



Agenda Work Session of the City Commission

City of Kalamazoo

Monday, June 10, 2019

6:00 PM

City Commission Chambers at City Hall - 241 W. South Street

A. CALL TO ORDER/ROLL CALL

B. COMMUNICATIONS

C. DISCUSSION TOPICS/ACTION ITEMS

1. Acceptance of an easement for sidewalk purposes along Portage Street from the Kalamazoo Creamery Limited Dividend Housing Association Limited Partnership. (**Motion: Accept the easement and authorize the City Manager to sign all related documents**)
2. City Commission Candidate Interviews

D. CITIZEN COMMENTS

E. MISCELLANEOUS COMMENTS AND CONCERNS BY COMMISSIONERS

F. ADJOURNMENT



Commission Agenda Report

City of Kalamazoo

TO: Mayor Hopewell, Vice Mayor Knott, and City Commissioners

FROM: Clyde J. Robinson, City Attorney

PREPARED BY: Clyde J. Robinson, City Attorney

DATE: 6/5/2019

SUBJECT: Creamery Sidewalk Easement

RECOMMENDATION

It is recommended that the City Commission accept and authorize the Manager to sign an easement for sidewalk purposes along Portage Street from the Kalamazoo Creamery Limited Dividend Housing Association Limited Partnership.

BACKGROUND

As part of the Kalamazoo Creamery Limited Dividend Housing Association Limited Partnership the City has requested an easement for sidewalk purposes along Portage Street as part of meeting the Imagine Kalamazoo 2025 goals of being a Connected City and developing Complete Neighborhoods. The attached easement grants the City the ability to construct and maintain a sidewalk outside of right of way and adjacent to a recessed or so-called eyebrow parking area along the westerly portion of the housing project. The proposed parking and sidewalk configuration will make it easier for individuals to access the proposed mix of uses located within the building at the former Creamery site.

COMMUNITY RESOURCES CONSULTED

This is an internally-generated initiative of the City's Community Planning and Economic Development based on the Imagine Kalamazoo 2015 goals.

FISCAL IMPACT

Cost of installing a sidewalk and future maintenance

ALTERNATIVES

The City Commission could choose not to adopt accept the sidewalk easement, but such is not recommended.

ATTACHMENTS:

Type	Description
☐ Agreement	Easement Agreement
☐ Correspondence	Letter of Support

SIDEWALK EASEMENT AGREEMENT

THIS SIDEWALK EASEMENT AGREEMENT ("**Agreement**") has been made as of _____, 2019 ("**Effective Date**"), by and between Kalamazoo Creamery Limited Dividend Housing Association Limited Partnership, a Michigan limited partnership, of 1822 West Milham Avenue, Suite 2, Portage, Michigan 49024 ("**Creamery**") and the City of Kalamazoo, a Michigan municipal corporation, of 241 West South Street, Kalamazoo, Michigan 49097 ("**City**").

Recitals

A. Creamery owns the real estate located in the City of Kalamazoo, Kalamazoo, County, Michigan, as legally described on **Exhibit A** attached to this Agreement, subject to easements, restrictions, encumbrances, and reservations affecting it ("**Creamery Parcel**").

B. Creamery desires to grant an easement to the City for a public sidewalk to be located on the Creamery Parcel.

C. This Agreement is exempt from the real estate transfer taxes under MCL §§ 207.505(a) and 207.526(a) because the value of the consideration is less than One Hundred and no/100 Dollars (\$100.00).

Agreement

In consideration of the facts described above and other good and valuable consideration, the receipt and sufficiency of which are acknowledged, Creamery and City agree as follows:

1. Creamery grants to the City a perpetual, non-exclusive easement over, across and through the Creamery Parcel for the purpose of constructing, maintaining, repairing and replacing a public sidewalk in the location described on the attached **Exhibit B** ("**Easement**"). The Easement is subject to existing rights, interests and easements and restrictions, regardless of whether of record, and to such matters as would be disclosed by a survey and / or inspection of the Easement.

2. The City shall have the right to control, maintain and use the Easement and to perform any construction, maintenance, repair, or replacement of the sidewalk within said Easement as may be necessary at the discretion of the City. In the event, that for purposes of

constructing, maintaining, repairing and replacing the public sidewalk, it is necessary for the City to temporarily enter upon a the Creamery Parcel immediately adjoining the Easement, the City shall have the right of such temporary use of said adjoining property; provided however, that the City shall restore such property adjoining the Easement to as good or better condition than it was prior to any construction, maintenance, repair, or replacement of the public sidewalk. Any construction, maintenance, or replacement of said Easement shall be performed by the City so as not to unreasonably interfere with the use of said Easement area by the Creamery and its tenants, guests and invitees.

3. Creamery agrees not to construct any buildings or surface structures within the Easement; provided, however, that any existing driveways or other improvements currently located within the Easement are permitted. Further, Creamery may grant additional easements to utility providers within the Easement area.

4. City will maintain, repair and replace, at its sole cost, the public sidewalk located within the Easement.

5. This Agreement will continue in effect perpetually and constitute an easement and a covenant running with the land. The terms and conditions of this Agreement shall bind and benefit the parties hereto and their respective heirs, personal representatives, distributees, executors, administrators, successors, and assigns. This Agreement is governed by and will be construed in accordance with the laws of the State of Michigan.

6. This Agreement may be executed in one or more counterparts, each such counterpart being deemed an original and all such counterparts taken together constituting but one and the same instrument.

**KALAMAZOO CREAMERY LIMITED
DIVIDEND HOUSING ASSOCIATION
LIMITED PARTNERSHIP**

By: Hollander Development Corporation
Its: General Partner



Matthew Hollander
President

STATE OF MICHIGAN

)

) ss:

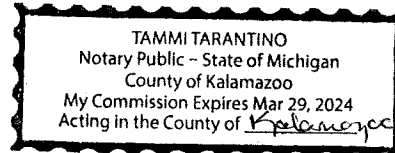
COUNTY OF KALAMAZOO

)

The foregoing instrument was acknowledged before me this May 28, 2019, by Matthew Hollander, President of Hollander Development Corporation, the General Partner of Kalamazoo Creamery Limited Dividend Housing Association Limited Partnership, a Michigan limited partnership, for the limited partnership.



