

Proceedings of the Ironwood City Commission Meeting

A Regular Meeting of the Ironwood City Commission was held on September 8, 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. Recording of the Roll.
PRESENT: Commissioners Andresen, Korpi, Mildren, and Mayor Corcoran
ABSENT: Commissioner Semo (excused)
3. Public Hearing: To receive public comment relative to the submittal of a Rehabilitation Grant Application through the Michigan Community Development Block Grant (CDBG) Program. Community Development Director Tom Bergman discussed the Grant Application stating it is a \$200,000 Grant for exterior facades. Eligible property owners in the Douglass and Curry Street locations will be mailed letters. There is no financial obligation to property owners through this Grant Program. There were no comments from the Public received.
4. Mayor Corcoran closed the Public Hearing at 5:28 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 Andresen, Korpi, Mildren, and Mayor Corcoran
ABSENT: Commissioner Semo (excused)
 - C. Approval of the Consent Agenda.
 - 1) Approval of Minutes:
 - a. Regular City Commission Meeting Minutes of August 25, 2025.
 - 2) Review and Place on File:
 - a. Planning Commission Meeting Minutes of July 10, 2025.
 - b. Pat O'Donnell Civic Center Meeting Minutes of August 4, 2025.
 - c. Human Relations and Equity Committee Meeting Minutes of August 12, 2025.

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 Andresen, and carried, to approve the Agenda as presented.

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

Lydia Christensen addressed the Commission regarding Agenda Item T. Mayor's Appointments.

- 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 approving Change Order #3, for Jake's Excavating and Landscaping, LLC., which is an increase of \$111,920.00 for the Phase 5B Water and Sewer Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Mildren, seconded by Korpi, to approve Change Order #3, for Jake's Excavating and Landscaping, LLC., which is an increase of \$111,920.00 for the Phase 5B Water and Sewer Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- H. Discuss and consider approving Change Order #3, for Jake's Excavating and Landscaping, LLC., which is a decrease of \$55,968.72 for the Phase 5C Drinking Water State Revolving Fund Water Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Korpi, seconded by Mildren, to approve Change Order #3, for Jake's Excavating and Landscaping, LLC., which is a decrease of \$55,968.72 for the Phase 5C Drinking Water State Revolving Fund Water Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- I. Discuss and consider approving a revised Payment #3, for Jake's Excavating, in the amount of \$532,230.17 for the Phase 5C Drinking Water State Revolving Fund Water Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Mildren, seconded by Andresen, to approve a revised Payment #3, for Jake's Excavating, in the amount of \$532,230.17 for the Phase 5C Drinking Water State Revolving Fund Water Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- J. Discuss and consider approving the Rural Development Pay Package #24 in the amount of \$60,330.33 for the City of Ironwood – Water Treatment Plant Phase I Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Mildren, seconded by Andresen, to approve the Rural Development Pay Package #24 in the amount of \$60,330.33 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.*

- K. Discuss and consider approving Change Order #9, for C.D. Smith, which is an increase of \$61,444.63, for the Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Korpi, seconded by Mildren, to approve Change Order #9, for C.D. Smith, which is an increase of \$61,444.63, for the Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- L. Discuss and consider approving Payment #9, for C.D. Smith, in the amount of \$901,515.37 for the City of Ironwood – Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Andresen, seconded by Mildren, to approve Payment #9, for C.D. Smith, in the amount of \$901,515.37 for the City of Ironwood – Water Treatment Plant Phase 2 Project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

- M. Discuss and consider approving Change Order #1, for Ruotsala Construction, which is an increase of \$14,111.00 for the Curry Street Curb project and authorize the Mayor to sign all applicable documents.

***Motion** was made by Mildren, seconded by Andresen, to approve Change Order #1, for Ruotsala Construction, which is an increase of \$14,111.00 for the Curry Street Curb project and authorize the Mayor to sign all applicable documents. Unanimously passed by roll call vote.*

NEW BUSINESS

- N. Discuss and consider approving an agreement with Coleman Engineering Company, not to exceed \$84,218.00, for Professional Engineering Services related to the 2027 Douglas Boulevard Sidewalk MDOT Small Urban Grant project.

***Motion** was made by Mildren, seconded by Korpi, to approve an agreement with Coleman Engineering Company, not to exceed \$84,218.00, for Professional Engineering Services related to the 2027 Douglas Boulevard Sidewalk MDOT Small Urban Grant project. Unanimously passed by roll call vote.*

- O. Discuss and consider approving an agreement with B32 Engineering, not to exceed \$19,995.00, for the Pat O'Donnell Civic Center Ice Rink Refrigeration System project.

***Motion** was made by Andresen, seconded by Korpi, to approve an agreement with B32 Engineering, not to exceed \$19,995.00, for the Pat O'Donnell Civic Center Ice Rink Refrigeration System project. Unanimously passed by roll call vote.*

- P. Discuss and consider approval of the FY 2024-2025 Planning Commission Annual Report.

