

FARMINGTON CITY COUNCIL
SPECIAL MEETING

A special meeting of the Farmington City Council was held on Monday, April 3, 2006, in Council chambers, 23600 Liberty Street, Farmington, Michigan. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 7:00 p.m. by Mayor McShane.

COUNCIL MEMBERS PRESENT: Buck, Knol, McShane, Sutherland, Wiggins.

COUNCIL MEMBERS ABSENT: None.

CITY ADMINISTRATION: Clerk/Treasurer Cantrell, City Manager Pastue.

APPROVAL OF AGENDA

04-06-058 MOTION by Knol, seconded by Wiggins, to approve the agenda as submitted. MOTION CARRIED UNANIMOUSLY.

HOMESTEAD MILLAGE RENEWAL – SUE ZURVALEC, SCHOOL SUPERINTENDENT AND PRISCILLA BROUILLETTE

Susan Zurvalec, Superintendent of Farmington Public Schools, reviewed the five year millage renewal question to be placed on the May 2, 2006, election ballot.

Councilmember Wiggins asked what would happen if the millage failed and if there was an alternative way of explaining it to the public. Ms. Zurvalec replied it would be devastating if the millage failed as it was a renewal and stated there is an expiration date when millage is voted in. She stated the last millage was approved for five years because it provides an opportunity to review the situation after five years. Ms. Zurvalec thanked Councilmember Knol, who serves on the District's Financial Strategies Committee, which is an advisory committee to the District, and made the recommendation to the Board of Education regarding millage renewal. She stated this Committee is an important citizens group.

Priscilla Brouillette, Farmington Public Schools board member, stated the thinking behind the length of time tends to be if someone approves the millage for five years they will probably be a resident for that length of time and a commitment would not be made for future residents.

McShane asked how information was reaching voters. Zurvalec replied there was a posting on the School's website, information is passed out at presentations, information will be included with absentee ballot applications, on the school cable channel and the

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Gazette and Observer newspapers. She stated it would be expensive to send a mass mailing.

McShane noted that the amount the State will provide as an increase will only cover the rise in pension and health care costs for the coming year and asked how this will be explained to the voters. Ms. Zurvalec stated it is very hard to explain current school funding due to Proposal A. Brouillette commented that the State of Michigan assumes the School District has the authorization for millage and if the millage does not pass the State will not make up for the lost funding.

Councilmember Sutherland asked regarding the outcome of the last millage ballot proposal. Brouillette replied it passed by a 2/3 majority vote. Sutherland questioned the population changes in the last five years and the effect on the Schools. Brouillette stated there is a bigger pool of voters. She confirmed the renewal would not be an increase.

Councilmember Buck asked if the pension increase costs are an unfunded mandate from the State. Ms. Zurvalec replied there is legislation pending that would change the retirement system for school employees but it can only be changed by State action. She stated they support cost containment measures currently being considered to change the pension system for new employees resulting in lower costs.

Buck asked what the trend is in student population. Zurvalec stated the Schools were holding their own. Buck voiced concerns regarding the increase on the non-homestead millage and how that impacts businesses. He was concerned it sent an unfriendly message to business, but was pleased that a decrease in debt millage helps to obviate it. Buck would like to schedule a meeting to establish a dialogue with the schools with the goal of making the City business friendly. Zurvalec stated the Schools want to support the business community.

McShane stated there needs to be a partnership with the schools regarding legislation, working with the unions, to help the economy of Michigan.

BUSINESS ITEMS

INTRODUCE ORDINANCE #C-715-2006, PURCHASING

City Manager Pastue discussed the amendment to the City Charter dealing with purchasing. Pastue recommended that City Council establish a sealed bid minimum amount of \$10,000. Ordinance #C-715-2006 establishes the procedures for purchases less than \$10,000 and procedures for purchases and contracts exceeding \$10,000. Pastue reviewed Section 12.1 of the Charter which allows the waiver of formal sealed bids, including that a unanimous resolution is required of City Council members present at the meeting, on the written recommendation of the City Manager, determining no advantage would result from competitive bidding. He discussed the second item that

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deals with professional services. Pastue noted a change on page 2, paragraph 4, 4th line down, the word "except" should be changed to "accept."