Notary public, State of Michigan, County of Kalamazoo
My commission expires 3/29/2024
Acting in the County of Kalamazoo



CITY OF KALAMAZOO

By: _____
Its: _____

STATE OF MICHIGAN)
) ss:
COUNTY OF KALAMAZOO)

FORM APPROVED
6-5-19
CJR
CITY ATTORNEY

The foregoing instrument was acknowledged before me this _____,
2019, by _____ the _____ of the City of Kalamazoo, a Michigan
municipal corporation, on behalf of the municipal corporation.

Notary public, State of Michigan, County of _____
My commission expires _____
Acting in the County of _____

This instrument was prepared by and when recorded return to:
Rachel J. Foster (P60462)
WARNER NORCROSS + JUDD LLP
401 E. Michigan Avenue, Suite 200
Kalamazoo, Michigan 49007
Telephone: 269-276-8117
18172141-2

EXHIBIT A

Land Situated in the State of Michigan, County of Kalamazoo, City of Kalamazoo.

Parcel 1:

Commencing at the East 1/4 corner of Section 22, Town 2 South, Range 11 West; thence Southerly 193.77 feet along the East line of said Section to the South line of Lake Street; thence West 298.80 feet along said South line to the place of beginning; thence South 14° 41' 13" East 24.40 feet; thence North 75° 18' 44" East 6.84 feet; thence South 14° 41' 16" East 30.78 feet; thence South 75° 00' 43" West 57.17 feet; thence South 57° 00' 00" West 6.00 feet to the East line of Portage Street; thence North 33° 00' 00" West 83.10 feet along said East line to said South line; thence East 84.91 feet along said South line to the place of beginning.

Parcel 2:

Commencing on the Easterly line of Portage Street 223 feet Northerly from the Northwestern corner of Lot 35 Lake Street Plat; thence Northerly along said Easterly line 35 feet; thence North 56° 58' East 8 rods; thence South 33° 2' East 35 feet; thence South 56° 58' West 8 rods to the place of beginning.

Parcel 3:

Commencing on the Easterly line of Portage Street 192 feet Northerly from the Northwestern corner of Lot 35 of Lake Street Plat; thence Northerly along said Easterly line 31 feet; thence North 56° 58' East 8 rods; thence South 33° 2' East 31 feet; thence South 56° 58' West 8 rods to the place of beginning.

Parcel 4:

Commencing on the Easterly line of Portage Street 144 feet Northerly from the Northwestern corner of Lot 35 of Lake Street Plat; thence Northerly along said Easterly line 48 feet; thence North 56° 58' East 8 rods; thence South 33° 2' East 48 feet; thence South 56° 58' West 8 rods to the place of beginning.

Parcel 5:

Commencing at the Southeast corner of Portage Street and Lake Street; thence Easterly on the Southerly line of Lake Street to a point 28.97 feet West of the East line of Section 22; thence South 188.86 feet; thence West 74.70 feet; thence South 56° 58' west to the Easterly line of Portage Street; thence Northwesternly along said easterly line to the place of beginning.

EXCEPT the following: Beginning at the Southeast corner of Portage Street and Lake Street; thence East 84.91 feet along South line of Lake Street; thence South 14° 41' 13" East 24.40 feet; thence North 75° 18' 44" East 6.84 feet; thence South 14° 41' 16" East 30.78 feet; thence South 75° 0' 43" West 57.17 feet; thence South 57° 0' 0" West 6.0 feet to the East line of Portage Street; thence North 33° 0' 0" West 83.10 feet along said East line to said South line and point of beginning.

EXCEPT the following parcel: Commencing at the East 1/4 corner of Section 22; thence Southerly along the East line of Section 22; 193.77 feet to the South line of Lake Street; thence West 28.97 feet along the South line of Lake Street to the point of beginning for this exclusion; thence South 188.86 feet perpendicular with the South line of Lake Street; thence West 71.69 feet perpendicular to last course; thence North 74.62 feet; thence West 30 feet; thence North 53.64 feet; thence West 16.0 feet; thence North 60.60 feet to the South line of Lake Street; thence East 117.69 feet along the South line of Lake Street to the place of beginning of this exclusion.

EXCEPT that part of a parcel in the Southeast Quarter of Section 22, Town 2 South, Range 11 West, City of Kalamazoo, Michigan, described in Liber 1956, Page 351 in the Office of the Register of Deeds for Kalamazoo County, being more particularly described as follows:

Commencing at the East Quarter corner of said Section 22; thence South 00°12'22" East (Basis of Bearings: North 33 degrees 00 minutes 00 Seconds West along the east line of Portage Street per Liber 1956, Page 351) 193.77 feet along the east line of said Southeast Quarter to the south line of Lake Street; thence North 89°56'49" West, 146.66 feet along the south line of Lake Street to the west line of a parcel described to Timothy and Denise Kowalski in Document 2004-058298 in said Office of the Register of Deeds and the POINT OF BEGINNING; thence, along the westerly lines of said parcel, the following 3 courses: 1) South 00°18'39" West, 60.59 feet; 2) South 89°07'55" East (Previously described as North 89°07'55" East), 16.10 feet; 3) South 00°19'13" East, 53.64 feet to the south line of said Kowalski parcel; thence North 89°56'49" West, 2.00 feet along the westerly extension of said south line; thence North 00°19'13" West 51.61 feet; thence South 89°07'55" West, 16.13 feet; thence North 00°18'39" East, 62.62 feet to said south line of Lake Street; thence South 89°56'49" East, 2.00 feet to the Point of Beginning.

The property addresses and tax parcel numbers listed below are provided solely for informational purposes, without warranty as to accuracy or completeness. If the information listed below is inconsistent in any way with the legal description listed above, the legal description listed above shall control.

