



CITY COUNCIL

February 20, 2023

- 1. <u>Call to Order</u> 7:00 P.M. City Council Chambers
- 2. <u>Recitation</u> Pledge of Allegiance to the Flag of the United States of America
- 3. <u>Roll Call</u>
- 4. Public Hearing
 - (a) Receipt of comments on the establishment of an Obsolete Property Rehabilitation Act (OPRA) District for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street
 - (b) Receipt of comments on an Obsolete Property Rehabilitation Act (OPRA) Exemption Certificate Application received from Silva Properties LLC for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street
- 5. <u>Consent Agenda</u> Adoption of a proposed resolution that would confirm approval of the following:
 - (a) January 23, 2023 regular session, January 30, 2023 special joint session and February 6, 2023 regular session City Council meeting minutes
 - (b) Acknowledge receipt of a report concerning certain administrative transactions since January 23, 2023
 - (c) Authorize to purchase a 200 kW Kohler generator unit from Kohler, Wisconsin, in the amount of \$87,979 with an estimated shipping cost of \$3,000 for the Ingalls Pump Station
 - (d) Authorize to purchase two, used mobile generating units from Michigan CAT, Grand Rapids, in the amount of \$219,000
 - (e) Approve through resolution dining decks in downtown parking spaces during the 2023 summer season
- 6. Public Comments
- 7. <u>City Manager Updates</u>
- 8. Old Business
 - (a) Adoption of a proposed resolution that would establish an Obsolete Property Rehabilitation Act (OPRA) District for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street
 - (b) Adoption of a proposed resolution that would support an Obsolete Property Rehabilitation Exemption Certificate Application for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street

- (c) Adoption of a proposed resolution that would approve the Development and Reimbursement Agreement for the Brownfield Redevelopment Project for the Lofts at Lumber Square
- 9. New Business
 - (a) First discussion of a proposed ordinance regulating short term rentals (STR)
 - (b) Adoption of a proposed resolution that would endorse the submission of a grant application to the Michigan Department of Natural Resources Recreation Passport Grant program in the amount of \$150,000 for the replacement of hockey boards at the Winter Sports Park
- 10. <u>City Council Comments</u>
- 11. Adjournment

Alternatively, join the meeting via the Zoom platform

https://us02web.zoom.us/j/82840253220

Meeting ID: 828 4025 3220

+1 646 558 8656 US (New York)

Persons with disabilities who require assistance in order to participate in the electronic public meeting should City Clerk at the earliest opportunity by emailing <u>sbek@petoskey.us</u> or by calling 231-347-2500 to request assis

Persons interested in addressing the City Council during the meeting under public comment period can press hand" button or send a chat message in Zoom or by phone press *9.

Public meetings are being monitored and violations of statutes will be prosecuted.



City Council	
February 20, 2023	PREPARED: February 16, 2023
Consent Agenda Resoluti	on
That the City Council app	rove this proposed resolution
	February 20, 2023 Consent Agenda Resoluti

The City Council will be asked to adopt a resolution that would approve the following consent agenda items:

- (1) Draft minutes of the January 23, 2023 regular session, January 30, 2023 special joint session and February 6, 2023 regular session City Council meetings;
- (2) Acknowledge receipt of a report from the City Manager concerning all checks that have been issued since January 23, 2023 for contract and vendor claims at \$1,596,645.38, intergovernmental claims at \$0, and the February 2 and February 16 payrolls at \$461,930.53 for a total of \$2,058,575.91;
- (3) Authorization to purchase a 200kW Kohler generator unit from Kohler, Wisconsin, in the amount of \$87,979 with an estimated shipping cost of \$3,000 for the Ingalls Pump Station;
- (4) Authorization to purchase two, used mobile generating units from Michigan CAT, Grand Rapids, in the amount of \$219,000; and
- (5) Approve through resolution dining decks in downtown parking spaces during the 2023 summer season.

sb Enclosures



Minutes

CITY COUNCIL

January 23, 2023

A regular meeting of the City of Petoskey City Council was held in the City Hall Council Chambers, Petoskey, Michigan, on Monday, January 23, 2023. This meeting was called to order at 7:00 P.M.; then, after a recitation of the Pledge of Allegiance to the Flag of the United States of America, a roll call then determined that the following were

Present: John Murphy, Mayor Tina DeMoore, City Councilmember Derek Shiels, City Councilmember Brian Wagner, City Councilmember

Absent: Lindsey Walker, City Councilmember

Also in attendance were City Manager Shane Horn, City Clerk Sarah Bek and Parks and Recreation Director Kendall Klingelsmith.

Hear Mark Lennemann's Retirement Recognition Presentation

The Parks and Recreation Director recognized Mark Lennemann, Parks and Recreation Special Facilities Supervisor, on his retirement and 35 years of dedicated service to the City and presented him with a plaque. Current and former Parks and Recreation staff read aloud stories and examples of Mr. Lennemann's work ethic, loyal service to the department and citizens of the community and congratulated him on his retirement.

Mayor Murphy read aloud an employee recognition:

WHEREAS, Mark Lennemann, City of Petoskey Parks and Recreation Special Facilities Supervisor, will officially retire on January 31, 2023, after thirty five (35) years of outstanding and meritorious service to the residents of Petoskey; and

WHEREAS, Mark has been instrumental in the vision and standards of the Petoskey Park system including Petoskey Municipal Marina, the Magnus Campground, and the Winter Sports Park among MANY, MANY others; and

WHEREAS, Mark was a constant positive influence and resource for staff and peers and a tireless proponent of the City parks and recreation programs; and

WHEREAS, throughout his thirty five years of service, Mark has been a dedicated servant to the residents of Petoskey, setting an example to his peers throughout the state of Michigan:

NOW THEREFORE, I, John Murphy, Mayor of the City of Petoskey, on behalf of the City Council and all Petoskey citizens take this opportunity to express our sincere and grateful appreciation, and hereby extend to Mark Lennemann, our congratulations on his wellearned retirement, and our best wishes to him for continued success, happiness and good health in the years to come.

Consent Agenda - Resolution No. 23-08

Following introduction of the consent agenda for this meeting of January 23, 2023, Councilmember Wagner moved that, seconded by Councilmember Shiels adoption of the following resolution:

BE IT RESOLVED that the City Council does and hereby confirms that the draft minutes of the January 9, 2023 work session and January 9, 2023 regular session City Council meetings be and are hereby approved; and

BE IT RESOLVED that receipt by the City Council of a report concerning all checks that had been issued since January 9, 2023 for contract and vendor claims at \$2,952,866.87, intergovernmental claims at \$0 and the January 19 payroll at \$231,689.32, for a total of \$3,184,556.19 be and is hereby acknowledged.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Hear Public Comment

Mayor Murphy asked for public comments and there were no comments.

Hear City Manager Updates

The City Manager reviewed upcoming public meetings; asked City Council available dates to conduct Public Safety Director interviews; reviewed project status updates including Lofts at Lumber Square, Michigan Maple Block property, 424 Emmet Street OPRA and City Park Grill Rental Rehabilitation grant; that staff created a YouTube Channel to live stream public meetings to enhance citizen engagement; that the Sunrise Rotary distributed a survey available until January 31 regarding July 4 Planning Committee; that the Chamber 2023 State of the Community is February 3; and Downtown Petoskey Winter Wonderland Weekend is scheduled for February 17-20.

Councilmembers discussed proposed dates and times to interview Public Safety Director candidates and concurred that 5:30 P.M., February 8 worked with schedules.

Approve Board and Commission Appointments – Resolution No. 23-09

Mayor Murphy reviewed that City Council consider the following appointments.

Councilmember Shiels moved that, seconded by Councilmember DeMoore adoption of the following resolution:

WHEREAS, Mayor Murphy requests to reappoint Joel Wurster to serve on the Board of Review:

NOW, THEREFORE, BE IT RESOLVED, the City of Petoskey City Council hereby approves the reappointment of Joel Wurster, 909 Spruce Street, to the Board of Review for a three-year term ending April 2025.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Resolution No. 23-10

Councilmember Wagner moved that, seconded by Councilmember Shiels adoption of the following resolution:

WHEREAS, Mayor Murphy requests to appoint David Shuman to serve on the Board of Review:

NOW, THEREFORE, BE IT RESOLVED, the City of Petoskey City Council hereby approves the appointment of David Shuman, 111 Williams Street, to the Board of Review for a three-year term ending April 2023.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Resolution No. 23-11

Councilmember DeMoore moved that, seconded by Councilmember Wagner adoption of the following resolution:

WHEREAS, Mayor Murphy requests to appoint Christine Gebhard to serve on the Board of Review:

NOW, THEREFORE, BE IT RESOLVED, the City of Petoskey City Council hereby approves the appointment of Christine Gebhard, 618 East Mitchell Street, as an alternate to the Board of Review for a three-year term ending April 2025.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Schedule Public Hearing for Proposed OPRA District for 424 Emmet Street – Resolution No. 23-12

The City Manager reviewed that the City received an Obsolete Property Rehabilitation Act (OPRA) application from Silva Properties LLC, 424 Emmet Street; that OPRA allows for an abatement of local taxes for up to 12 years to assist in the redevelopment of older buildings in which it is contaminated, blighted or functionally obsolete; that the applicant is requesting a 12-year tax abatement to renovate the property; that the property has been vacant for the last 20 years; that current local taxes are \$1,478 and after abatement period is over estimated amount would be \$16,659; and that a public hearing is recommended for the February 20 meeting.

Councilmembers inquired when the annual tax is collected; inquired on the minimum match and how that amount is determined; heard comments on past discussions on sunset clauses based on past developers not breaking ground on new projects; heard from those in favor of the project and that it is good to improve a blighted property; and heard from those concerned moving forward with the project without a policy in place to assess how incentive options should be awarded and that a policy would help Council, staff, developers and the public during this type of process.

Tom Johnson, Landmark Group LLC, working on behalf of Silva Properties reviewed that the City would begin collecting annual taxes after the 12-year abatement was completed and reviewed proforma calculations, debt ratio and how the project can be financially feasible with abatement.

The City Manager reviewed that staff is working with NLEA to formulate a policy to give Council the latitude when reviewing potential projects.

Councilmember Shiels moved that, seconded by Councilmember Wagner adoption of the following resolution:

BE IT RESOLVED, the City of Petoskey City Council hereby schedules a public hearing for 7:00 P.M., Monday, February 20, 2023, to solicit comments on the potential establishment of an Obsolete Property Rehabilitation Act District for 424 Emmet Street.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Schedule Public Hearing for Proposed OPRA Exemption Certificate Application for 424 Emmet Street – Resolution No. 23-13

The City Manager reviewed that establishing an Obsolete Property Rehabilitation Act (OPRA) District and approving an Exemption Certificate Application is a two-step process; that two separate public hearings are required; and each item will be discussed and potentially approved separately.

Councilmember DeMoore moved that, seconded by Councilmember Wagner adoption of the following resolution:

BE IT RESOLVED, the City of Petoskey City Council hereby schedules a public hearing for 7:00 P.M., Monday, February 20, 2023, to solicit comments on the potential approval of an Obsolete Property Rehabilitation Exemption Certificate Application for 424 Emmet Street.

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

<u>Approve Records Management Policy and Records Retention and Disposal Schedules –</u> <u>Resolution No. 23-14</u>

The City Manager reviewed the importance of good records management; that the City Clerk is responsible for keeping and preserving all official documents, as well as individual City offices and departments; that staff recommends adopting a Records Management Policy; that State statute requires municipalities to retain records in accordance with an approved retention schedule; that MML provides retention and disposal schedules that have been approved by the Michigan Department of Technology, Management and Budget as approved for local government, along with any subsequent amendments to said schedules that shall, from time-to-time, be approved; and that retention of records beyond the period required by law poses operational and feasibility difficulty in terms of creating adequate storage space and devising a system that simplifies locating specific records within that space.

Councilmembers inquired if there is a software program to assist organizing schedules and heard from those in support of technology to aid staff to better organize retention and disposal schedules and store records.

Councilmember DeMoore moved that, seconded by Councilmember Wagner adoption of the following resolution:

WHEREAS, City staff recognizes that good records management is vital to the effective and efficient operation of government operations; and

WHEREAS, the City Clerk is responsible for keeping and preserving all official documents, as well as individual City offices and departments; and

WHEREAS, the City Clerk recommends City Council adopt a Records Management Policy and approve Records Retention and Disposal Schedules;

WHEREAS, the Records Management Policy shall apply to all employees, agents, independent contractors and volunteers of the City of Petoskey; and

WHEREAS, the Records Management Policy covers various definitions, records vs. nonrecords, retention, maintenance, disposal and general schedules for local governments; and WHEREAS, the City of Petoskey creates and maintains various records in its day-to-day operation and is required by statute (Michigan Compiled Laws, section 399.811 and 750.491) to retain those records in accordance with an approved retention schedule; and

WHEREAS, the retention of records beyond the period required by statutory law poses operational and feasibility difficulty in terms of creating adequate storage space, and devising a system that simplifies locating specific records within that space; and

WHEREAS, the City of Petoskey is an active member of the Michigan Municipal League; and

WHEREAS, the Michigan Municipal League provides Retention and Disposal Schedules that have received approval from the Michigan Department of Technology, Management & Budget:

THEREFORE BE IT RESOLVED by the Petoskey City Council that the City adopts the Records Management Policy; and

BE IT FURTHER RESOLVED by the Petoskey City Council that the City adopts the following Records Retention and Disposal Schedules for Local Government, along with any subsequent amendments to said Schedules that shall, from time-to-time, be approved:

- a. General Records Retention and Disposal Schedule #8 (approved April 1998)
- b. General Records Retention and Disposal Schedule #11-Local Law Enforcement (approved December 2021)
- c. General Records Retention and Disposal Schedule #17-Public Libraries (approved January 2005)
- d. General Records Retention and Disposal Schedule #18-Fire/Ambulance Departments (approved March 2007)
- e. General Records Retention and Disposal Schedule #19-Prosecuting Attorneys (approved May 2007)
- f. General Records Retention and Disposal Schedule #23-Election Records (approved January 2016)
- g. General Records Retention and Disposal Schedule #24-City Clerks (approved November 2008)
- h. General Records Retention and Disposal Schedule #26-Local Government Human Resources (approved August 2022)
- i. General Records Retention and Disposal Schedule #28-City Treasurer (approved July 2010)
- j. General Records Retention and Disposal Schedule #30-Local Government Information Technology (approved December 2009)
- k. General Records Retention and Disposal Schedule #31-Local Government Financial Records (approved April 2009)
- I. General Records Retention and Disposal Schedule #32-Local Government Parks and Recreation (approved April 2010).

Said resolution was adopted by the following vote:

AYES: DeMoore, Shiels, Wagner, Murphy (4) NAYS: None (0)

Discuss Council Meeting Time Change

Mayor Murphy reviewed that he had talked to the City Manager and is a proponent of meeting times staying consistent with other City Boards and Commissions which the majority have all been changed from 7pm to 6pm and out of respect to staff and the public, is in favor of changing Council meeting start time.

Councilmembers discussed pros and cons to changing meeting start time; heard from those who are proponents of civic engagement and concerned changing time could affect public participation; heard from those in favor of keeping the 7pm time, but also heard from others that are flexible; discussed the possibility of work sessions being on a different day vs. the same day as regular Council meetings; and concurred to further consider and discuss at a future meeting.

Council Comments

Mayor Murphy asked for Council comments and Councilmember Wagner enjoyed the tribute to Mr. Lennemann and could not be prouder to serve Petoskey citizens and the community. Councilmember Shiels commented on the pedestrian/vehicle accident at Howard/Sheridan intersection and feels an idea should be brought to the forefront in a City Action Plan to serve and provide safety for those that walk and bike. Councilmember DeMoore commented on enhancing communication as part of Action Plan and thanked staff for the new YouTube Channel as an additional tool for engagement and attended the Americans and the Holocaust Exhibit at the Library and gave kudos to the Library staff. Mayor Murphy reported that he had met with City staff this morning regarding the pedestrian/vehicle accident and that there will be an assessment on school cross-walk areas and ways to address if issues are found in collaboration with the school district.

There being no further business to come before the City Council, this January 23, 2023, meeting of the City Council adjourned at 8:33 P.M.

John Murphy, Mayor

Sarah Bek, City Clerk



CITY COUNCIL AND PLANNING COMMISSION

January 30, 2023

A special joint meeting of the City of Petoskey City Council and Planning Commission was held in the City Hall Council Chambers, Petoskey, Michigan, on Monday, January 30, 2023. This meeting was called to order at 6:00 P.M.; then, after a recitation of the Pledge of Allegiance to the Flag of the United States of America, a roll call then determined that the following were

Present: John Murphy, Mayor Tina DeMoore, City Councilmember Brian Wagner, City Councilmember Lindsey Walker, City Councilmember

> Doug Buck (arrived at 6:17pm) Carolyn Dettmer Matt McSweeney Richard Mooradian Ted Pall Cynthia Robson Charlie Willmott

Absent: Derek Shiels, City Councilmember, Betony Braddock and Rick Neumann

Also in attendance were City Manager Shane Horn, City Clerk Sarah Bek, City Planner Zach Sompels and Downtown Director Becky Goodman.

Hear Ethics Training from Plunkett Cooney

Matt Cross, City Attorney, provided a brief ethics training for Councilmembers and Planning Commissioners. Mr. Cross reviewed concrete, objective standards to help determine what is ethical in their roles as public servants; reviewed Planning Enabling Act and how Planning Commission bylaws and examples constitute a conflict of interest and how to proceed when a conflict is found to exist; reviewed Incompatible Offices Act; that there must be an actual incompatibility and abstaining is, in and of itself, a breach of duty and may not fix issue; reviewed Standards of Conduct and Ethics Act and examples prohibiting a public officer or employee which includes elected and appointed officials such as divulging insider information, soliciting or accepting a gift or other thing of value for the benefit of a person or organization; reviewed common law principles; and that best practice is to err on the side of caution and of full and complete disclosure, be proactive with any potential conflicts with others and seek guidance from the City Attorney, through the City Manager.

Council and Planning Commissioners inquired if an individual excuses self are they allowed to remain in the meeting room; heard from those trying to determine what is ethical and effective to enhance communication between the two bodies; inquired on 1 on 1 discussions between members and developers; inquired who enforces this type of activity; heard from those indicating tonight's training conflicts with prior training; inquired on process of a FOIA request and what is required to be submitted; and concurred that additional information would be beneficial in regards to context, communications outside of meetings, Open Meetings Act (OMA) and ex parte trainings. Mr. Cross responded that if an individual excuses themselves then the member would need to leave the meeting room due to Planning Commission bylaws; that members are allowed to have different viewpoints, but does not touch on ethic issues; that 1 on 1 discussions between members is perfectly fine as long as not violating OMA and there is no ethical issue; that this type of activity is self-policing; that the City Attorney should be contacted for guidance in regards to FOIA requests and what documentation should be distributed; and agreed he would work with City staff and prepare a training pertaining to OMA and potentially other related matters.

Discuss Darling Parking Lot and Walker Parking Study

The City Manager reviewed that the purpose of this discussion was to provide feedback and direction to staff on priorities of the Darling Lot and not to design; that he is a proponent of giving developers clear direction on what the community and elected bodies are interested in seeing for development; and reviewed options to consider for this site including doing nothing, identify that parking is a seasonal issue, building a multilevel parking structure or a mixed-use development.

The Downtown Director gave a brief overview of previous Walker Parking Studies dating back to 2004 with possibilities and cost and reviewed parking statistics in regards to deficits and needs.

Council and Planning Commissioners inquired where cars go when no parking spaces available; inquired how Walker Parking got parking numbers, when typically, any given time there is a space available; inquired on the rationale of a mixed-use development vs. stand-alone parking platform; heard comments that ramping and additional stories takes away parking gains and increases cost; heard from those that believe there is a parking shortage and need is more than 30-60 spaces; that the Darling Lot is easiest place to get material impact; inquired if a green roof or solar had been discussed; asked if a return on investment (ROI) analysis had been completed; inquired how this project would be funded; that the Darling Lot is only RRC property owned by the City and the idea is to attract developers, but most will not develop only a parking structure; heard from those not in favor of using taxpayer dollars to fund only a parking structure; reviewed impact on tax base and benefits to community; inquired who the parking primarily benefits and how would it be controlled; suggested a shuttle system for downtown employees to free up spaces; suggested looking at project holistically with a public and private partnership with incentives; inquired on other potential locations for a structure such as the history museum Depot Lot; heard from those concerned with cost and every year the City stalls the cost increases; inquired on the zoning district and allowable height; and heard concerns that with a mixeduse more luxury condos could occur and increased height issues.

City staff responded that studies were completed during height of summer; that with a mixed-use development more maintenance and height issues could occur; that green roofs and solar has been considered, but is costly; that the DMB has not done an ROI analysis; that the parking fund has approximately \$1M in savings which has been identified and intended to use towards additional parking and maintenance of current parking system; that a survey was completed back in 2017-2018 and it was clear merchants would not ask employees to shuttle in to town; that a parking structure is included in downtown strategic plan and if continue to do nothing could lose credibility; that bonding or TIF could be used to fund project; discussed privatized opportunities; and the lot is zoned B-2 in Central Business District and allows for three stories, 45 feet.

Mayor Murphy asked for public comments and heard comments that this is a huge decision without enough information; inquiries on the return of a \$100,000 parking space; commented on a potential special assessment on every downtown business to aid in funding; that there is a cost of doing nothing, but good to know more; that no one would use shuttle system and is not conducive to the structure of a worker's day; that there is no meaningful parking issue; heard comparisons to Mackinac Island and big box store parking concepts; inquired if the DMB had weighed in on issue; heard concerns that it is not feasible to do a mixed-use development; and that RRC sites are reevaluated every year and the Darling Lot should be a parking lot.

There being no further business to come before the City Council, this January 30, 2023, meeting of the City Council adjourned at 8:08 P.M.



Minutes

CITY COUNCIL

February 6, 2023

A regular meeting of the City of Petoskey City Council was held in the City Hall Council Chambers, Petoskey, Michigan, on Monday, February 6, 2023. This meeting was called to order at 5:30 P.M.; then, after a recitation of the Pledge of Allegiance to the Flag of the United States of America, a roll call then determined that the following were

Present: John Murphy, Mayor Tina DeMoore, City Councilmember Derek Shiels, City Councilmember Brian Wagner, City Councilmember Lindsey Walker, City Councilmember

Absent: None

Also in attendance were City Manager Shane Horn and City Clerk Sarah Bek.

Conduct Public Safety Director Interviews

The City Manager reviewed that the leadership team interviewed the same five candidates earlier in the day and was asking Council to conduct interviews since the Public Safety Director position is highly involved with the community.

City Councilmembers interviewed the five candidates which were Russell Girbach, Brandon Weber, Tim Rodwell, Adrian Karr and Todd Troxel. Councilmembers asked a series of questions to each candidate including, but not limited to, addressing community policing, budgetary issues, experience in three disciplines of public safety and interest in serving the Petoskey community.

Councilmembers thanked the City Manager on approach and including them in the process.

The City Manager reviewed that the position is ultimately his hire, but appreciated and valued Council's feedback and that the Public Safety Department is a good model and the process has been helpful with former Director Breed's succession planning.

There being no further business to come before the City Council, this February 6, 2023, meeting of the City Council adjourned at 9:13 P.M.

John Murphy, Mayor

Sarah Bek, City Clerk

Check Register - Council Check Issue Dates: 1/19/2023 - 2/15/2023

Page: 1 Feb 15, 2023 03:12PM

GL Period	Check Issue Date	Check Number	Payee	Invoice GL Account	Invoice GL Account Title	Check Amount
01/23	01/20/2023	99752	Petoskey Rotary Club	248-540-882.200	Holiday Parade	3,000.00-
01/23	01/25/2023	99778	Aflac	701-000-230.180	AFLAC Insurance Premiums	727.16
01/23	01/25/2023	99779	All-Phase Electric Supply	582-590-775.000	Materials & Supplies	41.89
01/23	01/25/2023	99779	All-Phase Electric Supply	101-265-930.000	Building Repair & Maintenance	139.20
01/23	01/25/2023	99780	Anixter Inc.	582-010-111.000	Inventory - Materials	18,240.00
01/23	01/25/2023	99780	Anixter Inc.	582-010-111.000	Inventory - Materials	18,240.00
01/23	01/25/2023	99780	Anixter Inc.	582-010-111.000	Inventory - Materials	18,240.00
01/23	01/25/2023	99781	AT&T	592-538-850.000	Communications	57.87
01/23	01/25/2023	99781	AT&T	271-790-850.000	Communications	180.00
01/23	01/25/2023	99782	AT&T Long Distance	101-345-850.000	Communications	14.87
01/23	01/25/2023	99783	Atchison Paper & Supply	271-790-752.000	Building Supplies	233.70
01/23	01/25/2023	99784	Axon Enterprises Inc.	101-345-985.000	Equipment	4,785.00
01/23	01/25/2023	99785	BERGER CHEVROLET	661-020-142.000	Vehicles	38,994.00
01/23	01/25/2023	99785	BERGER CHEVROLET	661-020-142.000	Vehicles	38,994.00
01/23	01/25/2023	99786	Blue Care Network	101-172-724.000	Fringe Benefits	865.34-
01/23	01/25/2023	99786	Blue Care Network	101-201-724.000	Fringe Benefits	2,509.47
01/23	01/25/2023	99786	Blue Care Network	101-208-724.000	Fringe Benefits	129.81
01/23	01/25/2023	99786	Blue Care Network	101-253-724.000	Fringe Benefits	1,298.01-
01/23	01/25/2023	99786	Blue Care Network	101-265-724.000	Fringe Benefits	597.08
01/23	01/25/2023	99786	Blue Care Network	101-268-724.000	Fringe Benefits	1,479.72
01/23	01/25/2023	99786	Blue Care Network	592-560-724.000	Fringe Benefits	1,298.01
01/23	01/25/2023	99786	Blue Care Network	101-773-724.000	Fringe Benefits	311.52
01/23	01/25/2023	99786	Blue Care Network	101-789-724.000	Fringe Benefits	726.88
01/23	01/25/2023	99786	Blue Care Network	271-790-724.000	Fringe Benefits	1,124.95-
)1/23	01/25/2023	99786	Blue Care Network	514-587-724.000	Fringe Benefits	432.67
)1/23	01/25/2023	99786	Blue Care Network	582-588-724.000	Fringe Benefits	1,038.40-
)1/23	01/25/2023	99786	Blue Care Network	592-549-724.000	Fringe Benefits	129.81
)1/23	01/25/2023	99786 99786	Blue Care Network	101-345-724.000	-	7,961.11
					Fringe Benefits	
01/23	01/25/2023	99786	Blue Care Network	101-400-724.000	Fringe Benefits	173.07
01/23	01/25/2023	99786	Blue Care Network	101-441-724.000	Fringe Benefits	1,211.47
01/23	01/25/2023	99786	Blue Care Network	101-754-724.000	Fringe Benefits	778.81
01/23	01/25/2023	99786	Blue Care Network	101-756-724.000	Fringe Benefits	1,168.20
01/23	01/25/2023	99786	Blue Care Network	101-770-724.000	Fringe Benefits	3,591.17
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-172-724.000	Fringe Benefits	2,703.62
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-201-724.000	Fringe Benefits	1,081.45
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-208-724.000	Fringe Benefits	1,081.46
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-253-724.000	Fringe Benefits	4,055.43
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-345-724.000	Fringe Benefits	12,583.52
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-400-724.000	Fringe Benefits	1,081.45
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	592-560-724.000	Fringe Benefits	1,081.45
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	101-441-724.000	Fringe Benefits	1,351.81
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	204-481-724.000	Fringe Benefits	3,334.48
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	271-790-724.000	Fringe Benefits	7,323.16
01/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	514-587-724.000	Fringe Benefits	901.22
)1/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	582-588-724.000	Fringe Benefits	7,119.55
					-	
1/23	01/25/2023	99787	BLUE CROSS\BLUE SHIELD - MICH.	592-549-724.000	Fringe Benefits	6,038.09
1/23	01/25/2023	99788	CITY OF PETOSKEY - DMB	248-739-880.200	Image Campaign	100.00
1/23	01/25/2023	99789	Complete Paint & Supplies	101-770-931.000	Equipment Repair	126.98
1/23	01/25/2023	99789	Complete Paint & Supplies	101-770-775.000	Materials & Supplies	2.99
)1/23	01/25/2023	99790	Contractors Supply Inc.	101-789-775.000	Materials & Supplies	480.04
01/23	01/25/2023	99790	Contractors Supply Inc.	101-789-775.000	Materials & Supplies	64.00
)1/23	01/25/2023	99790	Contractors Supply Inc.	101-770-775.000	Materials & Supplies	3,000.55
01/23	01/25/2023	99791	Dearborn Life Insurance Co	701-000-230.190	Weekly Imdemnity Premiums	2,198.22
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-172-724.000	Fringe Benefits	22.66
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-201-724.000	Fringe Benefits	53.21
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-208-724.000	Fringe Benefits	22.66

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01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-253-724.000	Fringe Benefits	25.29	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-265-724.000	Fringe Benefits	5.67	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	582-588-724.000	Fringe Benefits	56.65	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	592-549-724.000	Fringe Benefits	59.28	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	592-560-724.000	Fringe Benefits	7.92	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-770-724.000	Fringe Benefits	46.45	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-773-724.000	Fringe Benefits	3.40	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-789-724.000	Fringe Benefits	7.93	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	204-481-724.000	Fringe Benefits	75.87	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	271-790-724.000	Fringe Benefits	104.60	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	514-587-724.000	Fringe Benefits	27.42	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-268-724.000	Fringe Benefits	15.86	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-345-724.000	Fringe Benefits	563.80	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-400-724.000	Fringe Benefits	15.86	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-441-724.000	Fringe Benefits	38.52	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-754-724.000	Fringe Benefits	7.93	
01/23	01/25/2023	99791	Dearborn Life Insurance Co	101-756-724.000	Fringe Benefits	17.00	
01/23	01/25/2023	99792	Decka Digital LLC	592-549-751.000	Office Supplies	142.15	
01/23	01/25/2023	99792 99793	Decker Agency	101-172-751.000	Office Supplies	55.00	
01/23	01/25/2023	99793 99794	Delta Dental	101-172-724.000		78.88	
	01/25/2023	99794 99794	Delta Dental		Fringe Benefits		
01/23 01/23		99794 99794	Delta Dental	101-201-724.000	Fringe Benefits	118.97 45.49	
	01/25/2023			101-208-724.000	Fringe Benefits		
01/23	01/25/2023	99794	Delta Dental	101-253-724.000	Fringe Benefits	117.67	
01/23	01/25/2023	99794	Delta Dental	101-265-724.000	Fringe Benefits	23.79	
01/23	01/25/2023	99794	Delta Dental	101-268-724.000	Fringe Benefits	56.62	
01/23	01/25/2023	99794	Delta Dental	592-549-724.000	Fringe Benefits	288.69	
01/23	01/25/2023	99794	Delta Dental	592-560-724.000	Fringe Benefits	90.97	
01/23	01/25/2023	99794	Delta Dental	701-000-230.110	Dental & Vision Payable	1,454.54	
01/23	01/25/2023	99794	Delta Dental	101-773-724.000	Fringe Benefits	10.50	
01/23	01/25/2023	99794	Delta Dental	101-789-724.000	Fringe Benefits	24.50	
01/23	01/25/2023	99794	Delta Dental	204-481-724.000	Fringe Benefits	131.23	
01/23	01/25/2023	99794	Delta Dental	271-790-724.000	Fringe Benefits	285.97	
01/23	01/25/2023	99794	Delta Dental	514-587-724.000	Fringe Benefits	95.47	
01/23	01/25/2023	99794	Delta Dental	582-588-724.000	Fringe Benefits	126.99	
01/23	01/25/2023	99794	Delta Dental	101-345-724.000	Fringe Benefits	952.08	
01/23	01/25/2023	99794	Delta Dental	101-400-724.000	Fringe Benefits	42.55	
01/23	01/25/2023	99794	Delta Dental	101-441-724.000	Fringe Benefits	95.31	
01/23	01/25/2023	99794	Delta Dental	101-754-724.000	Fringe Benefits	34.22	
01/23	01/25/2023	99794	Delta Dental	101-756-724.000	Fringe Benefits	52.81	
01/23	01/25/2023	99794	Delta Dental	101-770-724.000	Fringe Benefits	159.90	
01/23	01/25/2023	99795	Derrer Oil Co.	661-598-759.000	Gas & Oil	1,901.80	
01/23	01/25/2023	99796	DTE Energy	592-538-920.000	Public Utilities	130.85	
01/23	01/25/2023	99796	DTE Energy	101-265-924.000	Heating Fuel	870.08	
01/23	01/25/2023	99796	DTE Energy	582-593-924.000	Heating Fuel	2,852.95	
01/23	01/25/2023	99796	DTE Energy	101-773-924.000	Heating Fuel	50.06	
01/23	01/25/2023	99796	DTE Energy	592-538-920.000	Public Utilities	112.74	
01/23	01/25/2023	99796	DTE Energy	101-265-924.000	Heating Fuel	432.89	
01/23	01/25/2023	99796	DTE Energy	582-593-920.000	Public Utilities	488.98	
01/23	01/25/2023	99796	DTE Energy	592-555-920.000	Public Utilities	58.17	
01/23	01/25/2023	99796	DTE Energy	514-587-802.100	Cont. Svcs - Downtown Office	204.10	
01/23	01/25/2023	99796	DTE Energy	592-538-920.000	Public Utilities	277.35	
01/23	01/25/2023	99796	DTE Energy	101-345-920.000	Public Utilities	1,604.03	
01/23	01/25/2023	99796	DTE Energy	271-790-924.000	Heating Fuel	774.30	
01/23	01/25/2023	99796	DTE Energy	592-551-920.000	Public Utilities	3,686.57	
01/23	01/25/2023	99796	DTE Energy	592-551-920.000	Public Utilities	5,482.93	
0.720							

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01/23	01/25/2023	99796	DTE Energy	271-790-924.000	Heating Fuel	1,743.17
01/23	01/25/2023	99796	DTE Energy	101-345-920.100	Public Utilities-Station West	1,610.83
01/23	01/25/2023	99796	DTE Energy	101-268-924.000	Heating Fuel	1,707.48
01/23	01/25/2023	99796	DTE Energy	101-770-924.000	Heating Fuel	462.34
01/23	01/25/2023	99796	DTE Energy Environmental Resource Assoc.	592-558-920.000	Public Utilities	50.06
01/23	01/25/2023	99797		592-553-802.000	Contracted Services	809.70
01/23	01/25/2023	99798	ESO Solutions Inc.	101-345-802.000	Contracted Services	5,476.42
01/23	01/25/2023	99799	Etna Supply	592-558-775.000	Materials & Supplies	3,051.00
01/23	01/25/2023	99799	Etna Supply	592-558-775.000	Materials & Supplies	120.00
01/23	01/25/2023	99799	Etna Supply	592-010-111.000	Inventory - Materials	600.00
01/23	01/25/2023	99799	Etna Supply	592-010-111.000	Inventory - Materials	526.00
01/23	01/25/2023	99800	First Book	271-790-885.000	Donation Expense	310.34
01/23	01/25/2023	99801	Gale/Cengage Learning Inc.	271-790-760.000	Books - Adult	27.99
01/23	01/25/2023	99801	Gale/Cengage Learning Inc.	271-790-760.000	Books - Adult	83.97
01/23	01/25/2023	99801	Gale/Cengage Learning Inc.	271-790-760.000	Books - Adult	52.78
01/23	01/25/2023	99802	Gongwer News Service Inc.	101-101-860.000	Education & Training	950.00
01/23	01/25/2023	99803	Gordon Food Service	101-172-751.000	Office Supplies	1.30
01/23	01/25/2023	99803	Gordon Food Service	101-201-751.000	Office Supplies	1.30
01/23	01/25/2023	99803	Gordon Food Service	101-208-751.000	Office Supplies	.91
01/23	01/25/2023	99803	Gordon Food Service	101-257-751.000	Office Supplies	.65
01/23	01/25/2023	99803	Gordon Food Service	101-253-751.000	Office Supples	.78
01/23	01/25/2023	99803	Gordon Food Service	101-345-751.000	Office Supplies	3.38
01/23	01/25/2023	99803	Gordon Food Service	101-400-751.000	Office Supplies	.65
01/23	01/25/2023	99803	Gordon Food Service	101-441-751.000	Office Supplies	1.95
01/23	01/25/2023	99803 99803	Gordon Food Service	101-770-751.000	Office Supplies	.39
01/23	01/25/2023	99803	Gordon Food Service	101-773-775.000	Materials & Supplies	.13
01/23	01/25/2023	99803	Gordon Food Service	101-756-751.000	Office Supplies	1.30
01/23	01/25/2023	99803	Gordon Food Service	101-789-751.000	Office Supplies	.25
01/23	01/25/2023	99803	Gordon Food Service	101-770-771.000	Food & Concessions - WSP	85.92
01/23	01/25/2023	99804	Great Lakes Energy	592-538-920.000	Public Utilities	96.92
01/23	01/25/2023	99804	Great Lakes Energy	592-558-920.000	Public Utilities	98.99
01/23	01/25/2023	99804	Great Lakes Energy	101-345-920.100	Public Utilities-Station West	567.23
01/23	01/25/2023	99804	Great Lakes Energy	592-538-920.000	Public Utilities	332.59
01/23	01/25/2023	99804	Great Lakes Energy	592-558-920.000	Public Utilities	152.63
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	101-268-775.000	Materials & Supplies	66.96
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	101-082-682.000	Other	.67-
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	101-770-775.000	Materials & Supplies	490.07
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	101-082-682.000	Other	4.90-
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	592-537-775.000	Materials & Supplies	13.23
01/23	01/25/2023	99805	Great Lakes Pipe & Supply	592-081-682.000	Other	.13-
01/23	01/25/2023	99806	GRP Engineering Inc.	582-588-802.000	Contracted Services	670.00
01/23	01/25/2023	99806	GRP Engineering Inc.	582-588-802.000	Contracted Services	525.00
01/23	01/25/2023	99806	GRP Engineering Inc.	582-588-802.000	Contracted Services	525.00
01/23	01/25/2023	99807	Haviland Products Company	592-551-783.000	Chemicals	8,507.86
01/23	01/25/2023	99808	Hohlbein, Mary	271-790-912.000	Training & Travel	62.44
01/23	01/25/2023	99809	IR Electric Motor Service	592-554-802.000	Contracted Services	235.00
01/23	01/25/2023	99810	Kring Chevrolet Cadillac, Dave	661-020-142.000	Vehicles	234.00
			.			
01/23	01/25/2023	99811 00812		101-268-775.000	Materials & Supplies	219.09
01/23	01/25/2023	99812	MACKINAW AREA PUBLIC LIBRARY	271-790-955.000	Miscellaneous	32.99
01/23	01/25/2023	99813	Mead & Hunt	592-556-802.000	Contracted Services	230.00
01/23	01/25/2023	99814	Michigan Water Environment Assoc.	592-560-915.000	Education & Training	335.00
01/23	01/25/2023	99815	MISS DIG SYSTEM INC.	582-588-802.000	Contracted Services	1,128.37
01/23	01/25/2023	99815	MISS DIG SYSTEM INC.	592-549-802.000	Contracted Services	1,128.36
01/23	01/25/2023	99815	MISS DIG SYSTEM INC.	202-469-802.000	Contracted Services	1,128.36
01/23	01/25/2023	99816	mParks	101-756-915.000	Memberships & Dues	465.00
01/23	01/25/2023	99817	Nachtrab, Joseph	101-257-802.200	Contracted Services - B.O.R.	50.00

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01/23	01/25/2023	99818	North Central Laboratories	592-553-775.000	Materials & Supplies	448.82
01/23	01/25/2023	99819	Northland Library Cooperative	271-790-762.000	Electronic Materials	6,778.3
01/23	01/25/2023	99820	Peerless-Midwest Inc.	592-537-802.000	Contracted Services	1,500.00
01/23	01/25/2023	99821	Performance Painting	592-554-802.000	Contracted Services	1,333.00
01/23	01/25/2023	99821	Performance Painting	592-554-802.000	Contracted Services	1,009.00
01/23	01/25/2023	99822	Petoskey Rotary Sunrise Charities Inc.	248-540-882.200	Holiday Parade	3,000.00
01/23	01/25/2023	99823	Petoskey Snowmobile Club	248-540-882.800	Christmas Open House	857.10
01/23	01/25/2023	99824	Power Line Supply	582-588-785.000	Small Tools & Supplies	357.40
01/23	01/25/2023	99824	Power Line Supply	582-588-785.000	Small Tools & Supplies	320.00
01/23	01/25/2023	99824	Power Line Supply	582-588-785.000	Small Tools & Supplies	145.00
01/23	01/25/2023	99824	Power Line Supply	582-588-785.000	Small Tools & Supplies	463.50
01/23	01/25/2023	99824	Power Line Supply	582-588-767.000	Other - Uniforms	165.00
01/23	01/25/2023	99824	Power Line Supply	582-020-388.000	Substations and Structures	54,675.15
01/23	01/25/2023	99824	Power Line Supply	582-010-111.000	Inventory - Materials	3,852.30
01/23	01/25/2023	99825	Proclean North	592-554-802.000	Contracted Services	605.00
01/23	01/25/2023	99826	Quadient Inc.	101-172-751.000	Office Supplies	242.10
01/23	01/25/2023	99826	Quadient Inc.	101-201-751.000	Office Supplies	242.1
01/23	01/25/2023	99826	Quadient Inc.	101-208-751.000	Office Supplies	302.7
01/23	01/25/2023	99826	Quadient Inc.	101-257-751.000	Office Supplies	121.0
01/23	01/25/2023	99826	Quadient Inc.	101-253-751.000	Office Supples	181.6
01/23	01/25/2023	99826	Quadient Inc.	101-345-751.000	Office Supplies	575.1
01/23	01/25/2023	99826	Quadient Inc.	514-587-802.100	Cont. Svcs - Downtown Office	60.5
01/23	01/25/2023	99826	Quadient Inc.	271-790-751.000	Office/Library Supplies	60.5
01/23	01/25/2023	99826	Quadient Inc.	101-400-751.000	Office Supplies	272.4
01/23	01/25/2023	99826	Quadient Inc.	101-441-751.000	Office Supplies	454.0
01/23	01/25/2023	99826	Quadient Inc.	101-770-751.000	Office Supplies	121.0
01/23	01/25/2023	99826	Quadient Inc.	101-773-775.000	Materials & Supplies	90.8
01/23	01/25/2023	99826	Quadient Inc.	101-756-751.000	Office Supplies	211.8
01/23	01/25/2023	99826	Quadient Inc.	101-789-751.000	Office Supplies	90.8
01/23	01/25/2023	99827	Staples Advantage	101-172-751.000	Office Supplies	47.1
01/23	01/25/2023	99827	Staples Advantage	101-201-751.000	Office Supplies	47.1
01/23	01/25/2023	99827	Staples Advantage	101-208-751.000	Office Supplies	33.0
01/23	01/25/2023	99827	Staples Advantage	101-257-751.000	Office Supplies	23.6
01/23	01/25/2023	99827	Staples Advantage	101-253-751.000	Office Supples	28.3
01/23	01/25/2023	99827	Staples Advantage	101-345-751.000	Office Supplies	122.7
01/23	01/25/2023	99827	Staples Advantage	592-549-751.000	Office Supplies	88.1
01/23	01/25/2023	99827	Staples Advantage	592-560-751.000	Office Supplies	88.1
01/23	01/25/2023	99827	Staples Advantage	101-172-751.000	Office Supplies	114.2
01/23	01/25/2023	99827	Staples Advantage	101-400-751.000	Office Supplies	23.6
01/23	01/25/2023	99827	Staples Advantage	101-441-751.000	Office Supplies	70.7
01/23	01/25/2023	99827	Staples Advantage	101-770-751.000	Office Supplies	14.1
01/23	01/25/2023	99827	Staples Advantage	101-773-775.000	Materials & Supplies	4.7
01/23	01/25/2023	99827	Staples Advantage	101-756-751.000	Office Supplies	47.1
01/23	01/25/2023	99827	Staples Advantage	101-789-751.000	Office Supplies	9.4
01/23	01/25/2023	99828	State of Michigan-Dept of Environment	592-560-915.000	Education & Training	65.0
01/23	01/25/2023	99828	State of Michigan-Dept of Environment	592-549-915.000	Education & Training	65.0
01/23	01/25/2023	99829	Story Roofing Company, Inc	101-770-970.000	Capital Outlay	18,845.0
01/23	01/25/2023	99830	Temperature Control Inc.	592-554-802.000	Contracted Services	384.2
01/23	01/25/2023	99830	Temperature Control Inc.	592-554-802.000	Contracted Services	254.5
01/23	01/25/2023	99830	Temperature Control Inc.	592-554-802.000	Contracted Services	1,628.5
01/23	01/25/2023	99830	Temperature Control Inc.	592-554-802.000	Contracted Services	372.5
01/23	01/25/2023	99830	Temperature Control Inc.	592-554-802.000	Contracted Services	372.5
01/23	01/25/2023	99831	Thompson Park Avenue Properties LLC	514-587-802.100	Cont. Svcs - Downtown Office	899.5
01/23	01/25/2023	99832	Traffic & Safety Control Systems Inc.	514-587-802.000	Contracted Services	81.0
01/23	01/25/2023	99833	Trophy Case, The	101-770-802.000	Contracted Services	95.0
01/23	01/25/2023	99834	UPS Store, The	592-554-802.000	Contracted Services	14.2