***Motion** was made by Mildren, seconded by Korpi, and carried, to approve and place on file the FY 2024-2025 Planning Commission Annual Report.*

- Q. Discuss and consider adopting Resolution #025-044, a Resolution Governing the 2025 Comprehensive Deer Management Hunt in the City of Ironwood, Setting Rules, Standards, and Fees.

***Motion** was made by Mildren, seconded by Andresen, and carried, to adopt Resolution #025-044, a Resolution Governing the 2025 Comprehensive Deer Management Hunt in the City of Ironwood, Setting Rules, Standards, and Fees.*

- R. Discuss and consider adopting Resolution #025-046, a Resolution approving a Community Development Block Grant ("CDBG") for housing rehabilitation and authorizing submittal of the MI-Neighborhood Grant Application to the Michigan State Housing Development Authority (MHSDA).

Motion was made by Korpi, seconded by Mildren, to adopt Resolution #025-046, a Resolution approving a Community Development Block Grant (“CDBG”) for housing rehabilitation and authorizing submittal of the MI-Neighborhood Grant Application to the Michigan State Housing Development Authority (MHSDA). Unanimously passed by roll call vote.

- S. Discuss and consider adopting Resolution #025-047, a Resolution approving the Michigan Office of Rural Prosperity 2025 Rural Readiness Grant Application for the City of Ironwood Zoning Ordinance Revision.

Motion was made by Mildren, seconded by Korpi, to adopt Resolution #025-047, a Resolution approving the Michigan Office of Rural Prosperity 2025 Rural Readiness Grant Application for the City of Ironwood Zoning Ordinance Revision. Unanimously passed by roll call vote.

T. Mayor’s Appointments.

Mayor Corcoran appointed Jessica Manier to the Human Resources and Equity Committee to fill an unexpired three-year term (term expiring July 31, 2028).

Motion was made by Mildren, seconded by Andresen, and carried, to approve the Mayor’s appointment of Jessica Manier to the Human Resources and Equity Committee to fill an unexpired three-year term (term expiring July 31, 2028).

Mayor Corcoran appointed herself to serve as a temporary alternate on the Gogebic-Iron Wastewater Authority Board for the month of September 2025.

Motion was made by Mildren, seconded by Korpi, and carried, to approve the Mayor’s appointment of herself to serve as a temporary alternate on the Gogebic-Iron Wastewater Authority Board for the month of September 2025.

U. Manager’s Report.

City Manager Paul Anderson provided the following verbal updates:

Engineering Projects

- **\$33MIL Wastewater Plant Project for GIWA:** Underground work on the electrical duck bank has been completed. Both primary digester covers have been rehabilitated. Secondary clarify number one is nearing completion of its rebuild. Septic receiving building has been completed. The project is about 35% complete. The project is updating many electrical and mechanical systems within the 40-year-old wastewater plant which treats water for Ironwood, Hurley, and Ironwood Township. Project is currently on schedule. Jeff Wasley has set his retirement date of 1/8/26. Jon Wilson will be coming out of the union this fall for final training and to assume the Plant Manager duties.
- **\$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. Asphalt paving work will be completed 10/1/25 and 1 of the 4 wells has been rehabilitated so far (out of the 6 total wells that we have). Binz Brothers is continuing well rehab work for the remaining 3 wells.

- *\$11MIL Phase 2 of the water treatment plant continues. The floor is poured for the 250,000-gallon clear well. CD Smith is continuing with the garage walls this week and possibly some work in the filter room prepping for the final concrete inside. August Winters might start some piping in the filter room late this week and Snow Country is expected on-site next week for underground piping work. Phase 2 work will generally be complete by January 2026 and*

56	Garage Addition	98 days	Mon 7/14/25	Wed 11/26/25	7%
57	Excavate for footings	2 days	Mon 7/14/25	Tue 7/15/25	100%
58	Form and Pour Footings	10 days	Wed 7/16/25	Tue 7/29/25	100%
59	Backfill	2 days	Wed 7/30/25	Thu 7/31/25	0%
60	Form and Pour Walls	25 days	Fri 8/1/25	Thu 9/4/25	0%
61	Trench Drain	2 days	Fri 8/1/25	Mon 8/4/25	0%
62	Slab on Grade	5 days	Fri 9/5/25	Thu 9/11/25	0%
63	Precast Plank	1 day	Fri 9/19/25	Fri 9/19/25	0%
64	Masonry	30 days	Mon 9/22/25	Fri 10/31/25	0%
65	Precast Topping Slab	5 days	Mon 9/22/25	Fri 9/26/25	0%
66	Trusses	3 days	Mon 9/29/25	Wed 10/1/25	0%
67	SIP Panels	10 days	Thu 10/2/25	Wed 10/15/25	0%
68	Shingles	15 days	Thu 10/16/25	Wed 11/5/25	0%
69	Roof Metal	5 days	Thu 11/6/25	Wed 11/12/25	0%
70	Doors/Frames	1 day	Mon 11/3/25	Mon 11/3/25	0%
71	Overhead Door	1 day	Mon 11/3/25	Mon 11/3/25	0%
72	Windows	2 days	Mon 11/3/25	Tue 11/4/25	0%
73	Electrical	15 days	Thu 10/16/25	Wed 11/5/25	0%
74	HVAC	15 days	Thu 10/16/25	Wed 11/5/25	0%
75	Punchlist	15 days	Thu 11/6/25	Wed 11/26/25	0%