Property commonly known as 1101 Portage Street, Kalamazoo, Michigan (formerly known as 730 Lake Street, Kalamazoo, Michigan)

Parcel ID(s): 06-22-434-009 (formerly Parcel No: 06-22-434-008)

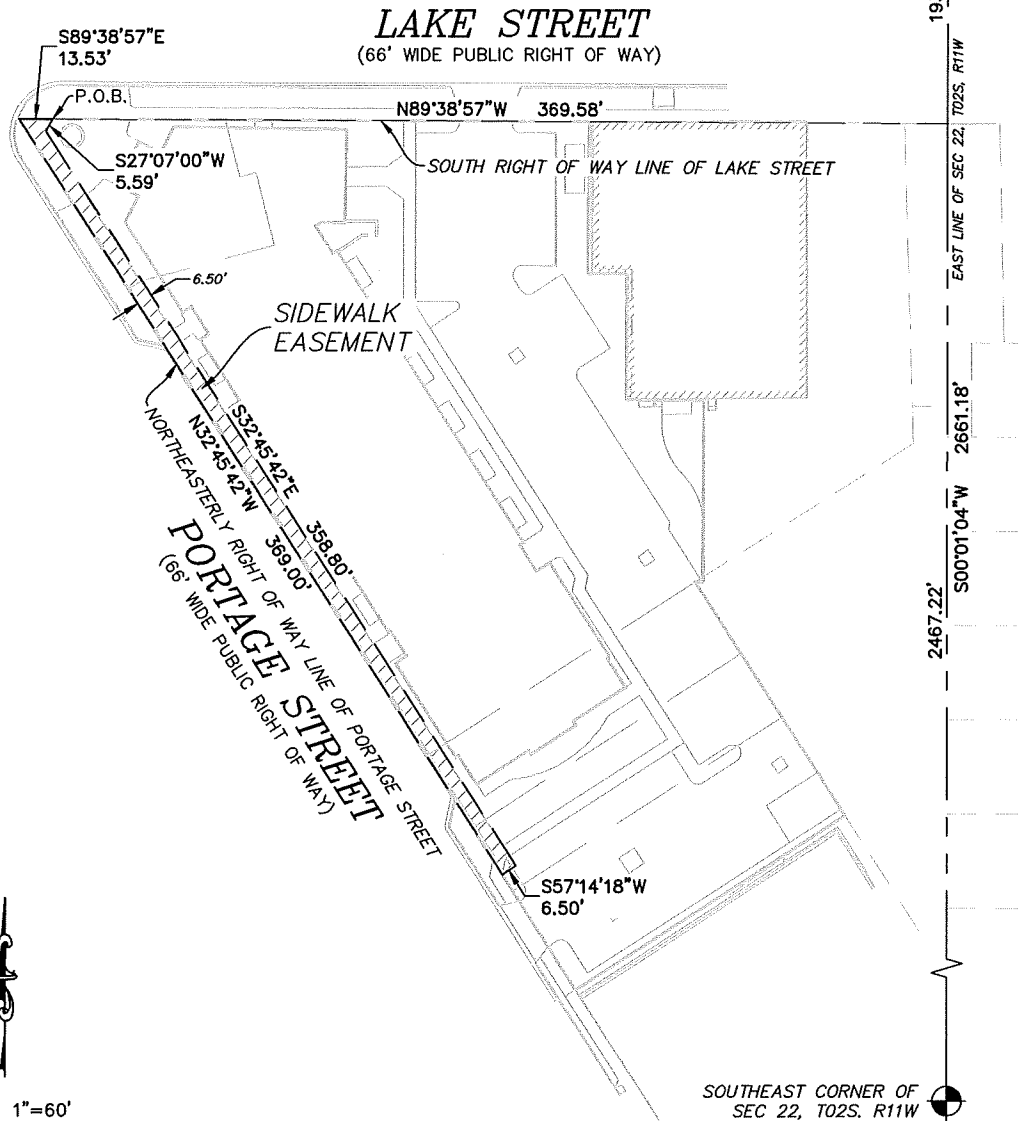
EXHIBIT B

SIDEWALK EASEMENT

SITUATED IN THE CITY OF KALAMAZOO, COUNTY OF KALAMAZOO, STATE OF MICHIGAN AND DESCRIBED AS FOLLOWS:

PART OF THE SOUTHEAST 1/4 OF SECTION 22, TOWN 02 SOUTH, RANGE 11 WEST, CITY OF KALAMAZOO, KALAMAZOO COUNTY, MICHIGAN, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST 1/4 CORNER OF SAID SECTION 22; THENCE ALONG THE EAST LINE OF SAID SECTION 22, SOUTH 00 DEGREES 01 MINUTES 04 SECONDS WEST 193.96 FEET TO THE SOUTH RIGHT OF WAY LINE OF LAKE STREET; THENCE ALONG SAID SOUTH RIGHT OF WAY LINE, NORTH 89 DEGREES 38 MINUTES 57 SECONDS WEST 369.58 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 27 DEGREES 07 MINUTES 00 SECONDS WEST 5.59 FEET; THENCE PARALLEL WITH THE NORTHEASTERLY RIGHT OF WAY LINE OF PORTAGE STREET, SOUTH 32 DEGREES 45 MINUTES 42 SECONDS EAST 358.80 FEET; THENCE SOUTH 57 DEGREES 14 MINUTES 18 SECONDS WEST 6.50 FEET TO THE NORTHEASTERLY RIGHT OF WAY LINE OF PORTAGE STREET; THENCE ALONG SAID NORTHEASTERLY RIGHT OF WAY LINE, NORTH 32 DEGREES 45 MINUTES 42 SECONDS WEST 369.00 FEET TO THE SOUTH RIGHT OF WAY LINE OF LAKE STREET; THENCE ALONG SAID SOUTH RIGHT OF WAY LINE, SOUTH 89 DEGREES 38 MINUTES 57 SECONDS EAST 13.53 FEET TO THE POINT OF BEGINNING. SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS OF WAY APPARENT AND OF RECORD. SAID EASEMENT CONTAINS 0.06± ACRES (2,399± SQ. FT.).

EAST 1/4 CORNER OF
SEC 22, T02S, R11W



SCALE: 1"=60'



**DRISENGA &
ASSOCIATES, INC.**

Engineering • Surveying • Testing

www.driesenga.com

Holland, MI - 616-396-0255
Grand Rapids, MI - 616-249-3800

Kalamazoo, MI - 269-544-1455
Detroit, MI - 734-368-9483

FOR

BYCE & ASSOCIATES, INC.

487 PORTAGE STREET
KALAMAZOO, MICHIGAN 49007

IN SE 1/4 OF SECTION 22, T. 02 S., R. 11 W.