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01/23	01/25/2023	99835	Van's Business Machines	514-587-802.000	Contracted Services	58.45
01/23	01/25/2023	99836	Varmint Removal & Repair	582-584-802.000	Contracted Services	100.00
)1/23	01/25/2023	99836	Varmint Removal & Repair	203-469-802.000	Contracted Services	100.00
)1/23	01/25/2023	99837	VSP	101-172-724.000	Fringe Benefits	39.76
01/23	01/25/2023	99837	VSP	101-201-724.000	Fringe Benefits	59.36
)1/23	01/25/2023	99837	VSP	101-208-724.000	Fringe Benefits	22.68
)1/23	01/25/2023	99837	VSP	101-253-724.000	Fringe Benefits	58.24
)1/23	01/25/2023	99837	VSP	101-265-724.000	Fringe Benefits	11.99
)1/23	01/25/2023	99837	VSP	101-268-724.000	Fringe Benefits	27.70
)1/23	01/25/2023	99837	VSP	592-549-724.000	Fringe Benefits	120.68
)1/23	01/25/2023	99837	VSP	592-560-724.000	Fringe Benefits	45.36
)1/23	01/25/2023	99837 99837	VSP	701-000-230.110	Dental & Vision Payable	40.00
		99837 99837	VSP		Fringe Benefits	
1/23	01/25/2023			101-773-724.000	-	11.37
1/23	01/25/2023	99837	VSP	101-789-724.000	Fringe Benefits	4.87
1/23	01/25/2023	99837	VSP	204-481-724.000	Fringe Benefits	66.64
1/23	01/25/2023	99837	VSP	271-790-724.000	Fringe Benefits	146.16
1/23	01/25/2023	99837	VSP	514-587-724.000	Fringe Benefits	31.92
)1/23	01/25/2023	99837	VSP	582-588-724.000	Fringe Benefits	124.88
)1/23	01/25/2023	99837	VSP	101-345-724.000	Fringe Benefits	424.47
)1/23	01/25/2023	99837	VSP	101-400-724.000	Fringe Benefits	18.26
)1/23	01/25/2023	99837	VSP	101-441-724.000	Fringe Benefits	47.38
)1/23	01/25/2023	99837	VSP	101-754-724.000	Fringe Benefits	17.61
1/23	01/25/2023	99837	VSP	101-756-724.000	Fringe Benefits	25.93
1/23	01/25/2023	99837	VSP	101-770-724.000	Fringe Benefits	82.42
1/23	01/25/2023	99838	Windemuller	592-554-802.000	Contracted Services	478.50
1/23	01/25/2023	99838	Windemuller	592-537-802.000	Contracted Services	1,107.00
1/23	01/25/2023	99839	Wurster, Joel	101-257-802.200	Contracted Services - B.O.R.	50.00
2/23	02/01/2023	99847	AARP	271-790-958.100	Programming - Adult	80.00
)2/23	02/01/2023	99848	Advance Auto Parts	661-010-111.000	Inventory - Materials	22.70
)2/23	02/01/2023	99848	Advance Auto Parts	101-345-775.000	Materials & Supplies	1.79
)2/23	02/01/2023	99848	Advance Auto Parts	661-010-111.000	Inventory - Materials	24.49
)2/23	02/01/2023	99848	Advance Auto Parts	661-598-931.000	Equipment Repair	92.45
)2/23	02/01/2023	99849	Airgas USA LLC	592-546-775.000	Materials & Supplies	157.95
)2/23	02/01/2023	99850	Ballard's Plumbing & Heating	101-268-802.000	Contracted Services	1,905.65
2/23	02/01/2023	99850	Ballard's Plumbing & Heating	592-545-802.000	Contracted Services	302.63
2/23	02/01/2023	99851	Beaver Research	582-593-930.000	Building Repair & Maintenance	20.36
)2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-265-920.000	Public Utilities	1,838.77
)2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-268-920.000	Public Utilities	1,701.59
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-345-920.000	Public Utilities	4,275.65
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-345-920.100	Public Utilities-Station West	441.97
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-754-920.000	Public Utilities	30.51
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	592-551-920.000	Public Utilities	16,489.45
)2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	592-555-920.000	Public Utilities	1,145.80
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	514-587-802.100	Cont. Svcs - Downtown Office	58.14
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	514-587-920.000	Public Utilities	60.76
2/23		99852 99852	CITY TREAS. FOR UTILITY BILLS	582-586-920.000	Public Utilities	117.24
	02/01/2023					
2/23	02/01/2023	99852 00852	CITY TREAS. FOR UTILITY BILLS	582-593-920.000	Public Utilities	1,585.96
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	592-538-920.000	Public Utilities	11,195.70
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	592-542-920.000	Public Utilities	117.23
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-770-920.000	Public Utilities	2,775.92
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-773-920.000	Public Utilities	459.18
)2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	101-789-920.000	Public Utilities	1,231.25
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	204-448-920.000	Public Utilities	2,800.00
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	271-790-920.000	Public Utilities	318.56
2/23	02/01/2023	99852	CITY TREAS. FOR UTILITY BILLS	271-790-920.000	Public Utilities	1,926.37
)2/23	02/01/2023	99853	Complete Paint & Supplies	101-773-931.000	Equipment Repair	5.37

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02/23	02/01/2023	99853	Complete Paint & Supplies	101-773-931.000	Equipment Repair	120.20
02/23	02/01/2023	99853	Complete Paint & Supplies	101-773-775.000	Materials & Supplies	114.96
02/23	02/01/2023	99853	Complete Paint & Supplies	582-593-930.000	Building Repair & Maintenance	24.29
02/23	02/01/2023	99854	CROOKED TREE DISTRICT LIBRARY	271-790-955.000	Miscellaneous	31.00
02/23	02/01/2023	99855	David L Hoffman Landscaping & Nursery	204-550-802.000	Contracted Services	2,346.00
02/23	02/01/2023	99856	Demco	271-790-751.000	Office/Library Supplies	148.49
02/23	02/01/2023	99857	Derrer Oil Co.	661-598-759.000	Gas & Oil	3,621.50
02/23	02/01/2023	99858	Drost Landscape	204-470-802.000	Contracted Services	300.00
02/23	02/01/2023	99859	Etna Supply	592-010-111.000	Inventory - Materials	2,240.00
02/23	02/01/2023	99859	Etna Supply	582-588-785.000	Small Tools & Supplies	333.00
02/23	02/01/2023	99860	Five Star Screen Printing Plus	101-756-808.030	Basketball	2,111.00
02/23	02/01/2023	99861	Fletch's Inc.	661-598-932.000	Vehicle Repair & Maintenance	49.35
02/23	02/01/2023	99862	FMW Construction	582-593-930.000	Building Repair & Maintenance	87.50
02/23	02/01/2023	99863	Fraternal Order of Police	701-000-230.400	Union Dues	994.00
02/23	02/01/2023	99864	Gibby's Garage	582-593-930.000	Building Repair & Maintenance	36.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-931.000	Equipment Repair	360.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	540.00
02/23	02/01/2023	99864	Gibby's Garage	582-593-930.000	Building Repair & Maintenance	72.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-931.000	Equipment Repair	612.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	216.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-931.000	Equipment Repair	612.00
02/23	02/01/2023	99864	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	504.00
02/23	02/01/2023	99864 99864	Gibby's Garage	582-590-802.000	Contracted Services	288.00
02/23	02/01/2023	99864	Gibby's Garage	582-593-930.000	Building Repair & Maintenance	36.00
)2/23	02/01/2023	99864 99864	Gibby's Garage	514-587-931.000	Equipment Repair	144.00
)2/23	02/01/2023	99864 99864	Gibby's Garage	661-598-931.000		612.00
02/23	02/01/2023	99865	Ginop Sales Inc.	661-598-931.000	Equipment Repair Equipment Repair	215.50
02/23	02/01/2023	99865 99865	Ginop Sales Inc.	661-598-931.000	Equipment Repair	215.50
02/23	02/01/2023	99865	Ginop Sales Inc.	661-598-931.000	Equipment Repair	215.50
02/23	02/01/2023	99865	Ginop Sales Inc.	661-598-931.000	Equipment Repair	215.50
02/23	02/01/2023	99865 99865	Ginop Sales Inc.	661-598-931.000	Equipment Repair	101.98
02/23	02/01/2023	99866	Goedge, Megan	271-790-958.000	Programming - Children	30.98
02/23	02/01/2023	99866	Goedge, Megan	271-790-958.000	Programming - Children	15.33
02/23	02/01/2023	99867	Great Lakes Pipe & Supply	592-537-775.000	Materials & Supplies	79.32
02/23	02/01/2023	99867	Great Lakes Pipe & Supply	592-081-682.000	Other	.79
02/23	02/01/2023	99867	Great Lakes Pipe & Supply	592-545-775.000	Materials & Supplies	51.81
02/23	02/01/2023	99867	Great Lakes Pipe & Supply	592-081-682.000	Other	.52
02/23	02/01/2023	99868	Haley's Plumbing & Heating	592-537-802.000	Contracted Services	348.00
02/23	02/01/2023	99869 99869	Henry, Cameron	271-790-802.000	Contracted Services	75.00
02/23	02/01/2023	99809 99870	Hyde Services LLC	661-598-931.000	Equipment Repair	248.48
02/23	02/01/2023	99870 99870	Hyde Services LLC	661-598-931.000	Equipment Repair	11.52
02/23	02/01/2023	99870 99870	Hyde Services LLC	661-598-931.000	Equipment Repair	233.00
02/23	02/01/2023	99870 99870	Hyde Services LLC	661-598-931.000	Equipment Repair	150.93
02/23	02/01/2023	99870 99870	Hyde Services LLC	661-598-931.000	Equipment Repair	30.50
02/23	02/01/2023	99870 99870	Hyde Services LLC			41.76
)2/23		99870 99870	Hyde Services LLC	661-598-931.000 661-598-931.000	Equipment Repair	23.47
	02/01/2023				Equipment Repair	
)2/23)2/23	02/01/2023 02/01/2023	99870 99870	Hyde Services LLC Hyde Services LLC	661-598-931.000 661-598-931.000	Equipment Repair Equipment Repair	68.61 41.58
)2/23	02/01/2023	99870 99871	Integrity Business Solutions	661-598-751.000	Office Supplies	80.98
)2/23	02/01/2023	99871 99871	Integrity Business Solutions	204-481-751.000	Office Supplies	80.99
02/23	02/01/2023	99871 99871	Integrity Business Solutions	582-588-751.000	Office Supplies	80.99
		99871 99871	• •			
02/23 02/23	02/01/2023		Integrity Business Solutions	582-593-751.000	Office Supplies	80.99 80.99
	02/01/2023	99871 00871	Integrity Business Solutions	592-549-751.000	Office Supplies	
)2/23	02/01/2023	99871	Integrity Business Solutions	592-560-751.000	Office Supplies	80.99
02/23	02/01/2023	99871	Integrity Business Solutions	661-598-751.000	Office Supplies	89.87
)2/23	02/01/2023	99871	Integrity Business Solutions	204-481-751.000	Office Supplies	89.87

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02/23	02/01/2023	99871	Integrity Business Solutions	582-588-751.000	Office Supplies	
02/23	02/01/2023	99871	Integrity Business Solutions	582-593-751.000	Office Supplies	89.8
02/23	02/01/2023	99871	Integrity Business Solutions	592-549-751.000	Office Supplies	89.8
02/23	02/01/2023	99871	Integrity Business Solutions	592-560-751.000	Office Supplies	89.8
02/23	02/01/2023	99871	Integrity Business Solutions	661-598-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	204-481-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	582-588-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	582-593-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	592-549-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	592-560-751.000	Office Supplies	8.2
02/23	02/01/2023	99871	Integrity Business Solutions	271-790-751.000	Office/Library Supplies	134.0
02/23	02/01/2023	99871	Integrity Business Solutions	271-790-751.000	Office/Library Supplies	87.6
02/23	02/01/2023	99872	John E. Green Co.	271-790-930.000	Building Repair & Maintenance	325.0
02/23	02/01/2023	99873	Kring Chevrolet Cadillac, Dave	661-598-932.000	Vehicle Repair & Maintenance	126.0
02/23	02/01/2023	99874	LEAF	592-549-751.000	Office Supplies	119.6
02/23	02/01/2023	99875	M32 Enterprise LLC	661-598-931.000	Equipment Repair	270.7
02/23	02/01/2023	99875	M32 Enterprise LLC	661-598-931.000	Equipment Repair	316.2
02/23	02/01/2023	99875	M32 Enterprise LLC	661-598-931.000	Equipment Repair	124.7
02/23	02/01/2023	99875 99876	Meyer Ace Hardware	582-590-775.000	Materials & Supplies	124.7
02/23	02/01/2023	99876 99876	Meyer Ace Hardware	101-770-775.000	Materials & Supplies	17.9
02/23	02/01/2023	99876 99876	Meyer Ace Hardware	101-770-775.000	Materials & Supplies	46.5
02/23			Meyer Ace Hardware	101-770-775.000		40.5
02/23	02/01/2023 02/01/2023	99876 99876	,		Materials & Supplies	13.6
			Meyer Ace Hardware	101-770-775.000	Materials & Supplies	
)2/23	02/01/2023	99876	Meyer Ace Hardware	592-554-775.000	Materials & Supplies	13.4 28.7
02/23	02/01/2023	99876	Meyer Ace Hardware	101-789-775.000	Materials & Supplies	
)2/23)2/23	02/01/2023 02/01/2023	99876 99877	Meyer Ace Hardware	101-268-930.000	Building Repair & Maintenance Audio Visual - Adult	22.4 44.9
			Midwest Tape	271-790-761.000		
02/23	02/01/2023	99877	Midwest Tape	271-790-761.000	Audio Visual - Adult	119.9 49.9
02/23	02/01/2023	99877	Midwest Tape	271-790-761.000	Audio Visual - Adult	49.9 6.6
02/23	02/01/2023	99878	NAPA Auto Parts NAPA Auto Parts	661-010-111.000	Inventory - Materials	68.5
02/23	02/01/2023	99878 99878		661-598-785.000	Small Tools & Supplies	21.2
02/23	02/01/2023		NAPA Auto Parts NAPA Auto Parts	661-598-931.000	Equipment Repair	
02/23	02/01/2023	99878		661-598-931.000	Equipment Repair	18.9
02/23	02/01/2023 02/01/2023	99878	NAPA Auto Parts	661-598-931.000 661-598-785.000	Equipment Repair	13.4
02/23		99878	NAPA Auto Parts		Small Tools & Supplies	74.0
02/23	02/01/2023 02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	18.0
02/23		99878	NAPA Auto Parts	101-770-775.000	Materials & Supplies	71.7
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	75.8
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-931.000	Equipment Repair	35.2
02/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	10.4
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	27.9
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	166.7
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-931.000	Equipment Repair	2.9
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	18.0
02/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	7.9
)2/23	02/01/2023	99878	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	18.5
)2/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	13.2
)2/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	29.3
)2/23	02/01/2023	99878	NAPA Auto Parts	661-598-759.000	Gas & Oil	111.4
)2/23	02/01/2023	99878	NAPA Auto Parts	661-598-931.000	Equipment Repair	192.8
)2/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	67.8
)2/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	6.6
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	9.1
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	16.5
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-931.000	Equipment Repair	46.1
02/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	52.5

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02/23	02/01/2023	99878	NAPA Auto Parts	661-598-931.000	Equipment Repair	32.90
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-759.000	Gas & Oil	123.59
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	23.77
02/23	02/01/2023	99878	NAPA Auto Parts	661-010-111.000	Inventory - Materials	5.33
02/23	02/01/2023	99878	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	244.89
02/23	02/01/2023	99879	North Central Laboratories	592-553-775.000	Materials & Supplies	678.24
02/23	02/01/2023	99880	OHM Advisors	271-790-802.000	Contracted Services	21,000.00
02/23	02/01/2023	99881	Otis Elevator Co.	101-268-802.000	Contracted Services	3,661.56
02/23	02/01/2023	99882	Quality Assurance Services LLC	582-593-930.000	Building Repair & Maintenance	26.75- V
02/23	02/01/2023	99882	Quality Assurance Services LLC	582-593-930.000	Building Repair & Maintenance	26.75
02/23	02/01/2023	99883	Quality First Aid & Safety Inc.	592-554-775.000	Materials & Supplies	37.44
02/23	02/01/2023	99884	Royal Tire	661-598-932.000	Vehicle Repair & Maintenance	25.00
02/23	02/01/2023	99885	TEAMSTERS LOCAL #214	701-000-230.400	Union Dues	1,098.00
02/23	02/01/2023	99886	Trace Analytical Laboratories LLC	592-553-802.000	Contracted Services	212.50
02/23	02/01/2023	99886	Trace Analytical Laboratories LLC	592-553-802.000	Contracted Services	191.00
02/23	02/01/2023	99886	Trace Analytical Laboratories LLC	592-553-802.000	Contracted Services	598.00
02/23	02/01/2023	99886	Trace Analytical Laboratories LLC	592-553-802.000	Contracted Services	664.75
02/23	02/01/2023	99886	Trace Analytical Laboratories LLC	592-553-802.000	Contracted Services	193.00
02/23	02/01/2023	99880 99887	Up North Service LLC	204-550-802.000	Contracted Services	462.50
02/23	02/01/2023	99888	USA Blue Book	592-549-775.000	Materials & Supplies	332.38
	02/01/2023					26.75
02/23		99894	Quality First Aid & Safety Inc.	582-593-930.000	Building Repair & Maintenance	
02/23	02/08/2023	99895	Access Locksmithing Inc.	582-593-930.000	Building Repair & Maintenance	243.00
02/23	02/08/2023	99895	Access Locksmithing Inc.	271-790-930.000	Building Repair & Maintenance	285.00
02/23	02/08/2023	99896	Aerko International Michigan Inc.	101-345-775.000	Materials & Supplies	395.00
02/23	02/08/2023	99897	AllMax Software Inc.	592-560-802.000	Contracted Services	970.00
02/23	02/08/2023	99898	All-Phase Electric Supply	582-588-785.000	Small Tools & Supplies	56.42
02/23	02/08/2023	99898	All-Phase Electric Supply	101-268-775.000	Materials & Supplies	7.08
02/23	02/08/2023	99898	All-Phase Electric Supply	582-593-930.000	Building Repair & Maintenance	95.04
02/23	02/08/2023	99898	All-Phase Electric Supply	582-593-930.000	Building Repair & Maintenance	105.00
02/23	02/08/2023	99898	All-Phase Electric Supply	582-593-930.000	Building Repair & Maintenance	24.00
02/23	02/08/2023	99898	All-Phase Electric Supply	582-590-775.000	Materials & Supplies	11.22
02/23	02/08/2023	99899	Alpha Handyman	271-790-802.000	Contracted Services	1,230.00
02/23	02/08/2023	99900	Armstrong, Janet Elaine	271-790-802.000	Contracted Services	180.00
02/23	02/08/2023	99901	AT&T	101-172-850.000	Communications	14.73
02/23	02/08/2023	99901	AT&T	101-201-850.000	Communications	11.78
02/23	02/08/2023	99901	AT&T	101-208-850.000	Communications	7.36
02/23	02/08/2023	99901	AT&T	101-257-850.000	Communications	7.36
02/23	02/08/2023	99901	AT&T	101-253-850.000	Communications	5.89
02/23	02/08/2023	99901	AT&T	101-345-850.000	Communications	16.18
02/23	02/08/2023	99901	AT&T	592-558-920.000	Public Utilities	393.10
02/23	02/08/2023	99901	AT&T	592-555-920.000	Public Utilities	198.28
02/23	02/08/2023	99901	AT&T	101-345-850.000	Communications	.45
02/23	02/08/2023	99901	AT&T	204-481-850.000	Communications	4.42
02/23	02/08/2023	99901	AT&T	204-481-850.000	Communications	4.42
02/23	02/08/2023	99901	AT&T	582-588-850.000	Communications	14.73
02/23	02/08/2023	99901	AT&T	582-593-850.000	Communications	5.89
02/23	02/08/2023	99901	AT&T	592-549-850.000	Communications	8.84
02/23	02/08/2023	99901	AT&T	592-560-850.000	Communications	8.84
02/23	02/08/2023	99901	AT&T	101-400-850.000	Communications	7.36
02/23	02/08/2023	99901	AT&T	101-441-850.000	Communications	13.25
02/23	02/08/2023	99901	AT&T	101-756-850.000	Communications	7.36
02/23	02/08/2023	99901	AT&T	101-770-850.000	Communications	2.95
02/23	02/08/2023	99901	AT&T	101-773-850.000	Communications	2.95
02/23	02/08/2023	99901	AT&T	101-789-850.000	Communications	2.95
02/23	02/08/2023	99901	AT&T	592-560-850.000	Communications	46.08
02/23	02/08/2023	99901 99901	AT&T	592-560-850.000	Communications	40.08
	02,00,2020	55501	7.1104.1	002-000-000.000	Communications	43.31

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02/23	02/08/2023	99901	AT&T	592-558-920.000	Public Utilities	49.83
02/23	02/08/2023	99901	AT&T	592-538-850.000	Communications	46.08
02/23	02/08/2023	99901	AT&T	592-538-850.000	Communications	46.08
02/23	02/08/2023	99902	Bailey, Jennifer	271-790-802.000	Contracted Services	240.00
02/23	02/08/2023	99903	Ballard's Plumbing & Heating	101-268-802.000	Contracted Services	1,640.81
02/23	02/08/2023	99904	Benchmark Engineering Inc.	204-481-802.000	Contracted Services	372.00
02/23	02/08/2023	99904	Benchmark Engineering Inc.	247-751-802.000	Contracted Services	3,757.00
02/23	02/08/2023	99904	Benchmark Engineering Inc.	101-770-802.000	Contracted Services	2,232.00
02/23	02/08/2023	99904	Benchmark Engineering Inc.	582-593-802.000	Contracted Services	971.00
02/23	02/08/2023	99904	Benchmark Engineering Inc.	204-481-802.000	Contracted Services	1,334.00
02/23	02/08/2023	99904	Benchmark Engineering Inc.	101-770-802.000	Contracted Services	465.00
02/23	02/08/2023	99905	Bradford Master Dry Cleaners	101-345-775.000	Materials & Supplies	397.50
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-172-724.000	Fringe Benefits	18.00
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-201-724.000	Fringe Benefits	36.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-208-724.000	Fringe Benefits	27.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-253-724.000	Fringe Benefits	27.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-265-724.000	Fringe Benefits	9.00
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	582-588-724.000	Fringe Benefits	54.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	592-549-724.000	Fringe Benefits	36.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	592-560-724.000	Fringe Benefits	36.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-770-724.000	Fringe Benefits	27.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-773-724.000	Fringe Benefits	4.50
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-789-724.000	Fringe Benefits	4.50
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	204-481-724.000	Fringe Benefits	54.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	271-790-724.000	Fringe Benefits	91.50
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	514-587-724.000	Fringe Benefits	36.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-268-724.000	Fringe Benefits	9.00
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-345-724.000	Fringe Benefits	201.00
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-400-724.000	Fringe Benefits	9.00
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-441-724.000	Fringe Benefits	36.75
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-754-724.000	Fringe Benefits	4.50
02/23	02/08/2023	99906	Broker Builder Solutions, LLC	101-756-724.000	Fringe Benefits	22.50
02/23	02/08/2023	99907	BSN Sports Inc.	101-756-808.120	Softball	485.01
02/23	02/08/2023	99908	Carrier & Gable Inc.	582-590-775.000	Materials & Supplies	324.99
02/23	02/08/2023	99909	Centaris	271-790-802.000	Contracted Services	386.00
02/23	02/08/2023	99910	Charlevoix-Emmet ISD	703-040-234.222	Due Char-Em District - 2022	336,027.95
02/23	02/08/2023	99911	Collias-Glaser, Hellene Kay	271-790-802.000	Contracted Services	450.00
02/23	02/08/2023	99912	Complete Paint & Supplies	101-773-931.000	Equipment Repair	18.56
02/23	02/08/2023	99912	Complete Paint & Supplies	101-770-775.000	Materials & Supplies	56.10
02/23	02/08/2023	99913	Contractors Supply Inc.	101-770-775.000	Materials & Supplies	3,000.55
02/23	02/08/2023	99914	Derrer Oil Co.	661-598-759.000	Gas & Oil	3,952.20
02/23	02/08/2023	99915	Ducastel, Barbara	271-790-802.000	Contracted Services	450.00
02/23	02/08/2023	99916	Emmet County Clerk	101-172-915.000	Memberships & Dues	10.00
02/23	02/08/2023	99917	Emmet County Treasurer	703-040-222.222	Due County - 2022	39,010.34
02/23	02/08/2023	99917	Emmet County Treasurer	703-040-222.222	Due County - 2022	19,388.68
02/23	02/08/2023	99917	Emmet County Treasurer	703-040-222.222	Due County - 2022	53,053.14
02/23	02/08/2023	99918	Empiric Solutions Inc.	101-228-802.000	Contracted Services	8,654.00
02/23	02/08/2023	99919	EPS Inc.	101-268-802.000	Contracted Services	139.98
02/23	02/08/2023	99919	EPS Inc.	101-268-802.000	Contracted Services	169.96
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	9,600.00
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	4,800.00
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	4,800.00
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	9,600.00-
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	434.00
02/23	02/08/2023	99920	Etna Supply	592-010-111.000	Inventory - Materials	510.00
02/23	02/08/2023	99921	Fastenal Company	661-598-931.000	Equipment Repair	126.78

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02/23	02/08/2023	99921	Fastenal Company	202-475-775.000	Materials & Supplies	12.3
02/23	02/08/2023	99922	FEDEX	582-020-360.000	Distribution System	16.86
02/23	02/08/2023	99923	Ferguson Enterprises LLC #2000	582-593-930.000	Building Repair & Maintenance	1,593.26
02/23	02/08/2023	99924	Fettig's Landscaping Inc.	101-770-802.000	Contracted Services	150.00
02/23	02/08/2023	99925	Fisher, Amy	271-790-802.000	Contracted Services	240.00
02/23	02/08/2023	99926	Gale/Cengage Learning Inc.	271-790-760.000	Books - Adult	27.99
02/23	02/08/2023	99927	GFL Environmental	582-594-775.000	Materials & Supplies	220.2
02/23	02/08/2023	99927	GFL Environmental	582-586-802.000	Contracted Services	220.2
02/23	02/08/2023	99927	GFL Environmental	582-593-930.000	Building Repair & Maintenance	220.2
02/23	02/08/2023	99928	Goedge, Megan	271-790-958.000	Programming - Children	37.08
02/23	02/08/2023	99929	Greenwood Cemetery	703-040-238.222	Due Greenwood Cemetery - 2022	47,389.24
02/23	02/08/2023	99930	Hammond, Linda Lawless	271-790-802.000	Contracted Services	90.00
	02/08/2023					
02/23		99931	Hansen, Carol Margaret	271-790-802.000	Contracted Services	150.00
02/23	02/08/2023	99932	HARBOR HOUSE PUBLISHERS	101-773-881.000	Advertising	345.00
02/23	02/08/2023	99932	HARBOR HOUSE PUBLISHERS	101-789-802.000	Contracted Services	345.00
02/23	02/08/2023	99933	Himebauch, Kelly L	271-790-802.000	Contracted Services	180.00
02/23	02/08/2023	99934	Hummel, Jon	101-770-912.000	Education & Training	292.79
02/23	02/08/2023	99935	Hutson, Inc	661-598-931.000	Equipment Repair	75.87
02/23	02/08/2023	99936	Icon Ice LLC	248-540-882.180	Winter Blues Carnival	5,000.00
02/23	02/08/2023	99937	Jakeway, John	203-479-802.000	Contracted Services	105.00
02/23	02/08/2023	99938	Jakeway, Patricia	271-790-802.000	Contracted Services	300.00
02/23	02/08/2023	99939	Keep It Real Social LLC	514-587-802.100	Cont. Svcs - Downtown Office	2,100.00
02/23	02/08/2023	99940	Kiesler's Police Supply Inc.	101-345-775.000	Materials & Supplies	296.00
02/23	02/08/2023	99941	LAKE AREA COLLISION INC.	661-081-682.000	Other	2,778.03
02/23	02/08/2023	99942	LexisNexis Risk Data Management Inc.	514-587-802.000	Contracted Services	150.00
02/23	02/08/2023	99942	LexisNexis Risk Data Management Inc.	514-587-802.000	Contracted Services	150.0
02/23	02/08/2023	99943	Little Bay Gourmet-Parkside Deli	271-790-912.000	Training & Travel	420.0
02/23	02/08/2023	99944	McCardel Culligan	592-554-802.000	Contracted Services	60.0
02/23	02/08/2023	99944	McCardel Culligan	101-770-802.000	Contracted Services	10.0
02/23	02/08/2023	99944	McCardel Culligan	514-587-802.100	Cont. Svcs - Downtown Office	10.0
02/23	02/08/2023	99945	Meyer Ace Hardware	661-598-785.000	Small Tools & Supplies	11.86
02/23	02/08/2023	99945	Meyer Ace Hardware	101-770-775.000	Materials & Supplies	2.00
02/23	02/08/2023	99945	Meyer Ace Hardware	582-593-930.000	Building Repair & Maintenance	17.62
02/23	02/08/2023	99945	Meyer Ace Hardware	101-770-775.000	Materials & Supplies	17.0
02/23	02/08/2023	99945 99945	Meyer Ace Hardware	101-268-930.000	Building Repair & Maintenance	8.99
			•			
02/23	02/08/2023	99945	Meyer Ace Hardware	101-770-934.000	WSP Extras	59.3
02/23	02/08/2023	99945	Meyer Ace Hardware	101-268-775.000	Materials & Supplies	6.5
02/23	02/08/2023	99946	Michigan Fire Inspectors Society	101-345-775.000	Materials & Supplies	820.00
02/23	02/08/2023	99947	Michigan Library Association	271-790-912.000	Training & Travel	250.00
02/23	02/08/2023	99948	North Central Mich. College	703-040-235.222	Due NCMC - 2022	82,031.63
02/23	02/08/2023	99948	North Central Mich. College	703-040-235.222	Due NCMC - 2022	73,683.26
02/23	02/08/2023	99949	Northern Gale Cleaning & Property Mgmt	271-790-802.000	Contracted Services	1,490.00
02/23	02/08/2023	99950	NORTHERN LAKES	101-728-903.000	Economic Alliance	10,000.00
02/23	02/08/2023	99951	Northern Tool & Equipment	661-020-140.000	Machinery & Equipment	699.9
02/23	02/08/2023	99951	Northern Tool & Equipment	101-770-775.000	Materials & Supplies	15.3
02/23	02/08/2023	99951	Northern Tool & Equipment	101-770-985.000	Equipment	522.2
02/23	02/08/2023	99951	Northern Tool & Equipment	101-770-775.000	Materials & Supplies	263.5
02/23	02/08/2023	99951	Northern Tool & Equipment	101-770-775.000	Materials & Supplies	36.7
02/23	02/08/2023	99952	Petoskey, Olivia Anne-Withany	271-790-802.000	Contracted Services	30.0
02/23	02/08/2023	99953	Police and Firemen's Insurance	701-000-230.185	Police and Fire Insurance	379.3
02/23	02/08/2023	99954	Power Line Supply	582-010-111.000	Inventory - Materials	3,089.8
02/23	02/08/2023	99954	Power Line Supply	592-549-785.000	Small Tools	393.0
02/23	02/08/2023	99954 99954	Power Line Supply	582-588-785.000	Small Tools & Supplies	370.3
02/23	02/08/2023	99954 99954	Power Line Supply	582-586-775.000	Materials & Supplies	19.6
02/23	02/08/2023	99954	Power Line Supply	582-010-111.000	Inventory - Materials	2,008.50
02/23	02/08/2023	99954	Power Line Supply	582-586-775.000	Materials & Supplies	59.5

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02/23	02/08/2023	99954	Power Line Supply	582-010-111.000	Inventory - Materials	126.00
02/23	02/08/2023	99955	Preston Feather	101-770-931.000	Equipment Repair	111.83
02/23	02/08/2023	99955	Preston Feather	101-268-930.000	Building Repair & Maintenance	13.0
02/23	02/08/2023	99955	Preston Feather	101-770-934.000	WSP Extras	108.66
02/23	02/08/2023	99955	Preston Feather	101-268-930.000	Building Repair & Maintenance	66.6
02/23	02/08/2023	99955	Preston Feather	101-770-775.000	Materials & Supplies	204.1
02/23	02/08/2023	99955	Preston Feather	101-789-775.000	Materials & Supplies	21.9
02/23	02/08/2023	99955	Preston Feather	101-770-934.000	WSP Extras	78.0
02/23	02/08/2023	99955	Preston Feather	101-082-682.000	Other	60.4
02/23	02/08/2023	99956	QUALITY SERVICED TOOLS	101-268-930.000	Building Repair & Maintenance	465.22
02/23	02/08/2023	99957	Reliable Racing Supply Inc.	101-770-775.000	Materials & Supplies	85.1
02/23	02/08/2023	99958	Royal Tire	592-551-775.000	Materials & Supplies	61.0
02/23	02/08/2023	99959	Standard Electric Company	582-590-775.000	Materials & Supplies	565.38
02/23	02/08/2023	99959	Standard Electric Company	582-590-775.000	Materials & Supplies	330.3
02/23	02/08/2023	99959 99959	Standard Electric Company	582-590-775.000	Materials & Supplies	116.3
02/23	02/08/2023	99959 99959	Standard Electric Company	101-268-775.000	Materials & Supplies	42.7
	02/08/2023	99960 99960	STATE OF MICHIGAN DEPT. OF STATE		Memberships & Dues	42.7
02/23				101-172-915.000	1	
02/23	02/08/2023	99961	State of Michigan-Department of LARA	582-081-642.300	Residential	3,563.1
02/23	02/08/2023	99961	State of Michigan-Department of LARA	582-081-642.400	Commercial	695.7
02/23	02/08/2023	99961	State of Michigan-Department of LARA	582-081-642.500	Industrial Sales	4.5
02/23	02/08/2023	99961	State of Michigan-Department of LARA	582-081-642.200	Non-Profit Sales	163.8
02/23	02/08/2023	99962	Stoops Western Star of Michigan	661-598-932.000	Vehicle Repair & Maintenance	265.9
02/23	02/08/2023	99963	Sure Lock & Homes LLC	101-268-802.000	Contracted Services	180.0
02/23	02/08/2023	99964	Teledyne Instruments Inc.	592-554-775.000	Materials & Supplies	1,032.4
02/23	02/08/2023	99965	T-Mobile	271-790-850.000	Communications	365.5
02/23	02/08/2023	99966	Torri, Elizabeth M	271-790-802.000	Contracted Services	300.0
02/23	02/08/2023	99967	Total Communications Services LLC	101-268-802.000	Contracted Services	552.0
02/23	02/08/2023	99968	Traffic & Safety Control Systems Inc.	514-587-802.000	Contracted Services	81.0
02/23	02/08/2023	99969	Truck & Trailer Specialties	661-598-931.000	Equipment Repair	84.4
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	661-598-751.000	Office Supplies	31.3
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	204-481-751.000	Office Supplies	31.3
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	582-588-751.000	Office Supplies	31.3
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	582-593-751.000	Office Supplies	31.3
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	592-549-751.000	Office Supplies	31.3
02/23	02/08/2023	99970	U.S. Bank Equipment Finance	592-560-751.000	Office Supplies	31.3
02/23	02/08/2023	99971	Voorheis, Margaret Ann	271-790-802.000	Contracted Services	180.0
02/23	02/08/2023	99972	VSP	101-345-724.000	Fringe Benefits	16.2
02/23	02/08/2023	99972	VSP	592-549-724.000	Fringe Benefits	21.2
02/23	02/08/2023	99973	Windemuller	592-537-802.000	Contracted Services	1,024.0
02/23	02/08/2023	99990	Yallup, Tracey	271-790-802.000	Contracted Services	60.0
02/23	02/15/2023	99996	Airgas USA LLC	661-598-785.000	Small Tools & Supplies	30.3
02/23	02/15/2023	99996	Airgas USA LLC	661-598-785.000	Small Tools & Supplies	59.6
02/23	02/15/2023	99997	Alliance Entertainment	271-790-761.000	Audio Visual - Adult	281.6
02/23	02/15/2023	99997	Alliance Entertainment	271-790-761.100	Audio Visual - Children	19.6
02/23	02/15/2023	99997	Alliance Entertainment	271-790-761.100	Audio Visual - Children	63.2
02/23	02/15/2023	99997	Alliance Entertainment	271-790-761.100	Audio Visual - Children	254.9
02/23	02/15/2023	99997	Alliance Entertainment	271-790-761.000	Audio Visual - Adult	192.6
)2/23	02/15/2023	99997 99997	Alliance Entertainment	271-790-761.100	Audio Visual - Audit Audio Visual - Children	22.2
)2/23	02/15/2023	99998	Alro Steel Corporation	202-475-775.000	Materials & Supplies	296.4
)2/23	02/15/2023	99998 99998	Allo Steel Corporation	203-475-775.000	Materials & Supplies	290.4
)2/23	02/15/2023	99998 99998	Allo Steel Corporation	203-081-682.000	Other	290.4
02/23	02/15/2023	99998 99998	Allo Steel Corporation	202-475-775.000	Materials & Supplies	2.9 39.2
		99998 99998	Allo Steel Corporation		Materials & Supplies	39.2
02/23	02/15/2023		•	203-475-775.000		
02/23	02/15/2023	99998	Alro Steel Corporation	203-081-682.000	Other	.3
02/23	02/15/2023	99999	Amazon Capital Services	592-554-775.000	Materials & Supplies	516.9
02/23	02/15/2023	99999	Amazon Capital Services	592-554-775.000	Materials & Supplies	156.7

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02/23	02/15/2023	99999	Amazon Capital Services	101-172-751.000	Office Supplies	9.9
02/23	02/15/2023	99999	Amazon Capital Services	101-201-751.000	Office Supplies	9.9
02/23	02/15/2023	99999	Amazon Capital Services	101-208-751.000	Office Supplies	6.98
02/23	02/15/2023	99999	Amazon Capital Services	101-257-751.000	Office Supplies	4.99
02/23	02/15/2023	99999	Amazon Capital Services	101-756-751.000	Office Supplies	9.9
02/23	02/15/2023	99999	Amazon Capital Services	101-789-751.000	Office Supplies	2.0
02/23	02/15/2023	99999	Amazon Capital Services	101-253-751.000	Office Supples	5.98
02/23	02/15/2023	99999	Amazon Capital Services	101-345-751.000	Office Supplies	25.93
02/23	02/15/2023	99999	Amazon Capital Services	101-400-751.000	Office Supplies	4.99
02/23	02/15/2023	99999	Amazon Capital Services	101-441-751.000	Office Supplies	14.9
02/23	02/15/2023	99999	Amazon Capital Services	101-770-751.000	Office Supplies	2.99
02/23	02/15/2023	99999	Amazon Capital Services	101-773-775.000	Materials & Supplies	1.00
02/23	02/15/2023	99999	Amazon Capital Services	582-593-930.000	Building Repair & Maintenance	189.87
02/23	02/15/2023	99999	Amazon Capital Services	592-554-775.000	Materials & Supplies	156.70
02/23	02/15/2023	99999	Amazon Capital Services	101-172-751.000	Office Supplies	2.88
02/23	02/15/2023	99999	Amazon Capital Services	101-201-751.000	Office Supplies	2.8
02/23	02/15/2023	99999	Amazon Capital Services	101-208-751.000	Office Supplies	2.0
02/23	02/15/2023	99999	Amazon Capital Services	101-257-751.000	Office Supplies	1.4
02/23	02/15/2023	99999	Amazon Capital Services	101-253-751.000	Office Supples	1.7
02/23	02/15/2023	99999	Amazon Capital Services	101-345-751.000	Office Supplies	7.4
02/23	02/15/2023	99999	Amazon Capital Services	101-400-751.000	Office Supplies	1.4
02/23	02/15/2023	99999	Amazon Capital Services	101-441-751.000	Office Supplies	4.3
02/23	02/15/2023	99999	Amazon Capital Services	101-770-751.000	Office Supplies	.8
02/23	02/15/2023	99999	Amazon Capital Services	101-773-775.000	Materials & Supplies	.2
02/23	02/15/2023	99999	Amazon Capital Services	101-756-751.000	Office Supplies	2.8
02/23	02/15/2023	99999	Amazon Capital Services	101-789-751.000	Office Supplies	.5
02/23	02/15/2023	100000	AT&T	592-560-850.000	Communications	104.2
02/23	02/15/2023	100000	AT&T	592-558-920.000	Public Utilities	45.9
02/23	02/15/2023	100000	AT&T	582-593-850.000	Communications	255.1
02/23	02/15/2023	100001	Axon Enterprises Inc.	101-345-802.000	Contracted Services	14,554.40
02/23	02/15/2023	100002	Berg Assessing & Consulting Inc	101-257-802.100	Contracted Services - Assessor	9,717.5
02/23	02/15/2023	100003	Blac-Rac Manufacturing, Inc.	661-020-142.000	Vehicles	1,250.60
02/23	02/15/2023	100004	Bound Tree Medical LLC	101-268-775.000	Materials & Supplies	60.9
02/23	02/15/2023	100005	BOYNE CITY TIRE & BRAKE	661-598-932.000	Vehicle Repair & Maintenance	1,530.00
02/23	02/15/2023	100006	BS&A Software	101-253-802.000	Contracted Services	1,295.00
02/23	02/15/2023	100007	Cintas Corp #729	582-593-930.000	Building Repair & Maintenance	12.7
02/23	02/15/2023	100007	Cintas Corp #729	204-481-767.000	Uniforms	102.8
02/23	02/15/2023	100007	Cintas Corp #729	582-588-767.000	Other - Uniforms	100.7
02/23	02/15/2023	100007	Cintas Corp #729	592-560-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	592-549-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	101-268-802.000	Contracted Services	22.6
02/23	02/15/2023	100007	Cintas Corp #729	592-544-802.000	Contracted Services	65.9
02/23	02/15/2023	100007	Cintas Corp #729	582-593-930.000	Building Repair & Maintenance	48.7
02/23	02/15/2023	100007	Cintas Corp #729	204-481-767.000	Uniforms	102.8
02/23	02/15/2023	100007	Cintas Corp #729	582-588-767.000	Other - Uniforms	100.7
02/23	02/15/2023	100007	Cintas Corp #729	592-560-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	592-549-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	582-593-930.000	Building Repair & Maintenance	12.7
02/23	02/15/2023	100007	Cintas Corp #729	204-481-767.000	Uniforms	102.8
02/23	02/15/2023	100007	Cintas Corp #729	582-588-767.000	Other - Uniforms	108.7
02/23	02/15/2023	100007	Cintas Corp #729	592-560-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	592-549-767.000	Other - Uniforms	51.0
02/23	02/15/2023	100007	Cintas Corp #729	101-268-802.000	Contracted Services	22.6
02/23	02/15/2023	100007	Cintas Corp #729	592-544-802.000	Contracted Services	65.9
02/23	02/15/2023	100007	Cintas Corp #729	582-593-930.000	Building Repair & Maintenance	48.7
02/23	02/15/2023	100007	Cintas Corp #729	204-481-767.000	Uniforms	102.8

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GL eriod	Check Issue Date			Invoice GL Account	Invoice GL Account Title	Check Amount	
02/23	02/15/2023	100007	Cintas Corp #729	582-588-767.000	Other - Uniforms	100.70	
02/23	02/15/2023	100007	Cintas Corp #729	592-560-767.000	Other - Uniforms	51.0	
)2/23	02/15/2023	100007	Cintas Corp #729	592-549-767.000	Other - Uniforms	51.0	
)2/23	02/15/2023	100008	Complete Paint & Supplies	101-773-931.000	Equipment Repair	216.5	
2/23	02/15/2023	100008	Complete Paint & Supplies	101-789-775.000	Materials & Supplies	31.9	
2/23	02/15/2023	100009	Conti, Joseph	101-770-767.000	Uniforms	397.50	
2/23	02/15/2023	100010	Decka Digital LLC	582-592-775.000	Materials & Supplies	132.4	
2/23	02/15/2023	100011	Derrer Oil Co.	661-598-759.000	Gas & Oil	3.676.54	
2/23	02/15/2023	100012	Donner, Rebecca	271-790-958.100	Programming - Adult	1,000.00	
)2/23	02/15/2023	100013	Duncan Parking Technologies Inc	514-587-802.000	Contracted Services	2,200.5	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	514-587-802.000	Contracted Services	4,166.2	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	202-479-802.000	Contracted Services	4,166.2	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	514-587-802.000	Contracted Services	962.5	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	582-593-930.000	Building Repair & Maintenance	211.75	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	101-268-802.000	Contracted Services	750.7	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	582-593-930.000	Building Repair & Maintenance	143.7	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	582-584-802.000	Contracted Services	176.2	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	202-479-802.000	Contracted Services	387.5	
2/23	02/15/2023	100014	Dunkel Excavating Services Inc.	101-345-802.100	Contracted Services-Station W	315.0	
2/23	02/15/2023	100014	Emmet Co. Dept of Public Works	101-529-802.000	Contracted Services	7,740.0	
2/23	02/15/2023	100015		101-208-803.000	Contracted Services - Billing	4,116.4	
)2/23			Factor Systems LLC		•		
	02/15/2023 02/15/2023	100017	Fettig's Landscaping Inc.	247-751-802.000	Contracted Services Contracted Services	12,999.2	
2/23		100018	First Advantage Occ. Health Service Cor	204-481-802.000		52.8	
2/23	02/15/2023	100018	First Advantage Occ. Health Service Cor	582-588-802.000	Contracted Services	52.8	
2/23	02/15/2023	100018	First Advantage Occ. Health Service Cor	592-549-802.000	Contracted Services	8.8	
2/23	02/15/2023	100018	First Advantage Occ. Health Service Cor	592-560-802.000	Contracted Services	8.8	
2/23	02/15/2023	100019	Five Star Screen Printing Plus	101-770-771.000	Food & Concessions - WSP	1,294.0	
2/23	02/15/2023	100020	FLAGS USA INC.	101-754-775.000	Materials & Supplies	166.0	
2/23	02/15/2023	100020	FLAGS USA INC.	101-268-775.000	Materials & Supplies	304.4	
2/23	02/15/2023	100020	FLAGS USA INC.	101-345-775.000	Materials & Supplies	226.0	
2/23	02/15/2023	100021	GFL Environmental	582-593-930.000	Building Repair & Maintenance	248.2	
2/23	02/15/2023	100021	GFL Environmental	101-770-802.000	Contracted Services	291.6	
2/23	02/15/2023	100021	GFL Environmental	101-756-802.000	Contracted Services	97.2	
2/23	02/15/2023	100021	GFL Environmental	101-754-802.000	Contracted Services	248.4	
2/23	02/15/2023	100021	GFL Environmental	101-268-802.000	Contracted Services	151.2	
2/23	02/15/2023	100021	GFL Environmental	101-265-802.000	Contracted Services	291.6	
2/23	02/15/2023	100021	GFL Environmental	101-770-802.000	Contracted Services	246.5	
2/23	02/15/2023	100022	Gibby's Garage	101-770-802.000	Contracted Services	108.0	
2/23	02/15/2023	100022	Gibby's Garage	582-593-930.000	Building Repair & Maintenance	180.0	
2/23	02/15/2023	100022	Gibby's Garage	582-590-802.000	Contracted Services	216.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-931.000	Equipment Repair	432.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	144.0	
)2/23	02/15/2023	100022	Gibby's Garage	202-475-802.000	Contracted Services	108.0	
)2/23	02/15/2023	100022	Gibby's Garage	582-590-802.000	Contracted Services	108.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-931.000	Equipment Repair	216.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	756.0	
2/23	02/15/2023	100022	Gibby's Garage	582-593-930.000	Building Repair & Maintenance	144.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-931.000	Equipment Repair	252.0	
2/23	02/15/2023	100022	Gibby's Garage	661-598-932.000	Vehicle Repair & Maintenance	1,116.0	
2/23	02/15/2023	100023	Gordon Food Service	101-770-771.000	Food & Concessions - WSP	177.0	
2/23	02/15/2023	100023	Gordon Food Service	101-770-771.000	Food & Concessions - WSP	93.4	
2/23	02/15/2023	100023	Gordon Food Service	101-770-771.000	Food & Concessions - WSP	221.1	
02/23	02/15/2023	100023	Gordon Food Service	101-770-771.000	Food & Concessions - WSP	89.43	
2/23	02/15/2023	100023	Gordon Food Service	661-598-751.000	Office Supplies	11.0	
2/23	02/15/2023	100023	Gordon Food Service	204-481-751.000	Office Supplies	11.0	
2/23	02/15/2023	100023	Gordon Food Service	582-588-751.000	Office Supplies	11.05	

