

## Proceedings of the Ironwood City Commission Meeting

A Regular Meeting of the Ironwood City Commission was held on June 23, 2025, at 5:30 P.M., preceded by Public Hearings at 5:25 P.M., in the Commission Chambers, Second Floor of the Municipal Memorial Building in the City of Ironwood.

1. Mayor Corcoran opened the Public Hearing at 5:25 P.M.
  2. Roll Call:  
PRESENT: Commissioners Korpi, Mildren, Semo, and Mayor Corcoran  
ABSENT: Commissioner Andresen (excused)
  3. Public Hearing: To hear comments relative to Ordinance Number 556. City Clerk Jennifer Jacobson briefly reviewed Ordinance Number 556, which is to repeal Section 21, entitled Photographers, of the Code of Ordinances. The Clerk informed the Commission and Public that this Ordinance pertains to Transient Photographers. To remove the fee from the City's 2025-26 Fiscal Year Fee schedule, staff are recommending this Section be repealed in its entirety, primarily due to Transient Photography being a very outdated profession. Two comments were heard regarding Ordinance Number 556. Garron Stenstrom asked what the fee was for Transient Photographers and Lydia Christensen spoke in favor the adopting the Ordinance.
  4. Mayor Corcoran closed the Public Hearing at 5:27 P.M.
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- A. Mayor Corcoran called the Regular Meeting to Order at 5:30 P.M.
- B. Recording of the Roll.  
PRESENT: Commissioners Korpi, Mildren, Semo, and Mayor Corcoran  
ABSENT: Commissioner Andresen (excused)
- C. Approval of the Consent Agenda.
  - 1) Approval of Minutes:
    - a. Regular City Commission Meeting Minutes of June 9, 2025.
    - b. Special City Commission Meeting Minutes of June 16, 2025.
  - 2) Review and Place on File:
    - a. Ironwood Planning Commission Meeting Minutes of May 1, 2025.

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

- D. Approval of the Agenda.

***Motion*** was made Mildren, seconded by Korpi, and carried, to amend the Agenda to add New Business Agenda Item HH. Discuss and consider approving an annual cost of living salary adjustment for non-union employees.

- E. Review and Place on File:
  1. Revenue & Expenditure Report.
  2. Cash and Investment Summary Report.

**Motion** was made by Mildren, seconded by Semo, and carried, to receive and place on file the Statement of Revenue & Expenditures Report for the month ending May 2025, and the Cash and Investment Summary Report for May 2025.

F. Approval of Monthly Check Register Report.

**Motion** was made by Mildren, seconded by Korpi, to approve the Check Register Report for May 2025 as presented. Unanimously passed by roll call vote.

G. Citizens wishing to address the Commission on Items on the Agenda. (Three Minute Limit).

Lydia Christensen commented in support of Agenda Item O.

Garron Stenstrom commented on the May Street property blight violations.

Steve Frank commented on the 210 S. Suffolk Street Property.

H. Citizens wishing to address the Commission on Items not on the Agenda. (Three Minute Limit).

Steve Frank provided a timeline of events for the Josephson's Nursing Home from 2007 to demolition that occurred last week.

Garron Stenstrom commented on the City's spring clean-up date.

**UNFINISHED BUSINESS**

- I. Discuss and consider approving Change Order #1, for Jake's Excavating and Landscaping, LLC., which is an increase of \$4,850 for the TMF Water Service Line Project and authorize the Mayor to sign all applicable documents.

**Motion** was made by Korpi, seconded by Mildren, to approve Change Order #1, for Jake's Excavating and Landscaping, LLC., which is an increase of \$4,850 for the TMF Water Service Line Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.

- J. Discuss and consider approving Payment #4, for Jake's Excavating and Landscaping, LLC., in the amount of \$108,777.47 for the TMF Water Service Exploration Project and authorize the Mayor to sign all applicable documents.

**Motion** was made by Semo, seconded by Korpi, to approve Payment #4, for Jake's Excavating and Landscaping, LLC., in the amount of \$108,777.47 for the TMF Water Service Exploration Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.

- K. Discuss and consider approving Payment #17, for Jake's Excavating and Landscaping, LLC., in the amount of \$48,105.65 for the Lead Service Line Replacement Project and authorize the Mayor to sign all applicable documents.