DATE 02/22/2019

DRAWN BY GLK

SHEET 1 OF 1

JOB No. 1750628.5C



816 W ASHINGTON AVENUE
KALAMAZOO MI 49001
P: 269.382.0916
F: 269.382.3815
E: EDISON@CHARTERMI.NET
W: EDISONNEIGHBORHOOD.COM

June 6, 2019

City of Kalamazoo
Attn: Mayor Hopewell, Vice Mayor Knott and City Commissioners
241 W. South Street
Kalamazoo MI 49007

Dear Mayor Hopewell, Vice Mayor Knott and City Commissioners;

On behalf of the Edison Neighborhood Association (ENA) I am writing to support the Hollander Development Corporation (HDC) in their application to have a sidewalk easement approved to develop the Kalamazoo Creamery Site located at 1101 Portage Street, Kalamazoo MI 49001.

The ENA has been working closely with the Hollander Development Corporation on this exciting neighborhood improvement/enhancement project. We greatly appreciate their commitment, dedication and grassroots community involvement. We are proud to be considered among the partners working toward seeing this vision become a reality in our neighborhood. Once completed, it will beautify the neighborhood and offer better opportunities for healthy living, community connectiveness and help our city remedy the vast housing shortage we have in Kalamazoo.

The Edison Neighborhood is the largest, most diverse, low-income designated neighborhood in the City of Kalamazoo with over 9,000 residents. The mission of the Edison Neighborhood Association is: **To empower the Edison Neighborhood to maximize the quality of life and sense of community.**

The Edison Neighborhood Association thanks the Kalamazoo City Commissioners for considering this proposal. If you would like to discuss anything further, I can be reached by the above information.

Sincerely,

Tammy Taylor
Executive Director

cc: Jim Ritsema, City Manager and Scott Borling, City Clerk



Commission Agenda Report

City of Kalamazoo

TO: Mayor Hopewell, Vice Mayor Knott, and City Commissioners

FROM: Scott A. Borling, City Clerk

DATE: 6/5/2019

INFORMATIONAL ITEMS

On June 3rd the City Commission chose the following five applicants to interview for the vacant seat on the Commission:

Megan Buwalda
Patrese Griffin
Esteven Juarez
John McNeill
William Wells

Attached for your review are the applications for these candidates.

ATTACHMENTS:

Type	Description
 Background Material	Candidate Applications

Megan Buwalda

RECEIVED
MAY 30 2019
Kalamazoo City Clerk

Thursday, May 30, 2019

Dear Honorable Mayor, Vice Mayor, and City Commissioners,

I am writing today to express my interest in the vacancy on the Kalamazoo City Commission. I live, work, and serve in Kalamazoo's core urban neighborhoods. My work in the County Treasurer's Office on "ZERO owner occupied tax foreclosures," my eight years as a homeowner in Edison, as well as my involvement with the neighborhood association uniquely qualify me to serve on the City Commission.

As Chief Deputy County Treasurer, my number one priority is keeping families in their homes. I am very proud of the work that was done to ensure ZERO owner occupied tax foreclosures occurred in the City of Kalamazoo in 2019. I am also very proud of the work my team has done to restore abandoned and blighted homes and return them to productive use. We built a partnership to use Land Bank properties as job skills training sites for the KPEP program, transforming blight into desirable affordable housing and stabilizing neighborhoods one block at a time.

I was born and raised in Kalamazoo, a place I love and am proud to call home. I earned a Finance degree and a Masters of Business Administration (MBA) from the world-class Western Michigan University. In 2011 I bought my first home and settled in Edison, Kalamazoo's most populated and diverse core neighborhood.

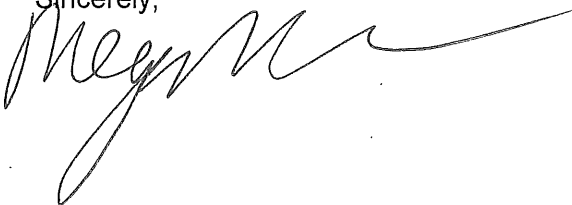
Living in Edison and being part of the Edison Neighborhood Association has given me a front row seat to watch the City alongside the Foundation for Excellence deliver on both the City Charter as well as the FFE vision to create a more "prosperous and equitable city for all" through projects like removing the lead pipes from hundreds of homes in the neighborhood, traffic calming, KDPS community engagement, and many more.

The City's Consolidated Plan identifies strategies to address housing and community development needs of core CDBG-grant eligible neighborhoods based off of census tracts. Edison and the Northside are the only neighborhoods that both contain two CDBG-eligible census tracts, while the others contain one or fewer. As the City works to address the issues in these neighborhoods such as poverty, affordable housing, substandard housing, and higher incidence of criminal activity, this commission vacancy is an opportunity for equity, making sure we have the right voices at the table for these conversations.

I hope to get the opportunity to serve our amazing community in this capacity.

Thank you for your consideration.

Sincerely,





BOARD AND COMMISSION APPLICATION

1. On which Board or Commission would you like to serve?

City Commission

2. Name: Megan Buwalda
(First) (Middle) (Last)

3. Home Address: 603 Marketplace Blvd Kalamazoo 49001
(Street Address) (City) (Zip Code)

4. City Resident: Yes ☒ No ☐ 5. Neighborhood: Edison

6. Home Phone: (269) 760-6618 7. E-mail Address: megan.buwalda@gmail.com

8. Occupation: Chief Deputy Treasurer 9. Employer: Kalamazoo County Government

201 W Kalamazoo Ave Kalamazoo MI 49007
(Employer's Street Address) (City) (State) (Zip Code)

10. Business Phone No: - 11. Home/Business Fax: -

12. How would you prefer to receive communications from the city (fax, e-mail, home/business phone, etc.)? email, home phone (cell)

13. Please indicate any information (experience, education, community activities, organizations, etc) which you think should be considered for your appointment to a Board or Commission. Use additional paper and include a resume if you wish.

See attached.

14. Are there any reasons you may have a conflict of interest if you were appointed to a Board or Commission listed above? Yes ☐ No ☒. If yes, please explain.

15. References (Non-Family)

Name: Mary Balkema Phone: (269) 720-3246
Address: 1131 Whites Road, Kalamazoo MI 49008

Name: Barb Miller Phone: (269) 720-4093
Address: 2523 Winchell, Kalamazoo, MI 49008

16.

Megan Buwalda
(Signature of Applicant)

05/30/2019

(Date)

OPTIONAL INFORMATION

The following Affirmative Action and Equal Opportunity information is requested to help determine whether application information for City Boards and Commissions is reaching all segments of the community. Provision of the following information is optional, and you will not be penalized if you do not complete this section. Please check as appropriate.

