1

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

The City of Plainwell is an equal opportunity provider and employer

The Island City

Minutes
Plainwell DDA, BRA and TIFA:
July 14, 2020

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, David O'Bryant, EJ Hart, Erik Wilson, Randy Wisnaski, Adam Hopkins and Angela Ridgeway
Excused: Paul Rizzo
4. Approval of Minutes of minutes were approved and accepted to place on file.
5. General Public: None
6. Chairman's Report: None
7. BRA Action Items
 - A. **Motion to accept accounts payable for June of \$20,381.34 was made by Hart and seconded by Wisnaski. Motion carried.**
 - B. **Mill Update given by City Manager, Erik Wilson.** All the paperwork is back from SHIPO; Potawatomi Tribe is all set; Melching is in the building; Abatement on the west side to begin first.
8. DDA Action Items
 - A. **Motion to accept accounts payable for June of \$458.37 was made by Larabel and seconded by Wilson. Motion carried.**
 - B. Review of the Revolving Loan: everyone is update; Bridge St. Deli has paid off their debt; available funds at this time - \$34,947.54
 - C. Quick review of the Initiate Prosperity website for small businesses
9. TIFA Action Items
 - A. **Motion to accept accounts payable for June of \$684.63 was made by Larabel and seconded by Hopkins. Motion carried.**
10. Communications:

06/08/20 Council Minutes. Also Financial Report/Summary as of 6/30/2020 were accepted and placed on file.
11. Public Comments: None
12. Staff Comments: Community Development Manager, Siegel reported out on the Social Districts; added seating outdoors; working with Allison and Matt Maxwell re: a liquor license; media push on empty buildings downtown.
13. **Member Comments:**
 - a. Randy Wisnaski welcomed Angela Ridgeway to the DDA Board and thanked all the small businesses downtown for their efforts and hard work as we move through COVID-19
 - b. David O'Bryant commented on a customer's remarks re: masks; also mentioned that they were working better with another establishment in town.

Adjournment: A Motion to adjourn the meeting and end call at 8:10 a.m. was made by Hart and seconded by Larabel

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
 POST DATES 07/01/2020 - 07/31/2020
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|---|----------------------------|------------------------|------------------------------------|--------------|----------|----------|---------|
| Fund 443 BROWNFIELD REDEVELOPMENT AUTHORITY - BRA | | | | | | | |
| Dept 000 OPERATIONS | | | | | | | |
| 443-000-715.010 | Health Insurance Premiums | C.O.P.S. HEALTH TRUST | JULY 2020 DENTAL & VISION | 2020.07 | 07/01/20 | 36.20 | 16143 |
| 443-000-715.010 | Health Insurance Premiums | PRIORITY HEALTH | JULY 2020 HEALTH INSURANCE PREMIUM | 201680001882 | 07/01/20 | 660.58 | 16145 |
| 443-000-715.015 | LIFE INSURANCE | MADISON NATIONAL LIFE | JULY 2020 LIFE INSURANCE COVERAGE | 1399089 | 07/01/20 | 3.56 | 16144 |
| 443-000-775.000 | Supplies - Repairs and Mai | PLAINWELL ACE HARDWARE | BRA - KEYS, PAPER TAGS | 5657 | 07/13/20 | 16.45 | 16196 |
| 443-000-910.010 | WORKERS COMP 2020/2021 | MML WORKERS COMP FUND | 2020/2021 WORKERS COMP INSURANCE | 11157205 | 07/01/20 | 376.10 | 16149 |
| Total For Dept 000 OPERATIONS | | | | | | 1,092.89 | |
| Total For Fund 443 BROWNFIELD REDEVELOPMENT AUTHO | | | | | | 1,092.89 | |

08/07/2020 01:48 PM
User: BKELLEY
DB: Plainwell

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
POST DATES 07/01/2020 - 07/31/2020
BOTH JOURNALIZED AND UNJOURNALIZED
BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|-----------|---------------------------|-----------------|---------------------------------------|---------|----------|-----------------|---------|
| | | | Fund Totals: | | | | |
| | | | Fund 443 BROWNFIELD REDEVELOPMENT AUT | | | 1,092.89 | |
| | | | Total For All Funds: | | | <u>1,092.89</u> | |
| --- | TOTALS BY GL DISTRIBUTION | --- | | | | | |
| | | 443-000-715.010 | Health Insurance Premiums | | | 696.78 | |
| | | 443-000-715.015 | LIFE INSURANCE | | | 3.56 | |
| | | 443-000-775.000 | Supplies - Repairs and Maintenance | | | 16.45 | |
| | | 443-000-910.010 | WORKERS COMP 2020/2021 | | | 376.10 | |

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
 POST DATES 07/01/2020 - 07/31/2020
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|-----------------|------------------------------------|-----------------------|---|--------------|----------|--------|---------|
| Fund 494 | DOWNTOWN DEVELOPMENT AUTHORITY DDA | | | | | | |
| Dept 000 | OPERATIONS | | | | | | |
| 494-000-202.494 | Accounts Payable - 2014 Dc | PLAINWELL FLOWERS | GOLDEN TICKET REIMBURSEMENT | GOLDTIX | 07/13/20 | 240.00 | 16183 |
| 494-000-715.010 | Health Insurance Premiums | C.O.P.S. HEALTH TRUST | JULY 2020 DENTAL & VISION | 2020.07 | 07/01/20 | 29.29 | 16143 |
| 494-000-715.010 | Health Insurance Premiums | PRIORITY HEALTH | JULY 2020 HEALTH INSURANCE PREMIUM | 201680001882 | 07/01/20 | 297.82 | 16145 |
| 494-000-715.015 | Life Insurance | MADISON NATIONAL LIFE | JULY 2020 LIFE INSURANCE COVERAGE | 1399089 | 07/01/20 | 0.14 | 16144 |
| 494-000-775.000 | Supplies - Repairs and Mai | DR HOOKS SIGNS INC | DDA NAME PLATE - A. RIDGWAY | 140701 | 07/13/20 | 20.00 | 16178 |
| 494-000-910.010 | WORKERS COMP 2020/2021 | MML WORKERS COMP FUND | 2020/2021 WORKERS COMP INSURANCE | 11157205 | 07/01/20 | 165.85 | 16149 |
| 494-000-957.022 | DDA Farmers Market Expense | WORLDPAY | TSYS WORLDPAY FARMERS MARKET CREDIT | 2020TSYS | 07/02/20 | 59.95 | 1766 |
| | | | Total For Dept 000 OPERATIONS | | | 813.05 | |
| | | | Total For Fund 494 DOWNTOWN DEVELOPMENT AUTHORITY | | | 813.05 | |

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
 POST DATES 07/01/2020 - 07/31/2020
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|-----------------------------------|-----------------|--------------|---------------------------------------|---------|----------|---------------|---------|
| | | Fund Totals: | | | | | |
| | | | Fund 494 DOWNTOWN DEVELOPMENT AUTHORI | | | 813.05 | |
| --- TOTALS BY GL DISTRIBUTION --- | | | Total For All Funds: | | | <u>813.05</u> | |
| | 494-000-202.494 | | Accounts Payable - 2014 Downtown Doll | | | 240.00 | |
| | 494-000-715.010 | | Health Insurance Premiums | | | 327.11 | |
| | 494-000-715.015 | | Life Insurance | | | 0.14 | |
| | 494-000-775.000 | | Supplies - Repairs and Maintenance | | | 20.00 | |
| | 494-000-910.010 | | WORKERS COMP 2020/2021 | | | 165.85 | |
| | 494-000-957.022 | | DDA Farmers Market Expense | | | 59.95 | |

| Date | Merchant | # received | sold | # returned | \$ collected |
|------------|--------------------|------------|------|------------|--------------|
| 10/29/2018 | Hart's Jewelry | 10 | 9 | 1 | \$135 |
| 10/31/2018 | Campbell's | 20 | 18 | 2 | \$270 |
| | 31-Oct Library | 10 | 8 | 2 | 120 |
| 10/31/2018 | Envy | 6 | 2 | 4 | 15 |
| 10/31/2018 | Nancy's Kitchen | 5 | 1 | 4 | 15 |
| 10/31/2018 | Bridge St. Gallery | 5 | | | |
| | City | 44 | | | |