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GL	Check	Check	-	Invoice	Invoice GL Account Title	Check
Period	Issue Date	Number	Payee	GL Account		Amount
02/23	02/15/2023	100023	Gordon Food Service	582-593-751.000	Office Supplies	11.0
02/23	02/15/2023	100023	Gordon Food Service	592-549-751.000	Office Supplies	11.0
02/23	02/15/2023	100023	Gordon Food Service	592-560-751.000	Office Supplies	11.0
02/23	02/15/2023	100024	Haley's Plumbing & Heating	582-593-930.000	Building Repair & Maintenance	625.4
02/23	02/15/2023	100025	Haviland Products Company	592-540-783.000	Chemicals	3,015.0
02/23	02/15/2023	100025	Haviland Products Company	592-551-783.000	Chemicals	3,657.0
02/23	02/15/2023	100026	Heritage Fire Equipment	101-345-775.000	Materials & Supplies	280.2
02/23	02/15/2023	100026	Heritage Fire Equipment	101-345-775.000	Materials & Supplies	37.5
02/23	02/15/2023	100027	Hill Mountain Signworks LLC	101-770-802.000	Contracted Services	4,500.0
02/23	02/15/2023	100028	Huntington National Bank	592-566-993.000	Paying Agent Fees	500.0
02/23	02/15/2023	100029	Hyde Services LLC	661-598-931.000	Equipment Repair	42.9
02/23	02/15/2023	100029	Hyde Services LLC	661-598-932.000	Vehicle Repair & Maintenance	172.7
02/23	02/15/2023	100030	HydroCorp	592-545-802.000	Contracted Services	1,988.0
02/23	02/15/2023	100031	Icon Ice LLC	248-540-882.180	Winter Blues Carnival	12,000.0
02/23	02/15/2023	100031	Icon Ice LLC	248-540-882.180	Winter Blues Carnival	5,275.0
02/23	02/15/2023	100032	Ingram Library Services	271-790-760.000	Books - Adult	2,529.8
02/23	02/15/2023	100032	Ingram Library Services	271-790-760.100	Books-Children's	1,586.6
02/23	02/15/2023	100032	Ingram Library Services	271-790-760.200	Books - Young Adult	400.3
02/23	02/15/2023	100033	Integrity Business Solutions	271-790-970.000	Capital Outlay	912.9
02/23	02/15/2023	100034	L.S. ENGINEERING INC.	204-481-802.000	Contracted Services	960.0
02/23	02/15/2023	100035	LAKE AREA COLLISION INC.	661-020-142.000	Vehicles	5,675.6
02/23	02/15/2023	100036	LexisNexis Risk Data Management Inc.	101-208-802.000	Contracted Services	150.0
02/23	02/15/2023	100037	Little Traverse Disposal	271-790-802.000	Contracted Services	157.4
02/23	02/15/2023	100038	Lowe's	582-590-775.000	Materials & Supplies	95.2
02/23	02/15/2023	100039	MICHIGAN CAT	592-537-802.000	Contracted Services	2,355.0
02/23	02/15/2023	100039	MICHIGAN CAT	592-558-802.000	Contracted Services	2,355.0
02/23	02/15/2023	100040	Michigan Municipal Electric Assoc	582-588-802.000	Contracted Services	787.8
02/23	02/15/2023	100041	Michigan Water Environment Assoc.	592-549-915.000	Education & Training	570.0
02/23	02/15/2023	100042	Mitchell Graphics Inc.	271-790-905.000	Printing/Advertising/Postage	73.0
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	347.6
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	359.4
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	311.9
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	31.6
02/23	02/15/2023	100043	NAPA Auto Parts	661-010-111.000	Inventory - Materials	41.0
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	49.5
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	244.8
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	29.0
02/23	02/15/2023	100043	NAPA Auto Parts	661-010-111.000	Inventory - Materials	6.6
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-931.000	Equipment Repair	33.7
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-932.000	Vehicle Repair & Maintenance	25.3
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	10.5
02/23	02/15/2023	100043	NAPA Auto Parts	661-010-111.000	Inventory - Materials	6.6
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	11.2
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	1.2
02/23	02/15/2023	100043	NAPA Auto Parts	661-010-111.000	Inventory - Materials	45.1
02/23	02/15/2023	100043	NAPA Auto Parts	661-598-785.000	Small Tools & Supplies	79.9
02/23	02/15/2023	100043	North Central Laboratories	592-553-775.000	Materials & Supplies	79.9 2,014.5
02/23	02/15/2023	100044	Northern Gale Cleaning & Property Mgmt	271-790-802.000	Contracted Services	2,014.5
02/23	02/15/2023	100045	Northern Michigan Review Inc.	101-400-802.000	Contracted Services	201.7
02/23	02/15/2023	100046	Northern Michigan Review Inc.	101-172-802.000	Contracted Services	201.7
		100046			Contracted Services	66.9
02/23 02/23	02/15/2023 02/15/2023	100046	Northern Michigan Review Inc.	101-172-802.000 101-400-802.000	Contracted Services	269.4
02/23	02/15/2023	100046	Northern Michigan Review Inc.	101-770-850.000	Communications	269.4
			Northern Michigan Review Inc.		Communications	
02/23	02/15/2023 02/15/2023	100046 100047	Northern Michigan Review Inc. Northern Tool & Equipment	101-770-850.000 661-598-785.000	Small Tools & Supplies	135.3 39.9
02/23		100047		001-090-765.000		.39.9

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02/23	02/15/2023	100049	Peerless-Midwest Inc.	592-537-802.000	Contracted Services	3,460.0
02/23	02/15/2023	100049	Peerless-Midwest Inc.	592-537-802.000	Contracted Services	9,427.5
02/23	02/15/2023	100050	Peninsula Fiber Network LLC	271-790-850.000	Communications	89.1
02/23	02/15/2023	100050	Peninsula Fiber Network LLC	101-228-850.000	Communications	446.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	101-172-915.000	Memberships & Dues	365.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	101-345-783.000	Auxiliary	25.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	101-101-860.000	Education & Training	25.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	514-587-912.000	Education & Training	25.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	101-101-860.000	Education & Training	25.0
02/23	02/15/2023	100051	Petoskey Regional Chamber	101-400-912.000	Education & Training	25.0
02/23	02/15/2023	100052	Petoskey Rotary Club	101-756-915.000	Memberships & Dues	161.5
02/23	02/15/2023	100053	Plunkett Cooney	101-266-802.000	Contracted Services	660.0
02/23	02/15/2023	100053	Plunkett Cooney	101-266-802.000	Contracted Services	2,035.0
02/23	02/15/2023	100053	Plunkett Cooney	101-257-802.000	Contracted Services	500.0
02/23	02/15/2023	100053	Plunkett Cooney	101-266-802.000	Contracted Services	8,245.0
02/23	02/15/2023	100054	Proclean North	592-554-802.000	Contracted Services	786.5
02/23	02/15/2023	100054	Proclean North	582-593-930.000	Building Repair & Maintenance	1,396.5
02/23	02/15/2023	100055	Quality Car & Truck Repair Inc.	101-345-775.000	Materials & Supplies	162.3
02/23	02/15/2023	100055	Quality First Aid & Safety Inc.	592-554-775.000	Materials & Supplies	54.5
02/23	02/15/2023	100056				33.4
			Quality First Aid & Safety Inc.	582-593-930.000	Building Repair & Maintenance	
02/23	02/15/2023	100057	Range Telecommunications	204-481-850.000	Communications	75.0
02/23	02/15/2023	100057	Range Telecommunications	101-756-850.000	Communications	10.0
02/23	02/15/2023	100057	Range Telecommunications	582-593-850.000	Communications	75.0
02/23	02/15/2023	100057	Range Telecommunications	592-560-850.000	Communications	51.4
02/23	02/15/2023	100057	Range Telecommunications	592-549-850.000	Communications	51.4
02/23	02/15/2023	100058	Riedell Shoes Inc.	101-770-931.000	Equipment Repair	199.0
02/23	02/15/2023	100059	RYDIN	203-475-775.000	Materials & Supplies	306.1
02/23	02/15/2023	100060	Safety-Kleen Systems Inc.	661-598-759.000	Gas & Oil	232.1
02/23	02/15/2023	100060	Safety-Kleen Systems Inc.	661-598-785.000	Small Tools & Supplies	329.4
02/23	02/15/2023	100061	SES North America	592-549-802.000	Contracted Services	3,500.0
02/23	02/15/2023	100062	Standard Electric Company	101-268-775.000	Materials & Supplies	116.2
02/23	02/15/2023	100062	Standard Electric Company	101-082-682.000	Other	1.1
02/23	02/15/2023	100062	Standard Electric Company	592-542-775.000	Materials & Supplies	133.7
02/23	02/15/2023	100062	Standard Electric Company	592-081-682.000	Other	.9
02/23	02/15/2023	100062	Standard Electric Company	592-537-775.000	Materials & Supplies	380.3
02/23	02/15/2023	100062	Standard Electric Company	592-081-682.000	Other	3.8
02/23	02/15/2023	100063	Staples Advantage	101-172-751.000	Office Supplies	31.2
02/23	02/15/2023	100063	Staples Advantage	101-201-751.000	Office Supplies	31.2
02/23	02/15/2023	100063	Staples Advantage	101-208-751.000	Office Supplies	21.8
02/23	02/15/2023	100063	Staples Advantage	101-257-751.000	Office Supplies	15.6
02/23	02/15/2023	100063	Staples Advantage	101-253-751.000	Office Supples	18.7
02/23	02/15/2023	100063	Staples Advantage	101-345-751.000	Office Supplies	81.3
02/23	02/15/2023	100063	Staples Advantage	101-400-751.000	Office Supplies	15.6
02/23	02/15/2023	100063	Staples Advantage	101-441-751.000	Office Supplies	46.9
02/23	02/15/2023	100063	Staples Advantage	101-770-751.000	Office Supplies	9.3
02/23	02/15/2023	100063	Staples Advantage	101-773-775.000	Materials & Supplies	3.1
02/23	02/15/2023	100063	Staples Advantage	101-756-751.000	Office Supplies	31.2
02/23	02/15/2023	100063	Staples Advantage	101-789-751.000	Office Supplies	6.2
02/23	02/15/2023	100063	Staples Advantage	101-172-751.000	Office Supplies	15.2
02/23	02/15/2023	100063	Staples Advantage	101-201-751.000	Office Supplies	15.2
02/23	02/15/2023	100063	Staples Advantage	101-208-751.000	Office Supplies	10.2
02/23	02/15/2023	100063	Staples Advantage	101-257-751.000	Office Supplies	7.6
02/23	02/15/2023	100063	Staples Advantage	101-253-751.000	Office Supples	9.1
02/23	02/15/2023	100063	Staples Advantage	101-345-751.000	Office Supplies	39.5
	02/15/2023	100063	Staples Advantage	204-481-751.000	Office Supplies	412.5
02/23		100003	Staples Auvallage	204-401-701.000		412.5

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02/23	02/15/2023	100063	Staples Advantage	101-441-751.000	Office Supplies	22.8
02/23	02/15/2023	100063	Staples Advantage	101-770-751.000	Office Supplies	4.5
02/23	02/15/2023	100063	Staples Advantage	101-773-775.000	Materials & Supplies	1.5
02/23	02/15/2023	100063	Staples Advantage	101-756-751.000	Office Supplies	15.2
02/23	02/15/2023	100063	Staples Advantage	101-789-751.000	Office Supplies	3.0
02/23	02/15/2023	100063	Staples Advantage	101-172-751.000	Office Supplies	8.5
02/23	02/15/2023	100063	Staples Advantage	101-201-751.000	Office Supplies	8.5
02/23	02/15/2023	100063	Staples Advantage	101-208-751.000	Office Supplies	5.9
02/23	02/15/2023	100063	Staples Advantage	101-257-751.000	Office Supplies	4.2
02/23	02/15/2023	100063	Staples Advantage	101-253-751.000	Office Supples	5.1
02/23	02/15/2023	100063	Staples Advantage	101-345-751.000	Office Supplies	22.2
02/23	02/15/2023	100063	Staples Advantage	592-549-751.000	Office Supplies	311.4
02/23	02/15/2023	100063	Staples Advantage	592-560-751.000	Office Supplies	311.4
02/23	02/15/2023	100063	Staples Advantage	101-400-751.000	Office Supplies	4.2
02/23	02/15/2023	100063	Staples Advantage	101-441-751.000	Office Supplies	12.8
02/23	02/15/2023	100063	Staples Advantage	101-770-751.000	Office Supplies	2.5
02/23	02/15/2023	100063	Staples Advantage	101-773-775.000	Materials & Supplies	.8
02/23	02/15/2023	100063	Staples Advantage	101-756-751.000	Office Supplies	8.5
02/23	02/15/2023	100063	Staples Advantage	101-789-751.000	Office Supplies	1.7
02/23	02/15/2023	100064	Stoops Western Star of Michigan	661-598-932.000	Vehicle Repair & Maintenance	79.4
02/23	02/15/2023	100065	Survalent Technology Inc	582-584-802.000	Contracted Services	1,395.0
02/23	02/15/2023	100066	The Library Network	271-790-802.000	Contracted Services	643.9
02/23	02/15/2023	100067	•	101-770-934.000	WSP Extras	324.0
02/23	02/15/2023	100068	Trophy Case, The Truck & Trailer Specialties	661-598-931.000		155.1
	02/15/2023				Equipment Repair	155.1
02/23		100068	Truck & Trailer Specialties	661-598-931.000	Equipment Repair	
02/23	02/15/2023	100068	Truck & Trailer Specialties	661-598-932.000	Vehicle Repair & Maintenance	89.9
02/23	02/15/2023	100069	Unique Management Services Inc.	271-790-802.000	Contracted Services	525.7
02/23	02/15/2023	100070	Up North Service LLC	514-587-802.000	Contracted Services	6,510.0
02/23	02/15/2023	100071		592-544-775.000	Materials & Supplies	86.1
02/23	02/15/2023	100071		592-540-775.000	Materials & Supplies	4,165.0
02/23	02/15/2023	100072	Verizon Wireless	101-345-850.000	Communications	41.1
02/23	02/15/2023	100072	Verizon Wireless	101-770-850.000	Communications	36.0
02/23	02/15/2023	100072	Verizon Wireless	101-773-850.000	Communications	56.0
02/23	02/15/2023	100072	Verizon Wireless	101-789-850.000	Communications	52.5
02/23	02/15/2023	100072	Verizon Wireless	101-770-850.000	Communications	18.0
02/23	02/15/2023	100072	Verizon Wireless	101-345-850.000	Communications	18.0
02/23	02/15/2023	100072	Verizon Wireless	101-770-850.000	Communications	72.0
02/23	02/15/2023	100072	Verizon Wireless	101-345-850.000	Communications	36.0
02/23	02/15/2023	100072	Verizon Wireless	101-770-850.000	Communications	18.0
02/23	02/15/2023	100072	Verizon Wireless	101-345-850.000	Communications	18.0
02/23	02/15/2023	100072	Verizon Wireless	101-345-850.000	Communications	41.1
02/23	02/15/2023	100072	Verizon Wireless	592-538-850.000	Communications	80.0
02/23	02/15/2023	100072	Verizon Wireless	592-538-920.000	Public Utilities	280.0
02/23	02/15/2023	100072	Verizon Wireless	204-481-850.000	Communications	26.1
02/23	02/15/2023	100072	Verizon Wireless	582-588-850.000	Communications	26.1
02/23	02/15/2023	100072	Verizon Wireless	592-549-850.000	Communications	26.1
02/23	02/15/2023	100072	Verizon Wireless	592-560-850.000	Communications	26.1
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-172-751.000	Office Supplies	11.3
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-201-751.000	Office Supplies	11.3
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-208-751.000	Office Supplies	7.9
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-257-751.000	Office Supplies	5.6
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-253-751.000	Office Supples	6.7
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-345-751.000	Office Supplies	29.4
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-400-751.000	Office Supplies	5.6
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-441-751.000	Office Supplies	16.9
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-770-751.000	Office Supplies	3.3

Check Register - Council Check Issue Dates: 1/19/2023 - 2/15/2023

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GL	Check	Check		Invoice	Invoice GL Account Title	Check	
Period	Issue Date	Number	Payee	GL Account		Amount	
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-773-775.000	Materials & Supplies	1.13	
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-756-751.000	Office Supplies	11.31	
02/23	02/15/2023	100073	Visual Edge IT, Inc.	101-789-751.000	Office Supplies	2.2	
02/23	02/15/2023	100074	Voss Lighting	582-590-775.000	Materials & Supplies	162.00	
02/23	02/15/2023	100075	Zaremba Equipment Inc.	661-598-932.000	Vehicle Repair & Maintenance	61.6	
02/23	02/15/2023	100075	Zaremba Equipment Inc.	661-598-932.000	Vehicle Repair & Maintenance	114.86	
02/23	02/15/2023	100075	Zaremba Equipment Inc.	661-598-932.000	Vehicle Repair & Maintenance	54.4	
02/23	02/01/2023	999432	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	13,388.13	
02/23	02/01/2023	999432	ACH-EFTPS	701-000-230.100	Federal Withholding Payable	20,306.22	
02/23	02/01/2023	999432	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	13,388.13	
02/23	02/01/2023	999432	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	3,131.09	
02/23	02/01/2023	999432	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	3,131.09	
02/23	02/01/2023	999433	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	874.27	
02/23	02/01/2023	999433	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	4,810.00	
02/23	02/01/2023	999433 999433	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	2,386.60	
02/23	02/01/2023	999434 999434	MissionSquare 401	701-000-230.700	Employees ICMA Payable	2,300.00	
02/23	02/01/2023	999434 999435	MissionSquare Roth	701-000-230.900	Roth IRA	140.0	
02/23			1		Roth IRA		
	02/01/2023	999436	MissionSquare Roth %	701-000-230.900		86.5	
02/23	02/15/2023	999437	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	14,280.04	
02/23	02/15/2023	999437	ACH-EFTPS	701-000-230.100	Federal Withholding Payable	23,102.68	
02/23	02/15/2023	999437	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	14,280.04	
02/23	02/15/2023	999437	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	3,339.65	
02/23	02/15/2023	999437	ACH-EFTPS	701-000-230.200	FICA Withholding Payable	3,339.65	
02/23	02/15/2023	999438	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	910.00	
02/23	02/15/2023	999438	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	4,950.00	
02/23	02/15/2023	999438	ACH-ICMA 457	701-000-230.700	Employees ICMA Payable	2,647.33	
02/23	02/15/2023	999439	ACH-MERS Health Saving Plan	701-000-230.195	MERS Savings Plan	1,858.85	
02/23	02/15/2023	999439	ACH-MERS Health Saving Plan	701-000-230.195	MERS Savings Plan	1,873.02	
02/23	02/15/2023	999439	ACH-MERS Health Saving Plan	701-000-230.195	MERS Savings Plan	109.40	
02/23	02/15/2023	999439	ACH-MERS Health Saving Plan	701-000-230.195	MERS Savings Plan	116.89	
02/23	02/15/2023	999440	Mers DC 45	701-000-230.120	MERS Payable	1,700.22	
02/23	02/15/2023	999440	Mers DC 45	701-000-230.120	MERS Payable	1,691.64	
02/23	02/15/2023	999440	Mers DC 45	001-000-001.001	Cash	494.63	
02/23	02/15/2023	999440	Mers DC 45	001-000-001.001	Cash	517.9	
02/23	02/15/2023	999440	Mers DC 45	701-000-230.120	MERS Payable	2,473.05	
02/23	02/15/2023	999440	Mers DC 45	701-000-230.120	MERS Payable	2,589.52	
02/23	02/15/2023	999440	Mers DC 45	001-000-001.001	Cash	832.48	
02/23	02/15/2023	999440	Mers DC 45	001-000-001.001	Cash	840.4	
02/23	02/15/2023	999441	MissionSquare 401	701-000-230.700	Employees ICMA Payable	842.9	
02/23	02/15/2023	999442	MissionSquare Roth	701-000-230.900	Roth IRA	140.00	
02/23	02/15/2023	999443	MissionSquare Roth %	701-000-230.900	Roth IRA	87.60	

Grand Totals:

1,559,048.92

Report Criteria:

Check.Check issue date = 01/19/2023-02/15/2023

Check Number	Check Issue Date	Name	GL Account	Amount
97621	01/27/2023	Vertz, Gaila	582040285000	13.74-
99494	01/20/2023	Breisach, Eric	582588803000	300.00-
99840	01/25/2023	Breisach, Eric	582588803000	300.00
99841	01/25/2023	Collins, Patrick	582081642300	107.70
99842	01/25/2023	Estrada-Walker, Brisa	101084652000	25.00
99843	01/25/2023	Greene, Marsha	582040285000	36.36
99844	01/25/2023	Marvar, Paul	582081642300	89.40
99845	01/25/2023	Masterson, Bernadette	101084652000	15.00
99846	01/25/2023	Sanchez, Michael	582040285000	49.69
99889	02/01/2023	Anti-Defamation League Michigan	271790958100	250.00
99890	02/01/2023	LaPorte, Noel	703040236222	19,131.35
99891	02/01/2023	McClaughry, Ian	582040285000	36.52
99892	02/01/2023	Roskam, Robert	701040274000	16.94
99893	02/01/2023	The Zekelman Holocaust Center	271790958100	250.00
99991	02/08/2023	Cassity, Vernie	582081642300	135.21
99992	02/08/2023	Derminer, Brian	101084652000	10.00
99993	02/08/2023	Kilmer, David	582040285000	56.97
99994	02/08/2023	Macrina, Alison	271790912000	300.00
99995	02/08/2023	Zoodsma, Meagan	101087654000	35.00
100076	02/15/2023	McClaughry, Ian	582081642300	34.51
100077	02/15/2023	Newton, Marcia	582040285000	38.55
100078	02/15/2023	Nubs Nob	101756808100	6,992.00
100079	02/15/2023	Physicians Realty LP	582588803000	10,000.00
Grand To	tolo			37 506 46

Grand Totals:

37,596.46



BOARD:	City Council					
MEETING DATE:	February 20, 2023	DATE PREPARED:	February 10, 2023			
AGENDA SUBJECT:	Ingalls Pump Station Ge	Ingalls Pump Station Generator Purchase Authorization				
RECOMMENDATION :	That City Council author	ze purchase				

Background The City's 2023 Annual Budget and Capital Improvements Plan allocated \$325,000 within the Water Fund to install fixed generation at the Ingalls Pump Station. The new generator will be for the Ingalls Pump Station which serves as a transfer point for water between the three pressure districts using transfer pumps and valves, and is a critical asset to the reliability of the City's water distribution system.

Pricing The City will utilize Sourcewell Contract pricing. Sourcewell provides pre-negotiated pricing with various vendors/manufacturers that public entities may utilize to save on large capital purchases. Staff consulted with Hubbell, Roth & Clark, Inc., Grand Rapids, who prepared specifications and review of three qualified generator manufacturers: Caterpillar, Cummins and Kohler, for Sourcewell quotes for a 200 kW. HRC recommends the City purchase the 200 kW Kohler generator for \$87,979, as it is the least expensive option and given the generator, meets the requirements of the project and provides the option for the City to provide full emergency power generation.

200 kW Natural Gas Generator						
Kohler	\$87,979					
Cummins	\$129,963					
Caterpillar	\$130,316					

The current lead times for the Kohler generator is 60 to 62 weeks, which is subject to change. HRC recommends the City move forward with purchasing the generator now which will allow HRC to prepare a bid package which will include additional costs for installation, electrical components and infrastructure. Pricing is only for the generator and additional costs will be incurred at a later date upon project completion.

<u>**Recommendation**</u> City Council adopt the enclosed resolution which will authorize City staff to purchase a 200kW Kohler generator unit from Kohler, Wisconsin, in the amount of \$87,979 with an estimated shipping cost of \$3,000 for the Ingalls Pump Station.

sb Enclosures



WHEREAS, the City's 2023 Annual Budget and Capital Improvements Plan allocated \$325,000 within the Water Fund to install fixed generation at the Ingalls Pump Station; and

WHEREAS, the generator will be for the Ingalls Pump Station which serves as a transfer point for water between the three pressure districts using transfer pumps and valves, and is a critical asset to the reliability of the City's water distribution system; and

WHEREAS, the City will utilize Sourcewell Contract pricing which provides pre-negotiated pricing with various vendors/manufacturers that public entities may utilize to save on large capital purchases; and

WHEREAS, staff consulted with Hubbell, Roth & Clark, Inc., Grand Rapids, (HRC) who reached out to three generator manufacturers: Caterpillar, Cummins and Kohler, for Sourcewell quotes for a 200 kW and recommends the City purchase the 200 kW Kohler generator for \$87,979, as it is the least expensive option and given the generator, meets the requirements of the project and provides the option for the City to provide full emergency power generation; and

WHEREAS, the current lead times for the Kohler generator is 60 to 62 weeks, which is subject to change and HRC recommends the City move forward with purchasing the generator; and

WHEREAS, HRC will prepare a bid package which will include additional costs for installation, electrical components and infrastructure along with additional costs incurred at a later date upon project completion:

NOW, THEREFORE, BE IT RESOLVED that the City of Petoskey City Council hereby authorizes City staff to purchase a 200kW Kohler generator unit from Kohler, Wisconsin, in the amount of \$87,979 with an estimated shipping cost of \$3,000 for the Ingalls Pump Station.

State of Michigan) County of Emmet) ss. City of Petoskey)

I, Sarah Bek, Clerk of the City of Petoskey, do hereby certify that the foregoing is a true copy of a resolution adopted by the City of Petoskey City Council in regular session assembled on the 20th day of February 2023, and of the whole thereof.

In witness whereof, I have here unto set my hand and affirmed the corporate seal of said City this _____ day of February, 2023.

Sarah Bek, City Clerk



BOARD:	City Council						
MEETING DATE:	February 20, 2023	DATE PREPARED:	February 10, 2023				
AGENDA SUBJECT:	Mobile Generator Purcha	Mobile Generator Purchases Authorization					
RECOMMENDATION:	That City Council authorize purchase						

Background The City's 2023 Annual Budget and Capital Improvements Plan allocated \$200,000 within the Electric Fund to purchase two mobile backup generators for critical facilities including lift stations, domestic water production sites and general infrastructure within the City. These units are portable and can be used at various locations in the City.

<u>Criteria</u> City staff looked at used and new units reviewing operating hours, pricing, warranty, lead time, and other miscellaneous specifications. Four manufacturers were considered which included Caterpillar (CAT), Kohler, Generac and Cummins which met specifications as determined by City staff and Hubbell, Roth & Clark, Inc., Grand Rapids, (HRC). See enclosed Mobile Generator Comparison table.

City staff recommends purchasing two, used mobile generating units from CAT based on availability, maintenance support, pricing and quality with a limited number of operating hours.

<u>Recommendation</u> City Council adopt the enclosed resolution which will authorize City staff to purchase two, used mobile generating units from Michigan CAT, Grand Rapids, in the amount of \$219,000. Note: Although over budget by \$19,000 overall 2023 Electric purchases are anticipated to remain under budget.

sb Enclosures



WHEREAS, the City's 2023 Annual Budget and Capital Improvements Plan allocated \$200,000 within the Electric Fund to purchase two mobile backup generators for critical facilities including lift stations, domestic water production sites and general infrastructure within the City; and

WHEREAS, City staff looked at used and new units reviewing operating hours, pricing, warranty, lead time and other miscellaneous specifications; and

WHEREAS, four manufacturers were considered which included Caterpillar (CAT), Kohler, Generac and Cummins which met specifications as determined by staff and consultant Hubbell, Roth & Clark Inc., Grand Rapids, (HRC); and

WHEREAS, staff recommends purchasing two, used mobile generating units from CAT based on availability, maintenance support, pricing and quality with a limited number of operating hours:

NOW, THEREFORE, BE IT RESOLVED that the City of Petoskey City Council hereby authorizes City staff to purchase two, used mobile generating units from Michigan CAT, Grand Rapids, in the amount of \$219,000.

State of Michigan) County of Emmet) ss. City of Petoskey)

I, Sarah Bek, Clerk of the City of Petoskey, do hereby certify that the foregoing is a true copy of a resolution adopted by the City of Petoskey City Council in regular session assembled on the 20th day of February 2023, and of the whole thereof.

In witness whereof, I have here unto set my hand and affirmed the corporate seal of said City this _____ day of February, 2023.

Sarah Bek, City Clerk

Mobile Generator Comparison

<u>Manufacturer</u>	<u>KW</u>	Year	New/Used	<u>Hours</u>	Location	<u>Warranty</u>	<u>Cables</u>	<u>Connector</u>	Lead Time	S/H Included	<u>Price</u>
CAT	200	2014	Used	8,324	Michigan	Support	Yes	No	1 to 2 weeks	Yes	\$91,000.00
CAT	200	2014	Used	8,406	Michigan	Support	Yes	No	1 to 2 weeks	Yes	\$92,500.00
CAT	200	2014	Used	5,116	Oregon	Expired	Yes	No	1 to 2 weeks	No	\$100,912.00*
САТ	200	2014	Used	4,667	Michigan	Support	Yes	No	1 to 2 weeks	Yes	\$104,000.00
CAT	200	2014	Used	4,542	Michigan	Support	Yes	No	1 to 2 weeks	Yes	\$105,000.00
САТ	200	2014	Used	2,904	Michigan	Support	Yes	No	1 to 2 weeks	Yes	\$115,000.00
CAT	200	2015	Used	4,910	Ohio	Expired	Yes	No	1 to 2 weeks	No	\$121,094.00*
CAT	150	2017	Used	4,832	Illinois	Expired	No	No	1 to 2 weeks	No	\$121,700.00*
CAT	150	2017	Used	4,428	Illinois	Expired	No	No	1 to 2 weeks	No	\$124,750.00*
CAT	150	2022	Used	421	Florida	2 years / 2,000 hrs.	Yes	No	1 to 2 weeks	No	\$165,000.00*
CAT	150	2022	Used	174	Florida	2 years / 2,000 hrs.	Yes	No	1 to 2 weeks	No	\$165,000.00*
Cummins	150	2024	New	0	Indiana	3 year	No	No	60 weeks	Yes	\$114,146.50
Kohler	175	2023	New	0	Wisconsin	1 year	No	No	28 - 32 weeks	Yes	\$121,612.00
Generac	175	2023	New	0	Michigan	1 year	Yes	No	52 weeks	Yes	\$121,650.00
Kohler	175	2023	New	0	Wisconsin	1 year	Yes	Yes	28 - 32 weeks	Yes	\$129,725.00
Generac	200	2023	New	0	Michigan	1 year	Yes	No	52 weeks	Yes	\$137,950.00
CAT	200	2024	New	0	Michigan	1 year	Yes	Yes	90 weeks	Yes	\$167,400.00

Note: (*) indicates additional cost for shipping and handling.

Recommended by staff for purchase

----- = Unit Unavailable as of 2/16/23



BOARD:	City Council	
MEETING DATE:	February 20, 2023	DATE PREPARED: February 16, 2023
AGENDA SUBJECT:	Resolution to Allow Dining 2023 Summer Season	g Decks in Parking Spaces During the
RECOMMENDATION:	That City Council adopt the	e enclosed proposed resolution

Background Beginning in the summer of 2020 and continuing in the summer of 2021 and 2022, as a proactive measure to help Downtown remain vital and prosperous through COVID regulations that included social distancing and caps on numbers of customers allowed inside of businesses of all kinds, the DMB invited Downtown restaurants to serve the public on dining decks that were allowed to be constructed by the restaurants in parking spaces. A permit process and guidelines regarding design and function were developed. The decks were allowed to use City property in this manner by City Council resolution at the request of the DMB.

The DMB had long been interested in pursuing this style of outdoor dining as a downtown economic development tool, and when the project was deemed successful, in the fall of 2020 the Board voted to pursue recommending an ordinance that would allow decks to be used in the future, regardless of any COVID regulation that may or may not be in place. The DMB Design and Parking Committees have worked jointly on developing proposed regulations for design and logistics that would be included in the ordinance. Throughout that process, the committees took into consideration the practical experience of having had the decks operate for three summers and also the comments from those who had stated objections to the dining deck program. The committee work is finished and the recommendations are now being drafted into ordinance language and being reviewed by City staff.

Because another season is fast approaching and the ordinance work is not complete and the need for the decks is also apparent in a pre-post COVID era, staff is recommending to Council that the dining decks be allowed to operate on the streets in the summer of 2023 by Council resolution. This action could be seen as a bridge to a point in time when an ordinance allowing the decks permanently might be approved.

<u>Action</u> City staff recommends that City Council adopt the enclosed resolution that would allow restaurants to provide outdoor dining decks during the summer of 2023.

sb Enclosure



Resolution No.

WHEREAS, the novel coronavirus (COVID-19) is a respiratory disease that caused temporary shut downs and restricted dining capacities in local restaurants and contributed to economic hardship for them and their employees during 2020 and 2021; and

WHEREAS, the Downtown is transitioning out of the economic hardship of COVID-19 due to public health initiatives into a pre-post COVID era where CDC guidance and possible mandates regarding indoor dining still or may exist, changing sometimes weekly; and

WHEREAS, as evidenced by the success of the decks installed throughout the summers of 2020, 2021 and 2022, the DMB is currently working on a recommendation for City Council's consideration to change the City ordinance in an effort to allow dining decks to be permitted on the streets permanently on a seasonal basis beginning in 2024; and

WHEREAS, the decks were found to be popular, manageable, and profitable during the summers of 2020, 2021 and 2022; and

WHEREAS, the concerns of retailers regarding the parking supply, as well as the overall vitality of all of Downtown have been considered and the Downtown Management Board has determined that all segments of Downtown need to work shoulder to shoulder to ensure vibrancy and vitality for all; and

WHEREAS, the Downtown Management Board and the City of Petoskey are committed to encouraging economic activity and assisting downtown businesses to flourish and thrive, including restaurants that, by their nature, may require additional seating and square footage to accommodate the visiting public in the busy summer season, and furthering that point; and

WHEREAS, restaurant capacity in the summer months is less than required by the visiting public and there is a need for seating capacity to be flexible with the goal in mind that keeping visitors in Downtown when they want to dine so that they can continue to shop after their dining experience is an economic driver; and

WHEREAS, the City of Petoskey regulates use of its streets, sidewalks, and other public places through Chapter 18 of the Code of Ordinances, and allows outdoor dining and mobile food vending pursuant to Chapter 8 of the Petoskey Code of Ordinances Businesses and Business Regulations:

NOW THEREFORE BE IT RESOLVED, that restaurants will be permitted to operate dining decks in public parking spaces during 2023 according to the following temporary measures:

• Dining deck permits will be available on all Downtown streets to full service restaurants that are open ten hours a day, six days a week. Decks may be in place beginning May 15 and must be removed no later than October 31 or sooner based on weather conditions, at the discretion of the City Manager. A full-service restaurant must have at least 50% of sales coming from food and provide wait service.

- During the time period of Memorial Day through Labor Day decks will be open a minimum of ten hours a day six days a week and for all other days ten hours a day five days a week.
- One space will be allowed per separate storefront. For purposes of the resolution, a storefront will be defined as each publicly recognized entity.
- Decks must fit within the parking space lines most proximate to the storefront, unless there are two dining platforms located in close proximity that are requested by City staff to be located adjacent to each other in an effort to maximize parking and eliminate the need for a car to parallel park between two dining platforms.
- Businesses that also have sidewalk dining may have a deck if ADA regulations can be satisfied.
- Hours of operation will be consistent with the restaurant's regular hours and correspond to seasonally appropriate fair weather. In other words, the decks should be open when the restaurant is open as long as the weather is reasonable.
- The deck rental fee will be \$350 monthly.
- <u>An Open-Air Food-Beverage Service/Outdoor Dining Application and fee must be</u> submitted to City staff and a license obtained before commencing construction of a dining <u>deck.</u>
- Decks that are newly constructed in 2023 must conform to the City of Petoskey Outdoor Design Guidelines document and also to specific dining deck design standards that include:
- The dining deck structure must be made of quality materials and the floor of the deck must be wood or a composite material colored in grey shades to match concrete. No plastic or vinyl will be allowed.
- The dining deck railings must be constructed of wrought iron, aluminum, steel, or cable systems in the color of black or to match the Petoskey Green color in the streetscape furnishings. No plastic or vinyl will be allowed.
- All elements of the dining deck must be in compliance with the building code.
- No lighting will be allowed on the decks other than table top lighting and ambient lighting along railings.
- Dining furniture must be manufactured of wrought iron, cast aluminum, steel, or other substantial metal material. No plastic or vinyl will be allowed. The color may be black, Petoskey Green, silver or a color compatible with the front storefront façade.
- Umbrellas must be constructed of canvas material, contain no logos or advertising, and must be aesthetically compatible with the color scheme of the front building façade.
- Reflective material will be placed on the outside edge of the deck facing oncoming vehicular traffic.

State of Michigan) County of Emmet) ss. City of Petoskey)

I, Sarah Bek, Clerk of the City of Petoskey, do hereby certify that the foregoing is a true copy of a resolution adopted by the City of Petoskey City Council in regular session assembled on the 20th day of February 2023, and of the whole thereof.

In witness whereof, I have here unto set my hand and affirmed the corporate seal of said City this _____ day of February, 2023.

Sarah Bek, City Clerk



BOARD:	City Council	
MEETING DATE:	February 20, 2023	PREPARED: February 15, 2023
AGENDA SUBJECT:	Resolution Establishing an	ssion and Potential Approval of a Obsolete Property Rehabilitation Act Fax ID # 52-19-06-276-010, Commonly
RECOMMENDATION :	That the City Council hold proposed enclosed resolution	a public hearing and adoption of the

Background At the January 23, 2023 Council meeting, Councilmembers made a motion to schedule a public hearing to solicit comments on the potential establishment of an Obsolete Property Rehabilitation Act (OPRA) District for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street. As of Thursday afternoon, February 16 at 2:00pm., City staff has received one written comment - see enclosed email. Any further comments will be brought to City Council at the meeting.

Per OPRA regulations, City Staff sent out public hearing notices to the property owner of Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street, Emmet County, North Central Michigan College, Greenwood Cemetery, Petoskey School District and Char/EM ISD seeking comment at the February 20, 2023 Council meeting. The City also notified the community of the public hearing through our website, posted a public hearing notice at City Hall and in the Petoskey News Review. The City Clerk City mailed notices to all property owners within a 300 foot radius of 424 Emmet Street.

See two informational enclosures from the Michigan Economic Development Corporation (MEDC): 1) Obsolete Property Rehabilitation Act (OPRA); and 2) Core Communities that qualify for OPRA that includes the City of Petoskey. We have also included OPRA Act 146 of 2000.

<u>Action</u> That City Council hold a public hearing. City Council may approve the enclosed resolution establishing an Obsolete Property Rehabilitation Act (OPRA) District for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street at this meeting.

The following information was included in the January 23, 2023 City Council packet.

Background The City has received an Obsolete Property Rehabilitation Act (OPRA) application (see enclosed) from Tom Johnson working on behalf of Silva Properties LLC. The Obsolete Property Rehabilitation Act (OPRA) allows for an abatement of local taxes for up to 12 years to assist in the redevelopment of older buildings in which a facility is contaminated, blighted or functionally obsolete. The goal is to rehabilitate older buildings into vibrant commercial and mixed-use projects.

The application requests the City consider the establishment of an OPRA District for a 12-year tax abatement for 424 Emmet Street to renovate the property. Approval of the tax abatement is needed as a local match for Silva Properties LLC to qualify for an estimated \$773,000 Community Revitalization Program (CRP) Grant through MEDC.

Project Summary/Property History Paul Silva of Gross Point Farms purchased 424 Emmet Street in July 2022. His company, Silva Property Management, LLC plans a complete renovation of the 6,822 square feet building into 9-12 modern apartments consisting of one bedroom and studio units. The total project cost is \$1.8 million. Silva Property Management has experience with other projects in the area having recently completed the renovation of Hotel Earl in Charlevoix.

The building is a historic part of this community having been originally created as a hotel around 1900. It was known to be operated as the Hotel Del-Rey and Moyer Hotel. In 1911 it was converted to Petoskey's fourth hospital location know as Petoskey Hospital and Nursing Home from 1911 to 1919. After 1919 it was operated again as a hotel under the names of Hotel Del-Rey and Hotel Moyer. The building had fires in 1955 and 1963, where some of the damage can still be seen today in the third-floor rafters.

The building has sat vacant since 2006 when it was determined to be uninhabitable and remains in a state of disrepair. All of the heating, plumbing and electrical elements have been removed. The flooring, insulation and drywall have also been removed. There are holes in the floor and the roof leaks.

A complete renovation is required to bring this property up to modern standards and insure it will be a viable property for decades to come.

The total renovation and development costs are expected to far exceed the value of the property. Silva Property Partners, LLC has approached MEDC and completed an application for a Community Revitalization Grant in the amount of \$773,000. This grant program also requires a local match. The recommendation by MEDC is to have a minimum match of approximately 10%. The local match proposed includes an OPRA tax abatement being requested which is estimated at \$16,659 per year for 12 years (total of \$199,908).

Financial Calculations If approved by City Council, the property taxes for the rehabilitated property will be based on the previous year's (prior to rehabilitation) taxable value. The taxable value is then frozen for the duration of the exemption. After 12 years, the City and other taxing entities would realize the full increase of taxable value for the property. The project, with the tax abatement and \$773,000 MEDC grant shows a positive return on investment of 4.5%, making the project financially feasible.

Financial Summary of an OPRA tax exemption for 424 Emmet Street

2022 Taxable Value (before building renovation):	\$ 28,196
Current local taxes* (to all taxing jurisdictions):	\$ 1,478
Estimated cost of building renovation:	\$ 1,861,301
Anticipated additional taxable value after renovations that add twelve (12) residential units **	\$ 576,000
Projected additional taxes* (to all taxing jurisdictions)	\$ 25,539
Less school operating and state education taxes***	\$ 11,520
Annual OPRA tax exemption	\$ 16,659

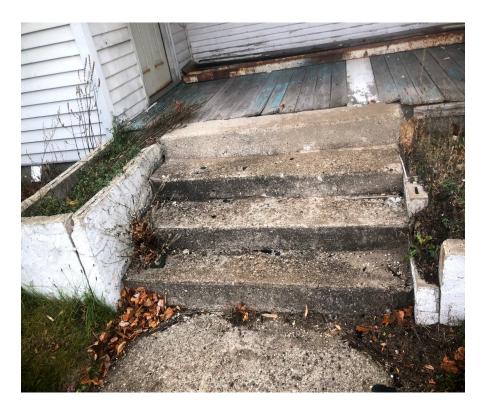
*Total local mills= 52.8774

**Based on estimated value from City Assessor

***School operating and state education mills=24

<u>Building Obsolescence</u> The property has been identified as completely non-functional with a lack of walls, flooring, and electrical as well as lacking complete shingles, roof cover, and windows/doors. See enclosed Certificate of Obsolescence dated December 7, 2022 from Allan Berg, City Assessor.









Process of Approving an Obsolete Property Rehabilitation District Tax Exemption

The local government legislative body may establish an OPRA District on its own initiative or upon a written request filed by the owners of the property. In this case, we have a written request from Silva Property Management LLC to create an OPRA District for a 12-year duration.

Two resolutions would need to be approved by Council:1) Resolution creating the OPRA District; and 2) Resolution approving an OPRA Exemption Certificate Application. Before consideration of approving the two resolutions, a Public Hearing would need to be scheduled to solicit comment for each resolution.

If Council desires to move forward with holding the Public Hearings, staff recommends scheduling these two hearings at a future Council meeting. Both the resolution creating the OPRA District and the resolution approving the OPRA Application can be scheduled at the same meeting but must be considered separately.

If Council approves moving forward with the Public Hearings, notices will be sent to Emmet County, North Central Michigan College, Greenwood Cemetery, Petoskey School District and Char/EM ISD seeking comment. Following the Public Hearing, the legislative body of the local government unit may establish an OPRA District by resolution. The resolution must set forth a finding and determination that the District meets all requirements of the OPRA program.

Action 424 Emmet Street has been vacant since 2006 and has had numerous Property Maintenance Code complaints over the years. This severely blighted structure currently has major building code issues that require substantial investment to create additional workforce/attainable housing options walkable to Downtown. The property requires significant repairs and is "unsafe for occupancy" in its current condition.

With major structural issues and building safety issues, both the interior and exterior of the property will need to be gutted to create 12 one-bedroom and studio apartments. From staff's perspective, the tax abatement is a short-term sacrifice for a long-term benefit and a critical investment in downtown properties that have been vacant for decades.

Silva Property Management LLC, is applying for a \$773,000 MEDC Community Revitalization program (CRP) Grant contingent upon the City approving a 12-year OPRA tax abatement at \$16,659 per year, or \$199,912 total. After this 12-year abatement, the City and other taxing units will realize additional tax dollars that may not have been available without both State and local incentives.

sh Enclosures



RESOLUTION TO ESTABLISH AN OBSOLETE PROPERTY REHABILITATION DISTRICT

Minutes of a regular meeting of the City Council of the City of Petoskey, held on February 20, 2023, at 101 East Lake Street in City Hall at 7:00pm.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

Resolution #_____Establishing an Obsolete Property Rehabilitation (OPRA) District for Silva Property Management LLC

WHEREAS, pursuant to PA 146 of 2000, the City of Petoskey has the authority to establish "Obsolete Property Rehabilitation Districts" within the City; and

WHEREAS, Silva Property Management LLC has filed a written request with the Clerk of the City of Petoskey requesting the establishment of the Obsolete Property Rehabilitation District for 424 Emmet Street located in the City of Petoskey hereinafter described; and

WHEREAS, the City Council of the City of Petoskey determined that the district meets the requirements set forth in section 3(1) of PA 146 of 2000; and

WHEREAS, written notice has been given by mail to all owners of real property located within the proposed district and by public posting of the hearing on the City's website as well as posted at City Hall on the establishment of the proposed district; and

WHEREAS, on February 20, 2023 a public hearing was held and all residents and taxpayers of the City of Petoskey were afforded an opportunity to be heard thereon; and

WHEREAS, the City Council deems it to be in the public interest of the City of Petoskey to establish the Obsolete Property Rehabilitation District as proposed:

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Petoskey that the following described parcel(s) of land situated in the City of Petoskey, Emmet County, and State of Michigan, to wit:

Legal Description:

be and here is established as an Obsolete Property Rehabilitation District pursuant to the provisions of PA 146 of 2000 to be known as 424 Emmet Street Obsolete Property Rehabilitation District No.2.

AYES:

NAYS:

RESOLUTION DECLARED ADOPTED.

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the City Council of the City of Petoskey, County of Emmet, Michigan at a regular meeting held on February 20, 2023.

Sarah Bek, City Clerk



OBSOLETE PROPERTY REHABILITATION ACT (OPRA)

The Obsolete Property Rehabilitation Act (OPRA), Public Act 146 of 2000, provides for a tax incentive to encourage the redevelopment of obsolete buildings. A new exemption will not be granted after December 31, 2026, but an exemption then in effect will continue until the certificate expires. The tax incentive is designed to assist in the redevelopment of older buildings in which a facility is contaminated, blighted or functionally obsolete. The goal is to rehabilitate older buildings into vibrant commercial and mixed-use projects.

Note: This document is offered as a general guide only. The legislation should be reviewed by local officials.

WHO IS ELIGIBLE?

OPRA tax abatements may be given for those eligible projects that take place on an obsolete property and result in a commercial or mixed-use building project located in only the qualified local units of government.