GENDER

☒ Female
☐ Male

DISABLED

☐ Yes
☒ No

RACE OR ETHNIC BACKGROUND

☐ Black or African-American
☐ American Indian or Alaskan Native
☐ Asian
☐ Pacific Islander
☐ Hispanic or Latino
☒ White

AGE

☐ 16-21 years
☒ 22-34 years
☐ 35-44 years
☐ 45-54 years
☐ 54-64 years
☐ 64+ years

Please return your application to:

City Clerk's Office
241 W. South Street
Kalamazoo, MI 49007

Fax: (269) 337-8494

How did you learn about the Board and Commission position? _____

Are you currently serving as an appointee to any other City of Kalamazoo Board/Commission?

Yes ☐ No ☒ If yes, which Board/Commission?

Thank you for your interest in serving the City of Kalamazoo.

For further information, call the Clerk's Office at (269) 337-8792 or email cokcityclerk@kalamazoocity.org.

For office use only:

Date Received in Clerk's Office: _____

Date Distributed: _____

Distributed to: _____

Disposition: _____

May 30, 2019

Kalamazoo City Commission
241 W. South
Kalamazoo, Michigan 49007

RECEIVED
MAY 30 2019
Kalamazoo City Clerk

Re: Interest in filling the vacancy on the Kalamazoo City Commission

Dear Mayor Hopewell, Vice-Mayor Knott, and City Commissioners:

Please consider this my letter of interest in filling the open seat on the Kalamazoo City Commission. Having grown up in Kalamazoo, I have deep roots that include family, friends, and professional connections. What happens in this community matters to me. I have been and will continue my commitment to working for equity in this community through the introduction of policies, procedures and practices that will create a framework for this city to thrive. I have the capacity, logic, ability, and track record to contribute to leading this community's success by serving on the commission to provide a framework and ensure that the goals set in the Imagine Kalamazoo 2025 plan are brought to fruition.

As a housing advocate, I work for housing equity by researching, implementing, and introducing solutions that provide housing opportunities in both rental and home ownership. In 2018, I created and funded a rental application assistance fee fund and helped 15 families secure permanent housing. I wrote a culturally competent article *Policy Solutions to the Housing Crisis in Kalamazoo*, which introduced viable solutions that remove barriers people have in obtaining housing. I garnered support from various organizations, as well as those who are directly impacted, and authored ordinances that will create housing choice and opportunities and strengthen the enforcement of existing local protections.

Highlights of my experience also include:

- Over 16 years experience in property management: single family, conventional, Section 8, senior housing, and housing for those with mental disabilities
- Michigan real estate salesperson license (2017)
- Facilitation experience, and over 3 years experience speaking at and chairing legislative meetings in Washington DC and Lansing
- Co-managed an effort that required interaction with residents of the Northside, the City of Kalamazoo Traffic Board, and the Kalamazoo Dept of Public Safety, that **successfully** resulted in the removal of No Stopping/No Standing/No Parking signs that for over 25 years had been negatively affecting the quality of life for many citizens.

Currently I am a volunteer with Michigan United and the United Way. I am Board Vice-Chair of the Fair Housing Center of Southwest Michigan, member of the Shared Prosperity Kalamazoo

Organizing Committee, member of the Truth Racial Healing and Transformation (TRHT) Law and Separation Design Teams, member of the ISAAC housing task force, co-chair of the Allocations and Accountability Team with the Continuum of Care, a member of the Vibrant Kalamazoo Board, Chair of the Housing Resources Inc.(HRI) Housing Equity Advisory Committee, member of the Southwest Michigan Regional Prosperity Initiative community development sub committee, and part of the Government Alliance on Race and Equity Innovation workgroup, that was recently awarded a special tribute signed by Governor Whitmer and Lt. Gov. Gilchrist. It was also signed, and presented by, State Rep. Jon Hoadley and Sen. Sean McCann.

I appreciate the opportunity for consideration to have a seat on the Kalamazoo City Commission. It would be an honor and my pleasure to serve the residents of this city as a member.

Sincerely,

A handwritten signature in black ink, appearing to read 'Patrese Griffin', written over the printed name.

Patrese Griffin

1013 Princeton Ave.

Kalamazoo, Michigan 49007



BOARD AND COMMISSION APPLICATION

1. On which Board or Commission would you like to serve?

Kalamazoo City Commission

2. Name: Patrese Nicole Griffin
 (First) (Middle) (Last)

3. Home Address: 1013 Princeton Ave. Kalamazoo 49007
 (Street Address) (City) (Zip Code)

4. City Resident: Yes X No _____ 5. Neighborhood: Northside

6. Home Phone: 269-254-1137 7. E-mail Address: patresenicole247@gmail.com

8. Occupation: Property manager / Housing Advocate 9. Employer: Self-employed
 MI

(Employer's Street Address) (City) (State) (Zip Code)

10. Business Phone No: 269-254-1137 11. Home/Business Fax: _____

12. How would you prefer to receive communications from the city (fax, e-mail, home/business phone, etc.)? email

13. Please indicate any information (experience, education, community activities, organizations, etc) which you think should be considered for your appointment to a Board or Commission. Use additional paper and include a resume if you wish.

Please see attached letter of interest.

14. Are there any reasons you may have a conflict of interest if you were appointed to a Board or Commission listed above? Yes _____ No X. If yes, please explain.

15. References (Non-Family)

Name: Stephanie Hoffman Phone: 269-501-9111
 Address: 1002 N. Rose Kalamazoo, MI

Name: Dr. Charlae Davis Phone: 269-341-4213
 Address: 247 W. Lovell Kalamazoo, MI

16. Patrese Griffin 5-30-19
 (Signature of Applicant) (Date)

OPTIONAL INFORMATION

The following Affirmative Action and Equal Opportunity information is requested to help determine whether application information for City Boards and Commissions is reaching all segments of the community. Provision of the following information is optional, and you will not be penalized if you do not complete this section. Please check as appropriate.

GENDER

☒ Female
☐ Male

DISABLED

☐ Yes
☒ No

RACE OR ETHNIC BACKGROUND

☒ Black or African-American
☐ American Indian or Alaskan Native
☐ Asian
☐ Pacific Islander
☐ Hispanic or Latino
☐ White

AGE

☐ 16-21 years
☐ 22-34 years
☒ 35-44 years
☐ 45-54 years
☐ 54-64 years
☐ 64+ years

Please return your application to:

City Clerk's Office
241 W. South Street
Kalamazoo, MI 49007

Fax: (269) 337-8494

How did you learn about the Board and Commission position? attending a city commission meeting where it was announced.