**Motion** was made by Mildren, seconded by Semo, to approve Payment #17, for Jake's Excavating and Landscaping, LLC., in the amount of \$48,105.65 for the Lead Service Line Replacement Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.

- L. Discuss and consider approving Payment #1, for Jake's Excavating and Landscaping, LLC., in the amount of \$90,834.54 for the Phase 5C Drinking Water State Revolving Fund Water System Upgrades Project.

**Motion** was made by Semo, seconded by Korpi, to approve Payment #1, for Jake's Excavating and Landscaping, LLC., in the amount of \$90,834.54 for the Phase 5C Drinking Water State Revolving Fund Water System Upgrades Project. Unanimously passed by roll call vote.

M. Discuss and consider adopting Ordinance Number 556, an Ordinance to repeal Chapter 21, entitled Photographers, of the Code of Ordinances.

**Motion** was made by Mildren, seconded by Semo, to adopt Ordinance Number 556, an Ordinance to repeal Chapter 21, entitled Photographers, of the Code of Ordinances. Unanimously passed by roll call vote.

N. Discuss and consider granting a timeline extension on the roof drain disconnection requirement for 15 buildings, changing the completion deadline from July 1st to August 15th, 2025.

**Motion** was made by Mildren, seconded by Semo, and carried, to grant a timeline extension on the roof drain disconnection requirement for 15 buildings, changing the completion deadline from July 1st to August 20th, 2025.

O. Discuss and consider financial support to the Friends of the Library fundraising campaign for the library addition.

**Motion** was made by Mayor Corcoran, seconded by Mildren, to donate \$10,000 to the Ironwood Carnegie Library to help offset expenses related to the library addition. Library Director Lynne Wiercinski informed the Commission that the Friends of the Library were successful in raising over \$58,000 in funds through their Patronicity Grant program to date and have one week left to receive donations. Unanimously passed by roll call vote.

## NEW BUSINESS

P. Discuss and consider adopting Resolution #025-020-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:00 P.M., to hear comment on a blight violation at 125 May St, (52-23-152-060).

**Motion** was made by Mildren, seconded by Korpi, to adopting Resolution #025-020-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:00 P.M., to hear comment on a blight violation at 125 May St, (52-23-152-060). Unanimously passed by roll call vote.

Q. Discuss and consider adopting Resolution #025-021-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:03 P.M., to hear comment on a blight violation at 129 May St., (52-23-152-170).

**Motion** was made by Semo, seconded by Korpi, to adopt Resolution #025-021-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:03 P.M., to hear comment on a blight violation at 129 May St., (52-23-152-170). Unanimously passed by roll call vote.

R. Discuss and consider adopting Resolution #025-022-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:06 P.M., to hear comment on a blight violation at 141 May St., (52-23-152-200).

**Motion** was made by Korpi, seconded by Mildren, to adopt Resolution #025-022-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:06 P.M., to hear comment on a blight violation at 141 May St., (52-23-152-200). Unanimously passed by roll call vote.

- S. Discuss and consider adopting Resolution #025-023-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:09 P.M., to hear comment on a blight violation at 136 May St., (52-23-153-020).

**Motion** was made by Korpi, seconded by Semo, to adopt Resolution #025-023-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:09 P.M., to hear comment on a blight violation at 136 May St., (52-23-153-020). Unanimously passed by roll call vote.

- T. Discuss and consider adopting Resolution #025-024-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:12 P.M., to hear comment on a blight violation at 918 Washington St., (52-23-104-020).

**Motion** was made by Semo, seconded by Mildren, to adopt Resolution #025-024-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:12 P.M., to hear comment on a blight violation at 918 Washington St., (52-23-104-020). Unanimously passed by roll call vote.

- U. Discuss and consider adopting Resolution #025-025-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:15 P.M., to hear comment on a blight violation at 901 Washington St., (52-23-108-010).

**Motion** was made by Mildren, seconded by Semo, to adopt Resolution #025-025-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:15 P.M., to hear comment on a blight violation at 901 Washington St., (52-23-108-010). Unanimously passed by roll call vote.

