

AMENDMENT

ARTICLES OF INCORPORATION SECRETARY OF STATE
THE ECONOMIC DEVELOPMENT CORPORATION
OF THE CITY OF ANN ARBOR

The following Articles and Sections of Articles of Incorporation of The Economic Development Corporation of the City of Ann Arbor are amended, supplemented and added in accordance with Section 30 of Act 338, Public Acts of Michigan, 1974, as amended, to provide as follows:

ARTICLE II

PURPOSE

The Corporation is organized and incorporated as authorized by and pursuant to Act No. 338 of the Public Acts of 1974, as amended ("Act 338"). The purpose for which the Corporation is created is to perform essential public purposes as an economic development corporation in accordance with Act 338, as Act 338 may be amended from time to time, including particularly: to alleviate and prevent conditions of unemployment; to assist and retain local industries and commercial enterprises, to strengthen and revitalize the economy of the City of Ann Arbor and of the State of Michigan; to provide means and methods for the encouragement and assistance of industrial and commercial enterprises in locating, purchasing, constructing. reconstructing, modernizing, improving, maintaining, repairing, furnishing, equipping and expanding in the City of Ann Arbor; to encourage the location and expansion of industrial and commercial enterprises in the City of Ann Arbor; to more conveniently provide needed services and facilities to the City of Ann Arbor and the residents thereof; to promote economic activity in the forestry and agricultural sectors by providing incentives to combat inflation, to reduce energy consumption, to retain the family farm unit, to reduce the rate at which urban sprawl has been devouring farm lands, and to provide farmers and foresters with a more favorable export market; to encourage the development of facilities

designed to produce energy from renewable resources; and to accomplish such other purposes as may be provided from time to time in Act 338.

ARTICLE III

POWERS

The Corporation shall be a body corporate with powers to sue and be sued in any court of the State of Michigan. In furtherance of its purpose the Corporation shall have all of the powers which are now or may hereafter be conferred on corporations organized pursuant to Act 338 and future amendments to Act 338; including all powers necessary to carry out the purpose of its incorporation and all powers incident thereto, and including but not limited to the following powers:

- (a) To construct, acquire by gift or purchase, reconstruct, improve, maintain, or repair projects and acquire the necessary land, or interests in land or portions of land, for the sites of "Projects", as that term may be defined from time to time in Act 338.
- (b) To acquire by gift or purchase the necessary machinery, furnishings and equipment for Projects.
- (c) To make secured or unsecured loans, participate in the making of secured or unsecured loans, undertake commitments to make secured or unsecured loans and mortgages, sell loans and mortgages at public or private sale, rewrite loans and mortgages, discharge loans and mortgages, foreclose on a mortgage, or commence an action to protect or enforce a right conferred upon it by a law, mortgage, loan, contract, or other agreement.
- (d) To borrow money and issue its revenue bonds or revenue notes to finance or refinance part or all of the Project costs and the costs necessary or incidental to the borrowing of money and issuing of bonds or notes for such purpose, and secure those bonds and notes by mortgage, assignment, or pledge of any of its money, revenues, income, and properties. Bonds and notes may

be issued pursuant to this act to acquire and install Projects, necessary lands, or an interest in the land or portion thereof, for the site therefor, and the necessary machinery, furnishings, and equipment for a Project notwithstanding that the corporation does not own or propose to own such Projects, lands, or machinery, furnishings, and equipment. The corporation for a municipality which has a population of more the 1,000,000 persons may combine part or all of the Project costs of more than 1 Project for pollution control facilities in a single financing arrangement. However, the bonds and notes for each Project for pollution control facilities shall be secured by a separate agreement and collateral for each Project.

- (a) To enter into leases, lease purchase agreements, installment sales contracts or loan agreements with any person, firm or corporation for the use or sale of Projects.
- (f) To mortgage or create security interests in the Project, a part of the Project, a lease or loan, on the rents, revenues, or sums to be paid during the term of a lease or loan, in favor of holders of bonds or notes issued by the corporation.
- (g) To sell and convey Projects or any part thereof for a price and at a time as the Corporation determines.
- (h) To lend, grant, transfer or convey funds, described in Section 27 of Act 338, as permitted by law, but subject to applicable restrictions affecting the use of these funds.
- (i) In general, and subject to such limitations and conditions as are or may be prescribed by law, to exercise such other powers which now are or hereafter may be conferred by law upon a corporation organized by the City under the above statutes and for the above purposes.