HOW DOES IT WORK?

A community essentially freezes the existing taxable value on a designated facility for up to 12 years. Additionally, the state treasurer may approve reductions of half of the school operating and state education taxes for a period not to exceed six years for 25 applications annually for rehabilitated facilities. By freezing the taxable value, it provides an incentive for the developer to make significant improvements to a building without increasing the property taxes on the building.

WHAT IS THE PROCESS?

Note: The following steps are offered as general guidelines only and the legislation should be reviewed by local officials prior to starting the designation process.

Local government process to designate an Obsolete Property Rehabilitation District (OPRD)

- 1. The governing body of a qualified local unit of government, by resolution, may designate one or more OPRDs within that local governmental unit. The OPRD may consist of one or more parcels or tracts of land that is characterized by obsolete commercial or obsolete commercial housing property.
- 2. The qualified local unit of government may establish an OPRD on its own initiative or upon a written request by at least 50 percent of the owners of the property within the proposed OPRD.
- 3. Written notice of a public hearing is provided by certified mail to all owners of all real property within the proposed district.
- 4. The governing body holds a public hearing with a public notice required not less than 10 days or more than 30 days prior to the date of the hearing.

5. The governing body adopts a resolution establishing the district and the determination that it meets the requirements under the legislation.

Owner/developer process for obtaining an OPRA certificate

- 1. An owner of an obsolete property within the district files an application for an OPRA certificate with the clerk of the local government that includes the details of the project.
- 2. Once a completed application is received, the clerk must notify the assessor and each taxing unit that levies property taxes (e.g., county, community college, library, etc.).
- 3. The governing body holds a public hearing prior to acting on the resolution regarding the certificate.
- 4. Within 60 days of receipt of application, the local unit of government shall by resolution approve or disapprove the application for the certification for up to 12 years. The public hearings for the district and the exemption certificate may be held on the same day, but with individual public hearings.
- 5. Once approved locally, the application and resolution must be sent to the State Tax Commission (STC). The STC has 60 days to approve or disapprove the request. To apply for the abatement of school millage, the developer must make note of this on the application form. The STC is responsible for final approval and issuance of all OPRA certificates.

WHY WOULD A COMMUNITY WANT TO OFFER AN OBSOLETE PROPERTY TAX REHABILITATION TAX ABATEMENT?

The OPRA incentive is used to encourage the redevelopment of blighted buildings. In many cases, this could be an abandoned, multi-story industrial building that is now more suited for commercial or residential rental units. To the developer, the advantage is savings on property taxes. The tax incentives essentially freeze the local property taxes for up to 12 years, exempting from local property tax all real property improvements. In addition, the state treasurer has the ability to exempt one-half of the school millage for up to six years on 25 projects per year.

SUPPORTING STATUTES

P.A. 146 of 2000: Obsolete Property Rehabilitation Act

CONTACT INFORMATION

For more information contact the Community Assistance Team specialist assigned to your territory or visit www.miplace.org.

MICHIGAN ECONOMIC DEVELOPMENT CORPORATION

CORE COMMUNITIES

In June of 2000, the State of Michigan initiated an effort to spur private development in its urban communities and traditional centers of commerce. The incentives, unique to Core Communities, target critical needs of older communities through new housing development, redevelopment of obsolete facilities and development of contaminated properties.

The Core Communities designation provides the community with three economic development tools:

Brownfield Redevelopment Incentives

Core Communities have the ability to use brownfield tools not only on contaminated property, but blighted and functionally obsolete sites as well. In addition, the tax increment financing component can pay for demolition, site preparation, public infrastructure and lead and asbestos abatement, as well as environmental remediation.

Neighborhood Enterprise Zones

This program provides property tax incentives for new home construction and home rehabilitation. For new home construction, instead of the full millage rate, the new home is taxed at half of the statewide average. For rehabilitation projects, the assessment is frozen at preimprovement levels. Each of these abatements can be approved for six to 15 years. Land is not abated.

Obsolete PropertyRehabilitation Exemption

Available only in Core Communities, this incentive is designed to assist in the redevelopment of contaminated, blighted and functionally obsolete properties. The goal is to convert these underutilized buildings into vibrant commercial and/ or commercial housing opportunities. The incentive offers the community the ability to freeze local property taxes at the predevelopment level for up to 12 years. The developer can also apply to the State Treasurer to freeze half of the state education millage for up to six years. Land is not abated.

CONTACT INFORMATION

For more information on Core Communities and the unique incentives available in those areas, contact the Michigan Economic Development Corporation customer contact center at 517.373.9808.

QUALIFIED LOCAL GOVERNMENTAL UNITS

OBSOLETE PROPERTY REHABILITATION ACT (OPRA) PA 146 OF 2000, AS AMENDED

Section 2(k) of the act gives the qualifications which must be met in order for a local unit to be a qualified local governmental unit. There are separate qualifications for cities, townships and villages.

TOWNSHIPS Benton Charter Twp. (Berrien County) Bridgeport Twp. (Saginaw County) Buena Vista Charter Twp. (Saginaw County) Genesee Twp. (Genesee County) Leoni Twp. (Jackson County) Mt. Morris Charter Twp. (Genesee County) Redford Charter Twp. (Wayne County) Royal Oak Charter Twp. (Oakland County)

VILLAGES

Baldwin Lake County

Albion Allegan Alma Alpena Ann Arbor Bad Axe Bangor Battle Creek

Bay City

Bessemer

Big Rapids

Bronson

Buchanan Burton

Benton Harbor

CITIES

Adrian

Cadillac Caro Carson City Caspian Center Line Charlevoix Charlotte Cheboygan Coldwater Coleman Corunna Crystal Falls Dearborn Dearborn Heights Detroit Dowagiac

MICHIGAN ECONOMIC DEVELOPMENT CORPORATION

CITIES continued Durand East Lansing Eastpointe Ecorse Escanaba Ferndale Flint Frankfort Gaastra Gaylord Gibraltar Gladstone Gladwin Grand Haven Grand Rapids Grayling Hamtramck Harbor Beach Harper Woods Harrison Harrisville Hart Hartford Hastings Hazel Park Highland Park Hillsdale

Holland Houghton Howell Inkster Ionia Iron Mountain Iron River Ironwood Ishpeming Ithaca Jackson Kalamazoo Kingsford Lake City Lansing Lapeer Lincoln Park Livonia Ludington Madison Heights Manistee Manistique Marine City Marquette Marshall Mason Melvindale

Menominee Midland Monroe Montrose Mt. Clemens Mt. Morris Mt. Pleasant Munising Muskegon Muskegon Hts. Niles Norton Shores Norway Oak Park Olivet Omer Onaway Owosso Petoskey Pinconning Pontiac Port Huron Portage Reading Reed City **River** Rouge Rogers City

Saginaw St. Ignace St. Johns St. Joseph St. Louis Sandusky Sault Ste. Marie Southfield Standish Stanton Sturgis Tawas City Taylor Three Rivers Trenton Traverse City Vassar Wakefield Warren Wayne West Branch White Cloud Whittemore Wyandotte Wyoming Ypsilanti

148 TOTAL QUALIFYING COMMUNITIES

Adopted by the State Tax Commission on August 23, 2016.

OBSOLETE PROPERTY REHABILITATION ACT Act 146 of 2000

AN ACT to provide for the establishment of obsolete property rehabilitation districts in certain local governmental units; to provide for the exemption from certain taxes; to levy and collect a specific tax upon the owners of certain facilities; to provide for the disposition of the tax; to provide for the obtaining and transferring of an exemption certificate and to prescribe the contents of those certificates; to prescribe the powers and duties of certain local government officials; and to provide penalties.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

The People of the State of Michigan enact:

125.2781 Short title.

Sec. 1. This act shall be known and may be cited as the "obsolete property rehabilitation act". History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2782 Definitions.

Sec. 2. As used in this act:

(a) "Commercial housing property" means that portion of real property not occupied by an owner of that real property that is classified as residential real property under section 34c of the general property tax act, 1893 PA 206, MCL 211.34c, is a multiple-unit dwelling, or is a dwelling unit in a multiple-purpose structure, used for residential purposes. Commercial housing property also includes a building or group of contiguous buildings previously used for industrial purposes that will be converted to a multiple-unit dwelling or dwelling unit in a multiple-purpose structure, used for residential purposes.

(b) "Commercial property" means land improvements classified by law for general ad valorem tax purposes as real property including buildings and improvements assessable as real property pursuant to sections 8(d) and 14(6) of the general property tax act, 1893 PA 206, MCL 211.8 and 211.14, the primary purpose and use of which is the operation of a commercial business enterprise. Commercial property shall also include facilities related to a commercial business enterprise under the same ownership at that location, including, but not limited to, office, engineering, research and development, warehousing, parts distribution, retail sales, and other commercial activities. Commercial property also includes a building or group of contiguous buildings previously used for industrial purposes that will be converted to the operation of a commercial business enterprise or a multiple-unit dwelling or a dwelling unit in a multiple-purpose structure, used for residential purposes. Commercial property does not include any of the following:

(i) Land.

(ii) Property of a public utility.

(c) "Commission" means the state tax commission created by 1927 PA 360, MCL 209.101 to 209.107.

(d) "Department" means the department of treasury.

(e) "Facility", except as otherwise provided in this act, means a building or group of contiguous buildings.

(f) "Functionally obsolete" means that term as defined in section 2 of the brownfield redevelopment financing act, 1996 PA 381, MCL 125.2652.

(g) "Obsolete properties tax" means the specific tax levied under this act.

(h) "Obsolete property" means commercial property or commercial housing property, that is 1 or more of the following:

(*i*) Blighted, as that term is defined in section 2 of the brownfield redevelopment financing act, 1996 PA 381, MCL 125.2652.

(*ii*) A facility as that term is defined under section 20101 of the natural resources and environmental protection act, 1994 PA 451, MCL 324.20101.

(*iii*) Functionally obsolete.

(i) "Obsolete property rehabilitation district" means an area of a qualified local governmental unit established as provided in section 3. Only those properties within the district meeting the definition of "obsolete property" are eligible for an exemption certificate issued pursuant to section 6.

(j) "Obsolete property rehabilitation exemption certificate" or "certificate" means the certificate issued pursuant to section 6.

(k) "Qualified local governmental unit" means 1 or more of the following:

(*i*) A city with a median family income of 150% or less of the statewide median family income as reported in the 1990 federal decennial census that meets 1 or more of the following criteria:

(A) Contains or has within its borders an eligible distressed area as that term is defined in section 11(u)(*ii*)
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 Courtesy of www.legislature.mi.gov

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and (iii) of the state housing development authority act of 1966, 1966 PA 346, MCL 125.1411.

(B) Is contiguous to a city with a population of 500,000 or more.

(C) Has a population of 10,000 or more that is located outside of an urbanized area as delineated by the United States bureau of the census.

(D) Is the central city of a metropolitan area designated by the United States office of management and budget.

(E) Has a population of 100,000 or more that is located in a county with a population of 2,000,000 or more according to the 1990 federal decennial census.

(*ii*) A township with a median family income of 150% or less of the statewide median family income as reported in the 1990 federal decennial census that meets 1 or more of the following criteria:

(A) Is contiguous to a city with a population of 500,000 or more.

(B) All of the following:

(I) Contains or has within its borders an eligible distressed area as that term is defined in section 11(u)(ii) of the state housing development authority act of 1966, 1966 PA 346, MCL 125.1411.

(II) Has a population of 10,000 or more.

(*iii*) A village with a population of 500 or more as reported in the 1990 federal decennial census located in an area designated as a rural enterprise community before 1998 under title XIII of the omnibus budget reconciliation act of 1993, Public Law 103-66, 107 Stat. 416.

(*iv*) A city that meets all of the following criteria:

(A) Has a population of more than 20,000 or less than 5,000 and is located in a county with a population of 2,000,000 or more according to the 1990 federal decennial census.

(B) As of January 1, 2000, has an overall increase in the state equalized valuation of real and personal property of less than 65% of the statewide average increase since 1972 as determined for the designation of eligible distressed areas under section 11(u)(ii)(B) of the state housing development authority act of 1966, 1966 PA 346, MCL 125.1411.

(*l*) "Rehabilitation" means changes to obsolete property other than replacement that are required to restore or modify the property, together with all appurtenances, to an economically efficient condition. Rehabilitation includes major renovation and modification including, but not necessarily limited to, the improvement of floor loads, correction of deficient or excessive height, new or improved fixed building equipment, including heating, ventilation, and lighting, reducing multistory facilities to 1 or 2 stories, adding additional stories to a facility or adding additional space on the same floor level not to exceed 100% of the existing floor space on that floor level, improved structural support including foundations, improved roof structure and cover, floor replacement, improved wall placement, improved exterior and interior appearance of buildings, and other physical changes required to restore or change the obsolete property to an economically efficient condition. Rehabilitation shall not include improvements aggregating less than 10% of the true cash value of the property at commencement of the rehabilitation of the obsolete property.

(m) "Rehabilitated facility" means a commercial property or commercial housing property that has undergone rehabilitation or is in the process of being rehabilitated, including rehabilitation that changes the intended use of the building. A rehabilitated facility does not include property that is to be used as a professional sports stadium. A rehabilitated facility does not include property that is to be used as a casino. As used in this subdivision, "casino" means a casino or a parking lot, hotel, motel, or retail store owned or operated by a casino, an affiliate, or an affiliated company, regulated by this state pursuant to the Michigan gaming control and revenue act, the Initiated Law of 1996, MCL 432.201 to 432.226.

(n) "Taxable value" means the value determined under section 27a of the general property tax act, 1893 PA 206, MCL 211.27a.

History: 2000, Act 146, Imd. Eff. June 6, 2000;-Am. 2006, Act 70, Imd. Eff. Mar. 20, 2006.

125.2783 Obsolete property rehabilitation districts; creation; conditions; filing written request; notice and hearing; finding and determination.

Sec. 3. (1) A qualified local governmental unit, by resolution of its legislative body, may establish 1 or more obsolete property rehabilitation districts that may consist of 1 or more parcels or tracts of land or a portion of a parcel or tract of land, if at the time the resolution is adopted, the parcel or tract of land or portion of a parcel or tract of land within the district is either of the following:

(a) Obsolete property in an area characterized by obsolete commercial property or commercial housing property.

(b) Commercial property that is obsolete property that was owned by a qualified local governmental unit on the effective date of this act, and subsequently conveyed to a private owner.

(2) The legislative body of a qualified local governmental unit may establish an obsolete property Rendered Monday, October 31, 2022 Page 2 Michigan Compiled Laws Complete Through PA 227 of 2022 © Courtesy of www.legislature.mi.gov rehabilitation district on its own initiative or upon a written request filed by the owner or owners of property comprising at least 50% of all taxable value of the property located within a proposed obsolete property rehabilitation district. The written request must be filed with the clerk of the qualified local governmental unit.

(3) Before adopting a resolution establishing an obsolete property rehabilitation district, the legislative body shall give written notice by certified mail to the owners of all real property within the proposed obsolete property rehabilitation district and shall afford an opportunity for a hearing on the establishment of the obsolete property rehabilitation district at which any of those owners and any other resident or taxpayer of the qualified local governmental unit may appear and be heard. The legislative body shall give public notice of the hearing not less than 10 days or more than 30 days before the date of the hearing.

(4) The legislative body of the qualified local governmental unit, in its resolution establishing an obsolete property rehabilitation district, shall set forth a finding and determination that the district meets the requirements set forth in subsection (1).

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2784 Obsolete property rehabilitation exemption certificate; application; filing; contents; hearing; determination of taxable value.

Sec. 4. (1) If an obsolete property rehabilitation district is established under section 3, the owner of obsolete property may file an application for an obsolete property rehabilitation exemption certificate with the clerk of the qualified local governmental unit that established the obsolete property rehabilitation district. The application shall be filed in the manner and form prescribed by the commission. The application shall contain or be accompanied by a general description of the obsolete facility and a general description of the proposed use of the rehabilitated facility, the general nature and extent of the rehabilitated facility, a time schedule for undertaking and completing the rehabilitation of the facility, a statement of the economic advantages expected from the exemption, including the number of jobs to be retained or created as a result of rehabilitating the facility, including expected construction employment, and information relating to the requirements in section 8.

(2) Upon receipt of an application for an obsolete property rehabilitation exemption certificate, the clerk of the qualified local governmental unit shall notify in writing the assessor of the local tax collecting unit in which the obsolete facility is located, and the legislative body of each taxing unit that levies ad valorem property taxes in the qualified local governmental unit in which the obsolete facility is located. Before acting upon the application, the legislative body of the qualified local governmental unit shall hold a public hearing on the application and give public notice to the applicant, the assessor, a representative of the affected taxing units, and the general public. The hearing on each application shall be held separately from the hearing on the establishment of the obsolete property rehabilitation district.

(3) Upon receipt of an application for an obsolete property rehabilitation exemption certificate for a facility located on property that was owned by a qualified local governmental unit on the effective date of this act, and subsequently conveyed to a private owner, the clerk of the qualified local governmental unit, in addition to the other requirements of this section, shall request the assessor of the local tax collecting unit in which the facility is located to determine the taxable value of the property. This determination shall be made prior to the hearing on the application for an obsolete property rehabilitation exemption certificate held pursuant to subsection (2).

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2785 Approval or disapproval of resolution; forward copies.

Sec. 5. The legislative body of the qualified local governmental unit, not more than 60 days after receipt of the application by the clerk, shall by resolution either approve or disapprove the application for an obsolete property rehabilitation exemption certificate in accordance with section 8 and the other provisions of this act. The clerk shall retain the original of the application and resolution. If approved, the clerk shall forward a copy of the application and resolution to the commission. If disapproved, the reasons shall be set forth in writing in the resolution, and the clerk shall send, by certified mail, a copy of the resolution to the applicant and to the assessor. A resolution is not effective unless approved by the commission as provided in section 6.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2786 Approval or disapproval of resolution by commission; certificate; issuance; form; contents; effective date; filing; maintenance of record of certificates; copy; discovery of error or mistake in application; amended application; failure to forward approved

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application; duties of commission.

Sec. 6. (1) Not more than 60 days after receipt of a copy of the application and resolution adopted under section 5, the commission shall approve or disapprove the resolution.

(2) Following approval of the application by the legislative body of the qualified local governmental unit and the commission, the commission shall issue to the applicant an obsolete property rehabilitation exemption certificate in the form the commission determines, which shall contain all of the following:

(a) A legal description of the real property on which the obsolete facility is located.

(b) A statement that unless revoked as provided in this act the certificate shall remain in force for the period stated in the certificate.

(c) A statement of the taxable value of the obsolete property, separately stated for real and personal property, for the tax year immediately preceding the effective date of the certificate after deducting the taxable value of the land and personal property other than personal property assessed pursuant to sections 8(d) and 14(6) of the general property tax act, 1893 PA 206, MCL 211.8 and 211.14.

(d) A statement of the period of time authorized by the legislative body of the qualified local governmental unit within which the rehabilitation shall be completed.

(e) If the period of time authorized by the legislative body of the qualified local governmental unit pursuant to subdivision (d) is less than 12 years, the exemption certificate shall contain the factors, criteria, and objectives, as determined by the resolution of the qualified local governmental unit, necessary for extending the period of time, if any.

(3) Except as otherwise provided in this section, the effective date of the certificate is the December 31 immediately following the date of issuance of the certificate.

(4) The commission shall file with the clerk of the qualified local governmental unit a copy of the obsolete property rehabilitation exemption certificate, and the commission shall maintain a record of all certificates filed. The commission shall also send, by certified mail, a copy of the obsolete property rehabilitation exemption certificate to the applicant and the assessor of the local tax collecting unit in which the obsolete property is located.

(5) Notwithstanding any other provision of this act, if a qualified local governmental unit passed a resolution approving an application for an obsolete property rehabilitation exemption certificate on November 5, 2008 for a rehabilitated facility located in an obsolete property rehabilitation district established on January 29, 2003 with rehabilitation commencing on July 24, 2007, the effective date of the certificate shall be December 31, 2008.

(6) If an error or mistake in an application for an obsolete property rehabilitation exemption certificate is discovered after the legislative body of the qualified local governmental unit has approved the application or after the commission has issued a certificate for the application, an applicant may submit an amended application in the same manner as an original application under section 4 that corrects the error or mistake. Pursuant to sections 5 and 6, the legislative body of the qualified local governmental unit and the commission may approve or deny the amended application. If the commission previously issued a certificate for the original application and approves an amended application under this subsection, the commission shall issue an amended certificate for the amended application pursuant to section 6 with the same effective date as the original certificate.

(7) If the clerk of the qualified local governmental unit failed to forward an application that was approved by the legislative body of the qualified local governmental unit before October 1 of that year to the commission before October 1 but filed the application before March 30 of the immediately succeeding year and the commission approves the application, notwithstanding any other provision of this act, the certificate shall be considered to be issued on December 31 in the year in which the qualified local governmental unit approved the application.

(8) Beginning October 1, 2013, the commission shall do all of the following for each obsolete property rehabilitation exemption certificate approved or disapproved by the commission under subsection (6) or (7):

(a) Notify the office of the member of the house of representatives of this state and the office of the senator of this state, who represent the geographic area in which the property covered by the application for a certificate is located, that an application for a certificate has been approved or disapproved under subsection (6) or (7).

(b) Publish on its website a copy of the certificate if approved, or a copy of the denial notice if disapproved, under subsection (6) or (7) and whatever additional information the commission considers appropriate regarding the application.

History: 2000, Act 146, Imd. Eff. June 6, 2000;—Am. 2010, Act 137, Imd. Eff. Aug. 4, 2010;—Am. 2011, Act 272, Imd. Eff. Dec. 19, 2011;—Am. 2013, Act 115, Imd. Eff. Sept. 24, 2013.

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125.2787 Issuance of certificate; tax exemption; time period; limitation; commencement; extension; review.

Sec. 7. (1) A rehabilitated facility for which an obsolete property rehabilitation exemption certificate is in effect, but not the land on which the rehabilitated facility is located, or personal property other than personal property assessed pursuant to sections 8(d) and 14(6) of the general property tax act, 1893 PA 206, MCL 211.8 and 211.14, for the period on and after the effective date of the certificate and continuing so long as the obsolete property rehabilitation exemption certificate is in force, is exempt from ad valorem property taxes collected under the general property tax act, 1893 PA 206, MCL 211.1 to 211.157.

(2) Unless earlier revoked as provided in section 12, an obsolete property rehabilitation exemption certificate shall remain in force and effect for a period to be determined by the legislative body of the qualified local governmental unit. The certificate may be issued for a period of at least 1 year, but not to exceed 12 years. If the number of years determined is less than 12, the certificate may be subject to review by the legislative body of the qualified local governmental unit and the certificate may be extended. The total amount of time determined for the certificate including any extensions shall not exceed 12 years after the completion of the rehabilitated facility. The certificate shall commence with its effective date and end on the December 31 immediately following the last day of the number of years determined. The date of a certificate of occupancy, if required by appropriate authority, shall be the date of completion of the rehabilitated facility.

(3) If the number of years determined by the legislative body of the qualified local governmental unit for the period a certificate remains in force is less than 12 years, the review of the certificate for the purpose of determining an extension shall be based upon factors, criteria, and objectives that shall be placed in writing, determined and approved at the time the certificate is approved by resolution of the legislative body of the qualified local governmental unit and sent, by certified mail, to the applicant, the assessor of the local tax collecting unit in which the obsolete property is located, and the commission.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2788 Taxable value of property proposed to be exempt; application; limitation; separate finding by legislative body of qualified local governmental unit; statement; requirements for approval of application; effective date of certificate.

Sec. 8. (1) If the taxable value of the property proposed to be exempt pursuant to an application under consideration, considered together with the aggregate taxable value of property exempt under certificates previously granted and currently in force under this act or under 1974 PA 198, MCL 207.551 to 207.572, exceeds 5% of the taxable value of the qualified local governmental unit, the legislative body of the qualified local governmental unit shall make a separate finding and shall include a statement in its resolution approving the application that exceeding that amount shall not have the effect of substantially impeding the operation of the qualified local governmental unit or impairing the financial soundness of an affected taxing unit.

(2) The legislative body of the qualified local governmental unit shall not approve an application for an obsolete property exemption certificate unless the applicant complies with all of the following requirements:

(a) Except as otherwise provided in subsection (3), the commencement of the rehabilitation of the facility does not occur before the establishment of the obsolete property rehabilitation district.

(b) The application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of this act and that shall be situated within an obsolete property rehabilitation district established in a qualified local governmental unit eligible under this act to establish such a district.

(c) Completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate have the reasonable likelihood to, increase commercial activity, create employment, retain employment, prevent a loss of employment, revitalize urban areas, or increase the number of residents in the community in which the facility is situated.

(d) The applicant states, in writing, that the rehabilitation of the facility would not be undertaken without the applicant's receipt of the exemption certificate.

(e) The applicant is not delinquent in the payment of any taxes related to the facility.

(3) The legislative body of a qualified local governmental unit may approve an application for an obsolete property exemption certificate if the commencement of the rehabilitation of the facility occurs before the establishment of the obsolete property rehabilitation district and if 1 or more of the following are met:

(a) All of the following are met:

(i) The building permit for the rehabilitation of the facility was obtained in October 2002.

(ii) The obsolete property rehabilitation district was created in April 2002.

(iii) The rehabilitation of the facility included adding additional stories to the facility.

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(b) All of the following are met:

(i) Emergency or temporary repairs or improvements were made before the establishment of the obsolete property rehabilitation district.

(ii) The obsolete property rehabilitation district was created in January 2006.

(iii) The facility is located in a city with a population of more than 20,500 and less than 27,000 and is located in a county with a population of more than 95,000 and less than 105,000.

(c) All of the following are met:

(i) Roof repairs or improvements were completed in March 2006 before the establishment of the obsolete property rehabilitation district.

(ii) The obsolete property rehabilitation district was created in April 2006.

(iii) The application was submitted to the qualified local governmental unit in April 2006.

(iv) The facility is located in a city with a population of more than 10,800 and less than 11,100 and is located in a county with a population of more than 39,000 and less than 42,000.

(d) All of the following are met:

(i) The building permit for the rehabilitation of the facility was obtained in September 2010.

(ii) The obsolete property rehabilitation district was created in October 2012.

(iii) The rehabilitation of the facility included renovation of the entire interior building structure and mold removal.

(e) All of the following are met:

(i) Roof repairs or improvements began before the establishment of the obsolete property rehabilitation district.

(ii) The application for the facility was submitted to the qualified local governmental unit in January 2010.

(iii) The qualified local governmental unit established the district in June 2010 and approved the certificate in October 2010.

(iv) The facility is located in a city with a population of more than 600,000 and is located in a county with a population of more than 1,800,000, according to the most recent decennial census.

(4) Notwithstanding any other provisions of this act, for any certificate issued as a result of the enactment of the amendatory act that added subsection (3)(a), (b), and (c), the effective date of the certificate shall be December 31, 2006.

(5) Notwithstanding any other provisions of this act, for any certificate issued as a result of the enactment of the amendatory act that added subsection (3)(d), the effective date of the certificate shall be December 31, 2011.

(6) Notwithstanding any other provisions of this act, for any certificate issued as a result of the enactment of the amendatory act that added subsection (3)(e), the effective date of the certificate shall be December 31, 2010.

History: 2000, Act 146, Imd. Eff. June 6, 2000;-Am. 2006, Act 667, Imd. Eff. Jan. 10, 2007;-Am. 2008, Act 504, Imd. Eff. Jan. 13, 2009;-Am. 2013, Act 265, Eff. Mar. 14, 2014.

125.2789 Value and taxable value of property; annual determination.

Sec. 9. The assessor of each qualified local governmental unit in which there is a rehabilitated facility with respect to which 1 or more obsolete property rehabilitation exemption certificates have been issued and are in force shall determine annually as of December 31 the value and taxable value, both for real and personal property, of each rehabilitated facility separately, having the benefit of a certificate and upon receipt of notice of the filing of an application for the issuance of a certificate, shall determine and furnish to the local legislative body the value and the taxable value of the property to which the application pertains and other information as may be necessary to permit the local legislative body to make the determinations required by section 8(2).

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2790 Obsolete properties tax; amount; collection, disbursement, and assessment; payment; copy of disbursement amount; form; property located in renaissance zone; exemption of rehabilitated facility of qualified start-up business from tax collection; resolution; "qualified start-up business" defined.

Sec. 10. (1) There is levied upon every owner of a rehabilitated facility to which an obsolete property rehabilitation exemption certificate is issued a specific tax to be known as the obsolete properties tax.

(2) The amount of the obsolete properties tax, in each year, shall be determined by adding the results of both of the following calculations:

(a) Multiplying the total mills levied as ad valorem taxes for that year by all taxing units within which the Michigan Compiled Laws Complete Through PA 227 of 2022 Rendered Monday, October 31, 2022 Page 6 Courtesy of www.legislature.mi.gov

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rehabilitated facility is located by the taxable value of the real and personal property of the obsolete property on the December 31 immediately preceding the effective date of the obsolete property rehabilitation exemption certificate after deducting the taxable valuation of the land and of personal property other than personal property assessed pursuant to sections 8(d) and 14(6) of the general property tax act, 1893 PA 206, MCL 211.8 and 211.14, for the tax year immediately preceding the effective date of the obsolete property rehabilitation exemption certificate.

(b) Multiplying the mills levied for school operating purposes for that year under the revised school code, 1976 PA 451, MCL 380.1 to 380.1852, and the state education tax act, 1993 PA 331, MCL 211.901 to 211.906, by the taxable value of the real and personal property of the rehabilitated facility, after deducting all of the following:

(i) The taxable value of the land and of the personal property other than personal property assessed pursuant to sections 8(d) and 14(6) of the general property tax act, 1893 PA 206, MCL 211.8 and 211.14.

(*ii*) The taxable value used to calculate the tax under subdivision (a).

(3) The obsolete properties tax shall be collected, disbursed, and assessed in accordance with this act.

(4) The obsolete properties tax is an annual tax, payable at the same times, in the same installments, and to the same officer or officers as taxes imposed under the general property tax act, 1893 PA 206, MCL 211.1 to 211.155, are payable. Except as otherwise provided in this section, the officer or officers shall disburse the obsolete properties tax payments received by the officer or officers each year to and among this state, cities, school districts, counties, and authorities, at the same times and in the same proportions as required by law for the disbursement of taxes collected under the general property tax act, 1893 PA 206, MCL 211.1 to 211.155.

(5) For intermediate school districts receiving state aid under sections 56, 62, and 81 of the state school aid act of 1979, 1979 PA 94, MCL 388.1656, 388.1662, and 388.1681, of the amount of obsolete property tax that would otherwise be disbursed to an intermediate school district, all or a portion, to be determined on the basis of the tax rates being utilized to compute the amount of state aid, shall be paid to the state treasury to the credit of the state school aid fund established by section 11 of article IX of the state constitution of 1963.

(6) The amount of obsolete property tax described in subsection (2)(a) that would otherwise be disbursed to a local school district for school operating purposes, and all of the amount described in subsection (2)(b), shall be paid instead to the state treasury and credited to the state school aid fund established by section 11 of article IX of the state constitution of 1963.

(7) The officer or officers shall send a copy of the amount of disbursement made to each unit under this section to the commission on a form provided by the commission.

(8) A rehabilitated facility located in a renaissance zone under the Michigan renaissance zone act, 1996 PA 376, MCL 125.2681 to 125.2696, is exempt from the obsolete properties tax levied under this act to the extent and for the duration provided pursuant to the Michigan renaissance zone act, 1996 PA 376, MCL 125.2681 to 125.2696, except for that portion of the obsolete properties tax attributable to a special assessment or a tax described in section 7ff(2) of the general property tax act, 1893 PA 206, MCL 211.7ff. The obsolete properties tax calculated under this subsection shall be disbursed proportionately to the taxing unit or units that levied the special assessment or the tax described in section 7ff(2) of the general property tax act, 1893 PA 206, MCL 211.7ff.

(9) Upon application for an exemption under this subsection by a qualified start-up business, the governing body of a local tax collecting unit may adopt a resolution to exempt a rehabilitated facility of a qualified start-up business from the collection of the obsolete properties tax levied under this act in the same manner and under the same terms and conditions as provided for the exemption in section 7hh of the general property tax act, 1893 PA 206, MCL 211.7hh. The clerk of the local tax collecting unit shall notify in writing the assessor of the local tax collecting unit and the legislative body of each taxing unit that levies ad valorem property taxes in the local tax collecting unit. Before acting on the resolution, the governing body of the local tax collecting unit shall afford the assessor and a representative of the affected taxing units an opportunity for a hearing. If a resolution authorizing the exemption is adopted in the same manner as provided in section 7hh of the general property tax act, 1893 PA 206, MCL 211.7hh, the rehabilitated facility owned or operated by a qualified start-up business is exempt from the obsolete properties tax levied under this act, except for that portion of the obsolete properties tax attributable to a special assessment or a tax described in section 7ff(2) of the general property tax act, 1893 PA 206, MCL 211.7ff, for the year in which the resolution is adopted. A qualified start-up business is not eligible for an exemption under this subsection for more than 5 years. A qualified start-up business may receive the exemption under this subsection in nonconsecutive years. The obsolete properties tax calculated under this subsection shall be disbursed proportionately to the taxing unit or units that levied the special assessment or the tax described in section 7ff(2) of the general property tax act, 1893 PA 206, MCL 211.7ff. As used in this subsection, "qualified start-up business" means that term as defined in section 31a of the single business tax act, 1975 PA 228, MCL 208.31a, or in section 415 of the Rendered Monday, October 31, 2022 Page 7 Michigan Compiled Laws Complete Through PA 227 of 2022 C

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Michigan business tax act, 2007 PA 36, MCL 208.1415.

History: 2000, Act 146, Imd. Eff. June 6, 2000;—Am. 2004, Act 251, Imd. Eff. July 23, 2004;—Am. 2007, Act 193, Imd. Eff. Dec. 21, 2007.

125.2791 Lien; proceedings.

Sec. 11. The amount of the tax applicable to real property, until paid, is a lien upon the real property to which the certificate is applicable. Proceedings upon the lien as provided by law for the foreclosure in the circuit court of mortgage liens upon real property may commence only upon the filing by the appropriate collecting officer of a certificate of nonpayment of the obsolete properties tax applicable to real property, together with an affidavit of proof of service of the certificate of nonpayment upon the owner of the facility by certified mail, with the register of deeds of the county in which the property is situated.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2792 Revocation of certificate; findings; request for revocation or reinstatement of certificate.

Sec. 12. (1) The legislative body of the qualified local governmental unit may, by resolution, revoke the obsolete property rehabilitation exemption certificate of a facility if it finds that the completion of rehabilitation of the facility has not occurred within the time authorized by the legislative body in the exemption certificate or a duly authorized extension of that time, or that the holder of the obsolete property exemption certificate has not proceeded in good faith with the operation of the rehabilitated facility in a manner consistent with the purposes of this act and in the absence of circumstances that are beyond the control of the holder of the exemption certificate.

(2) Upon receipt of a request by certified mail to the legislative body of the qualified local governmental unit by the holder of an obsolete property rehabilitation exemption certificate requesting revocation of the certificate, the legislative body of the qualified local governmental unit may, by resolution, revoke the certificate.

(3) Upon the written request of the holder of a revoked obsolete property rehabilitation exemption certificate to the legislative body of the qualified local governmental unit and the commission or upon the application of a subsequent owner to the legislative body of the qualified local governmental unit to transfer the revoked obsolete property rehabilitation exemption certificate to a subsequent owner, and the submission to the commission of a resolution of concurrence by the legislative body of the qualified local governmental unit in which the facility is located, and if the facility continues to qualify under this act, the commission may reinstate a revoked obsolete property rehabilitation exemption certificate for the holder or a subsequent owner that has applied for the transfer.

History: 2000, Act 146, Imd. Eff. June 6, 2000;-Am. 2018, Act 251, Imd. Eff. June 28, 2018.

125.2793 Transfer and assignment of certificate.

Sec. 13. An obsolete property rehabilitation exemption certificate may be transferred and assigned by the holder of the certificate to a new owner of the rehabilitated facility if the qualified local governmental unit approves the transfer after application by the new owner.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2794 Report to commission.

Sec. 14. Not later than October 15 each year, each qualified local governmental unit granting an obsolete property rehabilitation exemption shall report to the commission on the status of each exemption. The report must include the current value of the property to which the exemption pertains, the value on which the obsolete property rehabilitation tax is based, a current estimate of the number of jobs retained or created by the exemption, and a current estimate of the number of new residents occupying commercial housing property units covered by the exemption.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2795 Report to legislative committees.

Sec. 15. (1) The department annually shall prepare and submit to the committees of the house of representatives and senate responsible for tax policy and economic development issues a report on the utilization of obsolete property rehabilitation districts, based on the information filed with the commission.

(2) After this act has been in effect for 3 years, the department shall prepare and submit to the committees of the house of representatives and senate responsible for tax policy and economic development issues an economic analysis of the costs and benefits of this act in the 3 qualified local governmental units in which it has been most heavily utilized.

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History: 2000, Act 146, Imd. Eff. June 6, 2000.

125.2796 Exemption after December 31, 2026.

Sec. 16. A new exemption shall not be granted under this act after December 31, 2026, but an exemption then in effect shall continue until the expiration of the exemption certificate.

History: 2000, Act 146, Imd. Eff. June 6, 2000;—Am. 2010, Act 137, Imd. Eff. Aug. 4, 2010;—Am. 2016, Act 222, Imd. Eff. June 23, 2016.

125.2797 Exclusions; limitation.

Sec. 17. (1) Within 60 days after the granting of an obsolete property rehabilitation exemption certificate under section 6 for a rehabilitated facility, the state treasurer may, for a period not to exceed 6 years, exclude up to 1/2 of the number of mills levied for school operating purposes under the revised school code, 1976 PA 451, MCL 380.1 to 380.1852, and under the state education tax act, 1993 PA 331, MCL 211.901 to 211.906, from the specific tax calculation on the facility under section 10(2)(b) if the state treasurer determines that reducing the number of mills used to calculate the specific tax under section 10(2)(b) is necessary to reduce unemployment, promote economic growth, and increase capital investment in qualified local governmental units.

(2) The state treasurer shall not grant more than 25 exclusions under this section each year.

History: 2000, Act 146, Imd. Eff. June 6, 2000.

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Application for Obsolete Property Rehabilitation Exemption Certificate

Issued under authority of Public Act 146 of 2000, as amended.

This application should be filed after the district is established. This project will not receive tax benefits until approved by the State Tax Commission. Applications received after October 31 may not be acted upon in the current year. This application is subject to audit by the State Tax Commission.

INSTRUCTIONS: File the completed application and the required attachments with the clerk of the local government unit. (The State Tax Commission requires two copies of the Application and attachments. The original is retained by the clerk.) See State Tax Commission Bulletin 9 of 2000 for more information about the Obsolete Property Rehabilitation Exemption. The following must be provided to the local government unit as attachments to this application: (a) General description of the obsolete facility (year built, original use, most recent use, number of stories, square footage); (b) General description of the rehabilitated facility, (c) Description of the general nature and extent of the rehabilitation to be undertaken, (d) A descriptive list of the fixed building equipment that will be a part of the rehabilitated facility, (e) A time schedule for undertaking and completing the rehabilitation of the facility, (f) A statement of the economic advantages expected from the exemption. A statement from the assessor of the local unit of government, describing the required obsolescence has been met for this building, is required with each application. Rehabilitation may commence after establishment of district.

Applicant (Company) Name (applicant must be the OWNER of the facility)				
John P Silva	-			
Company Mailing Address (Number and Street, P.O. Box, City, State, ZIP Code)				
123 Lakeshore Road Grosse Pointe Fa	rms 48236-3760			
Location of obsolete facility (Number and Street, City, Sta	547. K			
424 Emmet Street, Petoskey, MI 49770)			
City, Township, Village (indicate which)		County		
City of Petoskey		Emmet		
Date of Commencement of Rehabilitation (mm/dd/yyyy)	Planned date of Completion	of Rehabilitation (mm/dd/yyyy)	School Di	istrict where facility is located (include
August 1, 2023	September 1, 2024		school co	^{de)} 24070
Estimated Cost of Rehabilitation		Number of years exemption re		
\$1,499,023.00		12		
Attach legal description of obsolete property on separate	sheet.			
Expected Project Outcomes (Check all that apply)				×
X Increase commercial activity	🗶 Retain empl	oyment	×	Revitalize urban areas
Create employment	Prevent a loss of employment Increase number of residents in the community in which the facility is situated			
Indicate the number of jobs to be retained or created	as a result of rehabilitating the	facility, including expected con	struction er	
Each year, the State Treasurer may approve 25 additional reductions of half the school operating and state education taxes for a period not to exceed six years. Check the box at left if you wish to be considered for this exclusion.				
APPLICANT CERTIFICATION				£.
The undersigned, authorized officer of the company making this application certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way and that all of the information is truly descriptive of the property for which this application is being submitted. Further, the undersigned is aware that, if any statement or information provided is untrue, the exemption provided by Public Act 146 of 2000 may be in jeopardy. The applicant certifies that this application relates to a rehabilitation program that, when completed, constitutes a rehabilitated facility, as defined by Public Act 146 of 2000, as amended, and that the rehabilitation of the facility would not be undertaken without the applicant's receipt of the exemption certificate. It is further certified that the undersigned is familiar with the provisions of Public Act 146 of 2000, as amended, of the Michigan Compiled Laws; and to the best of his/her knowledge and belief, (s)he has complied or will be able to comply with all of the requirements thereof which are prerequisite to the approval of the application by the local unit of government and the issuance of an Obsolete Property Rehabilitation Exemption Certificate by the State Tax Commission.				
Name of Company Officer (No authorized agents)		Telephone Number		Fax Number
John P Silva Mailing Address		(248) 705-5969		
123 Lakeshore Road Grosse Pointe Farms 48236-3760		E-mail Address Paul@spmliving.com		
Signature of Company Officer (no authorized agents)		Title Owner		
LOCAL GOVERNMENT UNIT CLERK CERTIFICATION				
The Clerk must also complete Parts 1, 2 and 4 on page 2. Part 3 is to be completed by the Assessor.				
Signature		Date Application Received		
FOR STATE TAX COMMISSION USE				
Application Number		Date Received		LUCI Code

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LOCAL GOVERNMENT ACTION									
This section is to be completed by the clerk of the local governing unit before submitting the application to the State Tax Commission. Include a copy of the resolution which approves the application and Instruction items (a) through (f) on page 1, and a separate statement of obsolescence from the assessor of record with the State Assessor's Board. All sections must be completed in order to process.									
PART 1: ACTION TAKEN									
Action Date			1						
Exemption Approved for Denied			per 30, (not to exceed 12 years)						
Date District Established		LUCI Code		School Code					
PART 2: RESOLUTIONS (the follow	ing statements must be inclu	uded in resolutions ap	proving)						
A statement that the local unit is a Qualifie		A statement that the application is for obsolete property as defined in							
A statement that the Obsolete Property Rehabilitation District was legally established including the date established and the date of hearing as provided by section 3 of Public Act 146 of 2000. A statement indicating whether the taxable value of the property proposed to be exempt plus the aggregate taxable value of property already exempt under Public Act 146 of 2000 and under Public Act 198 of 1974 (IFT's) exceeds 5% of the total taxable value of the unit. A statement of the factors, criteria and objectives, if any, necessary for extending the exemption, when the certificate is for less than 12 years.		section 2(h) of Public Act 146 of 2000. A statement that the commencement of the rehabilitation of the facility did not occur before the establishment of the Obsolete Property Rehabilitation District. A statement that the application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of Public Act 146 of 2000 and that is situated within an Obsolete Property Rehabilitation District established in a Qualified Local Governmental Unit eligible under Public Act 146 of 2000 to establish such a district.							
					A statement that a public hearing was held on the application as provided by section 4(2) of Public Act 146 of 2000 including the date of the hearing.		A statement that completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to, increase commercial activity, create employment, retain employment, prevent a loss of employment, revitalize urban areas, or increase the number of residents in the community in which the facility is		
					A statement that the applicant is not delinquent in any taxes related to the facility.				
If it exceeds 5% (see above), a statement that exceeding 5% will not have the effect of substantially impeding the operation of the Qualified Local		situated. The statement should indicate which of these the rehabilitation is likely to result in.							
Governmental Unit or of impairing the financial soundness of an affected taxing unit.		A statement that the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation of the property at commencement of							
A statement that all of the items described under "Instructions" (a) through (f) of the Application for Obsolete Property Rehabilitation Exemption Certificate have been provided to the Qualified Local Governmental Unit by the applicant.		the rehabilitation as provided by section 2(I) of Public Act 146 of 2000. A statement of the period of time authorized by the Qualified Local Governmental Unit for completion of the rehabilitation.							
PROVIDE THE TAXABLE VALUE AND ALL OF THE PROVIDE ALL OF THE PROVIDE ALL OF THE PROVIDE ALL OF THE TAXABLE VALUE AND ALL OF THE TAXABLE VALUE AND ALL OF THE TAX PROVIDE THE TAXABLE VALUE AND ALL OF THE TAX PROVIDE ALL OF THE TAXABLE VALUE AND ALL OF THE TAXABLE AND ALL OF TAXA									
Building Taxable	e Value	Build	ling State E	qualized Value					
\$		\$							
Name of Government Unit		Date of Action Application		Date of Statement of Obsolescence					
PART 4: CLERK CERTIFICATION The undersigned clerk certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way. Further, the undersigned is aware that if any information provided is untrue, the exemption provided by Public Act of 2000 may be in jeopardy.									
Name of Clerk		Telephone Number							
Clerk Mailing Address									
Mailing Address									
Telephone Number	Fax Number	E-mail Address		1					
Clerk Signature Date									

For faster service, email completed application and attachments to PTE@michigan.gov. An additional submission option is to mail the completed application and attachments to Michigan Department of Treasury, State Tax Commission, PO Box 30471, Lansing, MI 48909. If you have any questions, call 517-335-7491.

424 Emmet Street OPRA Application Attachments

The following must be provided to the local government unit as attachments to this application:

(a) General description of the obsolete facility (year built, original use, most recent use, number of stories, square footage)

The building is a total size of 6,822 square feet. The building consists of the garden/basement level, with three above ground stories on top of it, for a total of four floors of usable space.

The building is a historic part of this community having been originally created as a hotel around 1900. It was known to be operated as the Hotel Del-Rey and Moyer Hotel. In 1911 it was converted to Petoskey's fourth hospital location know as Petoskey Hospital and Nursing Home from 1911 to 1919. After 1919 it was operated again as a hotel under the names of Hotel Del-Rey and Hotel Moyer. The building had fires in 1955 and 1963, where some of the damage can still be seen today in the third-floor rafters.

The building has sat vacant since 2006 when it was determined to be uninhabitable and remains in a state of disrepair. All of the heating, plumbing and electrical elements have been removed. The flooring, insulation and drywall have also been removed. There are holes in the floor and the roof leaks.

(b) General description of the proposed use of the rehabilitated facility The property will be converted into apartments.

(c) Description of the general nature and extent of the rehabilitation to be undertaken

A complete renovation is required to bring this property up to modern standards and insure it will be a viable property for decades to come. It will be repurposed to be used as apartments. The renovation will include new roofing materials, siding, doors and windows, electrical, plumbing, heating, flooring, interior stairwell, interior doors, insulation, drywall, and fire suppression system.