Total

| | | | | |
|--------------------------------|------------|--------------|----|---------------|
| Remaining Office as of 1/11/19 | 100 | 60 | 40 | 900 |
| Ornament Cost | 100 | 657.7 | | 242.28 |

2019 Ornaments

| Date | Merchant | # received | sold | # returned | \$ collected |
|---------------|--------------------|------------|-----------|------------|--------------|
| 10-Oct | Hart's | 20 | 21 | 0 | 360 |
| 19-Oct | Campbells | 20 | 13 | 5 | 195 |
| 19-Oct | Highland Ridge | 10 | 7 | 3 | 105 |
| | Island City Coffee | | | | |
| 19-Oct | The Calico Rabbit | 5 | 0 | 5 | 0 |
| 19-Oct | Nancy's Kitchen | 5 | 5 | 0 | 75 |
| 19-Oct | Design Street | 5 | 2 | 3 | 30 |
| | City | 25 | 21 | 4 | 315 |
| | Lirbary | 10 | 6 | 4 | 90 |
| | | | | | |
| | | | | | |
| | | | | | |
| Totals | | 100 | 75 | 24 | 1170 |

| | |
|----------------|---------------|
| Revenue | 1170 |
| Ornament Cost: | 712.68 |
| Profit | 457.32 |

**City of Plainwell Small Business Revolving Loan Fund
Loan Application**

General Information

Name of Business: Design Street
Address of Business: 115 West Bridge Street
Company Representative & Title: Adam Hopkins, Design Street Board President
Telephone: 616-914-5619 Fax: _____
Project Address: 115 West Bridge Street
Tax Identification Number: [REDACTED]
Duns Number: _____

Business Form

Public Corporation
Private Corporation
S-Corporation
LLC
Partnership
Sole-Proprietorship
Date Established July, 09 2014 Business is a non-profit 501-c3

Is the business a subsidiary directly affiliated with any other organization?
Yes No If Yes, indicate relationship and name of related organization.

Professional Assistance

Bank & Contact: none
Address & Telephone: _____
Accountant & Contact: _____
Address & Telephone: _____
Legal Counsel & Contact: _____
Address & Telephone: _____

Ownership

If privately held, identify all holders of outstanding stock. (Building owners)

| Name | SSN | Address | % Ownership |
|-----------------------|-------------------|----------------------------|-------------|
| <u>Adam Hopkins</u> | <u>[REDACTED]</u> | <u>117 West Bridge St.</u> | <u>50</u> |
| <u>Rachel Hopkins</u> | <u>[REDACTED]</u> | <u>117 West Bridge St.</u> | <u>50</u> |

Indebtedness

Furnish the following information on all installment debts, contracts, capital leases, notes and mortgages payable.

| To Whom | Original | Original | Present | Maturity | Rate of | Monthly | Current or |
|---------|----------|----------|---------|----------|---------|---------|------------|
| none | | | | | | | |

| Payable | Date | Amount | Balance | Date | Interest | Payment | Delinquent |
|---------|------|--------|---------|------|----------|---------|------------|
| none | | | | | | | |
| | | | | | | | |
| | | | | | | | |
| | | | | | | | |

Employment

Existing employees in City of Plainwell: Full Time One Part Time Two

New employees in City of Plainwell*: Full Time _____ Part Time Six

* expected in 2 years following loan

| | # of new employees | Hourly wage/salary |
|----------------------------|--------------------|--------------------------|
| Managerial | | |
| Professional (Instructors) | <u>Six</u> | <u>15\$ to 20\$ / hr</u> |
| Skilled Labor | | |
| Unskilled Labor | | |
| Clerical | | |

Federal resources may be used to fund your loan. The following information is requested by the Federal Government to insure that all Federal programs are accessible to all individuals or businesses. You are not required to furnish this information, but are encouraged to do so. The law provides that a lender may not discriminate either on the basis of this information, or on whether you choose to furnish it. If you furnish the information, please provide both ethnicity and race. For race, you may check more than one designation. If you do not furnish ethnicity, race, or sex, this lender may note the information on the basis of visual observation and surname if you have made this application in person. If you do not wish to furnish the information, please check the box below.

I do not wish to furnish this information

Sex: Female Male Ethnicity: Hispanic or Latino

Not Hispanic or Latino Race: African American Puerto Rican Native American

Hispanic Eskimo or Aleut Asian Caucasian Multi Group


The City of Plainwell is an EQUAL CREDIT OPPORTUNITY LENDER and will not discriminate in providing services to individuals on the basis of race, color, religion, sex, national origin, age, marital status, family status, or physical or mental disability.

Project Costs

| | |
|------------------------------------|----------------------------|
| Real Property Acquisition | \$ _____ |
| Building Construction/Renovation | \$ <u>50,000 estimated</u> |
| Leasehold Improvements | \$ _____ |
| Machinery & Equipment | \$ _____ |
| Public Infrastructure Improvements | \$ _____ |
| Furniture & Fixtures | \$ _____ |
| Working Capital | \$ _____ |
| Other _____ | \$ _____ |
| Total Project Costs | \$ _____ |
| Less: Equity/Company Participation | \$ _____ |
| Total Financing Needed | \$ _____ |

Certification

I certify that all information in this application and all information furnished in support of this application are true and complete to the best of my knowledge and belief. I understand that you will rely on this information in deciding whether to grant credit to me or my firm. I understand that any false statement in this application, or in information furnished in support of this application, may disqualify me and my firm from consideration for a loan from the City of Plainwell's Revolving Loan Fund. You are authorized to check the credit and employment history of the owners of my firm to assure the credit qualification of the owners and the firm. I understand that you will retain this information whether or not this application is approved. My firm and I also understand that the City of Plainwell does not guarantee in any way that this financing will be secured.



Signature
ADAM HOPKINS

Name & Title

DESIGN STREET

Name of Business
07.21.20

Date

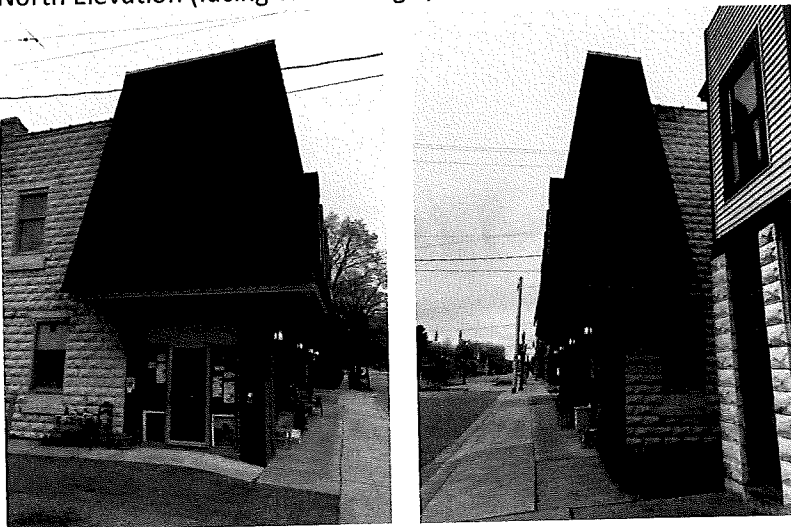
Small Business Revolving Loan Fund Application for Design Street

Detailed Plan illustrating the proposed improvements:

We will be replacing shingles on the mansard facade of the building (North elevation) and the low slope roof (not pictured)



North Elevation (facing West Bridge / Hicks Park / M89)



Sides / Corners of North Elevation also to receive new shingles.