ARTICLE IV

BOARD OF DIRECTORS

Section 1. Directors. The Board of Directors of the Corporation shall consist of not loss than nine (9) persons, not more than three (3) of whom shall be an officer or amployee of the City of Ann Arbon. Directors shall be public officers. The Mayor and any number of the City Council may serve on the Board of Directors. The Directors shall be appointed by the Mayor, with the advice and consent of the City Council, as provided in Act 338. The Directors shall be appointed for terms of six (6) years, except of the Directors first appointed, four (4) shall be appointed for six (6) years, one (1) for five (5) years, one (1) for three (3) years, one (1) for two (2) years and one (1) for one (1) year.

ARTICLE V

OFFICERS

Section 1. The Board of Directors of the Corporation, by an affirmative vote of a majority of its members shall elect as the officers of the Corporation, a President, a Vice President, if desired by the Board of Directors, a Secretary, an Assistant Secretary, if desired by the Board of Directors, and a Treasurer. Any two offices other than the office of President and Secretary or President and Treasurer may be held by the same person, but an officer shall not execute, acknowledge or verify an instrument in more than one capacity if the instrument is required to be executed by more than one officer. The officers shall be elected annually by the Board of Directors at its annual meeting and shall hold office for a term of one (1) year and thereafter until his or her successor is elected and qualified, or until death, resignation, or removal, provided that the first officers shall be elected at the first meeting of the Board of Directors. The officers shall be sworn to the faithful discharge of their duties.

Section 2. President. The President shall be the chief executive officer of the Corporation. The President shall preside at all meetings of the Directors; he shall have general and active management of the business of the corporation, and shall see that all orders and resolutions of the board are carried into effect. The President may execute with the Secretary, or any other proper office authorized by the Board of Directors, all bonds, notes, contracts, checks, mortgages, conveyances and other instruments which the Board of Directors has authorized to be executed, except in cases where the signing and execution thereof shall be expressly delegated to some other officer or agent of the corporation by the Board of Directors, by these Articles, the Bylaws of the corporation or by statute. The President may execute bonds and/or Interest coupons with his facsimile signature in the name of the Corporation (to be attested in the same manner by the Secretary); provided, however, that any bonds executed by facsimile shall be authenticated by an original signature of a duly appointed corporate trustee appointed to act on behalf of the bondholders. He or she shall be ex'officio a member of all standing committees, and shall have and exercise such other authority as is specifically granted from time to time by the Board.

* * *

Section 4. Secretary. The Secretary shall be the recording officer of the Corporation, shall attend all meetings of the Board, record all votes and the minutes of all proceedings in a book to be kept for that purpose and shall perform like duties for the standing committees when required. The Secretary shall give, or cause to be given, notice of all meetings of the Board of Directors, and shall perform such other duties as may be prescribed by the Board of Directors. The Secretary may sign wit'. the President in the name of the Corporation all bonds, notes, contracts, checks, mortagages, conveyances and other instruments and execute

interest coupons and/or attest bonds with his facsualle signature in the name of the Corporation (to be executed in the same manner by the President), when so authorized by the Board of Directors. The Secretary shall keep in safe custody the seal of the Corporation, and viben authorized by the Board, affix the same to any instrument requiring it or cause t to be imprinted thereon, and when so affixed or imprinted it shall be attested by his or her signature or by the signature of the Treasurer. The Assistant Secretary, if one is elected, shall perform the duties and exercise the power of the Secretary in his or her absence or in the event of his or her disability.

Section 5. Assistant Secretary. The Assistant Secretary shall, in the absence of the Secretary or in the event of his or her inability or refusal to act, perform the duties of the Secretary and when so acting, shall have all the powers and be subject to all the restrictions upon the Secretary. The Assistant Secretary shall perform such other duties as may be assigned to him by the Secretary or by the Board of Directors.

