

## Proceedings of the Ironwood City Commission Meeting

A Regular Meeting of the Ironwood City Commission was held on January 13, 2025, at 5:30 P.M., in the Commission Chambers, Second Floor of the Municipal Memorial Building in the City of Ironwood.

A. Mayor Corcoran called the Regular Meeting to Order at 5:30 P.M.

B. Recording of the Roll.

PRESENT: Commissioners Andresen, Korpi, Mildren, Semo, and Mayor Corcoran

ABSENT: None

C. Approval of the Consent Agenda.

1) Approval of Minutes:

a. Regular City Commission Meeting Minutes of December 23, 2024.

2) Review and Place on File:

a. Housing Commission Meeting Minutes of December 10, 2024.

b. Library Board Meeting Minutes of November 19, 2024.

c. Downtown Ironwood Development Authority Meeting Minutes of November 21, 2024.

d. Planning Commission Meeting Minutes of October 3, 2024, November 7, 2024, and December 5, 2024.

**Motion** was made by Andresen, seconded by Korpi, to approve the Consent Agenda as presented. Unanimously passed by roll call vote.

D. Approval of the Agenda.

**Motion** was made by Mildren, seconded by Semo, and carried, to approve the Agenda as presented.

E. Citizens wishing to address the Commission on Items on the Agenda. (Three Minute Limit).  
*There were none.*

F. Citizens wishing to address the Commission on Items not on the Agenda. (Three Minute Limit).  
*There were none.*

## UNFINISHED BUSINESS

G. Discuss and consider placing on file the City Audit Report for the fiscal year ended June 30, 2024. (\*\*CITY AUDIT REPORT FOR THE FISCAL YEAR ENDED JUNE 30, 2024, IS AVAILABLE FOR REVIEW ON THE CITY WEBSITE <https://ironwoodmi.gov/government/documents/> \*\*).

**Motion** was made by Mildren, seconded by Korpi, to receive and place on file the City Audit Report for the fiscal year ended June 30, 2024. The Auditors gave the City a clean, unmodified opinion. There were no findings, questioned costs, or material misstatements. Unanimously passed by roll call vote.

H. Discuss and consider approving Change Order #11, for C.D. Smith, which is an increase of \$12,316.16 for the Water Treatment Plant Phase I Project and authorize the Mayor to sign all applicable documents.

**Motion** was made by Korpi, seconded by Semo, to approve Change Order #11, for C.D. Smith, which is an increase of \$12,316.16 for the Water Treatment Plant Phase I Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.

- I. Discuss and consider approving Rural Development Pay Package #18 in the amount of \$584,264.88 for the City of Ironwood – Water Treatment Plant Phase I Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Semo, seconded by Mildren, to approve Rural Development Pay Package #18 in the amount of \$584,264.88 for the City of Ironwood – Water Treatment Plant Phase I Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- J. Discuss and consider approving Change Order #4, for C.D. Smith, which is a decrease of \$15,318.00 for the Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Mildren, seconded by Andresen, to approve Change Order #4, for C.D. Smith, which is a decrease of \$15,318.00 for the Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- K. Discuss and consider approving Payment #1, for C.D. Smith, in the amount of \$51,233.50 for the City of Ironwood – Water Treatment Plant Phase 2 Project and approve authorized signature to sign all applicable documents.

***Motion** was made by Andresen, seconded by Korpi, to approve Payment #1, for C.D. Smith, in the amount of \$51,233.50 for the City of Ironwood – Water Treatment Plant Phase 2 Project and approve authorized signature to sign all applicable documents. Unanimously passed by roll call vote.*

- L. Discuss and consider approving Payment #2, for Jake's Excavating, in the amount of \$84,666.85 for the TMF Water Service Exploration Project and approve authorized signature to sign all applicable documents.

***Motion** was made by Mildren, seconded by Andresen, to approve Payment #2, for Jake's Excavating, in the amount of \$84,666.85 for the TMF Water Service Exploration Project and approve authorized signature to sign all applicable documents. Unanimously passed by roll call vote.*

## **NEW BUSINESS**

- M. Discuss and authorize the purchase of Builders Risk Insurance through MMRMA for the Phase 2 Water Treatment Plant construction project for \$24,223.00.