Proposed Construction Schedule:

August or September roofing contractor to begin work -with expected project schedule of one week.
Exact dates have not been determined.

Detailed Breakdown of all costs: Estimate from Advantage Roofing is attached (however I am still working with my insurance company to make the final contractor selection.)

Proof that all real and personal property taxes are paid and current: See attached title report

Proof of Insurance on the Property Attached: See copy of insurance declarations page

Collateral for the amount of the requested loan funds: The City of Plainwell has a lean on the property that will cover the value of the loan. See copy of title report attached.

2612 Miller Road
 Kalamazoo, MI 49001
 Phone: (269) 372-1691
 Fax: (269) 372-1694



PROPOSAL

www.advantageroofingandexteriors.com

DATE: 8.29.19

| | |
|---|--|
| Name: Hopkins, Adam Job Address: 115 W Bridge Street Plainwell Mi 49333 Phone: 269-615-0884 E-mail: Adam | Billing Address: Township: Plainwell Driveway Material: Asphalt |
|---|--|

1. Prepare the area around the Business for the installation of roofing material by covering with tarps and plywood where needed.
2. Installation of decking and ISO board as needed at a cost of \$55.00 per sheet of 1/2" OSB or \$75.00 ISO board. (or \$5.00 per Linear Foot of 1x).
3. Proposed work is to install 45 Mill TPO membrane on the entire roof of the business.
4. Install new TPO drip edge 2inch on the business. **COLOR:**
5. Mechanically attach TPO and ISO board material to roof and glue membrane to surf of the roof.
6. Install new pipe boots to the soil pipes on the roof and curbs as necessary.
7. Price includes ISO board and TPO material and all parts and pieces
8. Clean up and remove project related debris.

*****ALL COSTS SHOWN BELOW ARE AFTER COUPONS AND DISCOUNTS*****

All material is guaranteed to be as specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner for the sum of:

Thirty Nine Thousand, Seven Hundred and Seventy One Dollars (\$39,771.00) (plus options)

Payments are to be made as follows:

- (1) **50% DEPOSIT REQUIRED** upon acceptance of proposal
- (2) **REMAINING 50%** (plus any additional charges*) due upon project completion, unless otherwise agreed

*Any alteration or deviation from above specifications involving extra costs will be executed only upon written or verbal order, and will become an extra charge over and above the estimate and will be completed on a time and materials basis of \$95 per man hour, unless otherwise stated. All agreements contingent upon strikes, accidents, or delays beyond our control.

Respectfully Submitted _____

Greg Orent (269) 501-8026

| | | | | | |
|---|------------------|--------------------|------------------------------|-----------------------------|-----------------|
| OPTIONS: | 1 Inch iso board | \$8755.00 | <input type="checkbox"/> Yes | <input type="checkbox"/> No | Initials: _____ |
| | OSB decking 7/16 | \$0.00 | <input type="checkbox"/> Yes | <input type="checkbox"/> No | Initials: _____ |
| | Gutters | \$500.00 | <input type="checkbox"/> Yes | <input type="checkbox"/> No | Initials: _____ |
| TOTAL ADDITIONAL OPTIONS SELECTED: | | \$48,526.00 | | | |

WARRANTY: 20 Year Workmanship Warranty.

Proposals are good for 21 days. The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payments will be made as outlined above. You may cancel this transaction, without any penalty or obligation within three (3) business days from the date originally signed.

To cancel this transaction mail or deliver a signed and dated copy of this cancellation notice or any other written notice, or send a telegram to 2612 Miller Rd. Kalamazoo, MI 49001 not later than midnight of _____, 20__.

Date _____

Signature _____

From: support@afxllc.com
Sent: Monday, June 8, 2020 3:03 PM
To: STJOSEPH.CLM@AOINS.COM
Subject: [EXTERNAL] Completed Title Report 300-0124138-2020-TS.pdf | Order # 166410, Property ID # 79-134993-47 | Claim/Ref # 300-0124138-2020

Hello Auto Owners,

Your report is complete and available for download:

Please click here to download your completed report.

| | |
|------------------|--|
| Order #: | 166410 |
| AFX Property ID: | 79-134993-47 |
| Search Address: | 115 W BRIDGE ST , PLAINWELL, MI, 49080-1616, DESIGN STREET |
| Product: | Commercial Title Search Insurance Claims |
| Claim/Reference: | 300-0124138-2020 |

Tip: Our reports utilize PDF bookmarks, enabling you to quickly navigate to exhibits/instruments.
Using Google Chrome:
Using Adobe Reader:

We strive to make sure our customers are 100% satisfied with our service. We welcome your comments and suggestions for any ways to make your ordering process better suited for your individual needs. Give us a call at 1-877-848-5337 or reply to this email with any questions or comments you have about your report.

Sincerely,
AFX Research, LLC | TitleSearch.com
999 Monterey Street, Suite 380
San Luis Obispo, CA 93401
1-877-848-5337

We offer competitive pricing, excellent turnaround time, and our reports are guaranteed accurate.



CURRENT OWNER SEARCH REPORT

**Order Number:
300-0124138-2020**

**AFX Reference Number:
79-134993-47**

**Subject Property:
115 W BRIDGE ST
PLAINWELL, MI 49080**

**Completed:
06/08/2020**

**Effective:
05/26/2020**

AFX RESEARCH, LLC

A Quarter-Century of Title Document Research Expertise

999 Monterey St. Suite 380, San Luis Obispo, CA 93401

(877) 848-5337 / www.afxllc.com

CURRENT OWNER SEARCH REPORT

(pg. 2 of 3)

Order #: 300-0124138-2020 | Reference #: 79-134993-47 | Completed: 06/08/2020 | Effective: 05/26/2020

PROPERTY AND OWNERSHIP INFORMATION

Owner's Name(s): ADAM AND RACHEL HOPKINS, AS H & W

Street Address: 115 W BRIDGE ST

City, State Zip Code: PLAINWELL, MI 49080

APN/Parcel/PIN: 55-350-003-00
5535000300

County: ALLEGAN

DEED CHAIN

Instrument: **QUIT CLAIM DEED**

Date Recorded: 12/12/2012

Book/Page: 3685/409

Dated: 12/03/2012

Grantor(s): CITY OF PLAINWELL

Grantee(s): ADAM AND RACHEL HOPKINS, AS H & W

TAX INFORMATION

| Year: | Property Tax Status: | Due Date: | Amount: |
|-------|----------------------|-----------|---------|
|-------|----------------------|-----------|---------|

Notes:

CURRENT TAXES NOT AVAILABLE

Total Assessed Value: \$78,800.00

MORTGAGES AND DEEDS OF TRUST

Instrument: **MORTGAGE**

Date Recorded: 12/12/2012

Book/Page: 3685/410

Dated: 12/03/2012

Original Amount: \$25,000.00

Mortgagor(s): ADAM AND RACHEL HOPKINS, AS H & W

Mortgagee(s): CITY OF PLAINWELL

JUDGMENTS, UCC, AND LIENS

NO JUDGMENTS, UCC'S, OR LIENS FOUND FOR CURRENT OWNER OF SUBJECT PROPERTY.
NOTHING FOUND INDEXED FOR DESIGN STREET / DESIGN ST.