- *start up commissioning of the treatment process is expected to be complete by spring 2026.*
- *The floor is poured for the 250,000-gallon clear well. CD Smith is continuing with the garage walls this week and possibly some work in the filter room prepping for the final concrete inside. August Winters might start some piping in the filter room late this week and Snow Country is expected on-site next week for underground piping work. Phase 2 work will generally be complete by January 2026 and start up commissioning of the treatment process is expected to be complete by spring 2026.*
- *Phase 5A \$1.6MIL water system project. Completed August 2025.*
- *Phase 5B \$3.8MIL water and sewer project –consists of water and sewer work on Coolidge, Harding, Michigan, Ridge and Arch. Phase 5C \$1.8MIL water project for reconstructing portions of Coolidge, Harding and Lowell St from US2 to Harding.*
 - *Jakes plans on having all of Coolidge, Harding and Michigan Ave done this summer/fall. Ridge and Arch will be in 2026. A small section of Ridge just east of Lowell street needed to be done this fall due to the deep sanitary sewer line and needing to get an old undersize main completed.*
 - *Coolidge: they are forming and pouring concrete curb and sidewalk today on East Coolidge. The concrete crew has 2 crews of 8 people each and will be here working 7 days a week until done in late October. Harding: the gas company is finishing the 100-block east Harding this week. Jake's road crew on Lowell St today. Service crew on 100 block of E Harding. Mainline crew 1 is doing services this week on Lowell St between Michigan and Ridge. They will start mainline water & sewer on the 200 block of E Michigan in the next week: this is the last block of mainline to be put in and then services after that. Mainline crew 2 working on watermain in the 100 block of E Michigan. They will next be doing various storm sewer MHs throughout Michigan and Harding.*
 - *Xcel Energy and Q3 contracting are doing their best to stay ahead of Jake's crews with replacing gas mains and services prior to Jakes coming in to do the water sewer and street work. There has been extensive coordination between the two companies with Xcel getting pushed around to different parts of the job to stay out of Jake's way. They are just about complete with all gas work on Coolidge Harding and Michigan and will now be completing Arch and Ridge the remainder of this fall.*
- *The \$3MIL lead service line replacement project with Jakes Excavating: There is roughly \$800K remaining in budget for this job. They have been working on services on Hedin Street for the past two*

weeks. We have approximately 120 known galvanized / lead lines to replace still. We are down to roughly 0 unknowns that need to be identified.

- *The \$598,000 TMF grant work continues by Jakes Excavating. Roughly \$100K budget remaining on this job. Project currently on hold waiting for equipment from other jobs to perform exploratory digs. We will have all 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: Superior street paving first lift was completed Friday, and second lift will go down soon: still waiting on schedule from Contractor. Curry St mill and overlay is complete.*
 - *Project 2 – Chip seal work by Fahrner Asphalt is complete.*
- *Library Community Spaces Grant Project: Ruotsala Construction has installed the new wall penetration from the new building to the old building. Outside they are waiting on the delivery of brick and block to continue progress on exterior work. The supplier shipped the wrong color two weeks ago. Waiting on correct color to come back. The construction project will continue through fall 2025 with completion in the spring of 2026.*
- *Newport Heights water future project: Coleman Engineering submitted the EGLE funding application on 5/15/25 – we are expecting an offer from EGLE in the next couple of weeks. The USDA Rural Development application finally got the State Historic Preservation Office clearance back late last week. We are hoping to get final RD items resolved over the next month and be looking at seeing an offer in October. Signs are that RD has grant money available, so we are anxious to finalize the process.*
- *Phase 6 preliminary engineering report is in the early phases with work just beginning in August 2025.*
- *Our 24 sanitary sewer flow meters are installed, and we are waiting for our vendor to analyze results.*
- *Mud Creek Builders has been hired by the Civic Center to do some drainage improvements and build a covered entry on the east door on the “front” of the Civic Center. Work is in progress.*
- *Longyear Park playground equipment has been installed and 4 loads of woodchips were delivered last week. They will be installing the woodchips and backfilling the edging strip this week. The City will*
- *Civic Center Ice Making Plant Project – B32 has been hired to create a performance specification and then the City will put out a bid package and get that out to bid this fall once approved by the MDNR.*
- *Contractors have been busy with roof drain disconnections for the 15 private property owners that need to be disconnected this fall. 14 have been completed and the last remaining one is being worked on in the coming weeks.*
- *WRI grant application: we are working through the steps with the State of Michigan Community Development Block Grant for this \$900K project for waterline work on Old County Road east of Country Club Road. We have been authorized to hire a SHPO consultant and an Environmental consultant. The RFP responses for a certified grant administrator are due today. Xcel Energy has agreed to move the gas line that is in the way this fall. Coleman will design this fall and bid project this winter for construction in 2026.*
- *MDOT US2 projects:*
 - *A MDOT Contractor will be working for the next 2 months on repair the WI/MI border bridge on US-2 on the west end of Ironwood. This will also cause additional lane closures and lane shifts as they route traffic through the work area.*