(d) A descriptive list of the fixed building equipment that will be a part of the rehabilitated facility

The new apartments will be furnished with modern appliances.

(e) A time schedule for undertaking and completing the rehabilitation of the facility

Rehabilitation work is planned to begin on August 1, 2023 and be completed by September 1, 2024.

(f) A statement of the economic advantages expected from the exemption

There is a severe lack of affordable housing in the area. This project will result in new apartment units within two blocks of downtown Petoskey. The exemption makes it economically possible to renovate the building and to create workforce apartment units. This helps to address the labor shortage in the area. It also helps make the downtown more vibrant with new apartment units within easy walking distance. The apartment residents will add additional economic support to downtown businesses.

Attach Legal description of obsolete property on separate sheet

IGNATIUS PETOSKEY'S 2ND ADD. S 70 FT OF LOT I BLK I SECTION 6, T34N, RSW .

Shane Horn

From: Sent: To: Subject: Phillip Schaner <pls0583@hotmail.com> Saturday, February 4, 2023 5:16 PM CityManager OPRA - 424 Emmet Street commentary

Shane,

We are aligned with the potential establishment of the OPRA District and the potential approval of an OPRA Exemption for the renovation of the property located on 424 Emmet Street.

The property as it currently sits is an eye sore for this city. Any means to renovate it and bring it back to life is worth the tax abatement in our view.

We had a couple from Tennessee visit us this Summer and they commented on the disrepair of that building and wondered how such a beautiful city would allow it to sit as is. They may reside here one day BTW.

Even though we reside within a block of this property and might feel the benefit a bit more than residents outside this neighborhood, we would back this initiative regardless of where it was located within the city.

Phil and Kristin Schaner 514 Emmet Street

Sent from Mail for Windows



BOARD:	City Council		
MEETING DATE:	February 20, 2023	PREPARED: Februa	ry 15, 2023
AGENDA SUBJECT:	Public Hearing with Discussion and Potential Approval of Resolution in Support of an Obsolete Property Rehabilitation Exemption Certificate Application for Property Tax ID # 52-19-0 276-010, Commonly Known as 424 Emmet Street		
RECOMMENDATION:	That the City Council hold a proposed resolution	public hearing and ado	otion of enclosed

Background At the January 23, 2023 Council meeting, Councilmembers made a motion to schedule a public hearing to solicit comments on the potential approval of a resolution in support of an Obsolete Property Rehabilitation Exemption Certificate Application for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street. As of Thursday afternoon, February 16 at 2:00pm., City staff has received one written comment - see enclosed email. Any further comments will be brought to City Council at the meeting.

Per OPRA regulations, City Staff sent out public hearing notices to the property owner of Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street, Emmet County, North Central Michigan College, Greenwood Cemetery, Petoskey School District and Char/EM ISD seeking comment at the February 20, 2023 Council meeting. The City also notified the community of the public hearing through our website, posted a public hearing notice at City Hall and in the Petoskey News Review. The City Clerk City mailed notices to all property owners within a 300 foot radius of 424 Emmet Street.

<u>Action</u> Hold a Public Hearing. City Council may approve the enclosed resolution in support of an Obsolete Property Rehabilitation Exemption Certificate application for Property Tax ID # 52-19-06-276-010, commonly known as 424 Emmet Street.

sh Enclosures



RESOLUTION TO APPROVE AN OBSOLETE PROPERTY REHABILITATION EXEMPTION CERTIFICATE APPLICATION PA 146 OF 2000 AS AMENDED

Minutes of a regular meeting of the City Council of the City of Petoskey, held on February 20, 2023, at 101 Lake Street in City Hall at 7:00 p.m.

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____, and supported by _____.

Resolution #____, Approving Obsolete Property Rehabilitation Exemption Certificate Application for Silva Property Management LLC Located at 424 Emmet Street

WHEREAS, pursuant to PA 146 of 2000, the City of Petoskey is a Qualified Local Governmental Unit eligible to establish one or more Obsolete Property Rehabilitation Districts; and

WHEREAS, the City of Petoskey legally established the Obsolete Property Rehabilitation District known as 424 Emmet Street Obsolete Property Rehabilitation District No.2 on February 20, 2023, after a public hearing held on February 20, 2023; and

WHEREAS, the taxable value of the property proposed to be exempt plus the aggregate taxable value of property already exempt under Public Act 146 of 2000 and under Public Act 198 of 1974 (IFT's) does not exceed 5% of the total taxable value of the City of Petoskey; and

WHEREAS, the application was approved at a public hearing as provided by section 4(2) of Public Act 146 of 2000 on February 20, 2023; and

WHEREAS, Silva Property Management LLC is not delinquent in any taxes related to the facility; and

WHEREAS, the application is for obsolete property as defined in section 2(h) of Public Act 146 of 2000; and

WHEREAS, the applicant, Silva Property Management LLC, has provided answers to all required questions under the application instructions to the City of Petoskey; and

WHEREAS, the commencement of the rehabilitation of the facility did not occur before the establishment of the Obsolete Property Rehabilitation District; and

WHEREAS, the application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of Public Act 146 of 2000 and that is situated within an Obsolete Property Rehabilitation District established in the City of Petoskey eligible under Public Act 146 of 2000 to establish such a district; and

WHEREAS, completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to, increase commercial activity, revitalize urban areas, and increase the number of residents in the community in which the facility is situated; and

WHEREAS, the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation as provided by section 2(I) of Public Act 146 of 2000:

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Petoskey

Silva Property Management LLC is granted an Obsolete Property Rehabilitation Exemption for the real property, excluding land, located in an Obsolete Property Rehabilitation District known as 424 Emmet Street Obsolete Property Rehabilitation District No.2 at 424 Emmet Street for a period of twelve (12) years, beginning December 31, 2023 and ending December 31, 2035, pursuant to the provisions of PA 146 of 2000, as amended.

AYES:

NAYS:

RESOLUTION DECLARED ADOPTED.

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the City Council of the City of Petoskey, County of Emmet, Michigan at a regular meeting held on February 20, 2023.

Sarah Bek, City Clerk



BOARD:	City Council		
MEETING DATE:	February 20, 2023	DATE PREPARED: February 16, 2023	
AGENDA SUBJECT:	Lofts at Lumber Square Brownfield Plan		
RECOMMENDATION:	Adopt Development and Reimbursement Agreement for the Lofts at Lumber Square Brownfield Plan		

Background The Lofts at Lumber Square Brownfield Plan was introduced at the November 7, 2022 City Council meeting. City Council unanimously passed a Resolution of concurrence on November 21, 2023. Emmet County Board of Commissioners held a Public Hearing and unanimously approved the Brownfield Plan on December 20, 2022.

Overview Act 381, PA 1996, Michigan's Brownfield Redevelopment Financing Act, provides for the reimbursement of Brownfield Eligible Activities on Brownfield Eligible Property through the capture of increased property taxes generated by additional private investment with the approval of a Brownfield Plan by the Emmet County Brownfield Redevelopment Authority (ECBRA) and the Emmet County Board of Commissioners, with the concurrence of the Petoskey City Council.

CF Initiatives, LLC, a limited liability corporation formed by the Petoskey-Harbor Springs Area Community Foundation, has acquired the former Hankey Lumber Company property at 900 Emmet Street in Petoskey to secure the opportunity for workforce housing. The Foundation is collaborating with G.A. Haan Development, LLC., a Michigan corporation based in Harbor Springs with extensive experience in workforce and affordable housing. The proposed redevelopment, Lofts at Lumber Square, will include the construction of a single three-story building with one-, two- and three-bedroom apartments totaling 60 units available to moderate income families. The total investment is estimated at \$17 million.

The attached Lofts at Lumber Square Brownfield Plan describes the public purpose and qualifying factors for determining the site as an Eligible Property, the Eligible Activities and estimated costs, the impacts of tax increment financing, and other project factors.

Along with Environmental Eligible Activities and Non-Environmental Eligible Activities to support the Lofts at Lumber Square project, the Brownfield Plan includes an allocation of \$1 million for the Greenway extension that directly benefits the Brownfield project and the community and provides the opportunity to leverage State funds through the capture of the School Operating and State Education Taxes. The Public Schools of Petoskey are held harmless through the State Foundation Grants, School debt millages are not subject to capture and the Charlevoix-Emmet Intermediate School District is reimbursed for Brownfield captured taxes.

With the Greenway allocation, the estimated timeframe for reimbursement is 22 years for local capture and 24 years for State tax capture. The Brownfield Plan also provides for the capture of local taxes for a period of five years after the capture period and an equivalent amount of State taxes for Environmental Eligible Activities for deposit into the ECBRA Local Brownfield Revolving Fund. City taxes represent 50.25% of the local taxes. The Brownfield Plan includes the following provision: "*City taxes captured for the LBRF will only be spent within the City of Petoskey.*"

Two considerations have been recently identified for the Lofts at Lumber Square Development and Reimbursement Agreement:

- 1. **Developer Party**: CF Initiatives, LLC is a holding company for the real estate. The development entity will be Lumber Square Nonprofit Corporation.
- 2. Brownfield TIF Cascade: When there are two entities that receive reimbursement for their respective Eligible Activities, the allocation of Brownfield TIF revenues is an important consideration. The Brownfield Plan anticipated a majority of the revenues (90%) going to the Developers and 10% to the City for the first five years, then a decreasing percentage to the Developers and increasing to the City over the next five years and stabilizing at 60%/40% beyond. The Developers have requested 100% of available TIF revenues for the first six years, which is estimated to reimburse about 90% of their Brownfield Eligible Activity obligation, and then a pro rata share of TIF revenues based on the unreimbursed obligation.

The allocation of Brownfield funds will be more beneficial for the City once we are ready to proceed with the extension of the Greenway. The Greenway extension project is not anticipated for a few years and will require significant design and configuration, as well as an overall financing plan that will take time and planning. All Brownfield TIF funding in the future after Lofts obligation is paid off will be available to reimburse Greenway costs, in effect eliminating the need for City General Funds.

<u>Action</u> City Council is asked to approve the Resolution adopting the Development and Reimbursement Agreement for the Brownfield Redevelopment Project for the Lofts at Lumber Square.

sh Enclosures



Resolution No.

- WHEREAS. a Brownfield Plan pursuant to the Brownfield Redevelopment Financing Act, Act 381 of the Public Acts of 1996, as amended, being MCL 125.2651, et seq, has been approved by the Emmet County Brownfield Redevelopment Authority and the Emmet County Board of Commissioners, with the concurrence of the Petoskey City Council for the redevelopment of the former Hankey Lumber property at 900 Emmet Street into 60 residential units for workforce housing; and
- WHEREAS. the Brownfield Plan provides for the reimbursement of certain Brownfield Eligible Activity expenses through the capture of increased incremental property taxes generated from the additional private investment on the Brownfield Eligible Property; and
- WHEREAS, the Brownfield Plan includes reimbursement of City expenses for the future Greenway extension, along with reimbursement of Brownfield Eligible Activity expenses incurred by the developers; and
- WHEREAS, a Development and Reimbursement Agreement has been developed to outline the procedures, obligations, requirements and documentation between the City of Petoskey, Lumber Square Nonprofit Housing Corporation, and the Emmet County Brownfield Redevelopment Authority to provide for Brownfield Tax Increment Financing (TIF) capture and Brownfield Eligible Activity reimbursement; and
- the Development and Reimbursement Agreement provides for allocation of Brownfield WHEREAS, TIF revenues to the developers for Brownfield Eligible Activities to support the project financing and then to the City for reimbursement of Greenway extension expenses:
- NOW THEREFORE BE IT RESOLVED by the City Council of the City of Petoskey the Development and Reimbursement Agreement for Lofts at Lumber Square is hereby approved and the Mayor is authorized to sign the Agreement, subject to approval as to substance by the City Manager and as to form by the City Attorney.

I hereby certify that the foregoing constitutes a true and accurate copy of the resolution adopted by the City Council of the City of Petoskey, County of Emmet at a meeting duly called and held on the 20th day of February, 2023.

By: ______ Sarah Bek, City Clerk

DEVELOPMENT AND REIMBURSEMENT AGREEMENT

This Development and Reimbursement Agreement is made as of _____, 2023, among _____, a limited liability corporation (the "Developer"), the City of Petoskey, a Michigan municipal corporation, (the "City") and the Emmet County Brownfield Redevelopment Authority (the "ECBRA"), a Michigan public body corporate.

PREMISES

- A. ______ owns property which qualifies as Brownfield Eligible Property under Act 381, PA 1996, as amended, located in the City of Petoskey, Emmet County for the development of Lofts at Lumber Square, a residential development comprising 60 residential units with an estimated investment of \$17 million (the "Development"), with Brownfield Eligible Activities to be located on the Eligible Property described in the Brownfield Plan attached hereto as Exhibit A.
- B. The ECBRA has been formed pursuant to Act 381, Public Acts of Michigan, 1996, as amended ("Act 381") to promote the revitalization of contaminated, blighted, functionally obsolete, or historically designated properties.
- C. The ECBRA has determined in furtherance of its purposes and to accomplish its goals that it is in the best interest of the ECBRA to finance certain Eligible Activities as defined by Sec. 2(o) of Act 381, MCL 125.2652(o) on Eligible Property and as described in the Brownfield Plan and Act 381 Work Plan, attached as Exhibit A as the same may be amended or supplemented.
- D. The Brownfield Plan was concurred by the Petoskey City Council on November 21, 2022, approved by the ECBRA on November 28, 2022 and approved by County Board on December 20, 2022.
- E. Pursuant to the Brownfield Plan and Act 381 Work Plan, the ECBRA will capture and retain one hundred percent (100%) of the tax increment revenues authorized by law to be captured from the levies imposed by taxing jurisdictions upon taxable property for the Eligible Property consistent with Act 381, as amended, the approved Brownfield Plan and any approved EGLE or MSF Act 381 Work Plan (the "Brownfield Tax Increment Revenues"). Upon satisfaction of the conditions expressed in this Agreement, the ECBRA will use the Brownfield Tax Increment Revenues to carry out the purposes described in Act 381 and this Agreement and to complete certain other activities described in the Brownfield Plan.

In consideration of the premises and the mutual covenants contained in this Agreement, ______, the City and the ECBRA hereby enter into this Agreement and covenant and agree as follows:

ARTICLE 1 DEFINITIONS

Section 1.1 <u>Definitions</u>. The following capitalized terms used in this Agreement shall have the following meanings, except to the extent the context in which they are used requires otherwise:

- (a) "Act 381" means Act 381 of Michigan Public Acts of 1996, as amended.
- (b) "Act 381 Work Plan" means the work plan approved by the ECBRA and State of Michigan, and attached as Exhibit A, if applicable.
- (c) "Agreement" means this Development and Reimbursement Agreement entered into between the ECBRA, the City and the Developer.
- (d) "Brownfield Plan" means the Brownfield Plan, approved by the ECBRA and the County Commission, with the concurrence of the City Council, pursuant to Act 381.
- (e) "Brownfield Tax Increment Revenues" means one hundred percent (100%) of the tax increment revenues, as defined by Act 381, from all taxable real property located on the Eligible Property for the period of time for the Eligible Activity obligation to be met or a maximum of thirty (30) years from the first year of capture, anticipated to be 2024, whichever is first, which amount results from the increase in taxable value of the Eligible Property multiplied by those millages the ECBRA is legally permitted to capture.
- (f) "City" means the City of Petoskey.
- (g) "City Council" means the Petoskey City Council.
- (h) "County" means Emmet County.
- (i) "County Board" means the Emmet County Board of Commissioners.
- (j) "Developer" means ______ its successors and assigns
- (k) "Development" means the construction of Lofts at Lumber Square, a residential development and certain appurtenant properties and improvements as described in the Brownfield Plan attached hereto as Exhibit A.
- (I) "ECBRA" means the Emmet County Brownfield Redevelopment Authority, established by the County Board.
- (m) "EGLE" means the Michigan Department of Environment, Great Lakes and Energy.

- (n) "Eligible Activities" are those environmental response and non-environmental activities eligible under the Act 381 <u>and</u> included in the approved Brownfield Plan and, if applicable, Act 381 Work Plan attached hereto as Exhibit A.
- (o) "Eligible Property" is the property described in the Brownfield Plan that meets Act 381 qualifying status as Eligible Property from which tax increment revenues will be captured to reimburse Eligible Activities and other costs, consistent with the Brownfield Plan, Act 381 Work Plan, and Act 381 as amended.
- (p) "Estimated Tax Increments" means 100% of the estimated annual tax increment revenues authorized by law to be captured from the levies imposed by taxing jurisdictions upon the Eligible Property through the duration of the Brownfield Plan until Eligible Activity and other obligations are met.
- (q) "Event of Default" means the failure by a party to carry out its obligations under this Agreement or, with respect to a party, if any representation or warranty of such party was materially not accurate when made, and such obligation has not been performed or such representation or warranty corrected within 45 days after notice thereof has been given by the other party.
- (r) "Indemnified Persons" means the ECBRA and the County and their members, officers, agents and employees.
- (s) "Interest" means the amount of actual interest of up to 5.0 percent accrued on unreimbursed Eligible Activities. Interest is calculated annually, based on the unreimbursed Eligible Activities approved by the ECBRA, and paid after all Eligible Activities are reimbursed, in accordance with Section 2.3.
- (t) "MSF" means the Michigan Strategic Fund.
- (u) "Maximum Eligible Activity Cost" means the ECBRA's maximum obligation to pay for the Environmental and Non-Environmental Eligible Activities from Brownfield Tax Increment Revenues from the Development, as provided in the Brownfield Plan.
- (v) "Transaction Costs" means the ECBRA expenses, and liabilities related to the authorization, execution, administration, oversight, and fulfillment of the ECBRA obligations under this Agreement, the Brownfield Plan, and Act 381 Work Plan, which such items shall include, but not be limited to, direct or indirect fees and expenses incurred as a result of the application, approval and amendments to the Brownfield Plan and Act 381 Work Plan, approvals of the developments contemplated herein, printing costs, costs of reproducing documents, filing and recording fees, attorney fees, financial expenses, insurance fees and expenses, administration and accounting for Brownfield Tax Increment Revenues, oversight and review, and all other costs, liabilities, or expenses, related to the preparation

and carrying out or enforcing the Brownfield Plan, Act 381 Work Plan, and this Agreement, or other related agreements with the Developer, if any, and any other costs, charges, expenses, and professional and attorney fees in connection with the foregoing.

Section 1.2 <u>Number and Gender</u>. The definition of terms herein shall apply equally to the singular and plural forms of the terms defined. Whenever the context may require, any pronoun should include the corresponding masculine, feminine, and neuter forms.

ARTICLE 2 COVENANTS OF THE DEVELOPER AND THE ECBRA

Section 2.1 <u>Construction of the Development</u>. The Developer shall construct the Development in accordance with proper construction standards and this Agreement. The Developer shall proceed with due care and diligence and commence and complete Eligible Activities and the Development in accordance with this Agreement, and in accordance with any applicable law, regulation, code and ordinance.

Section 2.2 <u>Covenant to Pay Financial Obligations</u>. The Developer and the City will utilize their own funds for their respective portions of the Development. The Developer and City will receive reimbursement from the ECBRA to the extent of available Brownfield Tax Increment Revenues for payment of the Eligible Activities in accordance with the terms of this Agreement, the Brownfield Plan, the Act 381 Work Plan and Act 381 for their respective portions of the Development. Reimbursement for Eligible Activities shall be prioritized as follows:

- (a) First, local tax capture revenues will be applied to the administrative and operating costs and Transaction Costs of the ECBRA;
- (b) Second, Brownfield Tax Increment Revenues will be used to reimburse approved Eligible Activities expenses pursuant to Section 5.1 and Exhibit A to the Developer for Eligible Activities from the Brownfield Tax Increment Revenues until their respective Eligible Activity obligation is met for the first eight years of capture. Beginning in Year 9 of capture, Brownfield Tax Increment Revenues will be used to reimburse the City and the Developer in a pro rata share of unreimbursed balance of their respective Eligible Activity obligation.
- (c) Third, Brownfield Tax Increment Revenues will be deposited into the Local Brownfield Revolving Fund (LBRF).

It is anticipated that there will be sufficient Brownfield Tax Increment Revenues to meet the obligations of the parties under this Agreement. However, if the Development does not result in sufficient revenues to repay such obligations, the Developer and the City agree and understand that the Developer and the City will have no claim or further recourse of any kind or nature against the ECBRA except from available captured tax revenues from the Development.

Section 2.3 <u>**Reimbursement Conditions:**</u> It is expressly understood and agreed that the reimbursement of the ECBRA is subject to the following conditions:

- (a) The Developer and the City shall have performed all of the covenants, obligations, terms and conditions to be performed by it pursuant to this Agreement or other agreement with the ECBRA, and all preconditions to the performance of the Developer and the City respectively have been satisfied.
- The ECBRA shall only be obligated to reimburse Eligible Activity Obligation that (b) has been reviewed and approved by the ECBRA. Approval of the application and subsequent approvals of brownfield plans, work plans, or any other determination of eligibility in no way guarantees or establishes a right to reimbursement of expenditures through tax increment financing prior to review or approval of invoices. Expenditures must be documented to be reasonable for Eligible Activities by submission of invoices and other appropriate documentation. Reimbursement shall only occur pursuant to the terms and conditions of this Agreement, as well as the written policies and procedures of the ECBRA for review and approval of invoices. All invoices for any Eligible Activities on the property must be submitted to the ECBRA for its review within 180 days from the date of the invoice. While the ECBRA may waive this requirement in its discretion for good cause shown, the ECBRA shall be under no obligation to reimburse any invoice for an eligible activity that is not submitted in a timely fashion.
- (c) The Developer and the City have adhered to the Brownfield Plan and Act 381 Work Plan.
- (d) There are adequate Brownfield Tax Increment Revenues.
- (e) The Developer and the City shall provide sworn written waivers of liens by consultants, contractors, and subcontractors providing services for their respective Eligible Activities as described in this Agreement.
- (f) The Developer has paid the real and personal property taxes levied on any portion of the Development for which the Developer is responsible on or before the date the same are payable without interest or penalty. Any appeal to real property tax assessment shall apply to the current tax year only.
- (g) For State tax capture and reimbursement for Environmental Eligible Activities, an Act 381 Work Plan has been approved by the ECBRA and the Michigan Department of Environment, Great Lakes and Energy.

- (h) To the extent captured revenues are available, ECBRA shall pay the Developer and the City annual simple interest on Eligible Activity expenses consistent with the Project Budget as follows:
 - (1) Actual Interest up to the maximum 5 percent shall be paid for the Developer's and City's Eligible Activity expenses that have been incurred, invoiced, and approved by the ECBRA.
 - (2) Interest shall be accrued on the outstanding balance on Eligible Activity expenses after all of the following:
 - (i) Invoices for Eligible Activities and expenses are approved by the ECBRA Board as provided herein.
 - (ii) Substantial completion of the Eligible Activity described in an approved Project Budget under Section 5.1(a); and
 - (iii) A Certificate of Occupancy or other certification of completion has been secured from the appropriate authority.

Section 2.4 Indemnification of Indemnified Persons.

- (a) The Developer shall be considered independent contractors and not agents or employees of the ECBRA or the County. Nor shall any agent or employee of the Developer be considered an agent or employee of the ECBRA or the County. The Developer shall remain responsible for any claims arising out of acts or omissions of the Developer during the performance of this Agreement, as provided by law. Additionally, the Developer and ECBRA shall not be considered engaged in a joint venture or partnership.
- The Developer shall indemnify, defend and hold the Indemnified Persons (b) harmless from any loss, expense (including actual attorney fees) or liability of any nature due to any and all suits, actions, legal or administrative proceedings, or claims arising or resulting from injuries to persons or property as a result of the ownership or operation, use or maintenance of their respective components of the Development from and after the date hereof. If any suit, action or proceeding related to the Development is brought against any Indemnified Person, the Indemnified Person promptly shall give notice to the Developer and the Developer shall defend such Indemnified Person with counsel selected by the Developer, so long as counsel be reasonably satisfactory to the Indemnified Person. In any such proceeding, the Indemnified Person shall cooperate with the Developer and the Developer shall have the right to settle, compromise, pay or defend against any such claim on behalf of such Indemnified Person, except that the Developer may not settle or compromise any claim if the effect of doing so would be to subject the Indemnified Person to criminal penalties, unless such Indemnified Person gives its consent. The Developer shall not be liable for payment or settlement of any such claim or proceeding made without its consent.

- (c) The Developer shall not be obligated to indemnify any Indemnified Person under subsection (b) if the liability arises out of the Indemnified Person's negligence, willful misconduct or breach of this Agreement or the negligence or willful misconduct of any person or entity acting by, through or under any Indemnified Person.
- (d) The Developer also shall indemnify the Indemnified Persons for all reasonable costs and expenses, including actual attorney fees, incurred in enforcing any obligation of the Developer under this Agreement or any related agreement.
- (e) The Developer shall use its reasonable best efforts to assure that, to the extent an Environmental Consultant provides services toward completion of Eligible Activities, at a minimum, the Environmental Consultant shall indemnify, defend, and hold Indemnified Persons harmless from any loss, expense (including actual attorney fees) or liability of any nature due to any and all suits, actions, legal or administrative proceedings, or claims arising or resulting from injuries to persons or property as a result of the actions or services of the Environmental Consultant.
- (f) This indemnification includes any loss, expense (including actual attorney fees), or liability in excess of that covered by any insurance of the Developer and shall survive the termination or expiration of this Agreement. By entering into this Agreement, the parties do not waive any immunities provided by law.

Section 2.5 <u>Eligible Property Access</u>. The Developer shall grant to the ECBRA or its designated agents, access to the Eligible Property to exercise the ECBRA's right to administer or oversee Eligible Activities related to the purposes and pursuant to the terms of this Agreement. The ECBRA shall give 24-hour written notice of its intent to access the Site whenever possible. If notice cannot be given due to an emergency or any other unforeseen circumstance, the ECBRA shall give notice as is reasonable and practicable under the circumstances.

Section 2.6 <u>Separate Covenants and Obligations</u>. Except as expressly provided in Section 2.3, the covenants and obligations of the Developer are separate covenants solely running to and enforceable by the ECBRA, EGLE and/or MSF as provided by law, and to no other party, person, or entity. Unless otherwise expressly provided in this Agreement, a breach or default by the Developer of its obligations to the ECBRA shall not constitute a breach or default of this Agreement or bar enforcement or claims by the other parties. No third-party beneficiary rights, interests, or claims are created by implied contract, operation of law, or any other means.</u>

ARTICLE 3 <u>CONDITIONS PRECEDENT TO OBLIGATIONS OF THE</u> <u>DEVELOPER, CITY AND THE ECBRA</u>

Section 3.1 <u>Conditions Precedent to Obligations of the Developer and City to</u> <u>Acquire and Construct the Development</u>. Any obligation of the Developer and City to acquire and construct their respective portions of the Development, as contemplated herein, are subject to the following conditions precedent which must be satisfied by the Developer and City, as required herein, or waived by ECBRA, except as specifically provided herein:

- (a) No condition, event, action, suit, proceeding or investigation is occurring or threatened to occur, or shall be pending before any court, public board or body to which the Developer, City, County, or ECBRA is a party, or threatened against the Developer, City, County, or ECBRA contesting the validity or binding effect of this Agreement or the validity of the Brownfield Plan or Act 381 Work Plan or which could result in an adverse decision which would have one (1) or more of the following effects:
 - (1) A material adverse effect upon the ability of the ECBRA to collect and use Brownfield Tax Increment Revenues to repay its obligations under this Agreement.
 - (2) A material adverse effect on the ability of the Developer, City or ECBRA to comply with the obligations and terms of this Agreement, the Brownfield Plan, or Act 381 Work Plan.
- (b) There shall have been no Event of Default by the Developer, City and ECBRA and no action or inaction by the ECBRA which eventually with the passage of time could become an Event of Default.
- (c) The Developer, City and ECBRA shall be in compliance with the terms and conditions to be performed by them pursuant to this Agreement.
- (d) Brownfield Tax Increment Revenue and other needed revenue are anticipated, in the ECBRA's sole reasonable judgment, from actual development, imminent development, contractual obligations to pay the equivalent taxes, and other designated sources other than general tax revenues to meet the obligations for Eligible Activities of the Developer, City and/or ECBRA included in the Brownfield Plan and Act 381 Work Plan.
- (e) Approval of the Act 381 Work Plan by EGLE for Environmental Eligible Activities and/or MSF for Non-Environmental Eligible Activities, if applicable.
- (f) The Developer and City have received the consent of any affected utility for relocation, burial or other activity necessary to construct their respective portions of the Development.

- (g) There has been no change in statutes or other law that would negatively impact either party's ability to meet (a)-(f) above.
- (h) The Developer shall make an advance payment to the ECBRA in the amount of \$<u>12,000</u> to cover its expenses attributable to approval of the Application/Work Plan, Development and Reimbursement Agreement, and reimbursement for Eligible Activities as provided herein. This payment will be a pre-approved reimbursable Eligible Activity cost. This payment shall be made within 30 days of approval of this agreement by the ECBRA.

ARTICLE 4 COVENANTS OF THE ECBRA

Section 4.1 <u>Adoption of Brownfield Plan</u>. The ECBRA and County Board have approved the Brownfield Plan, with the concurrence of the City Council, and, if applicable, the ECBRA has approved Act 381 Work Plan(s), which provides for the payment of ECBRA Administrative and Transaction Costs and the preparation and approval of the Brownfield Plan and Act 381 Work Plan, and reimbursement for the Developer Eligible Activities expenses that have been conducted, completed and approved in accordance with the scope and terms of this Agreement, the Brownfield Plan, and Act 381 Work Plan.

Section 4.2 <u>Completion of Eligible Activities</u>. Upon the satisfactory completion of any Eligible Activities by the Developer or City as described in Exhibit A, the ECBRA shall, to the extent Brownfield Tax Increment Revenues are available, reimburse the Developer or City in accordance with the terms set forth in this Agreement. If the Developer or City incurs any expenses or costs for any activities other than the Eligible Activities or the Eligible Activity costs exceed the Maximum Costs of Eligible Activities as set forth in Exhibit A, as amended or supplemented, the Developer or City shall bear such costs without any obligation on the part of the ECBRA. If the costs of Eligible Activities forth in the Brownfield Plan, as amended or supplemented, are less than Maximum Costs of Eligible Activities, then the Developer or City shall have no further right of reimbursement beyond their actual costs.

Section 4.3 <u>ECBRA or Contract Manager Oversight</u>. The ECBRA may retain the services of a qualified contract manager to exercise oversight of the Developer and City and their environmental consultant, contractors, or subcontractors, for the purposes of assuring that the activities, invoices, and accounting by the Developer and City are fair, reasonable, and constitute Eligible Activities within the meaning and scope of this Agreement, the Brownfield Plan, the Act 381 Work Plan(s), and Act 381. The Developer and City shall provide the ECBRA and its contract manager access to data, reports, sampling results, invoices, and related documents reasonably necessary to fulfill the exercise of such oversight. It is expressly understood that the ECBRA has no right to control or to exercise any control over the actual services or performance by the

Developer and City of the Eligible Activities, except as to assurance that the Developer and City have met the conditions and requirements of this Agreement.

ARTICLE 5

CONDITIONS PRECEDENT TO ECBRA OBLIGATIONS

Section 5.1 Conditions Precedent to ECBRA's Reimbursement Obligation for Eligible Activities. The obligations of the ECBRA for reimbursements of costs to the Developer and the City for completion of Eligible Activities expenses as contemplated herein shall be subject to the following conditions precedent which must be satisfied by the Developer and City as required herein, except as expressly provided in this Agreement or otherwise waived in writing by the ECBRA. It is expressly agreed that the ECBRA makes or gives no assurance of payment to the Developer or the City by the mere fact that an Eligible Activity or a dollar amount for such activity is identified in the Brownfield Plan and/or Act 381 Work Plan, or as hereafter supplemented or amended, and that it shall have the right to review and approve all written summaries of and invoices for Eligible Activities for the reasonableness of services performed by any consultant, contractor, or subcontractor under this Agreement. However, so long as an Eligible Activity by the Developer or the City has been approved and is authorized by Act 381 and has been completed and approved in accordance with the following procedure and this Agreement and to the extent Brownfield Tax Increment Revenues are available, the Developer and the City shall be entitled to reimbursement for its Eligible Activities expenses. The approval of the Brownfield Plan, Act 381 Work Plan, or the project budget described below is not a guarantee that there will be sufficient Brownfield Tax Increment Revenues to reimburse the Eligible Activities, and if for any reason, the revenues are insufficient or there are none, the Developer or the City assume full responsibility for any such loss or cost of any Eligible Activity conducted.

- (a) The Developer and the City will present a project budget for each stage of the Development to the ECBRA Consultant at least two weeks prior to the commencing of work. The project budget will provide detailed cost estimates or contractor quotes or bids.
- (b) The Developer and the City shall submit invoices of its Eligible Activities expenses and a written statement demonstrating a factual basis that it has completed the Eligible Activities to the ECBRA Consultant for preliminary review and approval within 180 days of completion of the Eligible Activity. Submission of a request for reimbursement by the Developer and City for their Eligible Activity expenses will include the following information as may be required by the ECBRA:
 - (1) a written statement detailing the costs.
 - (2) a written explanation as to why reimbursement is appropriate under the Brownfield Plan.

- (3) Copies of invoices from the consultants, contractors, engineers, attorneys or others who provided such services; and
- (4) A statement from the engineer or project manager overseeing the work on behalf of the Developer or the City recommending payment.

Documentation of the costs incurred shall be provided including proof of payment, liens waivers, and detailed invoices for the costs incurred in sufficient detail to determine whether the costs incurred were for Eligible Activities. The ECBRA shall not be required to reimburse any request that is not submitted within 180 days after the expense is incurred.

- (C) Within 60 days after submittal of an invoice or invoices under (b) above, the ECBRA Consultant or contract manager shall review and approve or reject the reasonableness of the invoice(s) and activity as eligible or ineligible and, if recommended, shall present the invoice(s) to the ECBRA for approval. In the event of an objection, the ECBRA Consultant or contract manager will notify the Developer or the City within the 60-day time period, and the Developer shall meet to resolve or cure the objection. If the objection is not resolved or cured within 45 days, there is no obligation to pay the portion of the invoice(s) objected to until the parties have mutually agreed in writing through an alternative dispute mediation or there is a final judgment or order of a court of competent jurisdiction directing payment. It is expressly agreed that the ECBRA does not make or give any assurance of payment to the Developer or the City by the mere fact that an Eligible Activity or a dollar amount for such activity is identified in the Brownfield Plan or Act 381 Work Plan and that the ECBRA shall have the right to review and approve or deny reimbursement for any invoices for Eligible Activities based on the reasonableness of services performed by any consultant or contractor under this Agreement.
- (d) Payment for approved invoices from Brownfield Tax Increment Revenues from the Development will be made annually no later than 30 days after settlement is completed by the Emmet County Treasurer.
- (e) No condition, event, action, suit, proceeding or investigation is occurring or threatened to occur, or shall be pending before any court, public board or body to which the Developer, City, County, or ECBRA is a party, or threatened against the Developer, City, County, or ECBRA contesting the validity or binding effect of this Agreement or the validity of the Brownfield Plan or which could result in an adverse decision which would have one (1) or more of the following effects:
 - (1) A material adverse effect upon the ability of the ECBRA to collect and use Brownfield Tax Increment Revenues to repay its obligations under this Agreement.

- (2) A material adverse effect on the ability of the Developer, City or ECBRA to comply with the obligations and terms of this Agreement, the Brownfield Plan, or the Act 381 Work Plan.
- (3) There shall have been no Event of Default by the ECBRA and no action or inaction by the ECBRA which eventually with the passage of time could become an Event of Default.
- (f) The Developer, City and ECBRA shall have performed all of the terms and conditions to be performed by it pursuant to this Agreement.
- (g) Brownfield Tax Increment Revenue and other needed revenue are anticipated, in the ECBRA's sole reasonable judgment for actual development, imminent development, contractual obligations to pay the equivalent taxes, and other designated sources other than general tax revenues to meet the obligations for Eligible Activities of the City and/or ECBRA included in the Brownfield Plan and Act 381 Work Plan.
- (h) For State tax capture and reimbursement, approval of the Act 381 Work Plan by the ECBRA and the EGLE for Environmental Eligible Activities and MSF for Non-Environmental Eligible Activities, if required under Act 381.
- (i) Proper approvals required under applicable federal and state laws or regulations, and local ordinances, codes or regulations for land use and the Development and Public Improvements have been secured.
- (j) There has been no change in statutes or other law that would have one or more of the effects described in (e) above.
- (k) The Developer or the City has received the consent of any affected utility for relocation, burial or other activity necessary to construct their respective portions of the Development.
- (I) The Developer and the City shall have performed all of the terms and conditions to be performed by it.

ARTICLE 6 REPRESENTATIONS AND WARRANTIES

Section 6.1 <u>Representations and Warranties of ECBRA</u>. ECBRA represents and warrants to the Developer and City that:

(a) ECBRA is a public body corporate, established pursuant to Act 381, with all necessary corporate powers pursuant to that Act to enter into and perform this Agreement.

- (b) The execution and delivery of this Agreement has been duly authorized by all requisite action on the part of the ECBRA, and this Agreement constitutes a valid and binding agreement of the ECBRA enforceable in accordance with its terms, except as enforceability may be limited by bankruptcy, insolvency, fraudulent conveyance or other laws affecting creditors' rights generally, now existing or hereafter enacted, and by the application of general principles of equity, including those relating to equitable subordination.
- (c) Neither the execution nor delivery of this Agreement nor the consummation of the transactions contemplated hereby is in violation of any provision of any existing law or regulation, order or decree of any court or governmental entity, or any agreement to which the ECBRA is a party or by which the ECBRA is bound.

Section 6.2 <u>Representations and Warranties of the City</u>. The City represents and warrants to the Developer and ECBRA that:

- (a) The City is a Michigan municipal corporation, with all necessary corporate powers to enter into and perform this Agreement.
- (b) The execution and delivery of this Agreement has been duly authorized by all requisite action on the part of the City, and this Agreement constitutes a valid and binding agreement of the City enforceable in accordance with its terms, except as enforceability may be limited by bankruptcy, insolvency, fraudulent conveyance or other laws affecting creditors' rights generally, now existing or hereafter enacted, and by the application of general principles of equity, including those relating to equitable subordination.
- (c) Neither the execution nor delivery of this Agreement nor the consummation of the transactions contemplated hereby is in violation of any provision of any existing law or regulation, order or decree of any court or governmental entity, or any agreement to which the City is a party or by which the City is bound.

Section 6.3 <u>Representations and Warranties of the Developer</u>. The Developer represents and warrants to the ECBRA that:

(a) The Developer (i) is duly organized and validly existing as a Michigan corporation, limited liability company, or a 501(c)(3) non-profit organization in good standing under the laws of the State of Michigan, with power under the laws of such state to carry on their business as now being conducted; (ii) are duly qualified to do business in the State of Michigan, and (iii) have the power and authority to consummate the transactions contemplated under this Agreement by the Developer.

- (b) There is no material violation or default by the Developer of any provision of its Articles of Organization or Operating Agreement, or under any indenture, contract, mortgage, lien, agreement, lease, loan agreement, note, order, judgment, decree or other instrument of any kind or character to which they are a party and by which they are bound, or to which they or any of their assets are subject, and compliance with the terms, conditions and provisions of this Agreement does not conflict with and will not result in or constitute a breach of or default under any of the foregoing, wherein default, breach or violation would materially and adversely affect any of the transactions contemplated by or the validity of this Agreement.
- (c) The execution and delivery of this Agreement and the consummation of the transactions contemplated hereby have been duly authorized by all requisite action on the part of the Developer and this Agreement constitutes a valid and binding agreement of the Developer in accordance with its terms, except as enforceability may be limited by bankruptcy, insolvency, fraudulent conveyance or other laws affecting creditors' rights generally, now existing or hereafter enacted, and by the application of general principles of equity, including those relating to equitable subordination.
- (d) Except as a part of the performance and completion of Eligible Activities under the terms of this Agreement, the Developer and their contractors or subcontractors shall not use the Site for the storage, treatment or disposal of hazardous or toxic wastes of unaffiliated third parties and shall comply with all applicable federal, state and local laws, regulations, rules, ordinances, codes, decrees and orders in connection with any use of the Site, and shall obtain all necessary permits in connection therewith.
- (e) The Developer warrants that they will comply with all obligations, covenants and conditions required of them or their agents or contractors under the terms of this Agreement.

ARTICLE 7 INSURANCE

<u>Section 7.1 Insurance</u>. The Developer and any contractor(s) or subcontractor(s) shall purchase and maintain insurance not less than the limits set forth below as applicable and necessary. The Developer and any contractor(s) and subcontractor(s) shall maintain such other insurances as they deem appropriate for their own protection and liabilities.

(a) Worker's Disability Compensation Insurance including Employers Liability Coverage in accordance with all applicable statutes of the State of Michigan.

- (b) Commercial General Liability Insurance on an "Occurrence Basis" with limits of liability not less than \$1,000,000 per occurrence and \$2,000,000 aggregate combined single limit. Coverage shall include the following: (A) Contractual Liability; (B) Products and Completed Operations; (C) Independent Contractors Coverage; (D) Broad Form General Liability Endorsement or Equivalent.
- (c) Motor Vehicle Liability Insurance, including Michigan No-Fault Coverage, with limits of liability of not less than \$1,000,000 per occurrence for Bodily Injury and Property Damage. Coverage shall include all owned vehicles and all leased vehicles.
- (d) Contractor's Pollution Liability Insurance provided by Contractors, subcontractors and site work contractors engaging in environmental response activities, covering any sudden and non-sudden pollution or environmental impairment, including cleanup costs and defense, with limits of liability of not less than \$1,000,000 per occurrence (with first party and third-party coverage).

<u>Section 7.2 Cancellation Notice</u>. It is understood and agreed that thirty (30) days advanced written notice of cancellation, non-renewal, reduction and/or material change to any insurance policy specified above shall be sent to the ECBRA.

Section 7.3 Additional Insured. The Commercial General Liability Insurance, Motor Vehicle Liability Insurance, Professional Liability Insurance, and Auto Pollution Liability Insurance, as described above, held by the Developer, and their Environmental Consultant and contractors, as appropriate shall have an endorsement including the Emmet County Brownfield Redevelopment Authority and Emmet County as additional insured. It is understood and agreed by naming the ECBRA and County as additional insureds, coverage afforded is considered to be primary and any other insurance the ECBRA or County may have in effect shall be considered secondary and/or in excess.

<u>Section 7.4. Proof of Insurance</u>. The Developer or any contractor or subcontractor shall make available copies of certificates of insurance for each of the policies mentioned above to the ECBRA upon request. If so requested, certified copies of all policies will be furnished.

ARTICLE 8 REMEDIES AND TERMINATION

<u>Section 8.1 Alternative Dispute Mediation</u>. If a dispute arises between the parties to this Agreement, the parties shall seek an alternative means of resolving the dispute as a condition precedent to litigation. Therefore, the parties agree to the following terms and conditions:

- (a) The party bringing in a claim shall give notice to the other party and, in writing, propose a meeting in which to discuss and attempt to resolve the claim within seven (7) days after the claim arises.
- (b) In the event the meeting between the parties to resolve the claim does not resolve the dispute or does not take place within said seven (7) day period, the parties shall designate, by mutual agreement, an independent mediator who shall convene a meeting of the parties within a period of twenty-one (21) days after the initial meeting between the parties. The mediator shall render his/her decision within ten (10) days of meeting with the parties. In the event that the mediator does not render a decision within said time period, the party bringing the claim shall have the right to proceed with litigation.
- (c) The purpose of the mediator is to attempt to resolve the dispute between the parties. The mediator shall not be empowered with the authority to render a binding opinion or award.
- (d) During the pendency of this alternative dispute resolution process, the parties agree that any statute of limitations applicable to all claims that are the subject of this mediation process shall be tolled.

<u>Section 8.2 Remedies for Default.</u> The ECBRA or the non-defaulting party will provide notice to the defaulting party of the nature and extent of the default. The defaulting party will have 45 days to remedy the default.

<u>Section 8.3 Remedies upon Default</u>. Upon the occurrence of an Event of Default which has not been remedied under Section 8.1 or Section 8.2, the non-defaulting party shall have the right to terminate this Agreement with the defaulting party or, at the election of such non-defaulting party, may obtain any form of relief permitted under the applicable laws and court rules of the State of Michigan, including the right to seek and obtain a decree of specific performance by a court of competent jurisdiction.

ARTICLE 9 MISCELLANEOUS

Section 9.1 <u>Term</u>. The term of this Agreement shall commence on the date first written above and shall expire upon payment in full of ECBRA's obligations under this Agreement or thirty (30) years from the first year of capture, estimated to begin 2024, whichever is first, or pursuant to the terms of the Brownfield Plan or Act 381 Work Plan and Act 381.

Section 9.2 <u>Assignment of this Agreement</u>. No party to this Agreement may transfer, assign or delegate to any other person or entity all or any part of its rights or obligations

arising under this Agreement, including the right to reimbursement from Brownfield Tax Increment Revenue, without the prior written consent of all other parties hereto, which consent will not be unreasonably withheld. This provision does not limit the transfer of membership interest within the Developer.

Section 9.3 <u>Notices</u>. All notices, certificates or communications required by this Agreement to be given shall be in writing and shall be deemed delivered when personally served, or when received if mailed by registered or certified mail, postage prepaid, return receipt requested, addressed to the respective parties as follows:

If to ECBRA:	Tammy Doernenburg, Planning Director Emmet County c/o Emmet County Clerk, Suite 130 200 Division Street Petoskey, Michigan 49770
If to City:	Shane Horn, City Manager City of Petoskey 101 E. Lake Street Petoskey, Michigan 49770
If to:	<name> <entity> <address> <city>, <state> <zip></zip></state></city></address></entity></name>

or to such other address and/or representative as such party may specify by appropriate notice.

Section 9.4 <u>Amendment and Waiver</u>. No amendment or modification to or of this Agreement shall be binding upon any party hereto until such amendment or modification is reduced to writing and executed by all parties hereto. No waiver of any term of this Agreement shall be binding upon any party until such waiver is reduced to writing, executed by the party to be charged with such waiver, and delivered to the other parties hereto.

Section 9.5 <u>Entire Agreement</u>. This Agreement contains all agreements between the parties. There are no other representations, warranties, promises, agreements or understandings, oral, written or implied, among the parties, except to the extent reference is made thereto in this Agreement.

Section 9.6 <u>Execution in Counterparts</u>. This Agreement may be executed in counterparts, each of which shall be an original and all of which shall constitute the same instrument.

Section 9.7 <u>Captions</u>. The captions and headings in this Agreement are for convenience only and in no way limit, define or describe the scope or intent of any provision of this Agreement.

Section 9.8 Governing Laws/Consent to Jurisdiction and Venue. This Contract shall be governed, interpreted, and enforced by the laws of the State of Michigan. Except as otherwise required by law or court rule, any action brought to enforce, interpret, or decide any Claim arising under or related to this Contract shall be brought in the 57th Judicial Circuit Court of the State of Michigan, the 90th District of the State of Michigan, or the United States District Court for the Western District of Michigan, as dictated by the applicable jurisdiction of the court. Except as otherwise required by law or court rule, venue is proper in the courts set forth above.