CURRENT OWNER SEARCH REPORT

(pg. 3 of 3)

Order #: 300-0124138-2020 | Reference #: 79-134993-47 | Completed: 06/08/2020 | Effective: 05/26/2020

THANK YOU FOR YOUR ORDER

For questions, please contact our office at 1-877-848-5337.

Order Number:
300-0124138-2020

AFX Reference Number:
79-134993-47

The Current Owner Search provides ownership and encumbrance information from the time the current owner purchased the property, up to present time. The report will verify property ownership, check property tax status and report on any encumbrances recorded during the current ownership, including: mortgages, taxes, liens and judgments.

Our professional network of trained researchers follow established industry protocols and use client-supplied property information to complete this Current Owner Search. The report includes:

- Current deed information (i.e. grantor, grantee, recording dates)
- Property tax status, when available
- Lien and judgment information (i.e. creditor, amounts, and recording dates)
- Copy of the most recently recorded deed

DISCLAIMER

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AFX RESEARCH, LLC
999 Monterey St. Suite 380, San Luis Obispo, CA 93401
Ph: (877) 848-5337 Fax: (800) 201-0620
<http://www.afxllc.com>

STATE OF MICHIGAN Allegan County
Joyce A. Watts Register of Deeds

RECORDED

December 12, 2012 11:29:49 AM

Liber 3685 Page 409-409 D.O
FEE: \$14.00



Liber 3685 Page 409 #2012025779

QUIT CLAIM DEED

The City of Plainwell, a Michigan municipal corporation, the principal business address of which is 141 North Main Street, Plainwell, Michigan 49080 (the "Grantor"), for the consideration of \$1000, the receipt and sufficiency of which is acknowledged, quit claims to Adam and Rachel Hopkins, as husband and wife, whose address is 426 West Bridge Street, Plainwell, Michigan 49080 (the "Grantee"), its rights, title and interest in property located at 115 West Bridge Street in the City of Plainwell, Allegan County, Michigan, together with all tenements, hereditaments, and appurtenances, legally described as (the "Property"):

COM 163 FT W & 33 FT S OF E ¼ POST OF SEC 30 TH S PPL WITH MAIN ST 118 FT W 49.75 FT N 118 FT E 49.75 FT TO BEG BEING PT OF LOT 18 THOMPSON'S ADD & THE UNNUMBERED LOT E OF LOT 18 ALSO THE E 20 FT OF S FT OF THE N UNNUMBERED LOT & THE E 20 FT OF N 18 FT OF THE S UNNUMBERED LOT ALL IN BLOCK 1 THOMPSON'S ADDITION

This conveyance is subject to all easements, restrictions, covenants and encumbrances of record.

The Grantor conveys the Property to the Grantee "AS IS" and without any representations or warranties. The Grantor grants to Grantee the right to make all divisions under the Michigan Land Division Act.

The Property may be located within the vicinity of farmland or a farm operation. Generally accepted agriculture and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act.

Tax exempt to MSA 7.75(5)H, MCL 207.505, Sec 5(h), MCL 207.526, Sec 6(h).
Dated this 3rd day of December, 2012.

CITY OF PLAINWELL

STATE OF MICHIGAN
COUNTY OF ALLEGAN

By: *Richard Brooks*
Richard Brooks, Mayor

This document was acknowledged before me on December 3, 2012, by Richard Brooks, Mayor, and by Noreen Farmer, Clerk, of the City of Plainwell, who are both personally known to me, on its behalf.

By: *Noreen A. Farmer*
Noreen Farmer, Clerk

Notary Public, Allegan County, Michigan
Acting in Allegan County, Michigan
My commission expires: July 28, 2013
Acting in the County of Allegan

After recorded return to:
Adam & Rachel Hopkins
426 West Bridge Street
Plainwell, Michigan 49080

8624716.1 26389/104833

Prepared by:
Clark Hill PC
200 Ottawa Ave NW
Suite 500
Grand Rapids, MI 49503

12-12-12A10:42 RCVD

City of Plainwell

STATE OF MICHIGAN Allegan County
Joyce A. Watts Register of Deeds

RECORDED

December 12, 2012 11:29:49 AM

Liber 3685 Page 410-410 M
FEE: \$14.00



Liber 3685 Page 410 #2012025780

MORTGAGE

THIS MORTGAGE is made on December 3, 2012, by Adam and Rachel Hopkins, husband and wife (the "Mortgagor"), of 426 West Bridge Street, Plainwell, MI 49080, in favor of the City of Plainwell, a Michigan municipal corporation, of 141 N. Main Street, Plainwell, MI 49080 (the "Mortgagee").

The Mortgagor mortgages and warrants to the Mortgagee the real property and all the buildings, structures and improvements on such real property located in the City of Plainwell, Allegan County, Michigan legally described as:

COM 163 FT W & 33 FT S OF E ¼ POST OF SEC 30 TH S PPL WITH MAIN ST 118 FT W 49.75 FT N 118 FT E 49.75 FT TO BEG BEING PT OF LOT 18 THOMPSON'S ADD & THE UNNUMBERED LOT E OF LOT 18 ALSO THE E 20 FT OF S FT OF THE N UNNUMBERED LOT & THE E 20 FT OF N 18 FT OF THE S UNNUMBERED LOT ALL IN BLOCK 1 THOMPSON'S ADDITION

(collectively, the "Premises"), including all of the Mortgagor's right, title and interest in all easements, rights-of-way, licenses, privileges and hereditaments.

The Debt. This Mortgage secures the performance of the promises and obligations contained in the Purchase and Development Agreement, dated June 20, 2012, for the performance of architectural services by the Mortgagor for the Mortgagee in an amount equivalent to \$25,000 of work, billed at an hourly rate of \$150.00. This Mortgage shall remain in place until the performance of the promises and obligations contained in the Purchase and Development Agreement have been completed, or until June 1, 2022, whichever occurs first.

The Mortgagor promises and agrees to perform all the Mortgagor's duties, responsibilities and obligations under the Purchase and Development Agreement, dated June 20, 2012.

CITY OF PLAINWELL

STATE OF MICHIGAN
COUNTY OF ALLEGAN

By: Richard Brooks
Richard Brooks, Mayor

This document was acknowledged before me on December 3, 2012, by Richard Brooks, Mayor, and by Noreen Farmer, City Clerk, of the City of Plainwell, who are both personally known to me, on its behalf.

By: Noreen Farmer
Noreen Farmer, Clerk

A. WILFINGER
Notary Public, Allegan County, Michigan
Acting in Allegan County, Michigan
My commission expires: Aug. 28, 2013
Acting in the County of Allegan

WHEN RECORDED RETURN TO:
NOREEN FARMER, CITY CLERK
CITY OF PLAINWELL
141 NORTH MAIN STREET
PLAINWELL, MICHIGAN 49080

8629905.2 26389/104833

Prepared by:
Clark Hill PLC
200 Ottawa Ave. NW
Suite 500
Grand Rapids, MI 49503

12-12-12A10:42 RCVD

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
 POST DATES 07/01/2020 - 07/31/2020
 BOTH JOURNALIZED AND UNJOURNALIZED
 BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|---|---------------------------|-----------------------|------------------------------------|--------------|----------|----------|---------|
| Fund 450 INDUSTRIAL PARK TIFA | | | | | | | |
| Dept 000 OPERATIONS | | | | | | | |
| 450-000-715.010 | Health Insurance Premiums | C.O.P.S. HEALTH TRUST | JULY 2020 DENTAL & VISION | 2020.07 | 07/01/20 | 47.68 | 16143 |
| 450-000-715.010 | Health Insurance Premiums | PRIORITY HEALTH | JULY 2020 HEALTH INSURANCE PREMIUM | 201680001882 | 07/01/20 | 566.66 | 16145 |
| 450-000-715.015 | LIFE INSURANCE | MADISON NATIONAL LIFE | JULY 2020 LIFE INSURANCE COVERAGE | 1399089 | 07/01/20 | 1.54 | 16144 |
| 450-000-910.010 | WORKERS COMP 2020/2021 | MML WORKERS COMP FUND | 2020/2021 WORKERS COMP INSURANCE | 11157205 | 07/01/20 | 386.11 | 16149 |
| Total For Dept 000 OPERATIONS | | | | | | 1,001.99 | |
| Total For Fund 450 INDUSTRIAL PARK TIFA | | | | | | 1,001.99 | |