Are you currently serving as an appointee to any other City of Kalamazoo Board/Commission?

Yes ☒ No ☐ If yes, which Board/Commission?

Shared Prosperity Kalamazoo

Thank you for your interest in serving the City of Kalamazoo.

For further information, call the Clerk's Office at (269) 337-8791. E-mail : borlings@kalamazoocity.org

For office use only:

Date Received in Clerk's Office: _____

Date Distributed: _____

Distributed to: _____

Disposition: _____

RECEIVED

MAY 30 2019

Kalamazoo City Clerk

Letter Of Intent

Dear Commissioners and Mayor:

I would like to take a moment to thank you for your service to the city of Kalamazoo. It is a thankless job to be a leader for a city that is so diverse. The challenges that our city face can only be confronted by strong and bold leaders like yourselves. So again, I say thank you.

I want to start with my story. I am one of thirteen siblings. Obviously, my mom and dad didn't have cable back in the 80's. Needless to say, it was hard for us being a large family and we grew up in poverty. In the late 80's, when the crack epidemic hit the urban communities my mom and dad became subject to it. They became crack addicts and all of my childhood this was my learned reality. It felt like there was no hope. I remember wondering where my mom and dad were because they would be gone for days getting high. Thank GOD for my older brothers, without them we would have probably been goners. I look back at that time of my life and I think about all of the pain, the hurt the brokenness, and the instability of my childhood. No one deserves to live a life like that.

When I entered into my teenage years, my life took on the continual perpetuating life style that was taught to me. Drugs, violence, alcohol, shame, and so forth. You get the idea. In my mind all the things I was exposed to I deemed it my truth. I was a product of my environment. When I was fourteen, I was stabbed and almost killed. I thought my life was over. Thank God I didn't lose my life. By the time I was fifteen, I started a gang in the Edison neighborhood called the WASHINGTON STREET BOYS. At a young age I was already expressing leadership abilities. We did some of the most awful things that you could imagine. I'm not proud of these actions but nevertheless it is part of my story. During my teenage years I myself became a crack addict. Yup, I remember saying to myself that I would never be like my mom and dad. Well, I swallowed those words and ended up on the wrong side of the pipe. By the time I was nineteen, my life was all wrong. I had so much shame and guilt built up that I decided I would take my own life. I reached out to a friend that night for help and he gave me the best advice I have ever received. Advice to pray and see what the Lord would say to me. I thought to myself, "God? Are you serious?". It couldn't hurt, I was on my last straw. So I gave it a go and I told God if he would take this addiction from me, then I would consider His ways. And to my surprise he performed a miracle in my life! I was so jacked up. I was happy, sad, and confused all at the same time. The Lord took the craving, desires, and withdraw in an instant. So I turned to Him and surrendered my life over to Him like I said I would.

For the last five years and currently, I serve as the lead pastor at Vanguard Church under the Urban Apostolic Network. I sit on the lead team for the South West Michigan classis in the

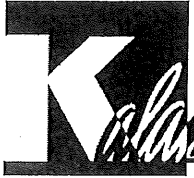
Reformed Church in America. I am also the Director of Outreach at Urban Alliance Inc. I tell you my story first, because I have gone through so much and made it out on the other side. The work that I have done and continue to do is so significant to the opportunity of being on the city commission. I believe that I can offer a different perspective to many of the issues that plague our city such as violence, drugs, mental health, and poverty because either I have experienced it first hand or I have worked very close and built authentic relationships with residents who have. I keep the interest of the whole city in mind when I continue to do this work and I believe that this opportunity to serve Kalamazoo is a chance to speak for those who can't speak for themselves.

At the beginning of this year, my wife and our family just bought a house on Washington right where I started the WSB gang. God certainly has a sense of humor, and I'm sure that's where I get mine from. He has me right in the mist of it all. He sent me back to what I did wrong so I can be an example of what He can do with a rascal like I used to be. With that, it would be my honor to serve the city and people of Kalamazoo.

Sincerely,

A handwritten signature in black ink, appearing to read "Estu J. J. J." with a stylized, cursive flourish at the end.

THE CITY OF



BOARD AND COMMISSION APPLICATION

1. On which Board or Commission would you like to serve?

City Commission2. Name: Esteven

(First)

(Middle)

Juarez

(Last)

3. Home Address:

1226 Washington

(Street Address)

Kalamazoo

(City)

MI 49001

(Zip

Code)

4. City Resident: Yes ☒ No ☐5. Neighborhood: Edison6. Home Phone: (269) 352-76937. E-mail Address: Ejuarez@uainc.org8. Occupation: non profit9. Employer: Urban Alliance1009 E Stockbridge Kalamazoo MI 49001

(Employer's Street Address)

(City)

(State)

(Zip Code)

10. Business Phone No: _____

11. Home/Business Fax: _____

12. How would you prefer to receive communications from the city (fax, e-mail, home/business phone, etc.)? e-mail, phone

13. Please indicate any information (experience, education, community activities, organizations, etc) which you think should be considered for your appointment to a Board or Commission. Use additional paper and include a resume if you wish.

14. Are there any reasons you may have a conflict of interest if you were appointed to a Board or Commission listed above? Yes ☐ No ☐. If yes, please explain.

15. References (Non-Family)

Name: _____ Phone: _____

Address: _____

Name: _____ Phone: _____

Address: _____

16. _____
(Signature of Applicant) (Date)

OPTIONAL INFORMATION

The following Affirmative Action and Equal Opportunity information is requested to help determine whether application information for City Boards and Commissions is reaching all segments of the community. Provision of the following information is optional, and you will not be penalized if you do not complete this section. Please check as appropriate.

GENDER

____ Female
X Male

DISABLED

____ Yes
X No

RACE OR ETHNIC BACKGROUND

____ Black or African-American
____ American Indian or Alaskan Native
____ Asian
____ Pacific Islander
X Hispanic or Latino
____ White

AGE

____ 16-21 years
X 22-34 years
____ 35-44 years
____ 45-54 years
____ 54-64 years
____ 64+ years

Please return your application to:

City Clerk's Office
241 W. South Street
Kalamazoo, MI 49007

Fax: (269) 337-8494

How did you learn about the Board and Commission position? at the last Commissioners meeting
5-20-19

Are you currently serving as an appointee to any other City of Kalamazoo Board/Commission?