Section 6. Treasurer. The Treasurer shall have custody of the corporate funds and securities and shall keep full and accurate accounts of receipts and disbursements in books belonging to the Corporation and shall deposit all moneys, and other valuable effects in the name and to the credit of the Corporation in such depositories as may be designated by the Board of Directors. The Treasurer shall disburse the funds of the Corporation as may be ordered by the Board, taking proper vouchers for such disbursements, and shall render to the President and Directors, at the regular meetings of the Board, or whenever they may require an account of his or her actions as Treasurer and of the financial condition of the Corporation. The Treasurer shall give the Corporation a bond, if required by the Board, for the faithful performance of the duties of his or her office and for the restoration to the Corporation, in case of death, resignation, retirement or removal from office, of all books, papers, vouchers, money and other property of whatever kind in his or her possession or under his or her control belonging to the Corporation.

Section 7. Removal. An officer may be removed by an affirmative vote of a majority of the Directors, with or without cause, whenever in the judgment of the Board of Directors the best interests of the Corporation would be served.

Section 8. <u>Vacancy</u>. A vacancy in any office because of death, resignation, removal or otherwise, may be filled by the Board of Directors at any meeting for the unexpired portion of the term of the office.

Section 9. In the absence of any officer of the Corporation or for any other reason that the Board of Directors may deem sufficient, a majority of the Board of Directors then in office, may delegate, from time to time and for such time as they may deem appropriate, the powers and duties of any officer elected or appointed, to any other officer or to any director.

Section 10. Liability. The members of the Board of Directors or any person executing any revenue bond or revenue note on behalf of the corporation shall not be liable personally on the revenue bond or revenue note, or be subject to any personal liability or accountability by reason of the issuance of the revenue bond or revenue note, by reason of acquisition, construction, ownership, or operation of a Project, or by reason of any other action taken or omitted by the Board of Directors. By resolution the Board of Directors may provide for the purchase of insurance indemnifying the members of the Board from and against any and all personal liability or accountability described in this section or any loss or expense related thereto.

ARTICLE XVI

The Corporation shall at all times be deemed to be an agency or political subdivision of the City. The books and records of the Corporation and of the Board of Directors, oficers and agents thereof shall be public and open to inspection and audit by City Council of the City of Ann Arbor at all reasonable times. The Corporation shall submit an annual report of

its activities to the City Council of the City of Ann Arber and to the office of economic development of the Michigan department of commerce, and shall annually publish in a newspaper of general circulation a report of its revenue and expenditures for the operating year.

The foregoing Amendments to Articles of Incorporation were approved by the City Council of the City of Ann Arbor, Michigan at a meeting duly held on the 16th day of November . 1981.

City Clerk
Winifred W. Northcross

THE ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF ANN ARBOR, A PUBLIC CORPORATION

The Articles of Incorporation are signed and acknowledged in duplicate by the incorporators for the purpose of forming a public economic development corporation pursuant to the provisions of Act No. 338 of the Public Acts of 1974, as amended.

ARTICLE I

NAME

The name of the economic development corporation is THE ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF ANN ARBOR ("Corporation").

ARTICLE 11

PURPOSE

The Corporation is organized and incorporated as authorized by and pursuant to Act No. 338 of the Public Acts of 1974, as amended ("Act"). The purpose for which the Corporation is created is to perform essential public purposes as an economic development corporation in accordance with the Act, as the Act may be amended from time to time, including particularly: to alleviate and prevent conditions of unemployment; to assist and retain local industries and commercial enterprises to strengthen and revitalize the economy of the City of Ann. Arbor and of the State of Michigan; to provide means and methods for the encouragement and assistance of industrial and commercial enterprises in locating, purchasing, constructing, reconstructing, modernizing, improving, maintaining, repairing, furnishing, equipping, and expanding in the City of Ann Arbor; to encourage the location and expansion of commercial enterprises to provide needed services and facilities of the commercial enterprises more conveniently to the City of Ann Arbor and the residents thereof.

ARTICLE III

POWERS

The Corporation shall be a body corporate with powers to sue and be sued in any court of the State of Michigan. In furtherance of its purpose the Corporation shall have all of the powers which are now or may hereafter

CLERK'S CERTIFICATE . CERTIFIED COPY

STATE OF MICHIGAN) SE.