08/07/2020 01:46 PM
User: BKELLEY
DB: Plainwell

INVOICE GL DISTRIBUTION REPORT FOR CITY OF PLAINWELL
POST DATES 07/01/2020 - 07/31/2020
BOTH JOURNALIZED AND UNJOURNALIZED
BOTH OPEN AND PAID

| GL Number | Inv. Line Desc | Vendor | Invoice Desc. | Invoice | Chk Date | Amount | check # |
|-----------|---------------------------|-----------------|-------------------------------|---------|----------|----------|---------|
| | | | Fund Totals: | | | | |
| | | | Fund 450 INDUSTRIAL PARK TIFA | | | 1,001.99 | |
| | | | Total For All Funds: | | | 1,001.99 | |
| --- | TOTALS BY GL DISTRIBUTION | --- | | | | | |
| | | 450-000-715.010 | Health Insurance Premiums | | | 614.34 | |
| | | 450-000-715.015 | LIFE INSURANCE | | | 1.54 | |
| | | 450-000-910.010 | WORKERS COMP 2020/2021 | | | 386.11 | |

MINUTES
Plainwell City Council
July 13, 2020

1. Mayor Keeler called the regular meeting to order at 7:00 PM in City Hall Council Chambers.
2. Pledge of Allegiance was given by all present.
3. Roll Call: Present: Mayor Keeler, Mayor Pro Tem Steele, Councilmember Overhuel, Councilmember Keeney and Councilmember Wisnaski. Absent: None.
4. Approval of Minutes/Summary:
A motion by Steele, seconded by Overhuel, to accept and place on file the Council Minutes and Summary of the 06/22/2020 regular meeting and the Council Minutes of the 07/06/2020 special meeting. On voice vote, all voted in favor. Motion passed.
5. Public Comment: None
6. County Commissioner Report:
Commissioner Rick Cain provided an update about the County evaluating budgetary limitations of between \$700,000 and \$1,000,000. He also noted that the County is considering permitting quad-style housing, which Wayland, Martin and Gun Plain Townships all oppose.
7. Agenda Amendments: None
8. Mayor's Report: None
9. Recommendations and Reports:
 - A. City Manager Wilson noted that the July 6, 2020 Council Meeting presentation did not include the full proposal from GHD for construction oversight for the Mill Demolition Project. It was noted that the cost of the proposal is includable in the grant, for which the city is 10% responsible. There are lots of "moving parts" in this project, so the oversight is necessary. The abatement process is underway and actual demolition should start in around six (6) weeks.
A motion by Overhuel, seconded by Steele, to approve a professional services contract with GHD for construction oversight and project support for the Mill Demolition Project in the amount of \$505,780.00. On a roll call vote, all voted in favor. Motion passed.
 - B. City Manager Wilson noted that the July 6, 2020 Council Meeting did not include the full proposal from Analytical Testing & Consulting Services for independent third-party air monitoring during the abatement process. Protocols were discussed if the samples test positive for asbestos. This firm did similar work during the 2012 demolition and their work will supplement the monitoring being done by Melching and GHD.
A motion by Keeney, seconded by Wisnaski, to approve a professional services contract with Analytical Testing & Consulting Services Inc. for air monitoring and sampling during the Mill Demolition Project at an estimated cost of \$39,000.00. On a roll call vote, all voted in favor. Motion passed.

- C. Treasurer Kelley reported the opportunity to apply for grant funding through the CARES Act to reimburse public safety wages during the health pandemic. The application, due July 17, 2020, through Michigan Department of Treasury requires designation of an authorized agent which is noted in the proposed resolution under consideration. Personnel Manager Lamorandier and Public Safety Director Bomar have attending training and are working to compile the data to be included with the application. The funds, if granted, would be a reimbursement to the General Fund.
A motion by Keeney, seconded by Wisanski, to adopt Resolution 2020-18 designating City Manager Wilson as the city's agent for applying for Public Safety Grant Funding as presented. On a voice vote, all voted in favor. Motion passed.

10. Communications:

- A. **A motion by Steele, seconded by Overhuel, to accept and place on file the June 2020 Investment and Fund Balance Reports. On a voice vote, all in favor. Motion passed.**

11. Accounts Payable:

A motion by Keeney, seconded by Steele, that the bills be allowed and orders drawn in the amount of \$180,768.48 for payment of same. On a roll call vote, all in favor. Motion passed.

12. Public Comments: None

13. Staff Comments

Personnel Manager Lamorandier noted working through a new online process for open enrollment.

Director Bomar reported the failure of the department's generator. Necessary repairs are being quoted with the first quote coming in at \$4,000. He reported there are still no updates on delivery of the patrol vehicle ordered in January 2020. Finally, he reported COVID testing at Plainwell Middle School on Thursday, July 16, 2020.

Superintendent Nieuwenhuis reported working on mowing, flowers and potholes.

Community Development Manager Siegel reported 17 zoning permits having been issued and noted training for an emergency preparedness and marketing opportunity for small businesses. She also noted the donation of a framed photograph of the mill from Heather Burd.

Clerk/Treasurer Kelley reported having issued 497 absent voter ballots with 186 of those having already been returned. He noted working on year-end financials and preparing for the election. He reminded everyone that the nominating petitions for City Council are due July 21.

City Manager Wilson briefed Council on a developing sewer connection issue at 934/936 E Bridge, noting that the property was vacant when M-89 was reconstructed, so the sewer lateral was not connected at that time.

City Manager Wilson followed up on Director Bomar's report about the failed generator, noting that a working generator is critical to continuing city operations during a power outage. Knowing that time is of the essence and that one quote had already been received, he asked for authority for making the repairs in advance of the next Council Meeting.

A motion by Wisnaski, seconded by Overhuel, to authorize the City Manager to negotiate an emergency repair of the Public Safety generators in an amount not to exceed \$5,000.00 after having received two (2) additional quotes. On a roll call vote, all in favor. Motion passed.

14. Council Comments:

Mayor Pro Tem Steele thanked Community Development Manager Siegel for communication support related to the postponement of the All School Reunion.

15. Adjournment:

A motion by Steele, seconded by Overhuel, to adjourn the meeting at 7:54 PM. On voice vote, all voted in favor. Motion passed.