Section 9.9 Mutual Cooperation. Each party to this Agreement shall take all actions required of it by the terms of this Agreement as expeditiously as possible and shall cooperate to the fullest extent possible with the other parties to this Agreement and with any individual entity or governmental agency involved in or with jurisdiction over the engineering, design, construction or operation of the Development, or any other improvements which are undertaken in connection with the foregoing, in the granting and obtaining of all easements, rights of way, permits, licenses, approvals and any other permissions necessary for the construction or operation thereof. Each party to this Agreement shall execute and deliver all documents necessary to accomplish the purposes and intent of this Agreement including, but not limited to, such documents or agreements as may be required by the lenders of the Developer with respect to the Development to secure the financing from such lenders. Each party to this Agreement also shall use its best efforts to assist the other parties to this Agreement in the discharge of their respective obligations hereunder and to assure that all conditions precedent to the completion of the Development are timely satisfied.

Section 9.10 <u>Binding Effect</u>. This Agreement shall be binding upon the parties hereto and upon their respective successors and assigns.

Section 9.11 <u>Brokerage Fees</u>. The ECBRA, the Developer, and the City represent and warrant to the others that no broker or finder has been engaged in connection with this Agreement.

Section 9.12 <u>Condominium Documents</u>. The Developer agrees to put notice of this Agreement in any condominium Master Deed, if a condominium project is developed on this land.

Section 9.13 Order of Precedence. In the event of conflict between the terms and conditions of this Agreement, any attachments hereto and Act 381, the order of precedence shall be: (a) Act 381; (b) this Agreement; (c) Brownfield Plan; and (d) Act 381 Work Plan.

The ECBRA, the City and the Developer have caused this Agreement to be duly executed and delivered as of the date first written above.

<ENTITY>

By: <NAME> Its: <TITLE>

APPROVED AS TO SUBSTANCE:

City of Petoskey

By: Shane Horn Its: City Manager By: John Murphy Its: Mayor

APPROVED AS TO FORM:

By: James Murry, Civil Counsel City of Petoskey

APPROVED AS TO SUBSTANCE:

EMMET COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY

By: Tammy Doernenburg County Planning and Zoning Director By: Sean Pollion Its: Chair

APPROVED AS TO FORM:

By: Joellen Shortly, Civil Counsel Emmet County

EXHIBIT A: BROWNFIELD PLAN AND ACT 381 WORK PLAN



ACT 381 BROWNFIELD PLAN

LOFTS AT LUMBER SQUARE 900 EMMET STREET PETOSKEY, MICHIGAN 49770

Emmet County Brownfield Redevelopment Authority

November 2022

Prepared by:

Mac McClelland Otwell Mawby, P.C. <u>mac@otwellmawby.com</u> 231.633.6303

> Concurrence by Petoskey City Council: <u>November 21, 2022</u>

Approved by Emmet County Brownfield Redevelopment Authority: <u>November 28, 2022</u>

Public Hearing: <u>December 20, 2022</u>

Approved by Emmet County Board of Commissioners: <u>December 20, 2022</u>

Brownfield Plan Lofts at Lumber Square City of Petoskey, Emmet County, Michigan

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FIGURES

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Table 1.1 Environmental Eligible Activities Costs and Schedule

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ATTACHMENTS

Attachment A – Brownfield Plan Resolutions

Project Summary

CF Initiatives, LLC, a limited liability corporation formed by the Petoskey-Harbor Springs Area Community Foundation, has acquired the former Hankey Lumber Company property at 900 Emmet Street in Petoskey to secure the opportunity for workforce housing. The Foundation is collaborating with G.A. Haan Development, LLC., a Michigan corporation based in Harbor Springs with extensive experience in workforce and affordable housing. The proposed redevelopment, Lofts at Lumber Square, will include the construction of a single three-story building with one-, two- and three-bedroom apartments totaling 60 units available to moderate income families. The total investment is estimated at \$17 million.

There are extraordinary development costs that impact the economic viability of the project, including environmental due diligence and response activities, lead and asbestos abatement, demolition, and site preparation activities, that can be reimbursed through the capture of increased incremental taxes generated by additional private investment on the property through the approval of a Brownfield Plan.

In addition, public infrastructure, including continued linkage and expansion of the Greenway, are Brownfield Eligible Activities because the City of Petoskey is a Qualified Local Unit of Government (Core Community) and can be reimbursed through Brownfield Tax Increment Financing (TIF), leverage future local revenues generated by the project, as well as State revenues with State approval.

Environmental investigations have identified the presence of contaminants in soil and groundwater exceeding EGLE Generic Cleanup Criteria and a Baseline Environmental Assessment had been prepared and submitted to Michigan Department of Environment, Great Lakes and Energy (EGLE). As a result, the property is a Part 201 Facility and qualifies as Brownfield Eligible Property under Act 381.

Project Name:	Lofts at Lumber Square
Project Location:	The Eligible Property is comprised of seven parcels in the City of Petoskey, all with the address of 900 Emmet Street.
Type of Eligible Property:	Part 201 Facility
Eligible Activities:	Baseline Environmental Assessment Activities, Due Care Activities, Asbestos Abatement, Demolition, Site Preparation, Infrastructure

Eligible Activ	ities	Environmental Non-I	Environmental	TOTAL	
Eligible Activities		\$187,450	\$2,327,310	\$2,514,760	
Interest		\$55,305	\$637,980	\$693 , 285	
ELIGIBLE ACTIVITY SUBTOTAL		\$242,755	\$2,965,290	\$3,208,045	
Brownfield Plan Development	and Approval	\$5,000	\$25,000	\$30,000	
Brownfield Plan Implementation	on	\$10,000	\$140,000	\$150,000	
TOTAL ELIGIBLE ACTIVITY		\$257,755	\$3,130,290	\$3,388,045	
Administrative and Operating	Cost (Local Only)	\$10,000	\$40,000	\$50,000	
Years to Complete Eligible Activities Payback:	22 years Local Capture, 24 years State Capture	Estimated Investment:	\$17,000	\$17,000,000	
		Estimated Annual Tax Revenue in First Year After Brownfield Obligati	ion: \$234,00	6	

BROWNFIELD PLAN

LOFTS AT LUMBER SQUARE CITY OF PETOSKEY, EMMET COUNTY, MICHIGAN

EMMET COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY

1.0 INTRODUCTION

Act 381, P.A. 1996, as amended, was enacted to promote the revitalization, redevelopment and reuse of contaminated, tax reverted, blighted, functionally obsolete, or historically designated property through incentives adopted as part of a Brownfield Plan. The Brownfield Plan outlines the qualifications, costs, impacts, and incentives for the project.

The Brownfield Plan must be approved by the brownfield redevelopment authority established under Act 381 and the governing body of the authority's municipality in order to take effect, with the concurrence of the local unit of government in which the Brownfield project is located for county brownfield authorities. The Michigan Department of Environment, Great Lakes and Energy must approve Environmental Eligible Activities and the Michigan Strategic Fund must approve Non-Environmental Eligible Activities for State tax capture. The Emmet County Board of Commissioners established the Emmet County Brownfield Redevelopment Authority under the procedures required under Act 381 and filed with the Secretary of State on July 26, 1999.

This Brownfield Plan is for the development of Lofts at Lumber Square in the City of Petoskey, Emmet County, Michigan. The Brownfield Plan describes the public purpose and qualifying factors for determining the site as an Eligible Property, the Eligible Activities and estimated costs, the impacts of tax increment financing, and other project factors.

1.1 Proposed Redevelopment and Future Use for Each Eligible Property

The proposed redevelopment will redevelop the former Hankey Lumber property and adjacent property into a 60 unit apartment complex with one-, two-, and three bedroom units for moderate income individuals and families. The project includes a collaborative arrangement for public infrastructure improvements to the Greenway to provide non-motorized and recreation facilities to the Eligible Property and community. The property is zoned B2-B Mixed Use Corridor.

The estimated private investment is anticipated at \$17,000,000, plus \$1,300,000 for the public infrastructure improvements. Site work is anticipated to begin in Spring 2023 with the completion in Fall 2024. The project is located in the City of Petoskey, a Qualified Local Governmental Unit (QLGU).

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1.2 Eligible Property Information

Parcel Number	Address	Acreage	Qualifying Status	Initial Taxable Value (as of 12/31/21)	SEV
52-19-06-402-016	900 Emmet	0.34	Part 201 Facility	\$65 <i>,</i> 280	\$104,900
52-19-06-402-034	900 Emmet	0.13	Adjacent	\$5,900	\$5,900
52-19-06-402-038	900 Emmet	0.21	Adjacent	\$10,000	\$10,000
52-19-06-402-052	900 Emmet	0.17	Adjacent	\$8,160	\$38,800
52-19-06-402-072	900 Emmet	0.14	Adjacent	\$500	\$500
52-19-06-402-073	900 Emmet	0.04	Adjacent	\$0	\$0
52-19-06-402-074	900 Emmet	0.47	Part 201 Facility	\$41,412	\$49,800
	TOTAL	1.5		\$131,252	\$209,900

The Eligible Property includes seven parcels at one address, as described below:

1.3 Public Purpose MCL 125.2664(5):

The redevelopment of the vacant former Hankey Lumber and adjacent property and the development of a 60unit apartment complex for moderate income individuals and families will meet a critical community need for affordable and workforce housing, increase property taxes, and provide for public infrastructure improvements. After the Brownfield Obligation is met, the project is estimated to generate property taxes at **\$234,006** per year.

2.0 INFORMATION REQUIRED BY SECTION 13(2) OF THE STATUTE

2.1 Description of Project and Plan Costs MCL 125.2663(2)(a):

The project includes the redevelopment of the former Hankey Lumber and adjacent property into a 60-unit apartment complex and public infrastructure improvements, including the extension of the Greenway. The Brownfield Plan includes Environmental and Non-Environmental Eligible Activities:

Environmental Eligible Activities include:

- Baseline Environmental Assessment Activities
 - Phase I Environmental Site Assessment
 - o Phase II Environmental Site Assessment
 - Baseline Environmental Assessment
- Due Care Activities
 - Due Care Investigation, Planning and Documentation
 - Due Care Response Activities

Non-Environmental Eligible Activities include:

- Lead and Asbestos Abatement
- Demolition
- Site Preparation
- Public Infrastructure

Other Eligible Activities (EA) include:

- Brownfield Plan development and approval;
- Brownfield Plan implementation; and
- Administrative and operating costs of the ECBRA with local tax capture only.
- Interest (Estimated at 5.0% for 10 years for Private and public EA)

Eligible Activities	Environmental	Non-Environmental	TOTAL
Eligible Activities	\$187,450	\$2,327,310	\$2,514,760
Interest	\$55,305	\$637,980	\$693,285
ELIGIBLE ACTIVITY SUBTOTAL	\$242,755	\$2,965,290	\$3,208,045
Brownfield Plan Development and Approval	\$5,000	\$25,000	\$30,000
Brownfield Plan Implementation	\$10,000	\$140,000	\$150,000
TOTAL ELIGIBLE ACTIVITY	\$257,755	\$3,130,290	\$3,388,045
Administrative and Operating Cost (Local Only)	\$10,000	\$40,000	\$50,000

Additional detail is provided in Table 1.1: Environmental Eligible Activities and Table 1.2 Non-Environmental Eligible Activities.

The cost of Eligible Activities included in and authorized by this Brownfield Plan will be reimbursed with incremental applicable local and state tax revenue generated by the increased private investment on the Eligible Property and captured by the ECBRA, subject to any limitation and conditions described in this Brownfield Plan, Act 381 Work Plan and the terms of a Reimbursement Agreement between the Developer, the ECBRA, and the City of Petoskey. State tax capture requires approval of an Act 381 Work Plan by the Michigan Department of Environment, Great Lakes and Energy (EGLE) for Environmental Eligible Activities and the Michigan Strategic Fund (MSF) for Non-Environmental Eligible Activities, with exemptions for certain Eligible Activities, including Baseline Environmental Assessment and Due Care Investigation and Planning Activities.

The Eligible Activity costs included in this Brownfield Plan are estimated and may increase or decrease depending on the nature and extent of unknown conditions encountered on the Eligible Property or other circumstances. Reimbursement will be based on the actual cost of Eligible Activities approved under this Brownfield Plan and an Act 381 Work Plan from Brownfield Tax Increment Financing (TIF) revenues captured by the Authority and shall be governed by the terms and conditions of the Reimbursement Agreement and Section 2 of Act 381 of 1996, as amended (MCL 125.2652). This Brownfield Plan and the Reimbursement Agreement establish the maximum Eligible Activity cost. Line-item Eligible Activity may be adjusted after the adoption of this Brownfield Plan with the approval of the Authority, as long as the total maximum Eligible Activity cost is not exceeded.

2.2 Summary of Eligible Activities MCL 125.2663(2)(b):

Act 381 provides for the costs of certain Environmental and Non-Environmental Eligible Activities to be reimbursed through tax increment financing. The following is a summary of Environmental Eligible Activities and Non-Environmental Eligible Activities.

EGLE Eligible Activities

- <u>Baseline Environmental Assessment (BEA) Activities</u>: BEA Activities include Phase I Environmental Site Assessments (ESAs), Phase II ESAs, and a Baseline Environmental Assessment to provide an exemption for the developer and assigns from environmental liability for pre-existing contamination. Act 381 includes provisions for Baseline Environmental Activities to be conducted prior to the approval of a Brownfield Plan for local tax capture (Section 13b.(9)(b)) and for State tax capture without EGLE approval (Section 13b.(8)(ab)), as long as included in a subsequent Brownfield Plan.
 - A. <u>Phase I ESA</u>: A Phase I ESA has been conducted for the Eligible Property consistent with ASTM Standard E1527-13. The Phase I ESA includes a review of historical and current information, including regulatory agency files, historical maps, and past uses to evaluate the potential for contamination, a site inspection of both the grounds and the exterior and interior of buildings on the property, and interviews with individuals knowledgeable about the past use of the property to identify any Recognized Environmental Conditions (RECs). The Phase I report identified the following RECs:
 - 1. The historical use of the subject property as a lumber and coal yard from at least 1913 to 2004 with documented railroad tracks and spurs on the property. Previous site assessment activities conducted in 2008 documented soil contamination above EGLE Criteria.
 - 2. Adjoining property at 924 Emmet Street with documented underground storage tanks operated as a grocery store and gas station.
 - Adjoining property at 126 Fulton Street operated as an automotive truck repair business from 1941 to 1969.
 - 4. Railroad right-of-way located directly west of the property.

- B. <u>Phase II ESA</u>: A prior Phase II Environmental Site Assessment was conducted for the Eligible Property in 2008 that identified the presence of Polynuclear Aromatic Hydrocarbons (PNAs) in soil above Direct Contact and Volatilization to Indoor Air Pathway and metals in soil above Drinking Water Criteria and Groundwater Surfacewater Interface Criteria. A subsequent Phase II ESA was conducted in February 2022 to investigate the RECs as part of the environmental due diligence process for property acquisition. Analysis of the soil samples identified the presence of Semi-Volatile Organic Compounds (SVOCs) above Part 201 Groundwater Surfacewater Interface Protection Criteria and Volatilization to Indoor Air Pathway.
- C. <u>Baseline Environmental Assessment</u>: A Baseline Environmental Assessment (BEA) has been prepared on behalf of the CF Initiative, LLC to provide an exemption from environmental liability for preexisting contamination.
- 2. <u>Due Care Investigation and Activities</u>: While the BEA provides an exemption from environmental liability for pre-existing contamination, new purchasers have due care obligations to prevent exposure to or exacerbation of pre-existing contamination. Act 381 includes provisions for Due Care Investigation Activities to be conducted prior to the approval of a Brownfield Plan for local tax capture (Section 13b.(9)(b)) and for State tax capture without EGLE approval (Section 13b.(8)(a,c)), as long as included in a subsequent Brownfield Plan. There are three primary due care activities proposed under this Brownfield Plan:
 - A. <u>Due Care Investigation</u>: Due to the presence of contaminated soils on the Eligible Property, additional investigation will be required to determine if exposure pathways are complete and if mitigation measures are required.
 - B. <u>Due Care Planning and Documentation</u>: Following the completion of the due care investigation and determination of the redevelopment details of each future land use, the data summary and recommendations for meeting due care obligations will be included in a Response Activity Plan/Due Care Plan. The Response Activity Plan/Due Care Plan will describe the known contamination, proposed redevelopment activities, plans for mitigating unacceptable exposures and preventing exacerbation, recommendations for filing abandon container notices, notices to third parties who may be exposed to contamination (e.g., utility workers), and filing of Notices of Migration of Contamination, if necessary. In addition, an Environmental Construction Management Plan will be prepared to detail measures to protect on-site workers and construction measures to meet due care

obligations. Once the due care measures are completed, Documentation of Due Care Compliance will be compiled.

C. <u>Due Care Exposure Pathway Mitigation</u>: The Response Activity Plan/Due Care Plan and Environmental Construction Management Plan will identify specific measures to be taken to address due care requirements. These activities could include soil remediation; developing and implementing a soils management plan to safely relocate soils on the property or remove soils for transport and disposal to a licensed landfill; and/or institutional/engineering controls if necessary. These measures will be subject to approval of an Act 381 Work Plan by EGLE for State tax capture.

Other Activities

<u>Brownfield Plan and Work Plan Preparation</u>: The preparation and approval of the Brownfield Plan and Act 381 Work Plans are included as Eligible Activities. These costs are allocated between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Brownfield Plan and Work Plan Implementation</u>: The implementation of the Brownfield Plan and Act 381 Work Plans are included as Eligible Activities. These costs are allocated between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Administrative and Operating Costs:</u> An estimate of reasonable and actual administrative and operating costs of the Emmet County Brownfield Redevelopment Authority (ECBRA) is included as Eligible Activities as a Local Only Cost. These costs are split between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Interest</u>: Interest is included as an Eligible Activity. Interest is calculated at 5.0% for 10 years for Environmental Eligible Activity costs for the purposes of this Brownfield Plan.

The following tables estimate the costs for Environmental Eligible Activities to be funded by tax increment revenues.

Eligible Activities	Estimated Cost		
Baseline Environmental Assessment	\$38,000		
Due Care Activities	\$125,000		
Contingency (15%)	\$24,450		
EGLE Eligible Activities Subtotal	\$187,450		
Interest	\$55,305		
EGLE Environmental Eligible Activities Total	\$242,755		
Brownfield Plan/Work Plan Development and Approval Cost	<u>\$5,000</u>		
Brownfield Plan/Work Plan Implementation Cost	<u>\$10,000</u>		
ENVIRONMENTAL ELIGIBLE ACTIVITIES TOTAL	\$257,755		
ECBRA Administrative and Operation Costs	<u>\$10,000</u>		

EGLE Environmental Eligible Activity Cost

MSF Non-Environmental Eligible Activities

MSF Non-Environmental Eligible Activities are included under this Brownfield Plan under the auspices of Act 381. The MSF Non-Environmental Eligible Activities include lead and asbestos abatement, demolition, site preparation and infrastructure.

 Lead and Asbestos Abatement: NESHAP regulations require a lead and asbestos survey prior to disturbance of commercial buildings to demonstrate Potential Asbestos Containing Materials (PACMs) do not contain asbestos by properly testing materials in accordance with OSHA standards. Demolition or remodeling buildings that contain lead, cadmium and/or asbestos is subject to regulations to protect the health of the persons that may be affected.

Lead and Asbestos Abatement	Total
Pre-Demolition Survey	\$3,000
Monitoring	\$5,000
Abatement	\$30,000
Contingency (15%)	\$5,700
TOTAL	\$43,700

 <u>Demolition</u>: Demolition of the remaining structures and site features will be conducted. The scope of work includes engineering specifications, contractor procurement and site and building demolition.

Demolition	Total
Site Demolition	\$20,000
Building Demolition	\$150,000
Contingency (15%)	\$25,500
TOTAL	\$195,500

3. <u>Site Preparation</u>: Site preparation will consist of land balancing and grading, geotechnical engineering,

special foundations, relocation of active utilities, and temporary site and erosion control.

Site Preparation	Total	
Land Balance	\$273,000	
GeoTech, Retaining Walls	\$35,000	
Staking, Temp Facilities	\$30,000	
Architectural/Engineering	\$34,000	
Contingency (15%)	\$55,800	
TOTAL	\$427,800	

4. <u>Infrastructure</u>: Infrastructure will include urban stormwater management, streetscaping, sidewalks and

an extension to the Petoskey Greenway directly benefitting the Eligible Property and adjacent property.

Infrastructure	Total	
Urban Stormwater Mgt	\$70,000	
Streetscaping, Sidewalks, Landscaping	\$217,500	
Water Main	\$25,000	
Greenway Extension	\$1,000,000	
Architectural/Engineering	\$131,250	
Contingency (15%)	\$216,565	
TOTAL	\$1,660,315	

Other Activities

<u>Brownfield Plan and Work Plan Preparation</u>: The preparation and approval of the Brownfield Plan and Act 381 Work Plans are included as Eligible Activities. These costs are allocated between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Brownfield Plan and Work Plan Implementation</u>: The implementation of the Brownfield Plan and Act 381 Work Plans are included as Eligible Activities. These costs are allocated between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Administrative and Operating Costs:</u> An estimate of reasonable and actual administrative and operating costs of the Emmet County Brownfield Redevelopment Authority (ECBRA) is included as Eligible Activities for Local

Only capture. These costs are split between EGLE Environmental Eligible Activities and MSF Non-Environmental Eligible Activities.

<u>Interest</u>: Interest is included as an Eligible Activity. Interest is calculated at 5.0% for 10 years for Private and Public Eligible Activity costs for the purposes of this Brownfield Plan.

2.3 Estimate of Captured Taxable Value and Tax Increment Revenues MCL 125.2663(2)(c):

Act 381 defines Initial Taxable Value as taxable value of an Eligible Property identified in and subject to a Brownfield Plan at the time the resolution adding that Eligible Property in the Brownfield Plan is adopted, as shown either by the most recent assessment roll for which equalization has been completed at the time the resolution is adopted or, if provided by the Brownfield Plan, by the next assessment roll for which equalization will be completed following the date the resolution adding that eligible property in the Brownfield Plan is adopted.

The taxable value as of December 31, 2021 is \$131,252. As provided in this Brownfield Plan, the Initial Taxable Value will be established by the taxable value as of December 31, 2021.

The EGLE Environmental and MSF Non-Environmental Eligible Activity cost is *\$2,514,760* plus an estimated *\$693,285* in interest and *\$180,000* in Brownfield Plan/Work Plan Development, Approval and Implementation, for a total of *\$3,388,045*. The Brownfield Plan also includes *\$80,000* in ECBRA Administrative and Operating Costs and capture of 50% of the State Education Tax for the State Brownfield Fund as required by Act 381, estimated at *\$250,899* for this Brownfield Plan. The Brownfield Plan also provides for deposits into the Local Brownfield Revolving Fund during the time of capture and five years after capture, with State tax capture limited to an amount equal to State tax capture for EGLE Environmental Eligible Activities if available. LBRF deposits from State taxes are estimated at *\$122,164* and from local taxes are estimated at *\$250,928*.

State tax capture deposits into the LBRF are capped at an amount equal to the original amount of State taxes captured for Environmental Eligible Activities. Local taxes are proposed for capture for a period of five years after the Eligible Activity obligation is met. City taxes represent 50.25% of the local taxes. *City taxes captured for the LBRF will only be spent within the City of Petoskey.* The overall investment for the Project is estimated at over *\$17 million*.

Table 2 identifies taxable values for real property, including tax increment revenues for the Eligible Property. In addition, 3 mils are captured and distributed to the State for the State Brownfield Redevelopment Fund. In

accordance with Act 381, this share does not affect the State and local ratio. The overall contribution of local taxes is consistent with the ratio of captured local taxes (54.77%) to captured State taxes (45.23%). The cash flow analysis for the project indicates payoff of the obligation in twenty-one (21) years from 2023 for Local Capture and twenty-two (22) years for State Capture, with five additional years for the Local Brownfield Revolving Fund.

Redevelopment of the property is anticipated to be initiated in Spring 2023, with site preparation activities. The actual tax increment captured will be based on taxable value set through the property assessment process by the local unit of government and equalized by the County and the millage rates set each year by the taxing jurisdictions. The estimated tax increment captured by the Authority is summarized in the table below and detailed in Table 2.

Estimated Tax Revenues and Tax Increment Capture by the Authority

	Total Tax		
Year	Revenues	Cap	tured Taxes
2022	\$6,965	\$	-
2023	\$6,965	\$	-
2024	\$117,081	\$	103,425
2025	\$165,926	\$	149,301
2026	\$168,311	\$	151,541
2027	\$170,731	\$	153,814
2028	\$173,187	\$	156,121
2029	\$175,681	\$	158,463
2030	\$178,211	\$	160,840
2031	\$180,780	\$	163,252
2032	\$183,387	\$	165,701
2033	\$186,034	\$	168,187
2034	\$188,720	\$	170,709
2035	\$191,446	\$	173,270
2036	\$194,213	\$	175,869

Total Tax

	TOTALTUX			
Year	Revenues	Ca	ptured Taxes	
2037	\$199,873	\$	178,507	
2038	\$202,766	\$	181,185	
2039	\$205,703	\$	183,903	
2040	\$208,684	\$	186,661	
2041	\$211,710	\$	189,461	
2042	\$214,781	\$	193,012	
2043	\$217,899	\$	198,317	
2044	\$221,063	\$	198,708	(1)
2045	\$224,274	\$	204,311	
2046	\$227,534	\$	207,376	(2)
2047	\$230,842	\$	184,715	
2048	\$234,201	\$	112,387	(3)
2049	\$237,609	\$	-	
2050	\$241,069	\$	-	
2051	\$244,580	\$	-	

(1) Local Tax Capture Ends	(1)
(2) State Tax Capture Ends	(2)
(3) LBRF Capture Ends	(3)

Total	\$5,610,226	\$ 4,319,036
State Brownfi	eld Fund	\$ (250,899)
Local Brownfi	eld Fund	\$ (630,092)
Admin and Op	perating	\$ (50,000)
Balance		\$ 3,338,045

2.4 Method of Financing and Description of Advances Made by the Municipality MCL 125.2663(2)(d):

Private Environmental Eligible Activity Costs and Non-Environmental Eligible Activity Costs will be financed by the Developer. Public Infrastructure – Non-Motorized Trail may be funded through a Capital Improvement Bond issued by the City of Petoskey or other public sources.

2.5 Maximum Amount of Note or Bond Indebtedness MCL 125.2663(2)(e):

The maximum amount of Eligible Activities is anticipated to be \$2,514,760.

2.6 Beginning Date and Duration of Capture MCL 125.2663(2)(f):

The anticipated beginning date of capture is 2024, estimated to be the first year tax increment revenues are available. The duration of Brownfield Plan capture will be the time to capture taxes in an amount equal to the Eligible Activity obligation, Interest, State Brownfield Fund, Local Brownfield Revolving Fund, and Administrative and Operation Costs. As shown on Table 2, total costs of all Eligible Activities on the property redevelopment are expected to be repaid through tax increment financing within *21 years* for Local Capture and *22 years* State Capture.

2.7 Estimated Impact of Tax Increment Financing on Tax Revenues of Taxing Jurisdictions MCL 125.2663(2)(g):

Table 2.1 and 2.2 provided in the appendices identify annual and total tax revenues projected for capture from the increase in property tax valuations. Individual tax levies within each taxing jurisdiction are also presented on Table 2.1. Table 3 presents the allocation of tax capture and the total tax increment for the 30-year duration of the Brownfield Plan. The taxing jurisdictions will continue to receive their tax allocation for the project once the Brownfield obligation is met and beyond the duration of the Brownfield Plan.

The total tax capture is estimated at *\$2,514,760* for Eligible Activities, plus an estimated *\$693,285* in interest, *\$180,000* in Brownfield Plan development, approval and implementation, *\$50,000* in ECBRA Administrative and Operating costs, an estimated *\$250,899* for the State Brownfield Fund and an estimated *\$630,092* in Local Brownfield Fund Capture for a total capture of *\$4,319,036*. After the Brownfield obligation is met, tax revenues in an amount estimated at *\$234,006* per year on into the future.

2.8 Legal Description, Location, and Determination of Eligibility MCL 125.2663(2)(h):

<u>Legal Description</u>: The legal description of the Eligible Property follows:

PT OF NE ¹/₄ OF SE ¹/₄ OF SECTION 6, COM AT SE COR OF SD SEC, TH ALG E LN OF SEC, N00°03'38"W 1322.36 FT, TH ALG S 1/8 LN OF SD SEC S88°50'29"W1229.07 FT, TH ALG E'LY LN OF MDOT RR IN FOLLOWING CRSES & DIST: ON ARC OF CURVE

R 648.72 FT, RAD 1587.28 FT, CHD N07°48'44"E 644.22 FT, TH ALGN'LY LN OF WASHINGTON ST, S88°29'15"W 11.53 FT TO POB, TH CONT ALG N'LY LN OF WASHINGTON ST, S88°29'15"W 6.94 FT, TH NE'LY ALG ARC OF CURVE R357.94 FT, RAD 1895.08 FT, N22°47'50"E 357.61 FT, TH ALG S'LY LN OF FULTON ST N88°29'02"E 40.07 FT, TH S39°41'07"W 82.61 FT, TH S24°03'00"W 292.36 FT TOPOB. SECTION 6, T34N, R5W.

<u>Location</u>: The Eligible Property is located at 900 Emmet Street in Petoskey, Michigan. Figure 1 depicts the location of the Eligible Property and Figure 2 depicts the Eligible Property boundaries.

<u>Eligibility Determination</u>: A prior Phase II Environmental Site Assessment was conducted for the Eligible Property in 2008 that identified the presence of Polynuclear Aromatic Hydrocarbons (PNAs) in soil above Direct Contact and Volatilization to Indoor Air Pathway and metals in soil above Drinking Water Criteria and Groundwater Surfacewater Interface Criteria. A subsequent Phase II ESA was conducted in February 2022 to investigate the RECs as part of the environmental due diligence process for property acquisition. Analysis of the soil samples identified the presence of Semi-Volatile Organic Compounds (SVOCs) above Part 201 Groundwater Surfacewater Interface Protection Criteria and Volatilization to Indoor Air Pathway. Analysis of groundwater samples identified the presence of SVOCs above Groundwater Surfacewater Interface Criteria. As a result, the property qualifies as Brownfield Eligible Property as a Part 201 Facility.

Sample Number	Date of Sample Collection	Sample Depth	Parameter Over Criteria	Parameter Analytical Result (ug/Kg, ppb)	GCC Exceeded (ug/Kg, ppb)
HA-1		1.0′	Naphthalene	631	VIAP (R)
HA-2	4-16-2008	1.0'	Arsenic	7,400	DWP (R/NR) GSIP
			Barium	305,000	DWP (R/NR) GSIP
			Cadmium	2,700	DWP (R/NR) GSIP
			Copper	83,000	DWP (R/NR) GSIP
			Zinc	670,000	GSIP
			Benzo(a)pyrene	3,640	DC
			Naphthalene	475	VIAP (R)
SB-1	1-24-2022	2.5-3.5′	Phenanthrene	3,710	GSIP VIAP (R)
			Naphthalene	650	VIAP (R)
	king Water Pro Indwater Surfa		R Reface Protection NR	Residential Nonresidential	•
DC Direc	ct Contact		VIA	P Volatilization to Indoor Air	Pathway

<u>Personal Property</u>: Personal Property is NOT included as part of the Eligible Property.

2.9 Estimate of Number of Persons Residing on Eligible Property MCL 125.2663(2)(i):

There are currently no residential dwellings or residences that occupy the Eligible Property.

2.10 Plan for Residential Relocation MCL 125.2663(2)(j):

The Eligible Property does not currently contain any residential dwellings; therefore, a plan for residential relocation is not applicable.

2.11 Provision of Costs of Relocation MCL 125.2663(2)(k):

The Eligible Property does not currently contain any residential dwellings; therefore, a provision for residential relocation has not been allocated.

2.12 Strategy to Comply with Relocation Assistance Act, 1972 PA 227 MCL 125.2663(2)(I):

The Eligible Property does not currently contain any residential dwellings; therefore, relocation is not necessary.

2.13 Other Material Required by the Authority or Governing Body MCL 125.2663(2)(m):

None

EXHIBITS

FIGURES

Figure 1 Eligible Property Location Map

Figure 2.1 Eligible Property Boundaries Figure 2.2 Preliminary Site Plan

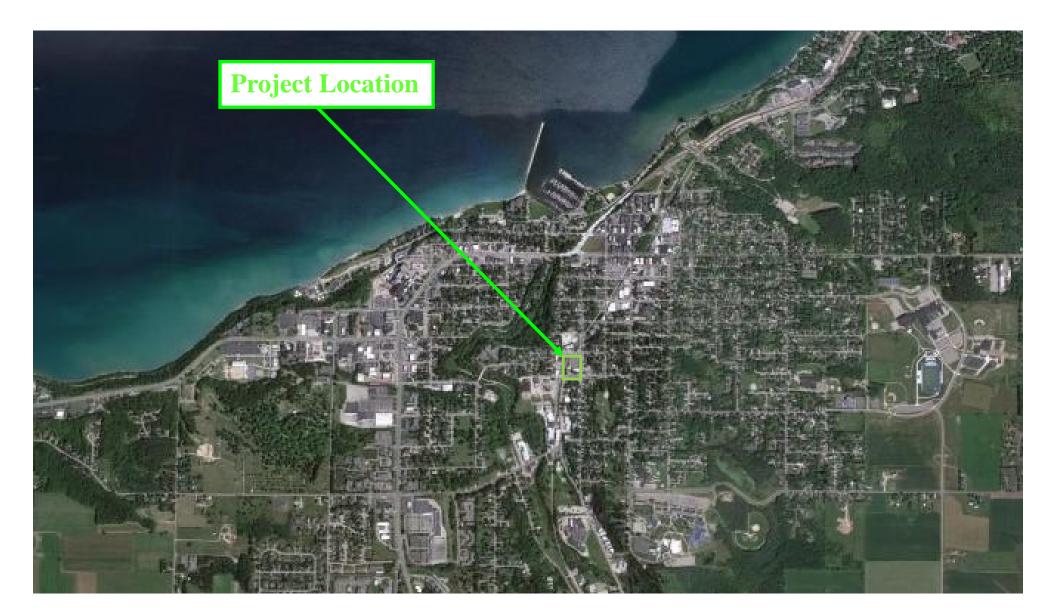
TABLES

Table 1.1 Environmental Eligible Activities Costs and ScheduleTable 1.2 Non-Environmental Eligible Activities Costs and Schedule

Table 2.1 – Annual Revenue and Brownfield Capture EstimatesTable 2.2 – Tax Increment Revenue Reimbursement Allocation Table

Table 3. Impact on Tax Jurisdictions

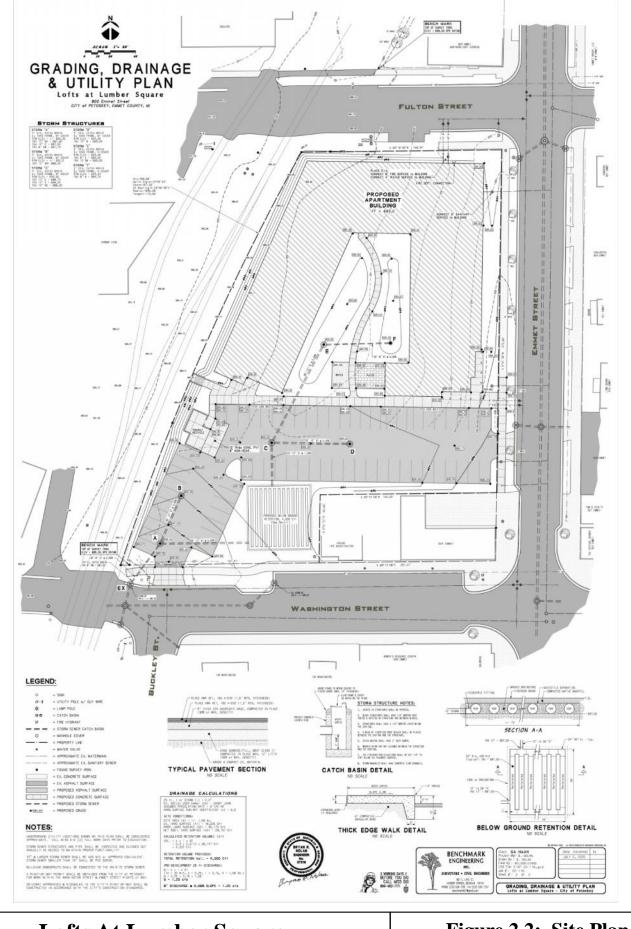
ATTACHMENTS Attachment A – Brownfield Plan Resolutions



Lofts at Lumber Square	Figure 1: Site Location	
Brownfield Plan	Source: Google Earth	
Emmet County Brownfield Redevelopment Authority	Date: November 2022	



Lofts At Lumber Square	Figure 2.1: Eligible Property Boundaries	
Brownfield Plan	Source: Emmet County GIS	
Emmet County Brownfield Redevelopment Authority 108	Date: November 2022	



Lofts At Lumber Square Brownfield Plan

Figure 2.2: Site Plan

Source: Benchmark Engineering

Emmet County Brownfield Redevelopment Authority

Date: November 2022

LOFTS AT LUMBER SQUARE EMMET COUNTY BROWNFIELD REDEVELOPMENT AUTHORITY Table 1.1 EGLE Environmental Eligible Activities Costs						
EGLE Eligible Activities	Cost					
Department Specific Activities						
BEA Actiivities						
Phase I ESA	\$2,000					
Phase II ESA	\$20,000					
Baseline Environmental Assessment	\$16,000					
Subtotal	\$38,000					
Due Care Activities						
Due Care Investigation	\$20,000					
Section 7A Compliance Analysis	\$5,000					
Due Care Measures						
Soil Removal, Transport and Disposal	\$100,000					
Subtotal	\$125,000					
Subtotal	\$163,000					
Contingency (15%)	\$24,450					
EGLE Eligible Activities Subtotal	\$187,450					
Interest (5% for 10 Years)	\$55,305					
Brownfield Plan Preparation and Approval	\$5,000					
Brownfield Plan Implementation	\$10,000					
EGLE Environmental Eligible Activities Total Costs	\$257,755					
Adminstrative and Operation Costs	\$10,000					

Adminstrative and Operation Costs

\$10,000

LOFTS AT LUMBER SQUARE EMMET COUNTY BROWNFIELD REDEVELOPME Table 1.2 MSF Non-Environmental Eligible Activities C	
MSF Non-Environmental Eligible Activities	Cost
Lead, Asbestos, Mold Abatement	
Survey	\$3,000
Monitoring	\$5,000
Abatement	\$30,000
Subtotal	\$38,000
Demolition	
Site Demolition	\$20,000
Building Demolition	\$150,000
Subtotal	\$170,000
Site Preparation	
Clearing and Grubbing	\$3,000
Cut and Fill Operations	\$50,000
Excavation for Unstable Soils	\$50,000
Fill	\$20,000
Geotechnical Engineering	\$15,000
Grading and Land Balancing	\$150,000
Retaining Walls	\$20,000
Staking	\$20,000
Temporary Facilities, Site Control, Protection	\$10,000
Engineering Cost	\$34,000
Subtotal	\$372,000
Private Infrastructure Improvements	
Urban stormwater management system - low impact design	\$70,000
Sidewalks	\$130,000
Curbs and Gutters	\$57,500
Landscaping	\$20,000
Lighting	\$10,000
Water Mains	\$25,000
Soft Costs	\$31,250
Subtotal	\$343,750
Private MSF Eligible Activities Sub-Total	\$923,750
Contingency (15%)	\$138,560
Private MSF Eligible Activities SubTotal	
Interest (5% for 10 years)	\$313,430
Combined Brownfield Plan Preparation	\$25,000
Private MSF Eligible Activities Total	\$1,400,740
Public Infrastructure Improvements (Public ROW Only)	
Non-Motorized Trails	\$1,000,000
Soft Costs	\$100,000
Subtotal	\$1,100,000
MSF Non-Environmental Eligible Activities Sub-Total	\$1,100,000
Contingency (15%)	\$165,000
Public MSF Eligible Activities SubTotal	\$1,265,000
Interest (5% for 10 years)	\$324,550
Public MSF Eligible Activities Total	\$1,589,550
Combined Brownfield Plan Implementation	\$140,000
MSF Non-Environmental Eligible Activities Total Costs	\$3,130,290
Adminstrative and Operation Costs	\$40,000

Table 2.1 - Annual Revenue and Brownfield Capture Estimates Lofts at Lumber Square Emmet County Brownfield Redevelopment Authority