- Paving work by GCRC in the local Townships continue this fall on Lake Road, North Star Road, Vanderhagen Road, Airport Road, and Indianhead Road (Wakefield).
- Downtown entrance sign: staff is finalizing the design and exploring options with Stratford Sign Company. Construction is expected to be complete by summer 2026.

Manager's Updates

- Fall Clean-up is set for Friday, Sept. 12 from 8-2 and Saturday, Sept. 13 from 8-11, behind the IPSD Building using the entrance off Alfred Wright Boulevard and exiting to McLeod.
- November 4, 2025, Election Ballots will become available for registered voters wishing to vote absentee the week of September 22.
- Those wishing to take part in the 2025 Comprehensive Deer Management Hunt can find information and hunt applications on the City's Website or by contacting Jen in the Clerk's office at 906-932-5050 x 121.
- The 10-year Comprehensive Plan update is continuing through the process as our staff works with HKGI on reviewing all the different chapters. Public review process will be occurring this fall.
- The Iron Belle Trail local authority is selling raffle tickets right now for their latest fundraiser for maintenance of the Iron Belle Trail. Tickets are \$100 and can be purchased here at the Memorial Building through the drawing date on 9/27/25.
- All flowerpots, artificial flowers, statues, and vigil lights must be removed from the Riverside Cemetery in Ironwood by Thursday, September 11th.
- Bob Tervonen's official retirement date has been set for 2/28/26. Devon DeRosso will be coming out of the union on 11/3/25 to train under Bob to assume the Utility Billing Manager position. The two of them have already been working together on performing Water Cross Connection Inspections this summer.
- Ironwood Public Safety is actively working on blight efforts. Here is a status update on the cleanups ordered in July and August by the City Commission:

Group one clean up date 07/20/25					
Date of Violation	Address of Violation	Owner	Cleaned	DPW	FAHRNER
3/17/25	125 May St	Garron Stenstrom			9/8/2025
3/17/25	129 May St	Garron Stenstrom			9/8/2025
3/17/25	136 May St	James Gregory			Oct-25
3/17/25	141 May St	Garron Stenstrom			9/8/2025
5/18/25	301 Kennedy Street	Agnes J. Perhalla			9/12/2025
5/18/25	601 Kennedy Street	Patrick Ringsmuth		8/27/2025	
5/18/25	103 Harris Street	Richard & Heather Brozzo		Scheduled	
Group two clean up date 08/26/25					
Date of Violation	Address of Violation	Owner	Cleaned	DPW	FAHRNER
5/15/25	352 E. Pine St	Robert & Stephanie Stenroos	Owner		
5/15/25	405 E. Pine St	Merc Enterprises, LTD	Owner		
5/15/25	413 E. Pine St	Merc Enterprises, LTD	Owner		
5/15/25	531 E. Pine St	Merc Enterprises, LTD	Owner		
5/15/25	522 E. Houk St	Merc Enterprises, LTD	In Progress		
5/15/25	150 Rowe St	Shelley Thomas		8/27/2025	
6/16/25	216 Kennedy Street	Pay It Forward Moving, Inc		8/27/2025	

September 8, 2025

V. Other Matters.

Commissioner Mildren commented on the Ice Making System Grant at the Civic Center, indicated that the Lumberjacks are still looking for Billet Families, commented on the Lumberjacks investing in the Civic Center by building out empty spaces.

Commissioner Korpi commented on the new murals in town from the Mural Fest that the Downtown Ironwood Development Authority (DIDA) sponsored. Tom Bergman, Community Development Director, stated the hope is for the Mural Fest to be an annual Festival in Ironwood in early September each year.

W. Adjournment.

Motion was made by Andresen, seconded by Mildren, and carried, to adjourn the meeting at 6:19 P.M.



Kim Corcoran, Mayor



Jennifer L. Jacobson, City Clerk