Minutes respectfully
Submitted by,
Brian Kelley
City Clerk/Treasurer

MINUTES APPROVED BY CITY COUNCIL
July 27, 2020



Brian Kelley, City Clerk

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 | MONTH 07/31/2020 | BALANCE | |
| Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA | | | | | | |
| Revenues | | | | | | |
| TAXES | TAXES | 25,396.00 | 14,955.70 | 14,955.70 | 10,440.30 | 58.89 |
| GRANTS | STATE & FEDERAL GRANTS | 5,100,000.00 | 0.00 | 0.00 | 5,100,000.00 | 0.00 |
| TRANSFER | FUNDS TRANSFERS | 80,000.00 | 6,666.67 | 6,666.67 | 73,333.33 | 8.33 |
| OTHER | OTHER | 510,000.00 | 0.00 | 0.00 | 510,000.00 | 0.00 |
| TOTAL REVENUES | | 5,715,396.00 | 21,622.37 | 21,622.37 | 5,693,773.63 | 0.38 |
| Expenditures | | | | | | |
| 000 | OPERATIONS | 87,282.00 | 3,939.74 | 3,939.74 | 83,342.26 | 4.51 |
| 908 | DEBT SERVICE | 16,625.00 | 1,385.41 | 1,385.41 | 15,239.59 | 8.33 |
| 970 | CAPITAL OUTLAY | 5,610,000.00 | 0.00 | 0.00 | 5,610,000.00 | 0.00 |
| TOTAL EXPENDITURES | | 5,713,907.00 | 5,325.15 | 5,325.15 | 5,708,581.85 | 0.09 |
| Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA: | | | | | | |
| TOTAL REVENUES | | 5,715,396.00 | 21,622.37 | 21,622.37 | 5,693,773.63 | 0.38 |
| TOTAL EXPENDITURES | | 5,713,907.00 | 5,325.15 | 5,325.15 | 5,708,581.85 | 0.09 |
| NET OF REVENUES & EXPENDITURES | | 1,489.00 | 16,297.22 | 16,297.22 | (14,808.22) | 1,094.51 |

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 | MONTH 07/31/2020 | BALANCE | |
| Fund 450 - INDUSTRIAL PARK TIFA | | | | | | |
| Revenues | | | | | | |
| OTHER | OTHER | 80,583.00 | 0.00 | 0.00 | 80,583.00 | 0.00 |
| INTEREST | INTEREST & RENTS | 0.00 | 124.00 | 124.00 | (124.00) | 100.00 |
| TOTAL REVENUES | | 80,583.00 | 124.00 | 124.00 | 80,459.00 | 0.15 |
| Expenditures | | | | | | |
| 000 | OPERATIONS | 61,156.00 | 4,925.50 | 4,925.50 | 56,230.50 | 8.05 |
| TOTAL EXPENDITURES | | 61,156.00 | 4,925.50 | 4,925.50 | 56,230.50 | 8.05 |
| Fund 450 - INDUSTRIAL PARK TIFA: | | | | | | |
| TOTAL REVENUES | | 80,583.00 | 124.00 | 124.00 | 80,459.00 | 0.15 |
| TOTAL EXPENDITURES | | 61,156.00 | 4,925.50 | 4,925.50 | 56,230.50 | 8.05 |
| NET OF REVENUES & EXPENDITURES | | 19,427.00 | (4,801.50) | (4,801.50) | 24,228.50 | 24.72 |

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 | MONTH 07/31/2020 | BALANCE | |
| Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA | | | | | | |
| Revenues | | | | | | |
| TAXES | TAXES | 54,340.00 | 49,219.13 | 49,219.13 | 5,120.87 | 90.58 |
| OTHER | OTHER | 7,055.00 | 385.00 | 385.00 | 6,670.00 | 5.46 |
| INTEREST | INTEREST & RENTS | 0.00 | 127.67 | 127.67 | (127.67) | 100.00 |
| TOTAL REVENUES | | 61,395.00 | 49,731.80 | 49,731.80 | 11,663.20 | 81.00 |
| Expenditures | | | | | | |
| 000 | OPERATIONS | 37,309.00 | 1,807.14 | 1,807.14 | 35,501.86 | 4.84 |
| 908 | DEBT SERVICE | 12,261.00 | 1,021.75 | 1,021.75 | 11,239.25 | 8.33 |
| TOTAL EXPENDITURES | | 49,570.00 | 2,828.89 | 2,828.89 | 46,741.11 | 5.71 |
| Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA: | | | | | | |
| TOTAL REVENUES | | 61,395.00 | 49,731.80 | 49,731.80 | 11,663.20 | 81.00 |
| TOTAL EXPENDITURES | | 49,570.00 | 2,828.89 | 2,828.89 | 46,741.11 | 5.71 |
| NET OF REVENUES & EXPENDITURES | | 11,825.00 | 46,902.91 | 46,902.91 | (35,077.91) | 396.64 |
| TOTAL REVENUES - ALL FUNDS | | | | | | |
| TOTAL REVENUES - ALL FUNDS | | 5,857,374.00 | 71,478.17 | 71,478.17 | 5,785,895.83 | 1.22 |
| TOTAL EXPENDITURES - ALL FUNDS | | 5,824,633.00 | 13,079.54 | 13,079.54 | 5,811,553.46 | 0.22 |
| NET OF REVENUES & EXPENDITURES | | 32,741.00 | 58,398.63 | 58,398.63 | (25,657.63) | 178.37 |