							Emme	t County Brown	nfield Redevelo	pment Authority	1								
	Percentage Non-Homestead	100.00%																	
	Estimated Taxable Value (TV) Increase Rate:	1.50%																	
	Plan Year			1		2	3	4	5	6	7	8	9	10	11	12	13	14	15
	Revenue Year		2022	2023		2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037
	*Base Taxable Value	Ş	131,252	Ş 13	.31,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252 \$	131,252
	Annual Value Additions \$	5,929,100		<u> </u>	Ş	4,150,370 \$	1,778,730	c 004 00c . ¢	<i></i>	C 265 024 6	6.250.000 Å	C 454 204 6	C 554 207 6	6 6 40 475 A	6740.040		C 052 242 6	7 057 544	7 4 62 274
	Cumulative Value Additions Estimated New TV	Ś	131,252	\$ ¢ 1:	- \$.31,252 \$	4,150,370 \$ 2,206,437 \$	5,991,356 \$ 3,126,930 \$	6,081,226 \$ 3,171,865 \$	6,172,444 \$ 3,217,474 \$	6,265,031 \$ 3,263,767 \$	6,359,006 \$ 3,310,755 \$	6,454,391 \$ 3,358,448 \$	6,551,207 \$ 3,406,856 \$	6,649,475 \$ 3,455,990 \$	6,749,218 \$ 3,505,861 \$	6,850,456 \$ 3,556,480 \$	6,953,213 \$ 3,607,858 \$	7,057,511 \$ 3,660,007 \$	7,163,374 3,712,939
	Incremental Difference (New TV - Base TV)	Ş	131,232	Ş 13	<u>د 2,23,25.</u>	2,075,185 \$	2,995,678 \$	3,040,613 \$	3,086,222 \$	3,132,515 \$	3,179,503 \$	3,227,196 \$	3,275,604 \$	3,324,738 \$	3,374,609 \$	3,425,228 \$	3,476,606 \$	3,528,755 \$	3,581,687
	incremental Difference (New TV - Base TV)				Ý	2,075,105 \$	2,555,676 \$	3,040,013 9	3,000,222 9	5,152,515 \$	3,173,503 9	5,227,150 \$	3,273,004 9	5,524,750 \$	3,374,005 Ç	5,425,220 \$	3,470,000 \$	3,520,755 \$	3,301,007
Total School Revenue	Millage R	late																	
	45.23%	24.0000 \$	3,150	\$	3,150 \$	52,954 \$	75,046 \$	76,125 \$	77,219 \$	78,330 \$	79,458 \$	80,603 \$	81,765 \$	82,944 \$	84,141 \$	85,356 \$	86,589 \$	87,840 \$	89,111
Total Local Revenue	Millage R	late																	
	54.77%	29.0636 \$	3,815	\$	3,815 \$	64,127 \$	90,880 \$	92,186 \$	93,511 \$	94,857 \$	96,222 \$	97,609 \$	99,015 \$	100,444 \$	101,893 \$	103,364 \$	104,857 \$	106,373 \$	107,911
Total Revenue	Millage R	late																	
		53.0636 \$	6,965	\$	6,965 \$	117,081 \$	165,926 \$	168,311 \$	170,731 \$	173,187 \$	175,681 \$	178,211 \$	180,780 \$	183,387 \$	186,034 \$	188,720 \$	191,446 \$	194,213 \$	197,022
School Capture	Millage R		47.40%																
State Education Tax (SET)		6.0000 \$ 18.0000 \$	-	Ş	- \$	12,451 \$	17,974 \$	18,244 \$	18,517 \$	18,795 \$	19,077 \$	19,363 \$	19,654 \$ 58,961 \$	19,948 \$	20,248 \$	20,551 \$	20,860 \$	21,173 \$	21,490
School Operating Tax	School Total	24.0000 \$		\$ \$	- \$ - \$, .	53,922 \$ 71,896 \$	54,731 \$ 72,975 \$	55,552 \$ 74,069 \$	56,385 \$ 75,180 \$	57,231 \$ 76,308 \$	58,090 \$ 77,453 \$	78,614 \$	59,845 \$ 79,794 \$	60,743 \$ 80,991 \$	61,654 \$ 82,205 \$	62,579 \$ 83,439 \$	63,518 \$ 84,690 \$	64,470 85,960
	School Total	24.0000 \$	-	Ş	- ,	45,004 5	71,850 \$	12,515 \$	74,005 Ş	75,180 \$	70,308 \$	77,455 \$	78,014 \$	75,754 \$	80,551 \$	82,20J Ş	03,435 5	84,050 \$	85,500
Local Capture	Millage R	late	52.60%																
CITY TOTAL	tillage in																		
General Operating		11.15590 \$	-	\$	- \$	23,151 \$	33,419 \$	33,921 \$	34,430 \$	34,946 \$	35,470 \$	36,002 \$	36,542 \$	37,090 \$	37,647 \$	38,212 \$	38,785 \$	39,366 \$	39,957
Voted		2.23000 \$	-	\$	- \$	4,628 \$	6,680 \$	6,781 \$	6,882 \$	6,986 \$	7,090 \$	7,197 \$	7,305 \$	7,414 \$	7,525 \$	7,638 \$	7,753 \$	7,869 \$	7,987
COUNTY TOTAL																			
Operating		6.57000 \$	-	\$	- \$	13,634 \$	19,682 \$	19,977 \$	20,276 \$	20,581 \$	20,889 \$	21,203 \$	21,521 \$	21,844 \$	22,171 \$	22,504 \$	22,841 \$	23,184 \$	23,532
GREENWOOD CEMETERY		0.6160 \$	-	Ŧ	- \$	1,278 \$	1,845 \$	1,873 \$	1,901 \$	1,930 \$	1,959 \$	1,988 \$	2,018 \$	2,048 \$	2,079 \$	2,110 \$	2,142 \$	2,174 \$	2,206
NCMC		2.0252 \$	-	\$	- \$, .	6,067 \$	6,158 \$	6,250 \$	6,344 \$	6,439 \$	6,536 \$	6,634 \$	6,733 \$	6,834 \$	6,937 \$	7,041 \$	7,146 \$	7,254
ISD		4.0409 \$	-	Ŧ	- \$	8,386 \$	12,105 \$	12,287 \$	12,471 \$	12,658 \$	12,848 \$	13,041 \$	13,236 \$	13,435 \$	13,636 \$	13,841 \$	14,049 \$	14,259 \$	14,473
	Local Total	26.6380 \$	-	\$	- \$	55,279 \$	79,799 \$	80,996 \$	82,211 \$	83,444 \$	84,696 \$	85,966 \$	87,256 \$	88,564 \$	89,893 \$	91,241 \$	92,610 \$	93,999 \$	95,409
Local Conturn	Millage R	lata																	
Local Capture TOTAL	Williage R	50.6380 \$	-	Ś	- \$	105,083 \$	151,695 \$	153,971 \$	156,280 \$	158,624 \$	161,004 \$	163,419 \$	165,870 \$	168,358 \$	170,883 \$	173,447 \$	176,048 \$	178,689 \$	181,369
IUTAL		50.0380 Ş	-	Ş	- ,	105,085 \$	151,055 \$	155,571 \$	150,280 \$	138,024 \$	101,004 3	103,415 \$	103,870 \$	100,550 \$	170,885 \$	1/3,44/ 3	170,048 \$	178,085 \$	181,309
Non-Capturable Millages	Millage R	late																	
NMC Debt		0.0000 \$	-	\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-
NMC Debt Petoskey Schools Debt		0.0000 \$ 2.4256 \$		<i>\$</i>	- \$ - \$	Ŷ	- \$ 7,266 \$	- \$ 7,375 \$	- \$ 7,486 \$	- \$ 7,598 \$	- \$ 7,712 \$	- \$ 7,828 \$	- \$ 7,945 \$	- \$ 8,064 \$	- \$ 8,185 \$	- \$ 8,308 \$	- \$ 8,433 \$	- \$ 8,559 \$	- 8,688
				Ŷ		Ŷ	Ŧ	Ŷ		Ŧ		Ŷ		Ŧ		Ŷ		Ŧ	
				Ŷ	- \$	5,034 \$	7,266 \$	7,375 \$	7,486 \$	7,598 \$	7,712 \$	7,828 \$	7,945 \$	8,064 \$	8,185 \$	8,308 \$	8,433 \$	8,559 \$	8,688
		2.4256 \$ \$		Ŷ	- \$	5,034 \$	7,266 \$	7,375 \$	7,486 \$	7,598 \$	7,712 \$	7,828 \$	7,945 \$	8,064 \$	8,185 \$	8,308 \$	8,433 \$	8,559 \$	8,688
	Estimated Taxable Value (TV) Increase Rate:			\$ \$	- \$	5,034 \$ 5,034 \$	7,266 \$ 7,266 \$	7,375 \$ 7,375 \$	7,486 \$ 7,486 \$	7,598 \$ 7,598 \$	7,712 \$ 7,712 \$	7,828 \$ 7,828 \$	7,945 \$ 7,945 \$	8,064 \$ 8,064 \$	8,185 \$ 8,185 \$	8,308 \$ 8,308 \$	8,433 \$ 8,433 \$	8,559 \$ 8,559 \$	8,688 8,688
	Plan Year	2.4256 \$ \$		\$ \$ 16	- \$ - \$	5,034 \$ 5,034 \$	7,266 \$ 7,266 \$	7,375 \$ 7,375 \$ 19	7,486 \$ 7,486 \$ 20	7,598 \$ 7,598 \$ 21	7,712 \$ 7,712 \$ 22	7,828 \$ 7,828 \$ 23	7,945 \$ 7,945 \$ 24	8,064 \$ 8,064 \$ 25	8,185 \$ 8,185 \$ 26	8,308 \$ 8,308 \$ 27	8,433 \$ 8,433 \$ 28	8,559 \$ 8,559 \$	8,688 8,688 30
		2.4256 \$ \$		\$ \$ 16 2038	- \$ - \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039	7,266 \$ 7,266 \$ 18 2040	7,375 \$ 7,375 \$ 19 2041	7,486 \$ 7,486 \$ 20 2042	7,598 \$ 7,598 \$ 21 2043	7,712 \$ 7,712 \$ 7,712 \$ 2044	7,828 \$ 7,828 \$ 7,828 \$ 2045	7,945 \$ 7,945 \$ 24 2046	8,064 \$ 8,064 \$ 25 2047	8,185 \$ 8,185 \$ 26 2048	8,308 \$ 8,308 \$ 2049	8,433 \$ 8,433 \$ 28 2050	8,559 \$ 8,559 \$ 2051	8,688 8,688 30 2052
	Plan Year Revenue Year	2.4256 \$ \$		\$ \$ 16 2038	- \$ - \$	5,034 \$ 5,034 \$	7,266 \$ 7,266 \$	7,375 \$ 7,375 \$ 19	7,486 \$ 7,486 \$ 20	7,598 \$ 7,598 \$ 21	7,712 \$ 7,712 \$ 22	7,828 \$ 7,828 \$ 23	7,945 \$ 7,945 \$ 24	8,064 \$ 8,064 \$ 25	8,185 \$ 8,185 \$ 26	8,308 \$ 8,308 \$ 27	8,433 \$ 8,433 \$ 28	8,559 \$ 8,559 \$	8,688 8,688 30
	Plan Year Revenue Year *Base Taxable Value	2.4256 \$ \$		\$ \$ 2038 \$ 13	- \$ - \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039	7,266 \$ 7,266 \$ 18 2040	7,375 \$ 7,375 \$ 19 2041	7,486 \$ 7,486 \$ 20 2042	7,598 \$ 7,598 \$ 21 2043	7,712 \$ 7,712 \$ 7,712 \$ 2044	7,828 \$ 7,828 \$ 7,828 \$ 2045	7,945 \$ 7,945 \$ 24 2046	8,064 \$ 8,064 \$ 25 2047	8,185 \$ 8,185 \$ 26 2048	8,308 \$ 8,308 \$ 2049	8,433 \$ 8,433 \$ 28 2050	8,559 \$ 8,559 \$ 2051	8,688 8,688 30 2052
	Plan Year Revenue Year *Base Taxable Value Annual Value Additions	2.4256 \$ \$		\$ \$ 16 2038 \$ 13 \$ 7,27	- \$ - \$ 31,252 \$	5,034 \$ 5,034 \$ 17 2039 131,252 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$	7,375 \$ 7,375 \$ 19 2041 131,252 \$	7,486 \$ 7,486 \$ 20 2042 131,252 \$	7,598 \$ 7,598 \$ 2043 131,252 131,252 \$	7,712 \$ 7,712 \$ 2044 131,252 \$	7,828 \$ 7,828 \$ 2045 131,252 \$	7,945 \$ 7,945 \$ 2046 131,252 \$	8,064 \$ 8,064 \$ 2047 131,252 \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$	8,308 \$ 8,308 \$ 2049 131,252 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$	8,559 \$ 8,559 \$ 2051 131,252 \$	8,688 8,688 30 2052 131,252
	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions	2.4256 \$ \$		\$ \$ 16 2038 \$ 11 \$ 7,27 \$ 3,76	- \$ - \$ 31,252 \$ 770,824 \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039 131,252 \$ 7,379,887 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$	7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$	7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$	8,064 \$ 8,064 \$ 20 7 131,252 \$ 8,313,387 \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$	8,688 8,688 30 2052 131,252 8,955,879
Petoskey Schools Debt	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV)	2.4256 \$ \$ 2.50%		\$ \$ 16 2038 \$ 11 \$ 7,27 \$ 3,76	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$	7,375 \$ 7,375 \$ 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$	7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$	8,433 \$ 8,433 \$ 2050 131,252 8,693,130 \$ 4,477,817 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192
Petoskey Schools Debt	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV	2.4256 \$ \$ 2.50%		\$ \$ 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$	7,375 \$ 7,375 \$ 2041 131,252 3,932,724 \$ 3,801,472 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 8,693,130 \$ 4,477,817 \$ 4,346,565 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940
Petoskey Schools Debt	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV)	2.4256 <u>\$</u> 2.50% 2.50%		\$ \$ \$ 16 2038 \$ 11 \$ 7,21 \$ 3,76 \$ 3,63 \$ 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ 22,140 \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$	7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$	7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 2047 313,387 \$ 4,287,946 \$ \$ 4,156,6694 \$ \$ 24,940 \$ \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 3,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868
Petoskey Schools Debt	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R	2.4256 \$ \$ 2.50% atte 6.0000 18.0000	-	\$ \$ 16 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 0	- \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$ 21,812 \$.65,437 \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$	7,375 \$ 7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$	7,486 \$ 7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ \$ 24,208 \$ 72,625 \$ \$ \$ \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$ 24,572 \$ 73,715 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ 25,314 \$ 25,314 \$ 75,943 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$ 77,082 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ 26,079 \$ 26,079 \$ 78,238 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 26,471 \$ 79,412 \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603
Petoskey Schools Debt	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV)	2.4256 <u>\$</u> 2.50% 2.50%	-	\$ \$ 16 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 0	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ 22,140 \$ 66,419 \$ \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$	7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$	7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 2047 313,387 \$ 4,287,946 \$ \$ 4,156,6694 \$ \$ 24,940 \$ \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 3,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50% 2.50% 4.1000 18.0000 24.0000	-	\$ \$ 16 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 0	- \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$ 21,812 \$.65,437 \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$	7,375 \$ 7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$	7,486 \$ 7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ \$ 24,208 \$ 72,625 \$ \$ \$ \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$ 24,572 \$ 73,715 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ 25,314 \$ 25,314 \$ 75,943 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$ 77,082 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ 26,079 \$ 26,079 \$ 78,238 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 26,471 \$ 79,412 \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R	2.4256 \$ 2.50% 2.50% 4.1000 18.0000 24.0000	-	\$ \$ 16 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 0	- \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$ 21,812 \$.65,437 \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$	7,375 \$ 7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$	7,486 \$ 7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ \$ 24,208 \$ 72,625 \$ \$ \$ \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$ 24,572 \$ 73,715 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ 25,314 \$ 25,314 \$ 75,943 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$ 77,082 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ 26,079 \$ 26,079 \$ 78,238 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 26,471 \$ 79,412 \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50% 2.50% 4.1000 18.0000 24.0000	-	\$ 16 2038 2038 \$ 12 \$ 7,22 \$ 3,63 \$ 3,63 \$ 2 \$ 3,63 \$ 2 \$ 3,63 \$ 2 \$ 6 \$ 8	- \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$ 21,812 \$.65,437 \$	5,034 \$ 5,034 \$ 5,034 \$ 17 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$	7,266 \$ 7,266 \$ 18 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$	7,375 \$ 7,375 \$ 7,375 \$ 19 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$	7,486 \$ 7,486 \$ 7,486 \$ 20 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ \$ 24,208 \$ 72,625 \$ \$ \$ \$	7,945 5 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$ 24,572 \$ 73,715 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ 25,314 \$ 25,314 \$ 75,943 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$ 77,082 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ 26,079 \$ 26,079 \$ 78,238 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 26,471 \$ 79,412 \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50%	-	\$ 16 2038 13 \$ 13 \$ 7,21 \$ 3,63 \$ 3,63 \$ 2 \$ 3,63 \$ 2 \$ 4 \$ 4	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 87,250 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ 66,419 \$ 88,5559 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 134,252 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$ 89,887 \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 1,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,3711 \$ 3,916,3711 \$ 23,498 \$ 70,495 \$ 93,9933 \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ 95,403 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ \$ 24,208 \$ 72,625 \$ 96,834 \$	7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 4,226,517 \$ 4,095,265 \$ 24,572 \$ 98,286 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ 99,761 \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$ 75,943 \$ 101,257 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ 25,694 \$ 77,082 \$ 102,776 \$	8,433 \$ 8,433 \$ 2050 131,252 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 38,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 26,471 \$ \$ 105,882 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50%	-	\$ 16 2038 13 \$ 13 \$ 7,21 \$ 3,63 \$ 3,63 \$ 2 \$ 3,63 \$ 2 \$ 4 \$ 4	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$	5,034 \$ 5,034 \$ 5,034 \$ 7,039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$ 88,559 \$ 88,559 \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$ \$ 67,415 \$ \$ 89,887 \$ 41,782 \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ \$ \$ \$ 92,604 \$ \$ \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$ 43,691 \$ \$ \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$	7,945 5 7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 45,686 \$ \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 2047 \$ \$ 4,287,946 \$ \$ 4,156,694 \$ \$ 24,940 \$ \$ 74,820 \$ \$ 99,761 \$ \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$ 75,943 \$ 101,257 \$	8,308 \$ 8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 205,882 \$ \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50%	-	\$ \$ 16 2038 \$ 13 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 6 \$ 8 \$ 2 \$ 8 \$ 2 \$ 3,76 \$ 3,76 \$ 3,65 \$ 3,65 \$ 2 \$ 3,76 \$ 3,66 \$ 5 6 \$ 5 6 \$ 6 6 \$ 6 6 \$ 6 6 \$ 6 6 \$ 7 7 \$ 7	- \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 88,559 \$ \$ \$ 41,165 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$ \$ 67,415 \$ \$ 89,887 \$ 41,782 \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ \$ \$ \$ 92,604 \$ \$ \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 23,498 \$ 70,495 \$ \$ \$ \$ 43,691 \$ \$ \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 4,226,517 \$ 4,095,265 \$ 24,572 \$ 73,715 \$ 98,286 \$ 45,686 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 2047 \$ \$ 4,287,946 \$ \$ 4,156,694 \$ \$ 24,940 \$ \$ 74,820 \$ \$ 99,761 \$ \$	8,185 \$ 8,185 \$ 26 2048 131,252 \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$ 75,943 \$ 101,257 \$	8,308 \$ 8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ 26,471 \$ 205,882 \$ \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 2.50% 2.000 24.0000 24.0000 24.0000 24.0000 24.0000 24.0000 24.0000 0.6160	-	\$ \$ \$ 16 2038 \$ 12 \$ 2038 \$ 12 \$ 3,72 \$ \$ 3,72 \$ \$ 8 \$ 8 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ 31,252 \$ 33,252 \$ 335,412 \$ 666,664 \$ 335,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40 ,556 \$ 8 ,107 \$ 23,885 \$ 2,239 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ \$ \$ 89,887 \$ \$ \$ 41,782 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 133,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 42,409 \$ 8,477 \$ 24,976 \$ 2,342 \$	7,486 \$ 7,486 \$ 7,486 \$ 20 2 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ 25,350 \$ 22,377 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 22,412 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,449 \$ \$ \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 96,834 \$ 45,011 \$ \$ \$ 26,508 \$ 2,485 \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 4,226,517 \$ 4,095,265 \$ 24,572 \$ 73,715 \$ 98,286 \$ 45,686 \$ 9,132 \$ 26,906 \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ 24,940 \$ 24,940 \$ \$ 99,761 \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ \$ 4,219,044 \$ \$ 25,314 \$ \$ 75,943 \$ \$ 101,257 \$ \$ 47,067 \$ \$ 27,719 \$ \$ 27,719 \$ \$	8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 9,550 \$ 28,135 \$ 2,638 \$	8,433 \$ 8,433 \$ 2050 131,252 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 4,8,490 \$ 9,693 \$ 28,557 \$ 28,557 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,543,015 \$ 4,411,763 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 2.50% 2.200 18.0000 24.0000 24.0000 24.0000 24.0000 2.2300 0.6160 2.0252	-	\$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$.65,437 \$.37,250 \$.7,250 \$.40,556 \$.8,107 \$.21,812 \$.65,437 \$.37,250 \$.2,239 \$.7,362 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 22,229 \$ \$ \$ 24,243 \$ \$ \$ 22,273 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ 41,782 \$ 8,352 \$ 24,607 \$ 2,307 \$ 2,307 \$ \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 42,409 \$ 8,477 \$ 24,976 \$ 2,342 \$ 7,699 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ \$ 23,151 \$ \$ \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ \$ \$ 2,3,777 \$ 7,814 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 2,412 \$ \$ 7,931 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ 95,403 \$ 444,346 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 20,449 \$ \$ \$ 3,975,117 \$ \$ \$ 23,851 \$ \$ \$ 20,403 \$ \$ \$ 26,117 \$ \$ \$ 2,449 \$ \$ \$ 8,050 \$ \$ \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 30,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ \$ 24,572 \$ \$ \$ 98,286 \$ \$ \$ 45,686 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,924 \$ \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 22,599 \$ \$,544 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 131,252 \$ \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ 77,082 \$ 102,776 \$ \$ \$ 47,773 \$ \$ \$ 28,135 \$ \$ \$ 28,135 \$ 2,638 \$ 2,638 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ \$ 26,079 \$ 78,238 \$ 104,318 \$ \$ \$ 48,490 \$ \$ \$ 28,557 \$ \$ \$ 28,557 \$ \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 38,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R	2.4256 \$ 2.50% 2.00% 2.50% 2.00%	-	16 2038 \$ 13 \$ 14 \$ <td>- \$ - \$ 31,252 \$ 370,824 \$ 366,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$</td> <td>5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ 2,2,733 \$ 7,473 \$ 7,473 \$</td> <td>7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ \$ 89,887 \$ 41,782 \$ \$ \$ \$ 24,607 \$ 2,307 \$ \$ 7,585 \$ 15,134 \$ \$</td> <td>7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 24,976 \$ 2,342 \$ 7,699 \$</td> <td>7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ \$ \$ 225,350 \$ \$ 2 \$</td> <td>7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 25,731 \$ 25,731 \$ 22,412 \$ 7,931 \$</td> <td>7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ 8,865 \$ 26,117 \$ 2,449 \$ 8,050 \$ 16,063 \$</td> <td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$</td> <td>7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 24,572 \$ 98,286 \$ 99,322 \$ 26,906 \$ 2,523 \$ 8,294 \$ 16,549 \$</td> <td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ \$ \$ 27,309 \$ \$ 2,561 \$ 8,418 \$ 16,797 \$</td> <td>8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$</td> <td>8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 28,135 \$ 28,135 \$ 2,638 \$ 8,673 \$ 17,304 \$</td> <td>8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ 26,077 \$ 8,803 \$ 17,564 \$</td> <td>8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,411,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ 79,412 \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ 2,718 \$ 28,935 \$ 17,827 \$</td> <td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095</td>	- \$ - \$ 31,252 \$ 370,824 \$ 366,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ 2,2,733 \$ 7,473 \$ 7,473 \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ \$ 89,887 \$ 41,782 \$ \$ \$ \$ 24,607 \$ 2,307 \$ \$ 7,585 \$ 15,134 \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 24,976 \$ 2,342 \$ 7,699 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ \$ \$ 225,350 \$ \$ 2 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 25,731 \$ 25,731 \$ 22,412 \$ 7,931 \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ 8,865 \$ 26,117 \$ 2,449 \$ 8,050 \$ 16,063 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 24,572 \$ 98,286 \$ 99,322 \$ 26,906 \$ 2,523 \$ 8,294 \$ 16,549 \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ \$ \$ 27,309 \$ \$ 2,561 \$ 8,418 \$ 16,797 \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 28,135 \$ 28,135 \$ 2,638 \$ 8,673 \$ 17,304 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ 26,077 \$ 8,803 \$ 17,564 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,411,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ 79,412 \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ 2,718 \$ 28,935 \$ 17,827 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 2.50% 2.200 18.0000 24.0000 24.0000 24.0000 24.0000 2.2300 0.6160 2.0252	-	16 2038 \$ 13 \$ 14 \$ <td>- \$ - \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$.65,437 \$.37,250 \$.7,250 \$.40,556 \$.8,107 \$.21,812 \$.65,437 \$.37,250 \$.2,239 \$.7,362 \$</td> <td>5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 22,229 \$ \$ \$ 24,243 \$ \$ \$ 22,273 \$ \$ \$</td> <td>7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ 41,782 \$ 8,352 \$ 24,607 \$ 2,307 \$ 2,307 \$ \$ \$</td> <td>7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 42,409 \$ 8,477 \$ 24,976 \$ 2,342 \$ 7,699 \$</td> <td>7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ \$ 23,151 \$ \$ \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ \$ \$ 2,3,777 \$ 7,814 \$</td> <td>7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 2,412 \$ \$ 7,931 \$</td> <td>7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ 95,403 \$ 444,346 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 20,449 \$ \$ \$ 3,975,117 \$ \$ \$ 23,851 \$ \$ \$ 20,403 \$ \$ \$ 26,117 \$ \$ \$ 2,449 \$ \$ \$ 8,050 \$ \$ \$</td> <td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 30,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$</td> <td>7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ \$ 24,572 \$ \$ \$ 98,286 \$ \$ \$ 45,686 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,924 \$ \$ \$</td> <td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ \$ \$</td> <td>8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 22,599 \$ \$,544 \$</td> <td>8,308 \$ 8,308 \$ 2049 131,252 \$ 131,252 \$ \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ 77,082 \$ 102,776 \$ \$ \$ 47,773 \$ \$ \$ 28,135 \$ \$ \$ 28,135 \$ 2,638 \$ 2,638 \$ \$ \$</td> <td>8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ \$ 26,079 \$ 78,238 \$ 104,318 \$ \$ \$ 48,490 \$ \$ \$ 28,557 \$ \$ \$ 28,557 \$ \$ \$</td> <td>8,559 \$ 8,559 \$ 2051 131,252 \$ 38,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$</td> <td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 </td>	- \$ - \$ - \$ 31,252 \$.70,824 \$.66,664 \$.35,412 \$.65,437 \$.37,250 \$.7,250 \$.40,556 \$.8,107 \$.21,812 \$.65,437 \$.37,250 \$.2,239 \$.7,362 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 22,229 \$ \$ \$ 24,243 \$ \$ \$ 22,273 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ 41,782 \$ 8,352 \$ 24,607 \$ 2,307 \$ 2,307 \$ \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 42,409 \$ 8,477 \$ 24,976 \$ 2,342 \$ 7,699 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ \$ 23,151 \$ \$ \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ \$ \$ 2,3,777 \$ 7,814 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 2,412 \$ \$ 7,931 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ 95,403 \$ 444,346 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 20,449 \$ \$ \$ 3,975,117 \$ \$ \$ 23,851 \$ \$ \$ 20,403 \$ \$ \$ 26,117 \$ \$ \$ 2,449 \$ \$ \$ 8,050 \$ \$ \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 30,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 8,190,530 \$ 4,226,517 \$ 4,095,265 \$ \$ \$ 24,572 \$ \$ \$ 98,286 \$ \$ \$ 45,686 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,906 \$ \$ \$ 26,924 \$ \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 22,599 \$ \$,544 \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 131,252 \$ \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ 77,082 \$ 102,776 \$ \$ \$ 47,773 \$ \$ \$ 28,135 \$ \$ \$ 28,135 \$ 2,638 \$ 2,638 \$ \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ \$ 26,079 \$ 78,238 \$ 104,318 \$ \$ \$ 48,490 \$ \$ \$ 28,557 \$ \$ \$ 28,557 \$ \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 38,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 2.50% 2.50% 2.000 24.0000 24.0000 24.0000 2.2300 6.5700 0.6160 2.0252 4.0409 26.6380	-	16 2038 \$ 13 \$ 14 \$ <td>- \$ - \$ 31,252 \$ 370,824 \$ 366,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$</td> <td>5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ 2,2,733 \$ 7,473 \$ 7,473 \$</td> <td>7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 3,745,292 \$ 22,472 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 24,607 \$ \$ 2,307 \$ 7,585 \$ 15,134 \$</td> <td>7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 24,976 \$ 2,342 \$ 7,699 \$</td> <td>7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ \$ \$ 225,350 \$ \$ 2 \$</td> <td>7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 25,731 \$ 25,731 \$ 22,412 \$ 7,931 \$</td> <td>7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ 8,865 \$ 26,117 \$ 2,449 \$ 8,050 \$ 16,063 \$</td> <td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$</td> <td>7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 24,572 \$ 98,286 \$ 99,322 \$ 26,906 \$ 2,523 \$ 8,294 \$ 16,549 \$</td> <td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ \$ \$ 27,309 \$ \$ 2,561 \$ 8,418 \$ 16,797 \$</td> <td>8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$</td> <td>8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 28,135 \$ 28,135 \$ 2,638 \$ 8,673 \$ 17,304 \$</td> <td>8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ 26,077 \$ 8,803 \$ 17,564 \$</td> <td>8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,411,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ 79,412 \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ 2,718 \$ 28,935 \$ 17,827 \$</td> <td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095</td>	- \$ - \$ 31,252 \$ 370,824 \$ 366,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ 2,2,733 \$ 7,473 \$ 7,473 \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 3,745,292 \$ 22,472 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 24,607 \$ \$ 2,307 \$ 7,585 \$ 15,134 \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 24,976 \$ 2,342 \$ 7,699 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ \$ \$ 225,350 \$ \$ 2 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 25,731 \$ 25,731 \$ 22,412 \$ 7,931 \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ 8,865 \$ 26,117 \$ 2,449 \$ 8,050 \$ 16,063 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 24,572 \$ 98,286 \$ 99,322 \$ 26,906 \$ 2,523 \$ 8,294 \$ 16,549 \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ \$ \$ 27,309 \$ \$ 2,561 \$ 8,418 \$ 16,797 \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 28,135 \$ 28,135 \$ 2,638 \$ 8,673 \$ 17,304 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ 26,077 \$ 8,803 \$ 17,564 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,411,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ 79,412 \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ 2,718 \$ 28,935 \$ 17,827 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD Local Capture	Plan Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 18.0000 24.0000 24.0000 24.0000 24.0000 26.6380 26.6380	-	\$ \$ \$ 16 2038 \$ 13 \$ 7,21 \$ 3,76 \$ 3,76 \$ 3,65 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 87,250 \$ 21,812 \$ 65,437 \$ 87,250 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$ 96,840 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$,229 \$ 24,243 \$ 2,273 \$ 7,473 \$ 14,911 \$ 98,293 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ \$ 41,782 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$ 99,767 \$ \$ \$	7,375 \$ 7,375 \$ 2041 131,252 133,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 2,342 \$ 7,609 \$ 15,361 \$ 101,264 \$	7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ 2,377 \$ 7,814 \$ \$ \$ 15,592 \$ 102,783 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ \$ 23,498 \$ \$ 70,495 \$ 93,993 \$ \$ \$ \$ 25,731 \$ 2,412 \$ \$ 7,931 \$ 15,826 \$ 104,324 \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 23,851 \$ 71,552 \$ \$ 95,403 \$ \$ \$ \$ 44,346 \$ 8,865 \$ \$ 26,117 \$ 2,449 \$ <td< td=""><td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$</td><td>7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$</td><td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$</td><td>8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$</td><td>8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$</td><td>8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$</td><td>8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ 9,838 \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ 117,521 \$</td><td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283</td></td<>	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ 9,838 \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ 117,521 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 2.50% 2.50% 2.000 24.0000 24.0000 24.0000 2.2300 6.5700 0.6160 2.0252 4.0409 26.6380	-	\$ \$ \$ 16 2038 \$ 12 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,76 \$ 3,7	- \$ - \$ 31,252 \$ 370,824 \$ 366,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ 2,2,733 \$ 7,473 \$ 7,473 \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,745,292 \$ \$ 3,745,292 \$ 22,472 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 41,782 \$ \$ \$ \$ 24,607 \$ \$ 2,307 \$ 7,585 \$ 15,134 \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 24,976 \$ 2,342 \$ 7,699 \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ \$ \$ \$ \$ 225,350 \$ \$ 2 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 25,731 \$ 25,731 \$ 22,412 \$ 7,931 \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ 23,851 \$ 71,552 \$ 95,403 \$ 44,346 \$ 8,865 \$ 26,117 \$ 2,449 \$ 8,050 \$ 16,063 \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ 45,011 \$ 8,997 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 24,572 \$ 98,286 \$ 99,322 \$ 26,906 \$ 2,523 \$ 8,294 \$ 16,549 \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,156,694 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ \$ \$ 27,309 \$ \$ 2,561 \$ 8,418 \$ 16,797 \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$ 2,599 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ 25,694 \$ 77,082 \$ 102,776 \$ 28,135 \$ 28,135 \$ 2,638 \$ 8,673 \$ 17,304 \$	8,433 \$ 8,433 \$ 28 2050 131,252 \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ 26,077 \$ 8,803 \$ 17,564 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,411,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ 79,412 \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ 2,718 \$ 28,935 \$ 17,827 \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD Local Capture TOTAL	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total Millage R M Millage R M Millage R M M M M M M M M M M M M M M M M M M M	2.4256 \$ 2.50% 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.0552 2.00% 2.0552 2.00%	-	\$ \$ \$ 16 2038 \$ 12 \$ 7,27 \$ 3,76 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,65 \$ 3,76 \$ 3,7	- \$ - \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 87,250 \$ 21,812 \$ 65,437 \$ 87,250 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$ 96,840 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$,229 \$ 24,243 \$ 2,273 \$ 7,473 \$ 14,911 \$ 98,293 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ \$ 41,782 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$ 99,767 \$ \$ \$	7,375 \$ 7,375 \$ 2041 131,252 133,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 2,342 \$ 7,609 \$ 15,361 \$ 101,264 \$	7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ 2,377 \$ 7,814 \$ \$ \$ 15,592 \$ 102,783 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 15,826 \$ \$ \$ \$ 104,324 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 23,851 \$ 71,552 \$ \$ 95,403 \$ \$ \$ \$ 44,346 \$ 8,865 \$ \$ 26,117 \$ 2,449 \$ <td< td=""><td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$</td><td>7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$</td><td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$</td><td>8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$</td><td>8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$</td><td>8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$</td><td>8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 79,412 \$ \$ \$ 49,217 \$ \$ \$ 9,882 \$ \$ \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ \$ \$</td><td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283</td></td<>	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 79,412 \$ \$ \$ 49,217 \$ \$ \$ 9,882 \$ \$ \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD Local Capture	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total	2.4256 \$ 2.50% 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.66380 2.66580 2.	-	\$ 16 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$ 12 \$ 2038 \$	- \$ - \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 87,250 \$ 21,812 \$ 65,437 \$ 87,250 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$ 96,840 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$,229 \$ 24,243 \$ 2,273 \$ 7,473 \$ 14,911 \$ 98,293 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ \$ \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ \$ 41,782 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$ 99,767 \$ \$ \$	7,375 \$ 7,375 \$ 2041 131,252 133,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 24,976 \$ 2,342 \$ 7,609 \$ 15,361 \$ 101,264 \$	7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,858,494 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ 2,377 \$ 7,814 \$ \$ \$ 15,592 \$ 102,783 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ 3,916,371 \$ 23,498 \$ 70,495 \$ \$ 93,993 \$ \$ \$ \$ 43,691 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 25,731 \$ \$ \$ \$ 15,826 \$ \$ \$ \$ 104,324 \$ \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 23,851 \$ 71,552 \$ \$ 95,403 \$ \$ \$ \$ 44,346 \$ 8,865 \$ \$ 26,117 \$ 2,449 \$ <td< td=""><td>7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$</td><td>7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$</td><td>8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$</td><td>8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$</td><td>8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$</td><td>8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$</td><td>8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 79,412 \$ \$ \$ 49,217 \$ \$ \$ 9,882 \$ \$ \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ \$ \$</td><td>8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283</td></td<>	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 45,011 \$ 26,508 \$ 2,485 \$ 8,197 \$ 26,508 \$ 2,485 \$ 8,171 \$ 16,304 \$ 107,478 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,226,517 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ \$ 24,940 \$ \$ \$ 24,940 \$ \$ \$ 99,761 \$ \$ \$ 46,372 \$ 9,269 \$ 27,309 \$ 2,561 \$ 8,418 \$ 16,797 \$ 110,726 \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 2048 131,252 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 3,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ \$ 77,082 \$ 102,776 \$ \$ \$ \$ 47,773 \$ 9,550 \$ \$ 28,135 \$ 2,638 \$ \$ 17,304 \$ 114,073 \$ \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 3,130 \$ 4,477,817 \$ \$ 4,346,565 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,079 \$ \$ 26,073 \$ \$ 26,073 \$ \$ 28,557 \$ 2,677 8,803 \$ 17,564 \$ 115,784 \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 8,823,526 \$ 4,543,015 \$ 4,543,015 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 79,412 \$ \$ \$ 49,217 \$ \$ \$ 9,882 \$ \$ \$ 28,985 \$ 2,718 \$ 28,985 \$ 2,718 \$ 17,827 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD Local Capture TOTAL Non-Capturable Millages	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total Millage R M Millage R M Millage R M M M M M M M M M M M M M M M M M M M	2.4256 \$ 2.50% 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.2000 2.0552 2.00% 2.0552 2.00%		\$ \$ \$ \$ 16 2038 \$ 12 \$ 3,76 \$ 3,63 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ 31,252 \$.70,824 \$.66,664 \$ 335,412 \$ 21,812 \$.65,437 \$ 87,250 \$.8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$.84,090 \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,689,943 \$ \$ \$ 22,140 \$ \$ \$ 66,419 \$ \$ \$ 41,165 \$ \$ \$ 24,243 \$ \$ \$ 24,243 \$ \$ \$ 24,243 \$ \$ \$ 24,243 \$ \$ \$ 7,473 \$ 14,911 \$ 98,293 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ \$ \$ 22,472 \$ \$ \$ 41,782 \$ \$ \$ 41,782 \$ \$ \$ 24,607 \$ \$ \$ 24,607 \$ \$ \$ 99,767 \$ \$ \$ 15,134 \$ \$ \$ 189,654 \$ \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ \$ 22,809 \$ 68,426 \$ 91,235 \$ \$ 42,409 \$ \$ \$ 22,809 \$ \$ \$ 91,235 \$ \$ \$ 24,976 \$ \$ \$ 22,342 \$ \$ \$ 15,361 \$ \$ \$ 192,499 \$ \$ \$	7,486 \$ 7,486 \$ 2042 131,252 \$ 7,716,988 \$ 3,989,746 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ \$ \$ 43,045 \$ \$ \$ 25,350 \$ \$ \$ 25,350 \$ \$ \$ 25,350 \$ \$ \$ 15,592 \$ \$ \$ 102,783 \$ \$ \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 131,252 \$ \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ \$ 23,498 \$ \$ \$ 70,495 \$ 93,993 \$ 43,691 \$ \$ \$ 25,731 \$ \$ \$ 25,731 \$ \$ \$ 25,731 \$ \$ \$ 15,826 \$ \$ \$ 104,324 \$ \$ \$ 198,317 \$ \$ \$	7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ \$ 23,851 \$ \$ \$ 71,552 \$ \$ \$ 95,403 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 26,117 \$ \$ \$ 20,449 \$ \$ \$ 16,063 \$ \$ \$ 201,292 \$ \$ \$	7,828 5 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ 26,508 \$ 26,508 \$ 2,485 \$ 8,171 \$ 26,508 \$ 2,485 \$ 8,171 \$ 26,508 \$ 2,485 \$ 8,171 \$ 204,311 \$ \$ 204,311 \$	7,945 \$ 7,945 \$ 2046 131,252 \$ 131,252 \$ \$ 4,109,530 \$ 4,226,517 \$ 4,095,265 \$ \$ 24,572 \$ \$ 24,572 \$ \$ 98,286 \$ \$ 98,286 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 26,906 \$ \$ 16,549 \$ \$ 109,090 \$ \$ 207,376 \$ \$	8,064 \$ 8,064 \$ 8,064 \$ 2047 131,252 \$ 131,252 \$ \$ 4,287,946 \$ \$ 24,940 \$ \$ 24,940 \$ \$ 24,940 \$ \$ 24,940 \$ \$ 99,761 \$ \$ 99,761 \$ \$ 27,309 \$ \$ 27,309 \$ \$ 20,561 \$ \$ 110,726 \$ \$ 210,487 \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 8,438,088 \$ 4,350,296 \$ 4,219,044 \$ \$ \$ 25,314 \$ \$ \$ 25,314 \$ \$ \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 27,719 \$ \$ \$ 27,719 \$ \$ \$ 17,049 \$ \$ \$ 17,049 \$ \$ \$ 213,644 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 131,252 \$ \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ 77,082 \$ 102,776 \$ \$ \$ 47,773 \$ 9,550 \$ 28,135 \$ 2,638 \$ 2,638 \$ 8,673 \$ 114,073 \$ \$ 216,849 \$	8,433 \$ 8,433 \$ 2050 131,252 \$ 2050 \$ \$ 131,252 \$ \$ 8,693,130 \$ 4,477,817 \$ 4,346,565 \$ \$ \$ 26,079 \$ \$ \$ 26,079 \$ \$ \$ 104,318 \$ \$ \$ 28,557 \$ 2,677 \$ 28,557 \$ 2,677 \$ 8,803 \$ 17,564 \$ 115,784 \$ \$ \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 131,252 \$ 4,413,763 \$ 26,471 \$ \$ 4,411,763 \$ 26,471 \$ \$ \$ \$ 105,882 \$ \$ \$ \$ 49,217 \$ \$ \$ \$ 28,985 \$ \$ \$ \$ 28,985 \$ \$ \$ \$ 17,827 \$ \$ \$ \$ 223,403 \$ \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 49,955 9,986 29,420 2,758 9,069 18,095 119,283
Petoskey Schools Debt School Capture State Education Tax (SET) School Operating Tax Local Capture CITY TOTAL General Operating Voted COUNTY TOTAL Operating GREENWOOD CEMETERY NCMC ISD Local Capture TOTAL Non-Capturable Millages NMC Debt	Plan Year Revenue Year Revenue Year *Base Taxable Value Annual Value Additions Cumulative Value Additions Estimated New TV Incremental Difference (New TV - Base TV) Millage R School Total Millage R Local Total Millage R M Millage R M Millage R M M M M M M M M M M M M M M M M M M M	2.4256 \$ 2.50% 2.50% 2.50% 2.50% 18.0000 24.0000 24.0000 24.0000 24.0000 24.0000 2.2300 0.6160 2.0252 4.0409 26.6380 tate 50.6380 tate 0.0000		\$ \$ \$ 16 2038 \$ 13 \$ 7,22 \$ 3,76 \$ 3,63 \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$ \$	- \$ - \$ - \$ 31,252 \$ 70,824 \$ 66,664 \$ 35,412 \$ 21,812 \$ 65,437 \$ 37,250 \$ 40,556 \$ 8,107 \$ 23,885 \$ 2,239 \$ 7,362 \$ 14,690 \$ 26,840 \$ 84,090 \$ - \$	5,034 \$ 5,034 \$ 5,034 \$ 2039 131,252 \$ 7,379,887 \$ 3,821,195 \$ 3,821,195 \$ 3,689,943 \$ 22,140 \$ 66,419 \$ 88,559 \$ \$ \$ 41,165 \$ 8,229 \$ 24,243 \$ 2,273 \$ 7,473 \$ \$ \$ 98,293 \$ \$ \$ 186,851 \$ \$ \$	7,266 \$ 7,266 \$ 7,266 \$ 2040 131,252 \$ 7,490,585 \$ 3,876,544 \$ 3,876,544 \$ 3,745,292 \$ 22,472 \$ 67,415 \$ 89,887 \$ \$ 3,352 \$ 41,782 \$ 8,352 \$ 24,607 \$ 2,307 \$ 99,767 \$ 189,654 \$ 189,654 \$ \$ \$	7,375 \$ 7,375 \$ 7,375 \$ 2041 131,252 131,252 \$ 7,602,944 \$ 3,932,724 \$ 3,801,472 \$ 22,809 \$ 68,426 \$ 91,235 \$ 42,409 \$ 2,342 \$ 2,342 \$ 7,699 \$ 15,361 \$ 192,499 \$ - \$	7,486 \$ 7,486 \$ 7,486 \$ 2042 131,252 131,252 \$ 3,989,746 \$ 3,858,494 \$ 23,151 \$ 69,453 \$ 92,604 \$ 43,045 \$ 23,777 \$ 2,3777 \$ 7,814 \$ 15,592 \$ 102,783 \$ 195,386 \$	7,598 \$ 7,598 \$ 2043 131,252 \$ 7,832,743 \$ 4,047,623 \$ 3,916,371 \$ \$ \$ 23,498 \$ 70,495 \$ 93,993 \$ \$ \$ 43,691 \$ \$ \$ 25,731 \$ \$ \$ 2412 \$ \$ \$ 15,826 \$ \$ \$ 198,317 \$ \$ \$	7,712 \$ 7,712 \$ 7,712 \$ 2044 131,252 \$ 7,950,234 \$ 4,106,369 \$ 3,975,117 \$ \$ 23,851 \$ 71,552 \$ \$ \$ \$ 95,403 \$ \$ \$ \$ 26,117 \$ \$ \$ \$ 26,117 \$ \$ \$ \$ 16,063 \$ \$ \$ \$ 201,292 \$ \$ \$ \$	7,828 \$ 7,828 \$ 7,828 \$ 2045 131,252 \$ 8,069,487 \$ 4,165,996 \$ 4,165,996 \$ 4,034,744 \$ 24,208 \$ 72,625 \$ 96,834 \$ \$ \$ 45,011 \$ \$ \$ 26,508 \$ \$ \$ 16,304 \$ \$ \$ 107,478 \$ \$ \$ 204,311 \$ \$ \$	7,945 \$ 7,945 \$ 7,945 \$ 2046 131,252 131,252 \$ 8,190,530 \$ 4,226,517 \$ 24,572 \$ 24,572 \$ 73,715 \$ 98,286 \$ 45,686 \$ 9,132 \$ 26,906 \$ 2,523 \$ 8,294 \$ 109,090 \$ 207,376 \$	8,064 \$ 8,064 \$ 2047 131,252 \$ 2047 131,252 \$ 8,313,387 \$ 4,287,946 \$ 4,287,946 \$ \$ 4,156,694 \$ 24,940 \$ \$ \$ 99,761 \$ 46,372 \$ \$ \$ \$ \$ 99,761 \$ \$ \$ \$ \$ 27,309 \$ \$ \$ \$ \$ 27,309 \$ \$ \$ \$ \$ 16,797 \$ \$ \$ \$ \$ 210,487 \$ \$ \$ \$	8,185 \$ 8,185 \$ 2048 131,252 \$ 131,252 \$ \$ 8,438,088 \$ 4,350,296 \$ 4,350,296 \$ 4,219,044 \$ 25,314 \$ \$ \$ 101,257 \$ \$ \$ 47,067 \$ \$ \$ 27,719 \$ 2,599 \$ 8,544 \$ \$ \$ 17,049 \$ \$ \$ 213,644 \$ \$ \$	8,308 \$ 8,308 \$ 2049 131,252 \$ 8,564,660 \$ 4,413,582 \$ 4,282,330 \$ \$ \$ 25,694 \$ 77,082 \$ 102,776 \$ \$ \$ 47,773 \$ 9,550 \$ 28,135 \$ 2,638 \$ 17,304 \$ 114,073 \$ 216,849 \$ \$ \$	8,433 \$ 8,433 \$ 8,433 \$ 2050 131,252 3,693,130 \$ 4,477,817 \$ 4,346,565 \$ 26,079 \$ 26,079 \$ 78,238 \$ 104,318 \$ 48,490 \$ 9,693 \$ - \$ 28,557 \$ 8,803 \$ 17,564 \$ 115,784 \$ 220,101 \$	8,559 \$ 8,559 \$ 2051 131,252 \$ 2053 \$ \$ 2051 \$ \$ 38,823,526 \$ 4,543,015 \$ 4,411,763 \$ \$ \$ 26,471 \$ \$ \$ 26,471 \$ \$ \$ 105,882 \$ \$ \$ 49,217 \$ \$ \$ 9,838 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 28,985 \$ \$ \$ 17,827 \$ \$ \$ 223,403 \$ \$ \$	8,688 8,688 2052 131,252 8,955,879 4,609,192 4,477,940 26,868 80,603 107,471 26,868 80,603 107,471 26,868 80,603 107,471 22,758 9,986 29,420 2,758 9,069 18,095 119,283 226,754

Table 2.2 - Tax Increment Revenue Reimbursement Allocation Table

Lofts at Lumber Square

				Em	met	: County Bro	ownfield Rede	evelo	opment Autl	nority		
Maximum Reimbursement	Proportionality	hool & Local Taxes	B	State Brownfield Fund		LBRF	Local-Only Taxes		Total			
State	47.4%	\$ 1,605,772	\$	250,899	\$	122,164		\$	1,978,835		Estimated Tot	al
Local	52.6%	\$ 1,782,273	\$	-	\$	507,928	\$-	\$	2,290,201		Years of Captu	re:
TOTAL	100.0%	\$ 3,388,045	\$	250,899	\$	630,092		\$	4,269,036		Local Eligible Activities	22
EGLE		\$ 257,755			•						State Eligible Activities	24
MSF		\$ 3,130,290									LBRF	26
TOTAL		\$ 3,388,045										