Yes _____ No X If yes, which Board/Commission?

Thank you for your interest in serving the City of Kalamazoo.

For further information, call the Clerk's Office at (269) 337-8791. E-mail : borlings@kalamazoo-city.org

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Date Received in Clerk's Office: MAY 20 2019

Date Distributed: _____
Kalamazoo City Clerk

Distributed to: _____

Disposition: _____

To whom it may concern,

Why I applying to serve on the Kalamazoo City Commission.

I find myself at a crossroads of sorts, freshly retired after a 50 year career serving the community as a journalist and broadcaster. I think I may be uniquely qualified to fill the vacancy on the Commission.

Because I am retired, I have the time to not only fulfill the duties of a Commission member but also attend all the assigned advisory boards and committees that go along with the job.

Also because I have been reporting on the meetings for nearly 40-years, I have a basic understanding of the issues and acronyms, the structure and functioning of Priority Based Budgeting and the significance and potential of the Foundation for Excellence and the challenges that lie ahead.

I know the differences between the general budget and the enterprise funds, and the limitations on municipal financing.

Because of my particular job in journalism, and my longevity in that role, I have been exposed to the way other local governments and agencies function, how they deal with issues, and how they interact or fail to interact.

There are probably very few people who have reviewed the meeting packets of the City, Portage, Kalamazoo County and the Kalamazoo School board, and attended or viewed almost all the meetings of those elected bodies for the last four decades.

My occupation has also afforded me a front row seat at all of the community's most significant events, the good and the bad, the profound and the mundane for the last four decades. It has also provided an all access pass for it social and cultural life.

It has also opened a window on Lansing politics and particularly how it impacts local municipal governments. I have watched as the legislature has usurped local control, limited the funding options for local governments and hampered them with unfunded mandates.

While many other communities in Michigan have struggled when faced with all the problems caused by funding cuts, Kalamazoo has come up with a remarkable set of innovative solutions that have made it a model for other communities.

The Public Safety concept, The Kalamazoo Promise, the Foundation for Excellence, the County's remarkably progressive approach to criminal justice, were all pursued as solutions to fundamental problems that defied the usual solutions. Who wouldn't want to be part of that kind of government?

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MAY 29 2019
Kalamazoo City Clerk

Kalamazoo has gone beyond just providing basic services, now launching efforts to address generational poverty, encourage job creation and attempting to address the problems caused by a lack of low income housing.

One of my greatest frustrations as a local reporter has been that while municipal governments may have the most direct influence on the lives and daily affairs of most Americans, it's the shenanigans and affairs in Washington that get most of the media coverage.

The City of Kalamazoo has been consistently blessed by Commissioners who are uniquely talented, bring unique skill-sets and relevant experience to the job and are passionate about governing. It has allowed the individual members to take leadership roles on particular issues, and to have influence on following through on their execution. It has increased the overall level of performance of the Commission as a functioning governmental body.

There is something in the confluence of events that has prompted me to apply. The position became vacant just as my long planned retirement was beginning. The opportunity presented itself just as I find myself with the time, the interest, and the experience and for the first time in my adult life, the absence of a conflict that makes it possible for me to serve.

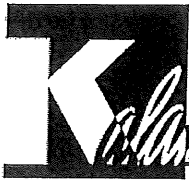
Like Bran "the Broken" at the end of 'Game of Thrones' I feel like a repository of history and stories who has come a great distance to be exactly where I am supposed to be.

Sincerely,



John McNeill

THE CITY OF



BOARD AND COMMISSION APPLICATION

1. On which Board or Commission would you like to serve?

City Commission VACANCY

2. Name:

John J. McNeill

(First)

(Middle)

(Last)

3. Home Address:

605 W. Provy

49007-1701

(Street Address)

(City)

(Zip

Code)

4. City Resident: Yes ☒ No ☐

5. Neighborhood:

North Side

6. Home Phone:

(269) 352-8080

7. E-mail Address:

8. Occupation:

Retired

9. Employer:

(Employer's Street Address) (City) (State) (Zip Code)

10. Business Phone No:

N/A

11. Home/Business Fax:

N/A

12. How would you prefer to receive communications from the city (fax, e-mail, home/business phone, etc.)? Phone13. Please indicate any information (experience, education, community activities, organizations, etc) which you think should be considered for your appointment to a Board or Commission. Use additional paper and include a resume if you wish. See Resume14. Are there any reasons you may have a conflict of interest if you were appointed to a Board or Commission listed above? Yes ☐ No ☒. If yes, please explain.

15. References (Non-Family)

Name:

Jon Hendley

Phone:

(269) 382-4676

Address:

315 N BORDERS

Kalamazoo

49007

Name:

Sean McLann

Phone:

(517) 373-5100

Address:

P.O. Box 30036

Lansing

48909

16.

(Signature of Applicant)

5/29/19

(Date)

OPTIONAL INFORMATION

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GENDER	RACE OR ETHNIC BACKGROUND	AGE
☐ Female	☐ Black or African-American	☐ 16-21 years
☒ Male	☐ American Indian or Alaskan Native	☐ 22-34 years
	☐ Asian	☐ 35-44 years
☐ DISABLED	☐ Pacific Islander	☐ 45-54 years
☐ Yes	☐ Hispanic or Latino	☐ 54-64 years
☒ No	☒ White	☒ 64+ years

Please return your application to:

City Clerk's Office
241 W. South Street
Kalamazoo, MI 49007

Fax: (269) 337-8494

How did you learn about the Board and Commission position? _____

Are you currently serving as an appointee to any other City of Kalamazoo Board/Commission?

Yes _____ No ☒ If yes, which Board/Commission?

Thank you for your interest in serving the City of Kalamazoo.

For further information, call the Clerk's Office at (269) 337-8791. E-mail : borlings@kalamazoocity.org

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Date Distributed: _____	Kalamazoo City Clerk
Distributed to: _____	
Disposition: _____	

JOHN McNEILL

605 W. Prouty St.
Kalamazoo MI 49007

Offering 50 years of broadcast and print journalism experience, with a broad background in political reporting, business, news editing, research and analysis, academic achievements and established community involvement with proven leadership abilities.