- V. Discuss and consider adopting Resolution #025-026-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:18 P.M., to hear comment on a blight violation at 1103 Washington St., (52-23-136-040).

**Motion** was made by Korpi, seconded by Mildren, to adopt Resolution #025-026-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:18 P.M., to hear comment on a blight violation at 1103 Washington St., (52-23-136-040). Unanimously passed by roll call vote.

- W. Discuss and consider adopting Resolution #025-027-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:21 P.M., to hear comment on a blight violation at 301 Kennedy St., (52-24-314-010).

**Motion** was made by Mildren, seconded by Semo, to adopt Resolution #025-027-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:21 P.M., to hear comment on a blight violation at 301 Kennedy St., (52-24-314-010). Unanimously passed by roll call vote.

- X. Discuss and consider adopting Resolution #025-028-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:24 P.M., to hear comment on a blight violation at 601 Kennedy St., (52-24-336-010).

**Motion** was made by Korpi, seconded by Mildren, to adopt Resolution #025-028-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:24 P.M., to hear comment on a blight violation at 601 Kennedy St., (52-24-336-010). Unanimously passed by roll call vote.

- Y. Discuss and consider adopting Resolution #025-029-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:27 P.M., to hear comment on a blight violation at 103 Harris St., (52-23-476-080).

***Motion** was made by Mildren, seconded by Semo, to adopt Resolution #025-029-A, to schedule a Public Hearing on Monday, July 14, 2025, at 5:27 P.M., to hear comment on a blight violation at 103 Harris St., (52-23-476-080). Unanimously passed by roll call vote.*

- Z. Discuss and consider adopting Resolution #025-030, Amending the General Appropriation Act for Fiscal Year 2024-2025.

***Motion** was made by Mildren, seconded by Korpi, to adopt #025-030, Amending the General Appropriation Act for Fiscal Year 2024-2025. Unanimously passed by roll call vote.*

- AA. Discuss and consider approving Resolution #025-031, a Loan Resolution for incurring indebtedness with United States Department of Agriculture (USDA) Rural Development for the Phase 5B Sewer Project in the amount of \$1,540,000.00 and authorize the Mayor to sign.

***Motion** was made by Semo, seconded by Korpi, to adopt #025-031, a Loan Resolution for incurring indebtedness with United States Department of Agriculture (USDA) Rural Development for the Phase 5B Sewer Project in the amount of \$1,540,000.00 and authorize the Mayor to sign. Unanimously passed by roll call vote.*

- BB. Discuss and consider approving a Grant Agreement between the USDA Rural Development and the City of Ironwood for a \$3,348,000.00 grant awarded to help fund the Phase 5B Sewer Project and authorize the Mayor and Clerk to sign.

***Motion** was made by Mildren, seconded by Semo, to approve the Grant Agreement between the USDA Rural Development and the City of Ironwood for a \$3,348,000.00 grant awarded to help fund the Phase 5B Sewer Project and authorize the Mayor and Clerk to sign. Unanimously passed by roll call vote.*

- CC. Discuss and consider adopting Ordinance Number 555, Revenue Bonds for the Phase 5B Sewer Project.

***Motion** was made by Semo, seconded by Korpi, to adopt Ordinance Number 555, Revenue Bonds for the Phase 5B Sewer Project. Unanimously passed by roll call vote.*

- DD. Discuss and consider adopting Resolution #025-032, approving the Payment Package for the Rural Development Closing regarding the Phase 5B Sewer Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Semo, seconded by Korpi, to adopt Resolution #025-032, approving the Payment Package for the Rural Development Closing regarding the Phase 5B Sewer Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- EE. Discuss and consider approving Water Treatment Plant Phase 1 Amendment for HDR for the reduction of fees of \$100,000.

***Motion** was made by Mildren, seconded by Korpi, to approve Water Treatment Plant Phase 1 Amendment for HDR for the reduction of fees of \$100,000. Unanimously passed by roll call vote.*

- FF. Discuss and consider approving Water Treatment Plant Phase 2 Amendment for HDR for the addition of fees of \$100,000.