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 (ABNORMAL) | MONTH 07/31/2020 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 | | 6,252.58 | | 0.42 | 99.99 |
| 443-000-402.041 | Captured Tax - AdVal Real - Library | 1,132.00 | | 750.79 | | 750.79 | | 381.21 | 66.32 |
| 443-000-402.042 | Captured Tax - AdVal Real - Capital Impr | 500.00 | | 499.55 | | 499.55 | | 0.45 | 99.91 |
| 443-000-402.043 | Captured Tax - AdVal Real - Fire Reserve | 500.00 | | 499.55 | | 499.55 | | 0.45 | 99.91 |
| 443-000-402.044 | Captured Tax - AdVal Real - Solid Waste | 649.00 | | 649.42 | | 649.42 | | (0.42) | 100.06 |
| 443-000-402.047 | Captured DDA-SCHOOL | 12,443.00 | | 3,224.20 | | 3,224.20 | | 9,218.80 | 25.91 |
| 443-000-402.048 | Captured Tax - AdVal Real - County (All) | 3,008.00 | | 2,254.29 | | 2,254.29 | | 753.71 | 74.94 |
| 443-000-402.060 | Captured Tax - AdVal Pers - City | 473.00 | | 473.21 | | 473.21 | | (0.21) | 100.04 |
| 443-000-402.061 | Captured Tax - AdVal Pers - Library | 85.00 | | 56.80 | | 56.80 | | 28.20 | 66.82 |
| 443-000-402.062 | Captured Tax - AdVal Pers - Capital Impr | 38.00 | | 37.80 | | 37.80 | | 0.20 | 99.47 |
| 443-000-402.063 | Captured Tax - AdVal Pers - Fire Reserve | 38.00 | | 37.80 | | 37.80 | | 0.20 | 99.47 |
| 443-000-402.064 | Captured Tax - AdVal Pers - Solid Waste | 49.00 | | 49.14 | | 49.14 | | (0.14) | 100.29 |
| 443-000-402.065 | Captured Tax - AdVal Pers - County (All) | 228.00 | | 170.57 | | 170.57 | | 57.43 | 74.81 |
| 443-000-505.000 | Federal Grant | 5,100,000.00 | | 0.00 | | 0.00 | | 5,100,000.00 | 0.00 |
| 443-000-676.080 | Interfund Transfer In - Capital Improve | 80,000.00 | | 6,666.67 | | 6,666.67 | | 73,333.33 | 8.33 |
| 443-000-697.000 | Loan Proceeds | 510,000.00 | | 0.00 | | 0.00 | | 510,000.00 | 0.00 |
| TOTAL REVENUES | | 5,715,396.00 | | 21,622.37 | | 21,622.37 | | 5,693,773.63 | 0.38 |
| Expenditures | | | | | | | | | |
| 443-000-703.000 | Salaries/Wages - Full Time Employees | 38,185.00 | | 2,317.64 | | 2,317.64 | | 35,867.36 | 6.07 |
| 443-000-706.000 | Wages - Part Time Employees | 539.00 | | 101.19 | | 101.19 | | 437.81 | 18.77 |
| 443-000-713.000 | Other Post Employment Benefits | 313.00 | | 26.07 | | 26.07 | | 286.93 | 8.33 |
| 443-000-715.000 | Payroll Tax - FICA/Medicare (Social Sec) | 2,797.00 | | 172.38 | | 172.38 | | 2,624.62 | 6.16 |
| 443-000-715.010 | Health Insurance Premiums | 6,517.00 | | 555.20 | | 555.20 | | 5,961.80 | 8.52 |
| 443-000-715.013 | Health Insurance - HSA - Employer Paid | 2,957.00 | | 0.00 | | 0.00 | | 2,957.00 | 0.00 |
| 443-000-715.015 | Life Insurance | 43.00 | | 3.56 | | 3.56 | | 39.44 | 8.28 |
| 443-000-718.000 | Retirement Benefits | 3,298.00 | | 236.13 | | 236.13 | | 3,061.87 | 7.16 |
| 443-000-724.000 | Medical Insurance Opt Out | 203.00 | | 16.84 | | 16.84 | | 186.16 | 8.30 |
| 443-000-730.000 | Postage | 300.00 | | 0.00 | | 0.00 | | 300.00 | 0.00 |
| 443-000-743.000 | Uniforms | 65.00 | | 0.00 | | 0.00 | | 65.00 | 0.00 |
| 443-000-775.000 | Supplies - Repairs and Maintenance | 100.00 | | 16.45 | | 16.45 | | 83.55 | 16.45 |
| 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 | | 0.00 | | 0.00 | | 2,000.00 | 0.00 |
| 443-000-801.030 | Professional Services - Audit | 353.00 | | 0.00 | | 0.00 | | 353.00 | 0.00 |
| 443-000-830.000 | Contractual Reimbursement CRA Activities | 19,047.00 | | 0.00 | | 0.00 | | 19,047.00 | 0.00 |
| 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 | | 0.00 | | 0.00 | | 5,089.00 | 0.00 |
| 443-000-910.010 | Workers Comp Insurance | 376.00 | | 376.10 | | 376.10 | | (0.10) | 100.03 |
| 443-000-930.000 | Outside Services (RMLB) | 3,000.00 | | 0.00 | | 0.00 | | 3,000.00 | 0.00 |
| 443-000-940.000 | Rentals - Equipment | 500.00 | | 118.18 | | 118.18 | | 381.82 | 23.64 |
| 443-908-991.000 | Principal Payment - Interfund Loans | 15,079.00 | | 1,256.58 | | 1,256.58 | | 13,822.42 | 8.33 |
| 443-908-995.000 | Interest Payment - Interfund Loans | 1,546.00 | | 128.83 | | 128.83 | | 1,417.17 | 8.33 |
| 443-970-972.000 | Contracted Services | 5,610,000.00 | | 0.00 | | 0.00 | | 5,610,000.00 | 0.00 |
| TOTAL EXPENDITURES | | 5,713,907.00 | | 5,325.15 | | 5,325.15 | | 5,708,581.85 | 0.09 |
| Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA: | | | | | | | | | |
| TOTAL REVENUES | | 5,715,396.00 | | 21,622.37 | | 21,622.37 | | 5,693,773.63 | 0.38 |
| TOTAL EXPENDITURES | | 5,713,907.00 | | 5,325.15 | | 5,325.15 | | 5,708,581.85 | 0.09 |

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL
 PERIOD ENDING 07/31/2020
 % Fiscal Year Completed: 8.49

*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 | 07/31/2020 (ABNORMAL) | INCREASE | MONTH 07/31/2020 (DECREASE) | NORMAL | (ABNORMAL) BALANCE | |
| Fund 443 - BROWNFIELD REDEVELOPMENT AUTHORITY - BRA | | | | | | | | | |
| NET OF REVENUES & EXPENDITURES | | 1,489.00 | | 16,297.22 | | 16,297.22 | | (14,808.22) | 1,094.51 |

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 (NORMAL (ABNORMAL)) | MONTH 07/31/2020 (INCREASE (DECREASE)) | BALANCE (NORMAL (ABNORMAL)) | |
| Fund 450 - INDUSTRIAL PARK TIFA | | | | | | |
| Revenues | | | | | | |
| 450-000-569.000 | Local Grants | 80,583.00 | 0.00 | 0.00 | 80,583.00 | 0.00 |
| 450-000-664.020 | Interest Earned - Investments | 0.00 | 124.00 | 124.00 | (124.00) | 100.00 |
| TOTAL REVENUES | | 80,583.00 | 124.00 | 124.00 | 80,459.00 | 0.15 |
| Expenditures | | | | | | |
| 450-000-703.000 | Salaries/Wages - Full Time Employees | 41,580.00 | 3,290.35 | 3,290.35 | 38,289.65 | 7.91 |
| 450-000-706.000 | Wages - Part Time Employees | 1,616.00 | 30.49 | 30.49 | 1,585.51 | 1.89 |
| 450-000-713.000 | Other Post Employment Benefits | 19.00 | 1.61 | 1.61 | 17.39 | 8.47 |
| 450-000-715.000 | Payroll Tax - FICA/Medicare (Social Sec) | 3,173.00 | 237.46 | 237.46 | 2,935.54 | 7.48 |
| 450-000-715.010 | Health Insurance Premiums | 5,758.00 | 490.51 | 490.51 | 5,267.49 | 8.52 |
| 450-000-715.013 | Health Insurance - HSA - Employer Paid | 2,643.00 | 0.00 | 0.00 | 2,643.00 | 0.00 |
| 450-000-715.015 | Life Insurance | 20.00 | 1.54 | 1.54 | 18.46 | 7.70 |
| 450-000-718.000 | Retirement Benefits | 2,051.00 | 241.11 | 241.11 | 1,809.89 | 11.76 |
| 450-000-724.000 | Medical Insurance Opt Out | 385.00 | 32.04 | 32.04 | 352.96 | 8.32 |
| 450-000-801.030 | Professional Services - Audit | 67.00 | 0.00 | 0.00 | 67.00 | 0.00 |
| 450-000-910.000 | Liability Insurance | 408.00 | 0.00 | 0.00 | 408.00 | 0.00 |
| 450-000-910.010 | Workers Comp Insurance | 386.00 | 386.11 | 386.11 | (0.11) | 100.03 |
| 450-000-930.050 | Computer Services | 50.00 | 0.00 | 0.00 | 50.00 | 0.00 |
| 450-000-940.000 | Rentals - Equipment | 2,200.00 | 214.28 | 214.28 | 1,985.72 | 9.74 |
| 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 | 4,925.50 | 4,925.50 | 56,230.50 | 8.05 |
| Fund 450 - INDUSTRIAL PARK TIFA: | | | | | | |
| TOTAL REVENUES | | 80,583.00 | 124.00 | 124.00 | 80,459.00 | 0.15 |
| TOTAL EXPENDITURES | | 61,156.00 | 4,925.50 | 4,925.50 | 56,230.50 | 8.05 |
| NET OF REVENUES & EXPENDITURES | | 19,427.00 | (4,801.50) | (4,801.50) | 24,228.50 | 24.72 |