***Motion** was made by Mildren, seconded by Korpi, to approve the purchase of Builders Risk Insurance through the Michigan Municipal Risk Management Association for the Phase 2 Water Treatment Plant construction project for \$24,223.00. Unanimously passed by roll call vote.*

- N. Discuss and authorize Ironwood Public Safety to purchase a 2024 Chevrolet Silverado 1500 Police Vehicle from Berger Chevrolet, with a MiDeal purchase price of \$55,625.

***Motion** was made by Mildren, seconded by Semo, to authorize Ironwood Public Safety to purchase a 2024 Chevrolet Silverado 1500 Police Vehicle from Berger Chevrolet, with a MiDeal purchase price of \$55,625. Unanimously passed by roll call vote.*

- O. Discuss and consider authorizing City Staff to go out for bids for the following projects:
- 2025 Crack Sealing
  - 2025 Pavement Markings
  - 2025 Cemetery Grass Cutting
  - 2025 Parks Mowing
  - Phase 5B Utility Project
  - Curry Street Curb and Gutter Replacement

**Motion** was made by Semo, seconded by Mildren, and carried, to authorize the City to call for bids on the following 2025 Projects: Crack Sealing, Pavement Markings, Cemetery Grass Cutting, Parks Mowing, Phase 5B Utility Project, and the Curry Street Curb and Gutter Replacement.

P. Manager's Report.

City Manager Paul Anderson provided the following verbal updates:

*Engineering Updates*

- \$11MIL Phase 1 of the water plant project continues with CD Smith Construction. Our operator and the project staff had a soft start of the new water pump station last Thursday 1/9/25. They worked through some issues and plan to start up the new pump station again this Wednesday 1/15/25. If things go as planned, we will continue using the new plant from that day forward. We will be able to switch back over to the old plant should we want to, for a period of 2 or 3 months. Once we are comfortable with the operation of the new plant, we will be disconnecting the piping for the old plant, likely sometime this spring. The substantial completion walk through was performed on 1/7/25. There was a punchlist developed of things that are being worked on. The actual substantial completion will likely be sometime next week. There will be a few issues left to finish up in the spring, such as the fence and some roadway construction, that will have a separate substantial completion date of 5/31/25. Final completion of Phase 1 will be 5/31/25. The substantial completion date starts the warranty period which is one year.
- \$11MIL Phase 2 of the water plant is underway. They have begun forming some of the concrete walls on the interior of the building. Many items for Phase 2 construction are going through the submittal and ordering process timeline right now. Once the frost leaves the ground this spring, a lot will start happening with the construction of the garage and the 250,000-gallon clearwell. A lot of the Phase 2 work will be completed by fall 2025 and all work is anticipated to be complete by spring or early summer 2026.
- Phase \$11MIL 5B water and sewer project the design is in its final steps. Permits for EGLE Water and EGLE Wastewater Part 41 are expected to be complete in the next couple of weeks and we are hoping the project is out to bid sometime in early February with construction slated for early June if we can get through the USDA RD loan closing efficiently. Construction will occur over both the 2025 and 2026 construction seasons.
- 2025 Small Urban Grant Project Update: Coleman is currently waiting for EGLE permits to come back and then MDOT will be taking over the bidding process. Bidding should occur this winter and spring and construction should occur this summer. This \$600,000 project is going to replace the water main and street on Superior St from US2 to the City boundary, will repave Curry St around the school and will also chip seal the following roads:

Greenbush north of US2  
 Frenchtown Road  
 Brogan St  
 Penokee Road  
 South Suffolk St  
 Burma Road

- *Our sewer lift station generator project is waiting for the generator to arrive in late January/early February and be installed and hooked up at that time. A grant application has been made by the City staff through our insurance company to help offset the cost of this investment.*
- *Work on the Historic Ironwood Theatre's Community Spaces grant is in process for installing a new stage rigging system. This work is being done by Angelo Luppino Inc and a subcontractor of theirs who specializes in this type of work.*
- *Thank you to Angello Luppino construction for being the first business to complete their roof drain disconnection at the Central Ski Lodge. I am working with the rest of the businesses to complete their disconnections by the 7/1/25 deadline.*