04-06-059 MOTION by Buck, seconded by Sutherland, to introduce Ordinance #C-715-2006 to amend Chapter 2 – Administration, Article 6 – Finance, Division 2 – Purchasing and Division 3 – Contracts and Sale of City Owned Assets in order to amend the requirements relating to purchasing to comply with voted amendments to the City charter. [SEE ATTACHED ORDINANCE]. MOTION CARRIED UNANIMOUSLY.

CONSIDERATION TO AMEND WATER AND SEWER FUND BUDGET TO COMPLETE CHATHAM HILLS FOOTING DISCONNECT PROJECT

Pastue stated an additional \$180,000 was needed to complete the Chatham Hills Footing Disconnect Project. He noted if the work was not completed in compliance with the consent order with the Michigan Department of Environmental Quality (MDEQ), and if a sanitary sewer overflow occurred, the City would incur the expense. Wiggins asked if there were homeowners who will not comply with the disconnect program. Pastue replied there is one and there are three who the City has been unable to contact.

RESOLUTION 04-06-060 Motion by Sutherland, seconded by Wiggins, to appropriate an additional \$180,000 in the Water and Sewer Fund to complete the Chatham Hills Footing Disconnect Project.

ROLL CALL

Ayes: Knol, McShane, Sutherland, Wiggins, Buck.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

CONSIDERATION TO WAIVE BIDS FOR SEWER REPAIRS

Pastue reviewed the collapsed sewer main to be replaced in the Grand River right-of-way between School Street and the entrance to the River Glen condos. He stated the City would like to fulfill the work on a time and materials basis before the Michigan Department of Transportation begins construction on Grand River. McShane asked when the work would begin and how long it would take. Pastue replied the project would begin within a few weeks and it would take two weeks. Wiggins asked if the bid process would take it out of that time frame. Pastue stated it would slow the process.

RESOLUTION 04-06-061 Motion by Knol, seconded by Sutherland, to waive the bid process for sewer main repairs in the Grand River right-of-way between School Street and the entrance to the River Glen condos, and to authorize City Administration to issue a purchase order for the work to be done by SBG Detroit, Inc. on a time and materials basis.

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ROLL CALL

Ayes: McShane, Sutherland, Wiggins, Buck, Knol.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

BOARD AND COMMITTEE INTERVIEWS

TRAFFIC AND SAFETY BOARD

Pastue stated applications from Jeff McGowan, Richard Tengler and Mark Peters had been received to fill the vacancy on the Traffic and Safety Board. He noted Mark Peters was unable to attend the meeting and an interview would be scheduled prior to the April 17th meeting. Appointments will be on the April 17th agenda. Wiggins asked if Boards and Commission interviews were under the Open Meetings Act receiving confirmation that when a quorum of Council is present, it does.

Council interviewed Richard Tengler and Jeff McGowan for positions on the Traffic and Safety Board.

BOARD OF ZONING APPEALS

Pastue noted Kristen Kuiken was interviewing for an alternate position on the Board of Zoning Appeals. He stated the alternate position is important since three affirmative votes are required on this Board. Pastue stated the appointment will be on the April 17th agenda.

Council interviewed Kristen Kuiken for a position on the Board of Zoning Appeals.

FOLLOW-UP FROM MARCH 28, 2006 JOINT MEETING WITH FARMINGTON HILLS CITY COUNCIL AND SCHOOL BOARD

Pastue listed four items to be discussed: Legislative Committee, Redevelopment Committee, Youth Council Funding and the Splash Park.