Plan Year				1	2	3	Д	5	6	7	8	9	10	11	12	13	14	15	16
Calendar Year	notes		2022	2023	2024	2025	2026	2027	2028	2029	2030	2031	2032	2033	2034	2035	2036	2037	2038
Total State Incremental Revenue			Ś	- \$ - \$			\$ 72,975 \$	74,069 \$	75,180 \$	76,308	5 77,453 \$	78,614 \$	79,794 \$	80,991 \$	82,205 \$	83,439 \$	84,690 \$	85,960 \$	87,250
State Brownfield Revolving Fund (50% of SET)			Ś	- \$ - \$	6.226 \$	8.987	\$ 9.122 \$	9.259 \$	9.398 \$	9.539	9.682 \$	9.827 \$	9.974 \$	10.124 \$	10.276 \$	10.430 \$	10.586 \$	10.745 \$	10.906
State TIR Available for Reimbursement			\$	-\$-\$	43,579 \$	62,909	\$ 63,853 \$	64,811 \$	65,783 \$	66,770 \$	67,771 \$	68,788 \$	69,819 \$	70,867 \$	71,930 \$	73,009 \$	74,104 \$	75,215 \$	76,344
Total Local Incremental Revenue			\$	-\$-\$	55,279 \$	79,799	\$ 80,996 \$	82,211 \$	83,444 \$	84,696	85,966 \$	87,256 \$	88,564 \$	89,893 \$	91,241 \$	92,610 \$	93,999 \$	95,409 \$	96,840
BRA Administrative Fee	3	% \$	000 \$	- ś - ś	1,658 \$	2,394	\$ 2,430 \$	2,466 \$	2,503 \$	2,541	2,579 \$	2,618 \$	2,657 \$	2,697 \$	2,737 \$	2,778 \$	2,820 \$	2,862 \$	2,905
Local TIR Available for Reimbursement			\$	-\$-\$	53,620 \$	77,405	\$ 78,566 \$	79,744 \$	80,941 \$	82,155	83,387 \$	84,638 \$	85,907 \$	87,196 \$	88,504 \$	89,832 \$	91,179 \$	92,547 \$	93,935
Total State & Local TIR Available			\$	-\$-\$	97,199 \$	140,314	\$ 142,419 \$	144,555 \$	146,723 \$	148,924	\$	153,426 \$	155,727 \$	5 158,063 \$	i 160,434 \$	i 162,840 \$	165,283 \$	167,762 \$	170,279
	Beginning			\$	92,339 \$	225,638	\$ 360,936 \$	498,263 \$	637,650 \$	771,682	892,609 \$	1,000,007 \$	1,093,443 \$	1,188,280					
DEVELOPER	Balance		\$ 1,648,49	5 % Allocation	95%	95%	95%	95%	95%	90%	80%	70%	60%	60%	60%	60%	60%	60%	39%
Developer Reimbursement	Phase I			Ś	92,339 \$	133,298	\$ 135,298 \$	137,327 \$	139,387 \$	134,032	5 120,927 \$	107,398 \$	93,436 \$	94,838 \$	96,260 \$	97,704 \$	99,170 \$	100,657 \$	66,423
Developer Reimbursement Balance			\$ 1,648,49	5 \$ 1,648,495 \$	1,556,155 \$	1,422,857	\$ 1,287,559 \$	1,150,231 \$	1,010,844 \$	876,812	5 755,886 \$	648,488 \$	555,052 \$	460,214 \$	363,954 \$	266,250 \$	167,080 \$	66,423 \$	(0)
	Beginning			-	,,	, , = =	, , , , , , , , , , , , , , , , , , , ,	, , - ,	//- /			, ,	,	,	,		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,		1-7
СІТҮ	Balance		\$ 1,739,55	0 % Allocation	5%	5%	5%	5%	5%	10%	20%	30%	40%	40%	40%	40%	40%	40%	61%
City Reimbursement	County	\$ 206,0	000	\$	4,860 \$	7,016	\$ 7,121 \$	7,228 \$	7,336 \$	14,892 \$	30,232 \$	46,028 \$	62,291 \$	63,225 \$	64,174 \$	65,136 \$	66,113 \$	67,105 \$	103,856
City Reimbursement Balance		\$ 3,388,0	045 \$ 3,388,04	5 \$ 1,739,550 \$	1,734,690 \$	1,727,674	\$ 1,720,553 \$	1,713,326 \$	1,705,989 \$	1,691,097	5 1,660,865 <i>\$</i>	1,614,838 \$	1,552,547 \$	5 1,489,322 \$	5 1,425,148 \$	\$ 1,360,012 \$	1,293,899 \$	1,226,794 \$	1,122,938
MSF Non-Environmental Costs			\$ 3,130,29	0 \$ - \$	89,805 \$	129,639	\$ 131,584 \$	133,558 \$	135,561 \$	137,594 \$	\$ 139,658 \$	141,753 \$	143,880 \$	146,038 \$	148,228 \$	5 150,452 \$	152,709 \$	154,999 \$	157,324
State Tax Reimbursement	92.39%		\$ 1,483,60	8 \$ - \$	40,263 \$	58,123	\$ 58,995 \$	59,880 \$	60,778 \$	61,690 \$	62,615 \$	63,554 \$	64,508 \$	65,475 \$	66,458 \$	67,454 \$	68,466 \$	69,493 \$	70,536
Local Tax Reimbursement	92.39%		\$ 1,646,68	1 \$ - \$	49,541 \$	71,516	\$ 72,589 \$	73,678 \$	74,783 \$	75,905	5 77,043 \$	78,199 \$	79,372 \$	80,562 \$	81,771 \$	82,997 \$	84,242 \$	85,506 \$	86,789
Total MSF Reimbursement Balance				\$ 3,130,290 \$	3,040,485 \$	2,910,846	\$ 2,779,262 \$	2,645,704 \$	2,510,143 \$	2,372,548	\$ 2,232,890 \$	2,091,137 \$	1,947,257 \$	\$ 1,801,219 \$	\$ 1,652,991 \$	\$ 1,502,539 \$	1,349,831 \$	1,194,832 \$	1,037,508
State MSF Balance to Be Reimbursed	_			\$ 1,483,608 \$	1,443,345 \$	1,385,221	\$ 1,326,226 \$	1,266,346 \$	1,205,568 \$	1,143,878 🖇	\$ 1,081,263 \$	1,017,708 \$	953,201 \$	887,725 \$	821,268 \$	5 753,813 \$	685,347 \$	615,854 \$	545,318
Local MSF Balance to Be Reimbursed	-			\$ 1,646,681 \$	1,597,140 \$	1,525,624	\$ 1,453,035 \$	1,379,358 \$	1,304,575 \$	1,228,670 \$	\$ 1,151,627 \$	1,073,428 \$	994,056 \$	913,494 \$	831,723 \$	748,726 \$	664,484 \$	578,978 \$	492,189
EGLE Environmental Costs			\$ 257,75	5 \$ - \$	7,395 \$	10,675	\$ 10,835 \$	10,997 \$	11,162 \$	11,330 \$	5 11,500 \$	11,672 \$	11,847 \$	12,025 \$	12,205 \$	12,389 \$	12,574 \$	12,763 \$	12,954
State Tax Reimbursement	7.61%		\$ 122,16	4 \$ - \$	3,315 \$	4,786	\$ 4,858 \$	4,931 \$	5,005 \$	5,080 \$	5,156 \$	5,233 \$	5,312 \$	5,391 \$	5,472 \$	5,554 \$	5,638 \$	5,722 \$	5,808
Local Tax Reimbursement	7.61%		\$ 135,59	1 \$ - \$	4,079 \$	5,889	\$ 5,977 \$	6,067 \$	6,158 \$	6,250 \$	6,344 \$	6,439 \$	6,536 \$	6,634 \$	6,733 \$	6,834 \$	6,937 \$	7,041 \$	7,146
Total MDEQ Reimbursement Balance				\$ 257,755 \$	250,360 \$	239,685	\$ 228,851 \$	217,853 \$	206,691 \$	195,361 \$	\$ 183,861 \$	172,189 \$	160,341 \$	148,316 \$	3 136,111	123,722 \$	111,148 \$	<i>98,385</i> \$	85,431
State EGLE Balance to Be Reimbursed	-		\$	- \$ 122,164 \$	118,848 \$	114,062	\$ 109,204 \$	104,274 \$	99,269 \$	94,189 Ş	\$	83,800 \$	78,489 \$	73,097 \$	67,625 \$	62,071 \$	<i>56,433</i> \$	50,711 \$	44,903
Local EGLE Balance to Be Reimbursed			\$ 3,388,04	5 \$ 135,591 \$	131,512 \$	125,623	\$ 119,646 \$	113,579 \$	107,422 \$	101,171 Ş	\$	88,388 \$	81,853 \$	75,219 \$	68,486 \$	61,652 \$	54,715 \$	47,674 \$	40,528
Local Only Costs	3%		\$	- \$ - \$	- \$		\$ - \$	- \$	- \$	- (\$ - \$	- \$	- \$	- \$	- \$	\$ <u>-</u> \$	- \$	- \$	-
Total Local Only Reimbursement Balance				\$ - \$	- \$		\$ - \$	- \$	- \$	- 4	5 - Ş	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-
Total Annual Reimbursement				\$ - \$	97,199 \$	140,314	\$ 142,419 \$	144,555 \$	146,723 \$	148,924	\$ 151,158 \$	153,426 \$	155,727 \$	158,063 \$	160,434	\$ 162,840 \$	165,283 \$	167,762 \$	170,279

MSF Non-Environmental Costs		\$	3,130,290	\$ 	\$ 89,805 \$	129,639	\$ 131,584	\$ 133,558	\$ 1	135,561	\$	137,594	\$ 139,658	\$	141,753	\$	143,880	\$	146,0
State Tax Reimbursement	92.39%	\$	1,483,608	\$ - !	\$ 40,263 \$	58,123	\$ 58,995	\$ 59,880	\$	60,778	\$	61,690	\$ 62,615	\$	63,554	\$	64,508	\$	65,4
Local Tax Reimbursement	92.39%	\$	1,646,681	\$ - !	\$ 49,541 \$	71,516	\$ 72,589	\$ 73,678	\$	74,783	\$	75,905	\$ 77,043	\$	78,199	\$	79,372	\$	80,5
Total MSF Reimbursement B	alance			\$ 3,130,290	\$ 3,040,485 \$	2,910,846	\$ 2,779,262	\$ 2,645,704	\$ 2,5	510,143	\$ 2	,372,548	\$ 2,232,890	\$ 2	2,091,137	\$ 1	1,947,257	\$ 1	1,801,2
State MSF Balance to Be Reim	bursed			\$ 1,483,608	\$ 1,443,345 \$	1,385,221	\$ 1,326,226	\$ 1,266,346	\$ 1,2	205,568	\$ 1	,143,878	\$ 1,081,263	\$:	1,017,708	\$	953,201	\$	887,7
Local MSF Balance to Be Reim	bursed			\$ 1,646,681	\$ 1,597,140 \$	1,525,624	\$ 1,453,035	\$ 1,379,358	\$ 1,3	304,575	\$ 1	,228,670	\$ 1,151,627	\$:	1,073,428	\$	994,056	\$	913,4
EGLE Environmental Costs		\$	257,755	\$ - ;	\$ 7,395 \$	10,675	\$ 10,835	\$ 10,997 \$	\$	11,162	\$	11,330	\$ 11,500	\$	11,672	\$	11,847	\$	12,0
State Tax Reimbursement	7.61%	\$	122,164	\$ - 9	\$ 3,315 \$	4,786	\$ 4,858	\$ 4,931	\$	5,005	\$	5,080	\$ 5,156	\$	5,233	\$	5,312	\$	5,3
Local Tax Reimbursement	7.61%	\$	135,591	\$ - 5	\$ 4,079 \$	5,889	\$ 5,977	\$ 6,067	\$	6,158	\$	6,250	\$ 6,344	\$	6,439	\$	6,536	\$	6,6
Total MDEQ Reimbursement Balance				\$ 257,755	\$ 250,360 \$	239,685	\$ 228,851	\$ 217,853 \$	\$ 2	206,691	\$	195,361	\$ 183,861	\$	172,189	\$	160,341	\$	148,3
State EGLE Balance to Be Reim	bursed	\$	-	\$ 122,164	\$ 118,848 \$	114,062	\$ 109,204	\$ 104,274 🔅	\$	99,269	\$	94,189	\$ 89,034	\$	83,800	\$	78,489	\$	73,0
Local EGLE Balance to Be Reim	bursed	\$	3,388,045	\$ 135,591	\$ 131,512 \$	125,623	\$ 119,646	\$ 113,579 \$	\$ 1	107,422	\$	101,171	\$ 94,828	\$	88,388	\$	81,853	\$	75,2
Local Only Costs	3%	\$	-	\$ - ;	\$ - \$	-	\$ -	\$ - 4	\$	-	\$	-	\$ 	\$	-	\$	-	\$	-
Local Tax Reimbursement																			
Total Local Only Reimbursement Balance				\$ - ;	\$ - \$	-	\$ -	\$ 	\$	-	\$	-	\$ 	\$	-	\$	-	\$	
										1						-			
Total Annual Reimbursement				\$ 	\$ 97,199 \$	140,314	\$ 142,419	\$ 144,555 \$	\$1	146,723	\$	148,924	\$ 151,158	\$	153,426	\$	155,727	\$	158,0

LOCAL BROWNFIELD REVOLVING FUND

LBRF Deposits *		\$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-
State Tax Capture		\$ 122,164 \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-
Local Tax Capture	\$ 253,964.03	\$ 507,928 \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-
Total LBRF Capture		\$ 630,092 \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	- \$	-

* Up to five years of capture for LBRF Deposits after Eligible Activities are reimbursed. May be taken from EGLE & Local TIR only.

Footnotes:

Estimated Capture		\$ 3,388,045
Administrative Fees		\$ 50,000
State Revolving Fund		\$ 250,899
LSRRF		\$ 630,092
	TOTAL	\$ 4,319,036

Table 2.2 - Tax Increment Revenue Reimbursement Allocation Table Lofts at Lumber Square Emmet County Brownfield Redevelopment Authority

							Local EA		State EA	LE	BRF Capture					
							Capture Ends		apture Ends		Ends					
Plan Year		17	18	19	20	21	22	23	24	25	26	27	28	29	30	
Calendar Year	I.,	2039	2040	2041	2042	2043	2044	2045	2046	2047	2048	2049	2050	2051	2052	TOTAL
Total State Incremental Revenue	\$	88,559 \$	89,887 \$	91,235 \$	92,604 \$	93,993 \$		\$ 96,834 \$	98,286		101,257	\$ 102,776 \$	104,318 \$	105,882 \$	107,471	\$ 2,528,894
State Brownfield Revolving Fund (50% of SET)	\$	11,070 \$	11,236 \$	11,404 \$	11,575 \$	11,749 \$	1	\$ 12,104 \$	12,286	\$ 12,470						\$ 250,899
State TIR Available for Reimbursement	\$	77,489 \$	78,651 \$	79,831 \$	81,028 \$	82,244 \$	83,477	\$ 84,730 \$	86,001	\$ 87,291 \$	101,257	\$ 102,776 \$	104,318 \$	105,882 \$	107,471	\$ 2,277,995
Total Local Incremental Revenue	\$	98,293 \$	99,767 \$	101,264 \$	102,783 \$	104,324 \$	105,889	\$ 107,478 \$	109,090	\$ 110,726 \$	112,387	\$ 114,073 \$	115,784 \$	117,521 \$	77,702	\$ 2,765,281
BRA Administrative Fee	\$	2,949 \$	2,993 \$	3,038 \$	2,374											\$ 50,000
Local TIR Available for Reimbursement	\$	95,344 \$	96,774 \$	98,226 \$	100,408 \$	104,324 \$	105,889	\$ 107,478 \$	109,090	\$ 110,726 \$	112,387	\$ 114,073 \$	115,784 \$	117,521 \$	77,702	\$ 2,715,280
Total State & Local TIR Available	\$	172,833 \$	175,425 \$	178,057 \$	181,436 \$	186,568 \$	189,367	\$ 192,207 \$	195,090	\$ 198,017 \$	213,644	\$ 216,849 \$	220,101 \$	223,403 \$	185,173	\$ 4,993,276
DEVELOPER		0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	0%	
Developer Reimbursement	\$	- \$	- \$	- \$	- \$	- \$		\$ - \$	-	\$ - \$	-	\$ - \$	- \$	- \$	-	\$ 1,648,495
Developer Reimbursement Balance	\$	(0) \$	(0) \$	(0) \$	(0) \$	(0) \$		\$ (0) \$	(0)		(0)	\$ (0) \$	(0) \$	(0) \$	(0)	<u> </u>
· · · ·			· · · · ·			.,,,								••••		
СІТҮ		100%	100%	100%	100%	100%	100%	20%	0%	0%	0%	0%	0%	0%	0%	
City Reimbursement	\$	172,833 \$	175,425 \$	178,057 \$	181,436 \$	186,568 \$	189,363	\$ 39,256 \$	-	\$-\$	-	\$-\$	- \$	- \$	-	\$ 1,739,550
City Reimbursement Balance	\$	950,106 \$	774,680 \$	596,624 \$	415,187 \$	228,619 \$	39,257	\$ 0\$	0	\$ 0\$	0	\$ 0 \$	0 \$	0 \$	0	\$ -
MSF Non-Environmental Costs	Ś	159,684 \$	162,079 \$	164,510 \$	167,633 \$	172,374 \$	109,320	\$ 78,284 \$	23,623	\$-\$	-	\$ - \$	- \$	- \$	-	\$ 3,130,290
State Tax Reimbursement	\$	71,594 \$	72,668 \$	73,758 \$	74,864 \$	75,987 \$	74,543	\$ 78,284 \$	23,623	\$ - \$	-	\$ - \$	- \$	- \$	-	\$ 1,483,608
Local Tax Reimbursement	\$	88,090 \$	89,412 \$	90,753 \$	92,769 \$	96,388 \$	34,777	\$ - \$	-	\$ - \$	-	\$ - \$	- \$	- \$	-	\$ 1,646,681
Total MSF Reimbursement Balance	\$	877,824 \$	715,744 \$	551,234 \$	383,601 \$	211,226 \$	101,906	\$ 23,623 \$	(0)	\$ (0) \$	(0)	\$ (0) \$	(0) \$	(0) \$	(0)	\$ -
State MSF Balance to Be Reimbursed	\$	473,725 \$	401,057 \$	327,300 \$	252,436 \$	176,449 \$	101,906	\$ 23,623 \$	(0)	\$ (0) \$	(0)	\$ (0) \$	(0) \$	(0) \$	(0)	
Local MSF Balance to Be Reimbursed	\$	404,099 \$	314,687 \$	223,934 \$	131,165 \$	34,777 \$	0	\$ 0\$	0	\$ 0\$	0	\$ 0\$	0\$	0\$	0	
EGLE Environmental Costs	\$	13,149 \$	13,346 \$	13,546 \$	13,803 \$	14,194 \$	9,215	\$ 6.446 \$	1,732	\$ - \$	-	\$ - \$	- \$	- \$	-	\$ 257,755
State Tax Reimbursement	\$	5,895 \$	5,984 \$	6,073 \$	6,164 \$	6,257 \$	6,351	\$ 6,446 \$	1,732	\$ - \$	-	<u> </u>	- \$	- \$	-	\$ 122,164
Local Tax Reimbursement	\$	7,254 \$	7,362 \$	7,473 \$	7,639 \$	7,937 \$	2,864	\$ - \$	-	\$ - \$	-	\$ - \$	- \$	- \$	-	\$ 135,592
Total MDEQ Reimbursement Balance	\$	72,282 \$	58,936 \$	45,390 \$	31,587 \$	17,393 \$	8,178	\$ 1,732 \$	(0)	\$ (0) \$	(0)	\$ (0) \$	(0) \$	(0) \$	(0)	\$ -
State EGLE Balance to Be Reimbursed	\$	39,008 \$	33,024 \$	26,951 \$	20,786 \$	14,529 \$	8,178	\$ 1,732 \$	0	\$ 0\$	0	\$ 0\$	0\$	0\$	0	· · ·
Local EGLE Balance to Be Reimbursed	\$	33,274 \$	25,912 \$	18,439 \$	10,800 \$	2,864 \$	(0)	\$ (0) \$	(0)	\$ (0) \$	(0)	\$ (0) \$	(0) \$	(0) \$	(0)	
Local Only Costs	Ś	- \$	- Ś	- \$	- \$	- \$		\$-\$	-	\$ - \$	-	ś - Ś	- \$	- Ś	-	\$ -
Local Tax Reimbursement	7	<u>ب</u> ا	¢	ې ب	¢	Ļ		γ γ		ې ۲		ب ۲	ب ب	¢		7
Total Local Only Reimbursement Balance	Ś	- \$	- \$	- \$	- \$	- \$	-	\$- <u>\$</u>	-	\$ - \$	-	\$ - \$	- \$	- \$	-	Ś -
	<u> </u>	<u> </u>	<u>~</u>	<u> </u>		<i>پ</i>		<i>,</i> ,		۲ ۲		<u> </u>	<u> </u>	<u>~</u>		<i>~</i>
Total Annual Reimbursement	\$	172,833 \$	175,425 \$	178,057 \$	181,436 \$	186,568 \$	118,535	\$ 84,730 \$	25,355	\$ - \$		\$ - \$	- \$	- \$	-	\$ 3,388,045
LOCAL BROWNFIELD REVOLVING FUND																
LBRF Deposits *	\$	- \$	- \$	- \$	- \$	- \$		\$-\$	-	\$-\$	-	\$-\$	- \$	- \$	-	\$-
State Tax Capture	\$	- \$	- \$	- \$	- \$	- \$		\$-\$	60,645	\$ 61,519 \$	-	۲	- \$	- \$	-	\$ 122,164 \$
Local Tax Capture	\$	- \$	- \$	-	\$	- \$, -	\$ 107,478 \$	109,090	\$ 110,726 \$	112,387	\$-\$	- \$	- \$	-	\$ 507,928
Total LBRF Capture	\$	- \$	- \$	- \$	- \$	- \$	68,248	\$ 107,478 \$	169,735	\$ 172,245 \$	112,387	\$-\$	- \$	- \$	-	\$ 630,092
* Un to five veges of continue for IDDE Descrites									_							

* Up to five years of capture for LBRF Deposits a

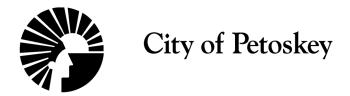
taken from EGLE & Local TIR only. \$ 376,128.20

Footnotes:

othoteon	
	\$ 122,164 State
	\$ 147,939 Local
	\$ 270,103

54.77%

1



WHEREAS, the Michigan Brownfield Redevelopment Financing Act, Act 381, P.A. 1996 as amended, authorizes municipalities to create a brownfield redevelopment authority to promote the revitalization, redevelopment, and reuse of contaminated, blighted, functionally obsolete or historically designated property through tax increment financing of eligible environmental and/or non-environmental activities with an approved Brownfield Plan; and

WHEREAS, the Emmet County Board of Commissioners established the Emmet County Brownfield Redevelopment Authority under the procedures under Act 381 and filed with the Secretary of State on July 26, 1999 to facilitate the cleanup and redevelopment of Brownfields within Emmet County; and

WHEREAS, a Brownfield Plan has been prepared for the redevelopment of the former Hankey Lumber property at 900 Emmet Street into 60 residential units for workforce housing that outlines the qualifications, costs, impacts, and incentives for the project collaborative developed by the Petoskey-Harbor Springs Area Community Foundation and G.A. Haan Development, LLC for reimbursement from Brownfield Tax Increment Revenues with the adoption of the Brownfield Plan; and

WHEREAS, Act 381 requires the concurrence of the local unit of government in which the Brownfield Plan project is located for Brownfield Plans under County Brownfield Redevelopment Authorities, and the Lofts at Lumber Square Brownfield Project is located at 900 Emmet Street in the City of Petoskey; and

WHEREAS, subsequent to the City Council's concurrence, the Emmet County Brownfield Redevelopment Authority will consider the Brownfield Plan for the Lofts at Lumber Square and provide a recommendation to the Emmet County Board of Commissioners; and

WHEREAS, subsequent to the City Council's concurrence, the Emmet County Board of Commissioners will set and notice a public hearing for December 20, 2022 and will consider the Lofts at Lumber Square Brownfield Plan at their regular meeting on December 20, 2022:

NOW THEREFORE BE IT RESOLVED, that pursuant to the Brownfield Redevelopment Financing Act, Act 381 of the Public Acts of 1996, as amended, being MCL 125.2651, *et seq*, the City of Petoskey City Council hereby concurs with the Brownfield Plan for the Lofts at Lumber Square.

State of Michigan) County of Emmet) ss. City of Petoskey)

I, Sarah Bek, Clerk of the City of Petoskey, do hereby certify that the foregoing is a true copy of a resolution adopted by the City of Petoskey City Council in regular session assembled on the 21st day of November 2022, and of the whole thereof.

In witness whereof, I have here unto set my hand and affirmed the corporate seal of said City this 22nd day of November, 2022.

arah Bek, City Clerk

RESOLUTION Brownfield Plan for The Lofts at Lumber Square

At a special meeting of the Emmet County Brownfield Redevelopment Authority, held at the Emmet County Building, 200 Division Street, Petoskey, Michigan on November 28, 2022, at 3:30 p.m., the following resolution was offered by

Authority Member _	Doernenburg	and supported by
Authority Member _	Steele	

Whereas, the Michigan Brownfield Redevelopment Financing Act, Act 381, P.A. 1996 as amended, authorizes municipalities to create a brownfield redevelopment authority to promote the revitalization, redevelopment, and reuse of contaminated, blighted, functionally obsolete, or historically designated property through tax increment financing of eligible environmental and/or non-environmental activities approved in a Brownfield Plan; and

Whereas, the Emmet County Board of Commissioners (the "County Board") established the Emmet County Brownfield Redevelopment Authority (ECBRA) under the procedures under Act 381 and filed with the Secretary of State on July 26, 1999 to facilitate the cleanup and redevelopment of Brownfields within Emmet County; and,

Whereas, a Brownfield Plan has been prepared for the redevelopment of the former Hankey Lumber property at 900 Emmet Street into 60 residential units for workforce housing that outlines the qualifications, costs, impacts, and incentives for the project collaborative developed by the Petoskey-Harbor Springs Area Community Foundation and G.A. Haan Development, LLC for reimbursement from Brownfield Tax Increment Revenues with the adoption of the Brownfield Plan; and

Whereas, The Petoskey City Council has reviewed the Brownfield Plan for the Lofts at Lumber Square at their November 21, 2022 meeting and adopted a resolution of concurrence; and

Whereas, the Emmet County Brownfield Redevelopment Authority has reviewed the Brownfield Plan and finds that it meets the requirements of Act 381 and constitutes a public purpose of providing workforce housing, increased private investment and economic development, and increased property tax value; and

Whereas, a public hearing on the Brownfield Plan is anticipated to be held by the County Board on December 20, 2022 and notice of the public hearing and notice to taxing jurisdictions will be provided in compliance with the requirements of Act 381;

Now, Therefore, Be It Resolved that the Emmet County Brownfield Redevelopment Authority hereby approves the Brownfield Plan for the Lofts at Lumber Square, and recommends approval by the Emmet County Board of Commissioners; and

Be It Further Resolved that should any section, clause or phrase of this Resolution be declared by the courts to be invalid, the same shall not affect the validity of this Resolution as a whole nor any part thereof, other than the part so declared to be invalid; and,

Be It Further Resolved that any prior resolution, or any part thereof, in conflict with any of the provisions of this Resolution are hereby repealed.

Yes: Pollion, Smith Steele, Ulrich, White, Koont 2, Carbeck, Dernenburg. No: None

Absent: Dickson

Resolution duly adopted

Sean Pollion, Chair, Emmet County Brownfield Redevelopment Authority

Certified to be a true copy,

11-28-22 Date Tammy Doernenburg, ECBRA Secretary

RESOLUTION TO APPROVE THE BROWNFIELD PLAN FOR LOFTS AT LUMBER SQUARE 900 Emmet Street, Petoskey, Michigan

Emmet County Board of Commissioners

WHEREAS, the Michigan Brownfield Redevelopment Financing Act, Public Act 381 of 1996 as amended, authorizes municipalities to create a brownfield redevelopment authority to promote the revitalization, redevelopment, and reuse of contaminated, blighted, functionally obsolete, or historically designated property through tax increment financing of eligible activities approved in a Brownfield Plan; and

WHEREAS, the Emmet County Board of Commissioners (the "Commission") established the Emmet County Brownfield Redevelopment Authority (ECBRA) under the procedures required under Act 381 and filed with the Secretary of State on July 26, 1999 to facilitate the redevelopment of Brownfields within Emmet County; and,

WHEREAS, a Brownfield Plan has been prepared for the redevelopment of the former Hankey Lumber property at 900 Emmet Street into 60 residential units for workforce housing that outlines the qualifications, costs, impacts, and incentives for the project collaboratively developed by the Petoskey-Harbor Springs Area Community Foundation and G.A. Haan Development, LLC for reimbursement from Brownfield Tax Increment Revenues with the adoption of the Brownfield Plan; and

WHEREAS, The Petoskey City Council has reviewed the Brownfield Plan for the Lofts at Lumber Square at their November 21, 2022 meeting and adopted a resolution of concurrence; and

WHEREAS, the Emmet County Brownfield Redevelopment Authority has reviewed the Brownfield Plan for the Lofts at Lumber Square at a November 28, 2022 special meeting and adopted a resolution to approve the Brownfield Plan and recommend approval by the Emmet County Board of Commissioners; and

WHEREAS, the Emmet County Board of Commissioners has determined that the Brownfield Plan constitutes a public purpose of providing workforce housing, increased private investment and economic development, and increased property tax value; and

WHEREAS, a public hearing on the Brownfield Plan has been noticed and held on December 20, 2022 and notice to taxing jurisdictions has been provided in compliance with the requirements of Act 381;

NOW THEREFORE BE IT RESOLVED, that the Emmet County Board of Commissioners has reviewed the Brownfield Plan and finds, in accordance with the requirements of Section 14 of Act 381, that:

(a) The Brownfield Plan meets the requirements of Section 13 of Act 381, Brownfield Plan Provisions as described in the Brownfield Plan, consistent with the format recommended by the State of Michigan, including a description of the costs intended to be paid with tax increment revenues, a brief summary of eligible activities, estimate of captured taxable value and tax increment revenues, method of financing, maximum amount of indebtedness, beginning date and duration of capture, estimate of impact on taxing jurisdictions, legal description of eligible property, estimates of persons residing on the eligible property, if applicable, and a plan and provisions for relocation of residents, if applicable.;

- (b) The proposed method of financing the costs of eligible activities, private financing arranged by CF Initiatives, LLC is feasible and for public infrastructure financed by the City of Petoskey or the Authority is feasible, as described on Page 11 of the Brownfield Plan;
- (c) The costs of Eligible Activities proposed are reasonable and necessary to carry out the purposes of Act 381, with cost estimates that are based on evaluation from certified professionals, experience in comparable projects, and preliminary discussions with reputable companies, as summarized on Page 3 of the Brownfield Plan; and
- (d) The amount of captured taxable value estimated from the adoption of the Plan is reasonable, as calculated in Table 2 of the Plan, based on calculations of the tax revenues derived from taxable value increases and millage rates approved and authorized by the taxing jurisdictions on an annualized basis and balances against the outstanding eligible activity obligation approved as part of the Brownfield Plan and expenses reviewed and approved by the Emmet County Brownfield Redevelopment Authority; and

BE IT FURTHER RESOLVED, that pursuant to the Brownfield Redevelopment Financing Act, Public Act 381 of 1996, as amended, being MCL 125.2651, *et seq*, the Emmet County Board of Commissioners hereby approves the Brownfield Plan for the Lofts at Lumber Square.

ROLL CALL VOTE:

YEAS: Driver, Ahrens, MacInnis, Wargel, Bachelor, White, Koontz NAYS: & ABSENT: &

State of Michigan) County of Emmet)

I, Suzanne Kanine, Clerk of the County of Emmet and the Emmet County Board of Commissioners, do hereby certify that the foregoing is a true and correct copy of the resolution adopted by the Board at a regular meeting on December 20, 2022.

In witness whereof I have hereunto set my hand and affixed the Seal of the County of Emmet this 20th day of December, 2022, at Petoskey, Michigan.

Suzanne Kanine, Cler



City of Petoskey

BOARD:	City Council	
MEETING DATE:	February 20, 2023	DATE PREPARED: February 16, 2023
AGENDA SUBJECT:	Short Term Rental Ordinance	
RECOMMENDATION:	Move toward a second reading.	

Background Staff has been working with the City Attorney in the creation of a Short-Term Rental Ordinance. A draft ordinance is enclosed for review. This ordinance helps to solidify where and how many short term rental licenses could be issued. The draft ordinance does not allow for short term rentals in any residential district except for the ones that have been grandfathered in.

Discussion City Council should focus on the total number of allowable licenses. Staff has suggested a total of 40 as there are currently 32. This number can be changed by Council through resolution later if they wish per the proposed ordinance.

<u>Action</u> Council should be prepared to come to a consensus on the number of licenses and be prepared to move toward a second reading if they wish.

zs Enclosure

ORDINANCE NO.

SHORT-TERM RENTAL ORDINANCE

AN ORDINANCE TO CREATE A LICENSING AND REGULATORY FRAMEWORK FOR SHORT-TERM RENTALS IN THE CITY OF PETOSKEY

THE CITY OF PETOSKEY ORDAINS

Chapter 15, Article I, Sections 15-1 through 15-10 of the Petoskey Code of Ordinances is hereby enacted as follows:

Chapter 15 Short-Term Rentals

Section 15-1. Intent and Purpose.

The City Council finds the short-term rental of dwelling units in the City of Petoskey provides value to our local economy but also can bring with it negative effects to the year-round quality of neighborhoods, housing supply, and public health and safety. The City Council has enacted this regulatory ordinance to strike a regulatory balance between the interests of community residents, business owners, visitors, and property owners.

Section 15-2. Applicability.

All requirements, regulations and standards imposed by this Chapter are intended to apply in addition to any other applicable requirements, regulations and standards imposed elsewhere in other chapters/ordinances of the City of Petoskey, including without limitation the City of Petoskey Zoning Ordinance. Further, this Chapter does not affect additional requirements placed on use of property (or any portion thereof) imposed by deeds, associations, or rental agreements.

Section 15-3. Definitions.

As used in this Chapter, the following words and phrases shall have the meaning hereafter ascribed to them:

Accessory Dwelling Unit: A second residential dwelling unit that may be contained within an existing single-family home, detached garage, or carriage house, and that meets all of the requirements, of the City of Petoskey Zoning Ordinance.

Basement: The portion of a dwelling which is more that 50% below finished grade. A finished basement with egress shall be counted as a floor, an unfinished basement or a basement without egress shall not be counted as a floor.

Bedroom: A room intended for sleeping or placement of a bed separated from other spaces in the dwelling unit by one or more functional doors. The following spaces, which must be included in every dwelling unit, do not qualify as bedrooms: Kitchens; dining areas; gathering spaces such as living rooms, dens, family rooms, and attics or basements without egress meeting standards in applicable building, residential, and fire codes.

Cap: Maximum number of Short-term Rental Units, excluding Short-term Rental Personal Units, that may be licensed as determined by the City Council.

Compensation: Money or other consideration given in return for occupancy, possession, or use of a property.

Dwelling Unit: A self-contained unit within a building that is designed for human occupancy and provides complete living facilities, including permanent provisions for sleeping, eating, cooking, and sanitation. "Dwelling Unit" does not include Bed and Breakfasts, hotels and motels, and boarding houses.

Enforcement Officer: The person(s) appointed by the City who shall carry out various functions of this Chapter or cause other officials, inspectors, or relevant professionals to carry out various functions in order to implement and enforce the terms of this Chapter.

Good Visitor Guide: Information prepared by the City's Planning and Zoning Department for distribution at all Short-term Rental Units.

License: An annual Short-term Rental license duly issued by the City of Petoskey in accordance with the provisions of this Chapter.

License Holder: The owner who applies for and receives a Short-term Rental license from the City of Petoskey.

License year: April 1st to March 31st.

Local Agent: An individual designated to oversee the operations of the Short-term Rental unit in accordance with this Chapter, and to respond to calls and complaints from renters, citizens, and the City's representatives within 45 minutes either in-person or by telephone. If necessary, a representative must be able to be on-site within 45 minutes.

Maximum Occupancy: The maximum number of allowable occupants and the guests of those occupants for a Short-term Rental, as established by this Chapter.

Occupant: Individual 10 years of age or older.

Personal Unit: An owner-occupied property with an accessory dwelling unit that is used as a Short-term Rental.

Residential District: The following zoning districts established by the City of Petoskey in which single- or multi-family residences are principal uses permitted as of right: R-1, R-2, R-3, RM-1, and RM-2.

Short-term Rental: A property that offers the rental of a dwelling unit for compensation for more than twenty-eight (28) days total per license year for terms no greater than twenty-nine (29) consecutive nights.

Transfer: A transfer of property of any type from a person to another person as defined under MCL 211.27a(6)(a)-(j), being part of Public Act 206 of 1893, as amended.

Section 15-4. Licensing.

An owner of any property located within the City of Petoskey shall not rent, or allow to be rented, a Short-term Rental unless the owner has obtained a license for that dwelling unit in accordance with the requirements of this Chapter.

(1) All Short-term Rentals shall be licensed.

(2) The initial term shall be for the remainder of the license year the license is issued plus two (2) additional license years.

(3) An initial license, if available, may be issued at any time.

(3) An existing license term, for units in good standing, may be extended each year for one (1) additional year during the renewal period.

(4) The renewal period for existing licenses shall be annually from November 1 through December 31.

(5) Licenses that are not renewed on or prior to the to the last day of the license term shall expire.

(6) Application form. A person seeking a Short-term Rental license under this Chapter shall submit a complete Short-term Rental application, certified as being true, to the City. The application shall include all of the information specified on the Short-term Rental application form and any other information deemed reasonably necessary to determine whether the Short-term Rental standards and regulations under this Chapter have been met. The License application form shall collect not less than the following information and other items as the City may deem necessary for implementation of this Chapter:

(a) Name, permanent address, email, and telephone number of the property owner and local agent for the Short-term Rental unit;

(b) The street address of the Short-term Rental unit, along with other identification if more than one dwelling unit shares the same street address;

(c) The number of bedrooms in each dwelling unit, and total number of allowable occupants per this Chapter;

(d) The identification of the number of available parking spaces and a diagram of parking available for guests;

(e) A signed statement certifying the following:

1. Each bedroom has a working smoke alarm, each floor has a working carbon monoxide detector, and the local agent will check those devices no less than every six (6) months;

2. That the property is insured and the firm insuring the unit;

3. The property owner or local agent will provide at least one copy of the City's Good Visitor Guide to the renters each time the dwelling unit is rented;

4. A schematic will be supplied to renters as to where they can legally park and how many spaces.

(7) The initial cap on the total number of available Short-term Rental licenses shall be forty (40). This number may be adjusted from time-to-time by City Council. Short-term Rental Personal Units are not included in the calculation of the cap.

(8) Properties situated in any residential district as defined by this Chapter are not eligible to

receive Short-term Rental licenses. However, those properties that were properly licensed and operating as a short-term rental prior to the effective date of this ordinance are permitted to continue operating as a short-term rental despite being in a residential district, provided those properties comply with the requirements of this ordinance.

(9) Application fee. An application shall be accompanied by an application fee as established and set forth in the City fee schedule.

(10) Complete application. Receipt of an application by the City does not mean an application is considered complete. If an applicant submits an incomplete application, they are not guaranteed a license.

(11) Initial license applications for Short-term Rental units shall be processed on a first come, first served basis.

(12) A Short-term Rental application shall not be considered accepted or complete until the City Clerk deems it to be complete. Furthermore, if the applicant fails to provide all the information required by this Chapter and/or fails to pay the required fee, then the application shall be deemed incomplete and may be denied by the City on that basis.

(13) Once deemed to be complete, if an application complies with all the standards and regulations of this Chapter and a license is available, the City shall approve the license subject to the approval of the City Planner and Director of Public Safety, or their designee.

(14) When a licensed property is transferred, the license will expire upon the transfer of the property.

(15) Licenses become void upon expiration, or revocation by the City under this Chapter.

(16) The City Council reserves the right to raise, lower or amend the number of Short-term Rental licenses at any time, but not to the detriment of existing licensed Short-term Rentals.

Section 15-5. Exceptions and Exemptions.

A dwelling unit does not need a Short-term Rental license as required in this Chapter when the occupancy of the dwelling unit occurs under the following circumstances:

- (a) Family occupancy. Any member of a family may occupy a dwelling as long as any other member of that family is the owner of the dwelling or dwelling unit. Family occupancy also exempts guest houses or similarly separate dwelling units located on the same premises as the owner's domicile, when occupied by family guests, exchange students, visiting clergy, medical caregivers, and child care givers, without compensation to the owner.
- (b) *House-sitting*. During the temporary absence of the owner and owner's family, the owner may permit non-owner occupancy of the premises, without compensation to the owner.
- (c) *Dwelling sales*. Occupancy by a prior owner after the sale of a dwelling under a rental agreement.
- (d) *Estate representative*. Occupancy by a personal representative, trustee, or guardian of the estate and his family, with or without compensation.

Section 15-6. Regulations.

(1) Local Agent. All licensed Short-term Rentals shall have a designated local agent, as defined by this Chapter.

(2) Maximum occupancy. A Short-term Rental shall be permitted maximum occupancy of two (2) persons per bedroom plus two (2) persons per finished and legal floor for dwelling as described in this Chapter and as may be verified by inspections from time-to-time.

(3) Advertising of licensed Short-term Rental must include the license number and the maximum occupancy permitted in the unit.

(4) Compliance with codes. Short-term Rental unit must meet all applicable Residential Building, Health Department, Nuisance, and Safety Codes as necessary to protect the safety of occupants.

(5) All Short-term Rental owners and tenants are subject to the City of Petoskey Code of Ordinances.

Section 15-7: Violations and Penalties.

(1) A person who violates any provision of this Chapter, or any other applicable local, state, or federal regulation, may be responsible for a municipal civil infraction. Each day on which any violation of the Chapter continues may constitute a separate offense and subject to penalties as a separate offense.

(2) Tenants of Short-term Rentals are subject to the City of Petoskey General Code of Ordinances, including but not limited to noise, fireworks, trash, and parking. If a tenant of a Short-term Rental is issued a civil infraction citation for violation of this Chapter, or any other applicable local, state, or federal regulation, the owner of the Short-term Rental shall be responsible for any and all associated fines in the event the tenant fails to pay said fines.

(3) Property owners of Short-term Rentals are responsible for violations relating to false or misleading statements in the registration process, including without limitation such items as, Short-term Rental local agent not responding to complaint/call within specified time period and advertising and/or hosting greater occupancy than permissible.

(4) Short-term Rental licenses may be revoked under the following circumstances;

- (a) A first owner violation within any license year shall result in a written warning.
- (b) A second owner violation within the same license year shall result in a municipal fine as set by resolution of the City Council from time-to-time.
- (c) A third owner violation within the same license year shall result in revocation of the license until the end of the license year. A minimum 14-day notice will be given to an owner for any revocation. As of one day following the notice of the third violation, no additional bookings may be made of the rental through the year-end. If there is a Shortterm Rental license waiting list, revocation of a license will cause the property owner to be placed at the bottom of the waiting list.
- (d) An owner may appeal any a decision to revoke a license as listed in Section 15-8.

- (e) If a complainant files a false report, they are subject to the applicable municipal civil infraction for filing a false report. For all complaints not requiring immediate police response, complainants are encouraged to document the violation, with photographs and/or recorded video, without encroaching on people or property and to report the violation, including any documentation, during the same or following business day to the police.
- (f) If necessary information to verify a violation is not submitted as per section 5(e) the complaint shall be dismissed.

Section 15-8. Appeals.

(1) Appeal procedure. Upon a determination by the Enforcement Officer that the registration of a dwelling unit is subject to revocation pursuant to 15-7, the Enforcement Officer shall issue a notice to the owner and local agent of the licensed Short-term Rental stating that the City intends to revoke the license.

(2) The notice shall inform the owner and local agent of a right to a hearing to show cause as to why the license should not be revoked. If a hearing is requested and the fee is paid within 14 days of the service of the notice, the city shall schedule the hearing before the Zoning Board of Appeals and notify the owner and agent in writing of a time and place for that hearing.

(3) At the hearing, the owner and agent may present evidence that the requirements for revocation are not satisfied, or that the property owner and local agent should not be held responsible for one or more of the three (3) requisite violations due to extenuating circumstances. Extenuating circumstances may include circumstances that the owner or the owner's local agent could not reasonably anticipate and prevent, and could not reasonably control.

(4) The Zoning Board of Appeals shall independently determine whether there is competent, material and substantial evidence establishing a violation, and/or whether there is competent, material and substantial evidence establishing that extenuating circumstances exist.

Section 15-9. Conflict and Severability Clause.

All ordinances, resolutions and orders or part thereof in conflict with the provisions of this Chapter are to the extent of such conflict hereby repealed, and each section of this Chapter and each subdivision of any section thereof is hereby declared to be independent, and the finding or holding of any section or subdivision thereof to be invalid or void shall not be deemed or held to affect the validity of any other section or subdivision of this Chapter.

Section 15-10. Enactment and Effective Date.

This Chapter is hereby determined by the City Council to be immediately necessary for the interest of the City. Consistent with City Charter Sec. 6.3, the effective date of this Chapter shall not be less than fourteen (14) days after enactment nor before publication thereof as required by City Charter Sec. 6.7.

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City of Petoskey

BOARD:	City Council
DOAND.	

MEETING DATE: February 20, 2023

DATE PREPARED: February 16, 2023

- AGENDA SUBJECT: Submission of a Michigan Department of Natural Resources Recreation Passport Grant Application for Replacement of Hockey Boards at the Winter Sport Park
- **RECOMMENDATION**: Consider adopting a resolution supporting the submission of a Michigan Department of Natural Resources Recreation Passport Grant Application for Replacement of hockey boards at the Winter Sports Park.

Background City staff is preparing a Michigan Department of Natural Resources Recreation Passport Grant Application for the replacement of hockey boards at the Winter Sports Park in the amount of \$225,000, with \$75,000 coming from the Petoskey Harbor Springs Area Community Foundation (PHSACF) and \$150,000 through the grant program. The current hockey boards were purchased used in 1992 and are well beyond their anticipated life span.

The hockey rink area at the Winter Sports Park is currently the focus of a major fundraising campaign. The City has funds committed through grants and donations for a permanent pavilion covering the rink. While the hockey boards were not part of the initial fundraising phase, it is important for the City to present the upgrades with up-to-date products for a better, long-term user experience. New boards (and eventually new surfacing), along with the pavilion, will enhance outdoor recreation opportunities for all of Northern Michigan.

The matching funds of \$75,000 (33%) have already been raised and are available through the PHSACF, who will be providing documentation of proof to be included with the application.

The Passport Grant Program is made up from the sale of the Recreation Passport which replaces the motor vehicle permit required for state park entrance. Ten percent of the sales of the Recreation Passport is earmarked specifically for local development projects, with particular focus on renovating and/or improving existing facilities at parks. The replacement of hockey boards would qualify as an improvement to the existing park.

Description of Grant Project The project will include the replacement of the current hockey boards with new boards.

Project Costs	Grant	\$150,000
	•	<u>\$ 75,000</u> (raised dollars)
	Total Project	\$225,000

Parks and Recreation Resolution The Parks and Recreation Commission, at its February 13, 2023 meeting, adopted a formal resolution recommending that City Council authorize the submittal of a Passport Grant Application to the Michigan Department of Natural Resources requesting funding for 67% (\$150,000) of the proposed project, which has a total cost of \$225,000 and authorize Shane Horn, City Manager, or his designee as the City's representative for the project. The City has \$75,000 accessible through the PHSACF to be used as match funds. The money has been raised by the "Friends of the Winter Sports Park." Resolution enclosed.

<u>Action</u> That City Council consider a motion to adopt a prepared resolution endorsing the submission of the grant application to the Michigan Department of Natural Resources Recreation Passport Grant in the amount of \$150,000, commit to the project match of \$75,000 and authorize Shane Horn, City Manager, or his designee to serve as the City's representative for this project.

kk Enclosure



City of Petoskey

WHEREAS, the City of Petoskey Parks and Recreation Commission desires to enhance recreational and opportunities within its park system; and

WHEREAS, improvements at the Winter Sports Park would include new hockey rink boards at an estimated project cost of \$225,000; and

WHEREAS, the hockey boards contributes to the goals and objectives identified in the 2023-2027 City of Petoskey's Parks and Recreation Master Plan; and

WHEREAS, the State of Michigan Department of Natural Resources is accepting applications for funding assistance through the Michigan Natural Resources Recreation Passport Grant Program for park development projects contributing to the goals and objectives identified within the municipality's approved Parks and Recreation Master Plan; and

WHEREAS, the Parks and Recreation Commission, at its February 13, 2023 meeting, adopted a formal resolution recommending that City Council authorize the submittal of a Passport Grant Application to the Michigan Department of Natural Resources requesting funding for 67% (\$150,000) of the proposed project, which has a total cost of \$225,000 and authorize Shane Horn, City Manager, or his designee as the City's representative for the project. The City has \$75,000 accessible through the Petoskey Harbor Springs Area Community Foundation to be used as match funds. The money has been raised by the "Friends of the Winter Sports Park"; and

WHEREAS, further request that the City Council, through the Petoskey Harbor Springs Area Community Foundation, consider committing up to 33% local match, that being \$75,000, toward these improvements which are estimated at \$225,000:

NOW, THERFORE, BE IT RESOLVED, that the City of Petoskey Parks and Recreation Commission, acting as appointed officials, request that the City of Petoskey City Council adopt a resolution to authorize Shane Horn, City Manager, or his designee to serve as the City's representative for this project and authorize the submission of the application through the Recreation Passport Grant Program application and provide grant funding in the amount of \$150,000.

I, Sarah Bek, Clerk of the City of Petoskey, do hereby certify that the foregoing is a true copy of a resolution adopted by the City of Petoskey City Council in regular session assembled on the 20th day of February 2023, and of the whole thereof.

In witness where of, I have here unto set my hand and affirmed the corporate seal of said City this _____ day of _____, 2023.

Sarah Bek, City Clerk