*Projects on hold for winter season:*

- *Jakes worked on the \$598,000 TMF grant for about two months in Nov and Dec 2024. They then shut down for the season. This is identifying material types of water services on ~520 unknown water services. So far, they have found 7 galvanized/lead lines out of the first 249 lines: the rest were copper. This is good news for our long-term liability of number of services that need to be replaced.*
- *The \$3MIL lead service line replacement project with Jakes Excavating is shut down for the winter season. There aren't many more that we can do with winter conditions about to set in. Coleman has submitted the MDOT ROW permit for the LSLR project for the 6 businesses on HWY 2 and Bus HWY 2. This was completed late last week (12/17/24). To date, we have changed out 253 galvanized lines out with Copper. Another 163 lines were suspected to be galvanized but were found to be Copper.*
- *Phase 5A water system project is on hold for the season. Remaining work for next year consists of getting grass to grow, raising a couple of hydrants, paving the second lift of asphalt and other miscellaneous work.*
- *Curry Park Campground: Next spring DPW will work on getting grass to grow and needs to install a couple of trees/shrubs. Next year DPW will pave some of the spaces that were left by the removal of the bathroom exterior walls.*
- *Library Community Spaces Grant Project: The project is planned for construction in summer 2025 with completion in the spring of 2026. This winter we will work with Ruotsala to come up with some value engineering options.*

*Managers Updates*

- *Temp Hires: Angela Brogan was hired a few months ago to assist the clerk's office digitizing our cemetery records. As of today, Angie has successfully entered 13 cemetery blocks into our software database since starting on October 1. She's been spending 70% of her time on the Cemetery data entry. On average, she's been able to complete about one block per week with many of these blocks being complex and time consuming. Currently, approximately 50% of the cemetery records are entered into the software program, with 33 blocks remaining. The Clerks office gets a high number of calls from people doing genealogy searches. Having these records entered in digitally, will save time for decades to come. Also, it is our long-term goal to have these records available to the public online. In addition to cemetery data entry, Angie has also been working on document scanning 30% of her time, which was her second task. To date she's scanned all the City Commission packet files from 1925-1947 with exception to years 1927-1930, which are missing. We are required by law to retain these minutes and agenda packets in perpetuity. She's balancing both responsibilities very well and we are super lucky to have her.*
- *We are hiring another temporary worker who will be starting on February 3rd to begin organizing and scanning in the many thousands of maps from our engineering archives upstairs here at the Memorial Building that have been collected over the past 100+ years. Bob Tervonen is the staff member with the most knowledge of these maps due to his 31 years of experience here at the City of Ironwood. With his retirement coming this next year*

*and the need for organization and additional space, this temporary worker will be working under Bob's supervision to scan and digitally organize these maps onto the City Server.*

- *HKGI is working on the Comp plan and the housing plan. Another survey is about to be started for different subject area: infrastructure, housing, downtown, goals and strategies, etc, They are drafting the plans. We should be seeing drafts plans in next month.*
- *Ironwood Agates Baseball @ Randa Field: I am working on facilitating a deal for the purchase of 0.09 acres of the old Manny's property for operation of the baseball team's events. They are currently in the process of hiring additional operational staff & coaches. March will be tryouts for the team.*
- *Thank you to all the volunteers who put on the snowmobile Olympiad ice racing that took place over the Holiday's.*
- *The Norrie Club's annual tree burn, and fireworks is at 7 PM on February 1st. Please donate your Christmas Tree to this unique event and attend the area's largest annual bonfire.*
- *The City shares everyone's disappointment in SISU Ski Fest having to cancel the race due to not having enough race to put on a safe event. We thank all the volunteers that it takes to put on this annual event and send out best for the race to return next season. We are appreciative of the volunteers that continue to put on the Depot Dash. There were around 100 kids that joined in on this year's dash, making it a huge success. We are thankful for the snow this past week and pray for much more snow to get the snowmobile trails open and all our winter economy back to normal for this second half of winter.*

Q. Other Matters.

Commissioner Mildren commended the Ironwood Public Safety on their efforts to protect neighboring properties with the large structure fire that took place in Ironwood in December. Commissioner Mildren also wished to publicly send condolences and prayers to the Rick Lancto family.

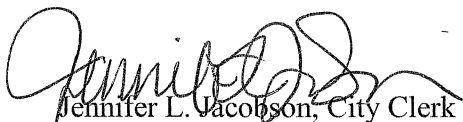
Commissioner Semo informed the Commission and public that his sister, Dr. Renee Semo Hartz, donated another \$30,000 to the City for recreation improvements.

R. Adjournment.

**Motion** was made by Semo, seconded by Andresen, and carried, to adjourn the meeting at 6:15 P.M.



Kim Corcoran, Mayor



Jennifer L. Jacobson, City Clerk