***Motion** was made by Korpi, seconded by Semo, to approve Water Treatment Plant Phase 2 Amendment for HDR for the addition of fees of \$100,000. Unanimously passed by roll call vote.*

- GG. Discuss and consider approval of a 10-year lease with Little Lights Childcare for a portion of the City property behind Lighthouse Family Church on Norfolk Street.

***Motion** was made by Mildren, seconded by Semo, and carried, to approve a 10-year lease with Little Lights Childcare for a portion of the City property behind Lighthouse Family Church on Norfolk Street.*

- HH. Discuss and consider approving an annual cost of living salary adjustment for non-union employees.

***Motion** was made by Semo, seconded by Korpi, to approve an annual 2.5% cost of living salary adjustment, effective July 1, 2025, for the City's non-union employees, which includes the City Manager, City Assessor/DPW Supervisor, Building Inspector, Clerk, Finance Director/Treasurer, Deputy Finance Director/Treasurer, Human Resources Manager, Utility Manager, Ironwood Public Safety Director and Public Safety Administrative Assistant, Community Development Director, and Community Development Assistant.*

## II. Manager's Report

*City Manager Paul Anderson provided the following verbal updates:*

### **Engineering Projects**

- \$11MIL Phase 1 of the water plant project continues with CD Smith Construction. We are working on spending the last of the contingency money by completing some well rehab work and asphalt paving of the driveway around the water plant. This will spend the remaining Phase 1 contingency funds.*
- \$11MIL Phase 2 of the water treatment plant is underway. CD Smith is continuing with work on the concrete filter walls on the interior of the building. Excavation for the 250,000-gallon clear well is complete and that concrete basin is being formed up now. Next month the excavation for the new garage will also start. Phase 2 work will generally be complete by fall 2025 and start up commissioning of the treatment process is expected to be complete by spring 2026.*
- Phase 5A \$1.6MIL water system project has started back up after the winter break. Paving of Frederick Street is in process. Some of the cracked concrete throughout the job will end of getting replaced in the coming month or so. Paving the second lift of asphalt will occur this fall once all items are addressed and once we have videoed the sewer lines that need to be lined this fall (in case we need to perform any spot repairs).*

- *Phase 5B \$3.8MIL water and sewer project – Jakes has begun some of the installation of sewer work in the Phase 5C area on Coolidge Avenue. Jakes is holding the billing for this work until loan closing happens which is currently estimated to occur in July. Construction of Phase 5B will occur during both the 2025 and 2026 construction seasons. Phase 5B consists of sewer work on Coolidge, Harding, Michigan, Ridge. Harding Ave sewer and water mains will start around 7/7/25.*
- *Phase 5C \$1.8MIL water project for reconstructing portions of Coolidge, Harding and Lowell St from US2 to Harding. Water and sewer mains on Coolidge between Douglas and Greenbush are complete and now Jake is doing the service line work in that same area. They plan to work from east to west down Coolidge and then have a second crew do the same thing on Harding starting next week.*
- *The \$3MIL lead service line replacement project with Jakes Excavating continues with a separate crew from the Phase 5 crews. To date, they have had 162 services that they thought to be lead/galvanized, but they turned out to be copper. We have replaced a total of 282 lead service lines with Copper. We have 120 known galvanized / lead lines to replace still. We have 45 unknowns that need to be identified.*
- *The \$598,000 TMF grant work continues by Jakes Excavating. This is identifying material types of water services on ~520 unknown water services. 494 done to date. They continue to find mainly copper lines. They expect to have this work complete in the next few weeks. We will have all of our unknowns throughout the City identified by the end of this project.*
- *2025 Small Urban Grant Project Update: \$375K grant will be split between these two projects:*
- *Project 1: replace the water main and street on Superior St from US2 to the City boundary, will repave Curry St around the school. \$482K was the low bid by Ruotsala Construction. Pre-Construction meeting with Ruotsala Construction is tomorrow and schedule will be called out then. Likely starting to dig the water lines in the next couple of weeks.*
- *Project 2 - \$177K Fahrner Asphalt to start in early July. They will 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 is now online and paid for. Staff to submit for \$50K grant reimbursement through our insurance company.*
- *Library Community Spaces Grant Project: Ruotsala Construction has poured the foundation walls and the slab on grade and built the stick built walls. Construction meeting on Wednesday to hear upcoming schedule. The construction project will continue through summer 2025 with completion in the spring of 2026.*
- *Newport Heights water future project: Coleman Engineering submitted the EGLE funding application on 5/15/25. The USDA Rural Development application is being worked on; waiting on Crystal from RD to provide information that will go into the application. Signs are that RD has grant money available, so we are anxious to get our application in for consideration.*
- *Staff is working on reviewing priority areas for sewer and water work as part of Phase 6. I will soon be suggesting that we start preparing a Preliminary Engineering Report for*

