



# BOARD OF COMMISSIONERS

1 S. Main St., 9<sup>th</sup> Floor  
Mount Clemens, Michigan 48043  
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www.macombBOC.com

## ECONOMIC DEVELOPMENT COMMITTEE

WEDNESDAY, AUGUST 7, 2013

### FINAL AGENDA

1. Call to Order
2. Pledge of Allegiance
3. Adoption of Agenda
4. Public Participation (five minutes maximum per speaker, or longer at the discretion of the Chairperson related only to issues contained on the agenda)
5. **Public Hearing** on Eastpointe Brownfield Plan (9 Mile and Kelly Roads)  
  
A copy of the Brownfield Plan is available for public review at:  
Macomb County Department of Planning and Economic Development  
1 S. Main, 7<sup>th</sup> Floor  
Mount Clemens, MI 48043
6. Adopt Resolution of Intent to Establish a Property Assessed Clean Energy Program and Call for a Public Hearing **(mailed)**
7. New Business
8. Public Participation (five minutes maximum per speaker or longer at the discretion of the Chairperson)
9. Adjournment

**MEMBERS: Mijac-Chair, Carabelli-Vice-Chair, Boyle, Brown, Klinefelt, Moceri, Smith and Flynn (ex-officio)**

### MACOMB COUNTY BOARD OF COMMISSIONERS

David J. Flynn – Board Chair  
District 4

Kathy Tocco – Vice Chair  
District 11

Mike Boyle – Sergeant-At-Arms  
District 10

Toni Moceri – District 1  
Don Brown – District 7

Marvin Sauger – District 2  
Kathy Vosburg – District 8

Veronica Klinefelt – District 3  
Fred Miller – District 9

Robert Mijac - District 5  
Bob Smith – District 12

James Carabelli – District 6  
Joe Sabatini – District 13

**BOARD OF COMMISSIONERS  
MACOMB COUNTY, MICHIGAN**

A Resolution Of Intent To Establish A Property Assessed  
Clean Energy Program And Calling Public Hearing

Whereas, the Macomb County Board of Commissioners intends to authorize the establishment of a property assessed clean energy program (“PACE Program”) and create a PACE district pursuant to Act No. 270, Public Acts of Michigan, 2010 (“Act 270”), for the purpose of promoting the use of renewable energy systems and energy efficiency improvements by owners of certain real property; and

Whereas, the Board of Commissioners intends to find that financing energy projects is a valid public purpose because it reduces energy costs, reduces greenhouse gas emissions, stimulates economic development, improves property values and increases employment in the County; and

Whereas, the types of energy projects, either energy efficiency improvements or renewable energy systems, that may be financed under the PACE Program include, but are not limited to: insulation in walls, roofs, floors, foundations, or heating and cooling distribution systems; storm windows and doors; multi-glazed windows and doors; heat-absorbing or heat-reflective glazed and coated window and door systems; and additional glazing, reductions in glass area, and other window and door system modifications that reduce energy consumption; automated energy control systems; heating, ventilating, or air-conditioning and distribution system modifications or replacements; caulking, weather-stripping, and air sealing; replacement or modification of lighting fixtures to reduce the energy use of the lighting system; energy recovery systems; day lighting systems; installation or upgrade of electrical wiring or outlets to charge a motor vehicle that is fully or partially powered by electricity; measures to reduce the usage of water or increase the efficiency of water usage; any other installation or modification of equipment, devices, or materials approved as a utility cost-savings measure by the Board of Commissioners; a fixture, product, device, or interacting group of fixtures, products, or devices on the customer's side of the meter that use one or more renewable energy resources to generate electricity. Renewable energy resources include, but are not limited to: biomass (includes a biomass stove but does not include an incinerator or digester); solar and solar thermal energy; wind energy; geothermal energy and methane gas captured from a landfill; and

Whereas, the Board of Commissioners intends to create a PACE district having the same boundaries as the County’s jurisdictional boundaries; and

Whereas, the Board of Commissioners intends to join Lean & Green Michigan™; and

Whereas, the report referenced in Section 9(1) of Act 270 (the “PACE Report”) shall be available on the County’s website, and shall be available for viewing at the office of the Board of Commissioners, 1 S. Main Street, 9<sup>th</sup> Floor, Mt. Clemens, MI, 48043.

Therefore, be it resolved that:

1. The Board of Commissioners, being fully apprised of the PACE Program, finds that financing energy projects is a valid public purpose because it reduces energy costs, reduces greenhouse gas emissions, stimulates economic development, improves property values and increases employment in the County.

2. The Board of Commissioners, by adoption of this Resolution, formally states its intention to establish a PACE district having the same boundaries as the County's jurisdictional boundaries and a PACE Program as described in and for the reasons set forth in this Resolution.

3. The Board of Commissioners formally states its intention to provide a property owner based method of financing and funds for energy projects, including from the sale of bonds or notes which shall not be a general obligation of the County, amounts advanced by the County from any other source permitted by law, or from owner-arranged financing from a commercial lender, which funds and financing shall be secured and repaid by assessments on the property benefited, with the agreement of the record owners, such that no County moneys, general County taxes or County credit of any kind whatsoever shall be pledged, committed or used in connection with any project as required by and subject to Act 270.

4. The Board of Commissioners, by adoption of this Resolution, formally states its intention to join Lean & Green Michigan™.

5. The Board of Commissioners hereby sets a public hearing for Wednesday, September 11, 2013, at 9 a.m., at the Economic Development Committee meeting, in the Macomb County Administration Building, One South Main Street, 9th Floor, Mount Clemens, Michigan, 48043 to receive comments on the proposed PACE Program, including the PACE Report.

6. The County Clerk is authorized and directed to publish a notice of intent to establish a PACE district and a PACE Program, and a notice of the public hearing set by this Resolution in a newspaper of general circulation in the County as a display advertisement prominent in size. The County Clerk shall maintain on file for public review a copy of the PACE Report and shall cause the PACE Report to be available on the County's website in accordance with the requirements of Act 270.

7. All resolutions and parts of resolutions inconsistent with this Resolution are repealed to the extent of such inconsistency.

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David Flynn, Chair  
Macomb County Board of Commissioners

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Carmella Sabaugh  
Macomb County Clerk

Adopted: \_\_\_\_\_, 2013