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 (NORMAL (ABNORMAL)) | MONTH 07/31/2020 (INCREASE (DECREASE)) | BALANCE (NORMAL (ABNORMAL)) | |
| Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA | | | | | | |
| Revenues | | | | | | |
| 494-000-402.030 | Captured DDA-CITY | 26,174.00 | 26,174.25 | 26,174.25 | (0.25) | 100.00 |
| 494-000-402.031 | Captured DDA-LIBRARY | 4,740.00 | 3,142.46 | 3,142.46 | 1,597.54 | 66.30 |
| 494-000-402.032 | Captured DDA-Capital Impr | 2,091.00 | 2,090.92 | 2,090.92 | 0.08 | 100.00 |
| 494-000-402.033 | Capture DDA-Fire Reserve | 2,091.00 | 2,090.92 | 2,090.92 | 0.08 | 100.00 |
| 494-000-402.034 | Capture-DDA-Solid Waste | 2,718.00 | 2,718.30 | 2,718.30 | (0.30) | 100.01 |
| 494-000-402.045 | Captured DDA-COUNTY | 12,591.00 | 9,436.36 | 9,436.36 | 3,154.64 | 74.95 |
| 494-000-402.060 | Captured Tax - AdVal Pers - City | 2,044.00 | 2,044.42 | 2,044.42 | (0.42) | 100.02 |
| 494-000-402.061 | Captured Tax - AdVal Pers - Library | 370.00 | 245.41 | 245.41 | 124.59 | 66.33 |
| 494-000-402.062 | Captured Tax - AdVal Pers - Capital Impr | 163.00 | 163.35 | 163.35 | (0.35) | 100.21 |
| 494-000-402.063 | Captured Tax - AdVal Pers - Fire Reserve | 163.00 | 163.35 | 163.35 | (0.35) | 100.21 |
| 494-000-402.064 | Captured Tax - AdVal Pers - Solid Waste | 212.00 | 212.35 | 212.35 | (0.35) | 100.17 |
| 494-000-402.065 | Captured Tax - AdVal Pers - County (All) | 983.00 | 737.04 | 737.04 | 245.96 | 74.98 |
| 494-000-569.000 | Local Grants | 5,305.00 | 0.00 | 0.00 | 5,305.00 | 0.00 |
| 494-000-664.020 | Interest Earned - Investments | 0.00 | 127.67 | 127.67 | (127.67) | 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 | 385.00 | 385.00 | 865.00 | 30.80 |
| 494-000-694.026 | DDA - Special Event Revenues | 300.00 | 0.00 | 0.00 | 300.00 | 0.00 |
| TOTAL REVENUES | | 61,395.00 | 49,731.80 | 49,731.80 | 11,663.20 | 81.00 |
| Expenditures | | | | | | |
| 494-000-703.000 | Salaries/Wages - Full Time Employees | 19,405.00 | 1,212.34 | 1,212.34 | 18,192.66 | 6.25 |
| 494-000-715.000 | Payroll Tax - FICA/Medicare (Social Sec) | 1,401.00 | 83.19 | 83.19 | 1,317.81 | 5.94 |
| 494-000-715.010 | Health Insurance Premiums | 3,070.00 | 260.68 | 260.68 | 2,809.32 | 8.49 |
| 494-000-715.013 | Health Insurance - HSA - Employer Paid | 1,461.00 | 0.00 | 0.00 | 1,461.00 | 0.00 |
| 494-000-715.015 | Life Insurance | 2.00 | 0.14 | 0.14 | 1.86 | 7.00 |
| 494-000-718.000 | Retirement Benefits | 344.00 | 1.05 | 1.05 | 342.95 | 0.31 |
| 494-000-724.000 | Medical Insurance Opt Out | 47.00 | 3.94 | 3.94 | 43.06 | 8.38 |
| 494-000-775.000 | Supplies - Repairs and Maintenance | 100.00 | 20.00 | 20.00 | 80.00 | 20.00 |
| 494-000-801.030 | Professional Services - Audit | 67.00 | 0.00 | 0.00 | 67.00 | 0.00 |
| 494-000-900.000 | Printing and Publishing | 3,600.00 | 0.00 | 0.00 | 3,600.00 | 0.00 |
| 494-000-910.000 | Liability Insurance | 521.00 | 0.00 | 0.00 | 521.00 | 0.00 |
| 494-000-910.010 | Workers Comp Insurance | 166.00 | 165.85 | 165.85 | 0.15 | 99.91 |
| 494-000-930.000 | Outside Services (RMLB) | 500.00 | 0.00 | 0.00 | 500.00 | 0.00 |
| 494-000-930.050 | Computer Services | 50.00 | 0.00 | 0.00 | 50.00 | 0.00 |
| 494-000-940.000 | Rentals - Equipment | 200.00 | 0.00 | 0.00 | 200.00 | 0.00 |
| 494-000-956.000 | Miscellaneous | 800.00 | 0.00 | 0.00 | 800.00 | 0.00 |
| 494-000-956.021 | Special Events | 1,000.00 | 0.00 | 0.00 | 1,000.00 | 0.00 |
| 494-000-957.022 | DDA Farmers Market Expense | 425.00 | 59.95 | 59.95 | 365.05 | 14.11 |
| 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 | 0.00 | 0.00 | 250.00 | 0.00 |
| 494-000-962.000 | Memberships & Dues | 3,100.00 | 0.00 | 0.00 | 3,100.00 | 0.00 |
| 494-908-991.000 | Principal Payment - Interfund Loans | 11,783.00 | 981.92 | 981.92 | 10,801.08 | 8.33 |
| 494-908-995.000 | Interest Payment - Interfund Loans | 478.00 | 39.83 | 39.83 | 438.17 | 8.33 |
| TOTAL EXPENDITURES | | 49,570.00 | 2,828.89 | 2,828.89 | 46,741.11 | 5.71 |
| Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA: | | | | | | |
| TOTAL REVENUES | | 61,395.00 | 49,731.80 | 49,731.80 | 11,663.20 | 81.00 |
| TOTAL EXPENDITURES | | 49,570.00 | 2,828.89 | 2,828.89 | 46,741.11 | 5.71 |

REVENUE AND EXPENDITURE REPORT FOR CITY OF PLAINWELL

PERIOD ENDING 07/31/2020

% Fiscal Year Completed: 8.49

*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 | 07/31/2020 (ABNORMAL) | MONTH 07/31/2020 INCREASE | (DECREASE) | NORMAL | (ABNORMAL) BALANCE | |
| Fund 494 - DOWNTOWN DEVELOPMENT AUTHORITY DDA | | | | | | | | | |
| NET OF REVENUES & EXPENDITURES | | 11,825.00 | | 46,902.91 | | 46,902.91 | | (35,077.91) | 396.64 |
| TOTAL REVENUES - ALL FUNDS | | 5,857,374.00 | | 71,478.17 | | 71,478.17 | | 5,785,895.83 | 1.22 |
| TOTAL EXPENDITURES - ALL FUNDS | | 5,824,633.00 | | 13,079.54 | | 13,079.54 | | 5,811,553.46 | 0.22 |
| NET OF REVENUES & EXPENDITURES | | 32,741.00 | | 58,398.63 | | 58,398.63 | | (25,657.63) | 178.37 |

AGENDA ITEMS

7. **BRA Action Items:**

A. Accounts Payable:

Recommended Action: Consider confirming the BRA payables for July in the amount of \$ 1,092.89

8. **DDA Action Items:**

A. Accounts Payable:

Recommended Action: Consider confirming the DDA payables for July in the amount of \$ 813.05

B. Ornaments for 2020:

Recommended Action: Consider options for 2020 Ornaments

C. Revolving Loans Request:

Recommended Action: Consider approving the request as presented, subject to confirmation of available collateral.

9. **TIFA Action Items:**

A. Accounts Payable:

Recommended Action: Consider confirming the TIFA payables for July in the amount of \$ 1,001.99

Reminder of Upcoming Meetings

- August 19 – Planning Meeting
- August 24– City Council Meeting at 7:00pm

Next Meeting is scheduled for September 8, 2020 will be held either via zoom or at City Hall Council Chambers