*Phase 6 to get prepared for upcoming grant opportunities. We still have roughly 6 more "Phases" of neighborhood reconstruction work to replace the remainder of original infrastructure that needs replacement. Significant grant funding will be critical to be able to accomplish this work.*

- *Our 24 sanitary sewer flow meters have been installed again for the spring/summer/fall season. We recently read the meters for flow data and will be working with our vendor to analyze results.*
- *Mud Creek Builders has been hired by the City to replace the roof on the Curry Park campground garage and the Norrie Park bathrooms. The City is supplying the shingles for this project.*
- *Contractors have been busy with roof drain disconnections for the 15 private property owners that need to be disconnected by July 1<sup>st</sup> this summer. Most of the property owners have plans to comply with this requirement. 6 have been completed.*
- *WRI grant application: State of Michigan Community Development Block Grant application was submitted on 5/30/25. We should find out this week if we are awarded. I had a call with them last week where they all but told me to expect an award letter this week. We applied for a \$900K project with a 26% match for waterline work on Old County Road east of Country Club Road.*
- *Regarding the detour on US 2 by Hemlock Street and on US2 between Lowell and Lawrence streets for the catch basin that is washed out: MDOT is bidding the repairs of that work and hopes to have the work completed by September. Their first bid for completion by Aug 1 didn't get any bidders to respond.*

### ***Manager's Update***

- *Ironwood Public Safety is actively working on blight efforts. 10 public hearings were scheduled earlier this meeting.*
- *Downtown flower baskets have been put out. Thank you to our summer workers for keeping them watered.*
- *Emberlight flags have been put out downtown by Emberlight.*
- *Open staff positions: DPW Equipment Operator 2 floater position we are scheduling interviews right now.*
- *Ironwood Public Safety also continues to have a Public Safety Officer position: we have 3 interviews scheduled this week. Officer Dave Magnuson recently put in his notice and will be done next week to go work for the Wi State Police.*
- *210 South Suffolk Street: Gogebic County Land Bank discussed with the State Land Bank the possibility of converting the stabilization grant to a demo grant. This is unable to happen due to the dollars being awarded competitively based on housing priorities that were part of the stabilization project. This will likely mean that the City will not be purchasing the property from the current owner.*
- *Negotiations are scheduled to start with the IPSD Union representatives on 6/26/25.*
- *Applications for filing nominating petitions for the elective office of Ironwood City Commission are due 7/22/25 at 4 PM at the City Clerk's office. To qualify as a candidate, the petitioner must be an elector in the City of Ironwood and must obtain signatures of not less than 25 or more than 40 registered electors of the City of Ironwood.*
- *City Offices will be closed on July 4<sup>th</sup> to observe Independence Day.*



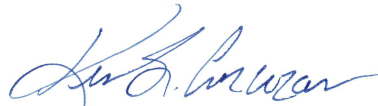
JJ. Other Matters.

Commissioner Semo requested that the City Staff review and provide information on pay raises/pay adjustments for the City Commissioners mentioning there has not been an increase for Commissioners for approximately 15 years.

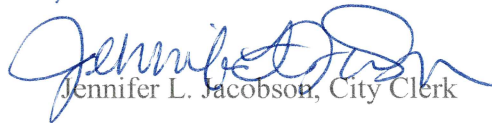
Commissioner Mildren congratulated the Library on their fundraising efforts and commented on how wonderful the splash pad at City Square is on the hot summer days.

KK. Adjournment.

***Motion** was made by Semo, seconded by Mildren, and carried, to adjourn the meeting at 6:47 P.M.*



Kim Corcoran, Mayor



Jennifer L. Jacobson, City Clerk