McShane stated she felt Farmington Hills needs more examination of the splash park project before further involvement by the City. Knol commented a splash park in Shiawassee Park would bring more people into the City, but voiced concern that it would be in what is now a natural area. She suggested greenery be placed around the area and to locate the splash project on the east end of the Park that is currently open space. It was discussed that the current shelter could be relocated near the tennis courts. McShane felt it is premature to talk about the splash park since the Farmington Hills Council is split on a location. Buck commented he is interested in studying the situation before saying "no", but stated more dialogue was needed.

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Wiggins stated he felt the park had to be in a central location between Farmington and Farmington Hills, noting Heritage and Shiawassee Parks are in a central location. He commented that the area available in Shiawassee Park was the portion directly north of Grand River and noted additional parking would be needed. He stated the splash park along with the switchback would create a nice flow to the park, but voiced concern regarding changing the present natural areas of Shiawassee Park.

Sutherland discussed the additional development of Shiawassee Park and stated she had not reached a final conclusion.

McShane asked if there were plans for a volleyball or basketball court in the Recreation Plan for Shiawassee Park. Pastue replied there was not. McShane requested Council review the Recreation Master Plan. Pastue stated he would submit a summary and will provide a copy of the Master Plan to the new Councilmembers. Knol suggested advising Farmington Hills that Council was interested in discussing different locations for a splash park. Pastue stated he will draft a letter to Farmington Hills requesting a meeting to discuss Shiawassee Park as a possible site for the project. Council concurred.

McShane stated the Redevelopment, Legislative and the After School Program Committees could start to initiate change in the City and in Farmington Hills. She felt action needs to be taken on After School Program funding.

Wiggins concurred that funding for the After School Program needs to be secured.

McShane stated her understanding that Farmington Hills had requested that a staff person and an elected person serve on each committee. Pastue and Wiggins volunteered to serve on the committee to secure funding for the After School Program.

Knol asked how fees were figured for the After School Program and asked about the difference in fees from elementary to middle school. Discussion followed regarding the fee structure for the After School Program. Pastue replied that fees could be part of the funding discussion.

Knol stated she felt it could be a conflict of interest if she were a member of the Legislative Committee, but stated she could attend in order to bring back information to the Council. McShane requested Administration draft a letter informing the City of Farmington Hills and the Farmington School Board regarding members of Council willing to serve on the proposed committees.

McShane stated the Redevelopment Committee could provide networking between the schools and the cities. Pastue stated Farmington Hills is interested in the City being a partner along the Grand River and Eight Mile Corridor. Sutherland stated both cities need to work together. Buck and Knol volunteered to serve on the Redevelopment Committee. Discussion followed regarding the composition of a Redevelopment Committee and committee appointments. Knol stated she will attend, but does not need to be a member. Pastue will advise Farmington Hills and report back to Council.

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McShane stated there was also a proposal for a Champion Tree Program. She voiced concern regarding staffing for such a program. She noted there were two people interested in reviving the Beautification Awards Program. Sutherland commented she would like to see how the Champion Tree Program progresses before we make a commitment. Discussion followed regarding the operation and funding of such a program.

Knol stated the Training Center would be an issue for discussed by the Redevelopment Committee.

COUNCIL MEETING DATES FOR JULY AND AUGUST

Pastue recommended canceling the first meeting in July and August instead of the second meeting. Knol wanted to keep the two meetings in August. McShane replied the meetings in July and August had been previously cancelled due to vacations. Discussion followed regarding meeting scheduling.

McShane advised canceling the first meetings in July and August and keep the second meetings as scheduled. Council concurred.

PUBLIC COMMENT

Nancy Leonard, a Farmington resident, noted Councilmember Sutherland's active participation in the meeting. She commented on the participation of Mr. Tangler on the Historic Study Committee.

Hank Borgman, Farmington resident, stated they received notice of the Grand River construction and suggested that levels of sand be placed where bump-outs are planned to get an idea of how bump-outs would work. He noted issues with the planned switchback at the Park and stated that controlling spending would create a stable community.

Betty Borgman stated she has received feedback regarding parking downtown. She noted there have been complaints regarding the difficulty in finding parking and voiced concern with the inability to walk through the parking lot. She also voiced concern with the Grand River project.