I, Robert M. Harrison, Clerk of said County of Washtenaw and Clerk of the Circuit Court for said County, thu same being a Court of Record:

Do hereby certify that the annuxed is a true and compared copy of the Articles of Incorporation of the Economic Development Corporation of the City of Ann Arbor, a Public Corporation

as appears of record in my office. That I have compared the same with the original and that it is a true transcript thereof and of the whole thereof.

In Testimony Whereof, I have hercunto set my hand and affixed the seal of said Court at

Ann Arbor, this 30th day of November 19 79
ROBERT M. HARRISON, Clerk

Pour Clerk



essary to carry out the purpose of its incorporation and all powers incident thereto, and including but not limited to the following powers to:

- a) construct, acquire by gift or purchase, reconstruct, improve, maintain, or repair Projects (as the word "project" is defined in the Act) and acquire the necessary lands for the site therefor;
- b) acquire by gift or purchase the necessary machinery, furnishings, and equipment for a Project;
- c) borrow money and issue its revenue bonds or revenue notes to finance part or all of the cost of the acquisition, purchase, construction, reconstruction, or improvement of a Project or any part thereof, the cost of the acquisition and improvement of the necessary sites therefor, the acquisition of machinery, furnishings, and equipment therefor, and the costs necessary or incidental to the borrowing of money and issuing of bonds or notes for such purposes;
- d) enter into leases, lease purchase agreements, or installment sales contracts with any person, firm or corporation for the use or sale of a Project;
- e) mortgage a Project in favor of any lender of money to the Corporation;
- f) sell and convey a Project or any part thereof for a price and at a time as the Corporation determines; and
- g) lend, grant, transfer, or convey funds as permitted by law, but subject to applicable restrictions affecting the use of such funds.

ARTICLE IV

BOARD OF DIRECTORS

Section 1. Directors. The Board of Directors of the Corporation shall consist of not less than nine (9) persons, not more than three (3) of whom shall be an officer or employee of the City of Ann Arbor. The Mayor and any member

of the City Council may serve on the Board of Directors. The Directors shall be appointed by the Nayor, with the advice and consent of the City Council, as provided in the Act. The Directors shall be appointed for terms of six (6) years, except of the Directors first appointed, four (4) shall be appointed for six (6) years, one (1) for five (3) years, one (1) for four (4) years, one (1) for three (3) years, one (1) for two (2) years and one (1) for one (1) year.

Section 2. Additional Directors. Promptly after the Corporation notifies the Hayor in writing, the Hayor with the advice and consent of the City Council shall appoint two (2) additional Directors to the Board of Directors of the Corporation who shall serve only in respect to that Project and shall be representative of neighborhood residents and business interests likely to be affected by the Project proposed by the Corporation. Each of said additional Directors shall serve as Directors of the Corporation until the Project for which they are appointed is either abandoned or, if undertoken, is completed in accordance with the project plan, at which time each such Director shall cease to serve.

Section 3. Salary. Directors shall serve without salary, but may be reimbursed their actual expenses incurred in the performance of their official duties, and may receive a per diem of not more than \$50.00.

Section 4. Public Muctings. The meetings of the Board of Directors shall be public.

Section 5. Reappointment: Vacancy. A Director whose term of office has expired shall continue to hold office until his or her successor has been appointed with the advice and consent of the City Council. A Director may be reappointed with the advice and consent of the City Council to serve additional terms. If a vacancy is created by death or resignation or removal by operation of law, a successor shall be appointed with the advice and consent of the City Council within thirty (30) days to hold office for the remainder of the term of office so vacated.

Section 6. Removal. A Director may be removed from office for cause by a majority vote of the City Council.

ARTICLE V

OFFICERS.

Section 1. The Board of Directors of the Corporation, by an alfirmative vote of a majority of its members shall elect on the officers of the Corporation, a President, a Vice President, if desired by the Board of Directors, a Secretary and a Treasuret. Any two offices other than the office of President and

Secretary or President and Treasurer may be held by the same person, but an officer shall not execute, acknowledge or verify an instrument in more than one capacity if the instrument is required to be executed by more than one officer. The officers shall be elected annually by the Board of Directors at its annual meeting and shall hold office for a term of one (1) year and thereafter until his or her successor is elected and qualified, or until death, resignation or removal, provided that the first officers shall be elected at the first meeting of the Board of Directors. The officers shall be sworn to the faithful discharge of their duties.