EDUCATION:

Master's Degree with High Honors, Organizational Communications, WMU

Bachelor of Arts Degree, Mass Media/Journalism, WMU

Associates Degree Phi Theta Kappa, Lake Michigan College

PERTINENT WORK EXPERIENCE

News Director: WKZO, WVFM, WZOX, WQLR, WNWN AM

Kalamazoo News Bureau Chief: WNWN FM, WFAT

Kalamazoo News Bureau Chief: WKFR, WKNR

Assistant Program/Public Relations Director WUHQ TV

Other Broadcast Experience: WMUK, Kalamazoo, WMCB, Michigan City, WSJM, St. Joseph, WIDR AM-FM, Kalamazoo.

PROFESSIONAL ACCOMPLISHMENTS

Winner of numerous Associated Press and Michigan Association of Broadcasters awards for news and public affairs programming and political reporting.

Created regional news network sharing stories daily between over two dozen radio stations in Southwest and Central Michigan.

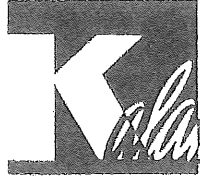
Honored with a Special Tribute from the State of Michigan as an expression of thanks upon my retirement for my dedication to journalism and the Kalamazoo Community.

Longstanding member of the Kalamazoo County Community Corrections Board and member and former Chair of the WKDS Advisory Board.

ACADEMIC ACCOMPLISHMENTS

Co-directed effort to create WIDR FM while a student at WMU, won 1976 "Best Station Award" from '*Broadcast Management/Engineering Magazine*' for station design.

First student ever awarded with Lake Michigan College's "Friend of Higher Education" award for performance as WLMC General Manager.



BOARD AND COMMISSION APPLICATION

RECEIVED
MAY 28 2019
Kalamazoo City Clerk

1. On which Board or Commission would you like to serve?

City Commission

2. Name: William Orie Wells
(First) (Middle) (Last)

3. Home Address: 1314 Lane Blvd. Kalamazoo 49001
(Street Address) (City) (Zip Code)

4. City Resident: Yes ☒ No ☐ 5. Neighborhood: Edison

6. Home Phone: (269) 598-6068 7. E-mail Address: wowells@netzero.net

8. Occupation: Letter Carrier 9. Employer: USPS

54014 CR 388 Grand Junction MI 49056
(Employer's Street Address) (City) (State) (Zip Code)

10. Business Phone No: N/A 11. Home/Business Fax: N/A

12. How would you prefer to receive communications from the city (fax, e-mail, home/business phone, etc.)? E mail

13. Please indicate any information (experience, education, community activities, organizations, etc) which you think should be considered for your appointment to a Board or Commission. Use additional paper and include a resume if you wish.

See Attached

14. Are there any reasons you may have a conflict of interest if you were appointed to a Board or Commission listed above? Yes ☐ No ☒ If yes, please explain.

15. References (Non-Family)

Name: See Attached Phone: _____
Address: _____

Name: _____ Phone: _____
Address: _____

16. William Orie Wells 5/28/19
(Signature of Applicant) (Date)

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GENDER

☐ Female
☒ Male

DISABLED

☐ Yes
☐ No

RACE OR ETHNIC BACKGROUND

☐ Black or African-American
☐ American Indian or Alaskan Native
☐ Asian
☐ Pacific Islander
☐ Hispanic or Latino
☒ White

AGE

☐ 16-21 years
☐ 22-34 years
☐ 35-44 years
☐ 45-54 years
☐ 54-64 years
☒ 64+ years

Please return your application to:

City Clerk's Office
241 W. South Street
Kalamazoo, MI 49007

Fax: (269) 337-8494

How did you learn about the Board and Commission position? City Commission Meeting

Are you currently serving as an appointee to any other City of Kalamazoo Board/Commission?

Yes ☒ No ☐ If yes, which Board/Commission?

CDAAC

Thank you for your interest in serving the City of Kalamazoo.

For further information, call the Clerk's Office at (269) 337-8792 or email cokcityclerk@kalamazoocity.org.

For office use only:

Date Received in Clerk's Office: _____

Date Distributed: _____

Distributed to: _____

Disposition: _____

William O. Wells

1314 Lane Blvd.
Kalamazoo MI, 49001
269-598-6068
wowells@netzero.net

PROFILE

To be the best professional in the industry. To learn, grow, advance my career to benefit others, working together for the same goals.

EXPERIENCE

United States Postal Service: Grand Junction MI 2011-Present

Rural Carrier Associate, Sub Carrier for route 1, 2, and 3

Flight Service Specialist, Lockheed Martin Inc.; Lansing, MI — 2006-2009

Certified National Weather Service Pilot Briefer, Certified FAA Pilot Weather Briefer, Facility qualified Level II Specialist.

Assistant Airport Manager, City of Three Rivers, Three Rivers, MI — 2001-2006

Liaison to the public, \$2mil Airport expansion project, Oversee day to day operations.

Chief Flight Instructor, Conrad Aero LLC, Three Rivers, MI — 2000-2006

Organize and schedule student appointments, Evaluate student progress, Develop policy and guidelines. 2500 Hr total flight time.

Sheet Metal Journeyman, Precision Service, Portage, MI — 1999-2000

Installation and fabrication of HVAC products. Organize and plan job schedule.

Assistant Manager, CarTemps USA, Kalamazoo, MI — 1998-1999

Increased car rental volume, Managed daily reports, implemented training for new hires.

Sheet Metal Journeyman, Local 360, Lansing, MI - 1978-1999

EDUCATION

Sheet Metal Apprentice School, Lansing, MI - Certificate 1983

Cornerstone University, Grand Rapids, MI — Bachelor of Arts Organizational Leadership 1997

Embry-Riddle Aeronautical University Daytona Beach, FL-Masters of Aeronautical Science Operations and Safety 2003

SKILLS

Highly defined mechanical and organizational skills. Ability to work with Micro Soft applications. I work well with others, both co-workers and outside vendors. Good communication skills, both verbal and written. I have served on the Edison Neighborhood Board as board President, CDAAC (Community Development Act Advisory Committee) for the City of Kalamazoo and served as Committee Chair and KRCC (Kalamazoo River Cleanup Coalition) as a board member.

References

Don Cooney

Professor Western Michigan University

269-387-3190

Known 7 Years

Denise Keele

Professor Western Michigan University

269-387-5686

Known 7 Years

Bruce Merchant

Friend

269-270-2334

Known 20+ Years