Pastue responded that modifications were pending in the parking lot and a walkway through the parking lot was planned. Pastue stated most of the Grand River repaving will be done in the evening.

Mrs. Borgman noted she has heard many discussions with residents regarding issues related to the City.

McShane and Knol both noted anticipated improvement in the perception of the parking lot changes since the bad weather is over and the market will open.

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Pastue informed Mrs. Borgman he would be available to discuss the concerns of residential groups. He further stated parking is partly a perception issue and the shopping area had been a dated center.

Ted Huff, 36671 Grand River, voiced concerns regarding plans for the water park due to low attendance at other recreational facilities and advised Council to proceed slowly.

Annabelle Gabel, a Farmington resident, noted the previous Farmers Market was moved due to repaving. She asked if there was any information regarding the social club on Grand River. Knol stated the club is in operation during the evening hours.

Dick Carvell, Warner Mansion volunteer, reminded Council of the bust unveiling at the Warner Mansion on May 11th from 7:00 – 9:00 p.m.

COUNCIL COMMENT

McShane noted she had a conversation with Mary Brown, 32009 Valleyview, regarding a piece of property in the neighborhood that is for sale. McShane informed Ms. Brown Council was addressing the issue. Ms. Brown requested Council review ordinances regarding blight and improve the time factors for when blight is recognized, the date inspected, sited and followed up on. Pastue noted changes regarding an ordinance pertaining to high grass and stated Administration will look at building structures and try to expedite follow-up on code violations. Discussion followed regarding hazards related to the property in question.

McShane stated Bill Lindblad, Chairman of the Historical Commission, was placing a discussion of the proposed means of managing and overseeing the Warner Mansion on the upcoming Historical Commission agenda. She noted they wanted input regarding managing and overseeing, as a Commission, and will report back in May.

McShane suggested a meeting with the educational section of the Lansing Historic Ordinance Committee in order for Council to hear how the ordinance would affect the City. Pastue will try to schedule a session for the first meeting in May.

McShane commented on the need to prepare for the parade in July. Discussion followed regarding plans for the parade. Council concurred that a truck would be used for the Memorial Day Parade. Wiggins asked the status of Grand River on Memorial Day with Pastue replying that it will be open.

Wiggins stated he was glad to see the return of the Classic Car Show and felt placement in the Village Commons was a good location since the sponsor was located in the Commons Plaza.

Wiggins stated the 11th Annual Cleanup Campaign for the Eight Mile Boulevard Association is being held on Saturday, April 22nd. He noted they will be working in conjunction with the Global Youth Services Day to clean up Eight Mile and that Waste

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Management will provide the bags. Wiggins stated communities were asked to assist in cleaning the area prior to that weekend. Pastue replied he will check to see if community service workers could help.

Wiggins stated the Eight Mile Boulevard Association was given a grant to hire a Code Enforcement Officer. He noted the person would work in conjunction with ordinance officers throughout the communities associated with the Eight Mile Boulevard Association. He will forward the information to Kevin Gushman and John Koncsol.

McShane declared a short break.

CLOSED SESSION - COAM UNION NEGOTIATIONS AND EMPLOYEE EVALUATIONS

04-06-062 MOTION by Knol, seconded by Sutherland, to enter into closed session to discuss the COAM Union Negotiations and employee evaluation.

ROLL CALL

Ayes: Sutherland, Wiggins, Buck, Knol, McShane.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

Council entered into closed session at 9:20 p.m. and returned to open session at 10:10 p.m.

ADJOURNMENT

04-06-063 MOTION by Knol, seconded by Wiggins, to adjourn the meeting. MOTION CARRIED UNANIMOUSLY.

The meeting adjourned at 10:11 p.m.

JoAnne M. McShane, Mayor

Patsy K. Cantrell, City Clerk/Treasurer

Susan K. Halberstadt, Recording Secretary

APPROVED: April 17, 2006