Section 2. President. The President shall be the chief executive officer of the Corporation. The President shall preside at all meetings of the Directors, shall have general and active management of the business of the Corporation, and shall sea that all orders and resolutions of the Board are carried into effect. The President may execute with the Secretary or any other proper officer authorized by the Board of Directors, all bonds, notes, mortgages, conveyances and other instruments which the Board of Directors has authorized to be executed, except in cases where the signing and execution thereof shall be expressly delegated by the Board of Directors, by these Articles, by the Bylaws of the Corporation or by statute to some other officer or agent of the Corporation. He or she shall he ex-officio a member of all standing committees, and shall have and exercise such other authority as is specifically granted from time to time by the Board.

Section 3. Vice Chairperson. The Vice Chairperson shall perform such duties as are delegated to him or her or by the Chairperson and shall, in the absence or in the event of the disability of the Chairperson, perform the duties and exercise the powers of the Chairperson. The Vice Chairperson shall perform such other duties as the Board of Directors shall prescribe.

Section 4. Secretary. The Secretary shall be the recording officer of the Corporation, and shall attend all meetings of the Board, record all votes and the minutes of all proceedings in a book to be kept for that purpose and shall perform like duties for the standing committees when required. The Secretary shall give, or cause to be given, notice of all meetings of the Board of Directors, and shall perform such other duties as may be prescribed by the Board of Directors. The Secretary shall keep in safe custody the scal of the same to any instrument requiring it, and when so affixed it shall be attested by his or her signature or by the signature of the Treasurer.

Section 5. Treasurer. The Treasurer shall have custody of the corporate funds and securities and shall keep full and accurate accounts of receipts and disbursements in books belonging to the Corporation and shall deposit all moneys,

and other valuable effects in the name and to the credit of the Corporation in such depositories as may be designated by the Board of Directors. The Treasurer shall disburse the funds of the Corporation as may be ordered by the Board, taking proper vouchers for such disbursements, and shall render to the Chairperson and Directors, at the regular meetings of the Board, or whenever they may require an account of his or her actions as Treasurer and of the financial condition of the Corporation. The Treasurer shall give the Corporation a bond, if required by the Board, for the faithful performance of the duties of his or her office and for the restoration to the Corporation, in case of death, resignation, retirement or removal from office, of all books, papers, vouchers, money and other property of whatever kind in his or her possession or under his or her control belonging to the Corporation.

Section 6. Removal. An officer may be removed by an affirmative vote of a majority of the Directors, with or without cause, whenever in the judgment of the Board of Directors the best interests of the Corporation would be served.

Section 7. Vacancy. A vacancy in any office because of death, resignation, removal or otherwise, may be filled by the Board of Directors at any meeting for the unexpired portion of the term of the office.

ARTICLE VI

LOCATION

The location of the first office of the Corporation is Ann Arbor City Hall, 100 North Fifth Avenue, Ann Arbor, Michigan 48107.

ARTICLE VII

REGISTERED AGENT

The name of the first resident agent of the Corporation is James P. Frenza.

ARTICLE VIII

NON-STOCK; ASSETS

The Corporation is organized upon a non-stock basis. The amount of assets which said Corporation possess is:

Real property: None
 Personal property: None

The Corporation will be financed from donations, gifts, grants, and devises, either solicited or unsolicited, obtained from public authorities, individuals, corporations and other organizations, by earnings from its activities, borrowings, and issuance of revenue bonds and notes.

ARTICLE IX

NET EARNINGS; DISSOLUTION

No part of the net earnings of the Corporation, beyond that necessary for the retirement of indebtedness or beyond that necessary for the retirement of indebtedness or to implement the public purposes or program of the City of Ann Arbor, shall inure to the benefit of any person, firm or reasonable compensation may be paid for services rendered to or for the Corporation affecting one or more of its purposes. No member, officer or director of the Corporation nor distribution of any of the corporate assets on dissolution of the Corporation. No substantial part of the activities or otherwise attempting, to influence legislation, and the corporation shall not participate in, or intervene in (in-Corporation shall not participate in, or intervene in (in-cluding the publication or distribution of statements) any political campaign on behalf of any candidate for public

Upon the termination or dissolution of the Corporation, after adequate provision has been made for all obligations of the Corporation, surplus earnings and all property and assets of the Corporation shall belong to and be paid only to the City of Ann Arbor, Michigan, or its suc-

ARTICLE X

TERM

The term of existence of the Corporation is perpetual or until dissolved in accordance with the Act.

ARTICLE XI

EFFECTIVE DATE OF CORPORATION

The date upon which the Corporation shall become effective is October 22, 1979, or upon approval of these Articles of Incorporation by resolution of the City Council, duly adopted, whichever last occurs.

ARTICLE XII

PUBLICATION OF ARTICLES OF INCORPORATION

These Articles of Incorporation shall be published in the Ann Arbor News, a newspaper of general circulation in the City of Ann Arbor.

ARTICLE XIII

INCORPORATORS

The names and addresses of each of the incorporators are as follows:

James P. Frenza		
	1719 Orchard	Ann Arbor, Michigan
Erik Serr		
John R. Dempsey	2756 Lowell	Ann Arbor, Michigan
	2171 S. Seventh	Ann Arbor, Michigan
		All Arbor, Michigan

ARTICLE XIV

BYLAWS

The Board of Directors, by an affirmative vote of a majority of its members shall approve Bylaws for the operation of the affairs of the Corporation which Bylaws shall be adopted by resolution of the City Council.

ARTICLE XV

AMENDMENT OF ARTICLES & BYLAWS

The Articles of Incorporation and Bylaws of the Corporation may be amended by resolution of the City Council which resolution shall be filed with the secretary of state. The effect of an amendment may include the alteration or changing of the structure, organization, programs, or activities of the Corporation including the power to terminate the existence of the Corporation. However, an amendment shall not impair the obligation of any bond or contract.

We, the incorporators, sign our names this 15 day of

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Serr

day	of _	We,	the	incorp	orators, _, 19	sign	our	names	this	
					•	-	J. U.S.			

- 4. The City Council authorizes the Clerk of the City of Ann Arbor to file an executed original of this resolution with the Michigan Secretary of State.
- 5. The City Council further authorizes the Clerk of the City of Ann Arbor to deliver two executed sets and two printed copies of said Articles to the County Clerk, Washtenaw County, Michigan, with the instructions that said County Clerk shall file one (1) executed set in his office and the other executed set with the recording officer of said Economic Development Corporation. The County Clerk shall also be instructed to certify the printed copies and file one such certified copy with the Secretary of State and one such certified copy in his office.
- 6. The Clerk of the City of Ann Arbor shall cause said Articles of Incorporation to be published once in the Ann Arbor News, the newspaper designated therein, accompanied by the following:
 - a) The notarized certificate of the City Clerk certifying that these Articles were approved by the City Council of the City of Ann Arbor, Washtenaw County, Hichigan, at a meeting duly held on the 1944 day of November.

The right exists to question the incorporation in court as provided in Section 31 of Act 338, Public Acts of 1974, as amended. The validity of the incorporation shall be conclusively presumed unless questioned in a court of competent jurisdiction within 60 days after the filing of the certified copies of the Articles of Incorporation with the secretary of state and the county clerk.

- 7. The Applicants James P. Frenza , John R. Dempsey and Erik Serr are hereby authorized and directed to take such steps as are necessary to perfect reincorporation of The Economic Development Corporation of the City of Ann Arbor (the "EDC") pursuant to Act 338, Public Acts of 1974, as amended.
- 8. All actions heretofore taken by this City Council relative to the organization of the EDC, including without being limited to this City Council's approval of Bylaws for the EDC on September 18, 1978, as well as its consent and concurrence to all appointments to the Board of Directors' of the EDC heretofore made, shall be, and hereby are confirmed, reaffirmed and effectuated.
- 9. All actions heretofore taken by this City Council relative to projects heretofore initiated by and under the authority of the EDC, including without being limited to all determinations, appointments, findings and resolutions shall be, and hereby are confirmed, reaffirmed and effectuated.
- 10. The invalidity of any section, clause or provision of this Resolution shall not affect the validity of any part of this Resolution which can be given effect without such invalid provision.

	11. 7	Shia Danni.				
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November		, 19 <u>79</u>		•		
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E. F. Vollbrecht City Clerk