



City Council Meeting
7:00 p.m., Monday, May 20, 2024
Conference Room
23600 Liberty Street
Farmington, MI 48335

FINAL

REGULAR MEETING MINUTES

A meeting of the Farmington City Council was held on May 20, 2024, at 23600 Liberty Street, Farmington, MI. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 7:00 PM by Mayor LaRussa.

1. ROLL CALL

Attendee Name	Title	Status	Arrived
Johnna Balk	Mayor Pro-Tem	Present	
Joe LaRussa	Mayor	Present	
Kevin Parkins	Councilmember	Present	
Steve Schneemann	Councilmember	Present	
Maria Taylor	Councilmember	Present	

City Administration Present

City Manager David Murphy
City Clerk Meaghan Bachman
Director of Finance Chris Weber
Superintendent of Public Works Chuck Eudy
City Attorney, Joellen Shortley
Jessica Westerndorf, DDA Promotions Coordinator
Jaime Pohlman Deputy Treasurer

2. PLEDGE OF ALLEGIANCE

3. PUBLIC COMMENT

The Emergency Tip of the Month was presented on child safety seats.

4. APPROVAL OF THE CONSENT AGENDA

Move to approve the consent agenda including:

- A. City of Farmington Minutes**
- B. Farmington Monthly Payments Report**
- C. City Quarterly Financial Report**
- D. Court Quarterly Financial Report**
- E. Quarterly Investment Report**
- F. Farmington Public Safety Monthly Report**

RESULT:	APPROVED UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Parkins, Councilmember

5. APPROVAL OF THE REGULAR AGENDA

Move to approve the regular agenda as presented.

RESULT:	APPROVED UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Parkins, Councilmember

6. NEW BUSINESS ITEMS 6A-6P

6-A Proclamation declaring the first Friday in June to be National Gun Violence Awareness Day

Move to accept the proclamation naming the first Friday in June - June 7, 2024 - National Gun Violence Awareness Day.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Taylor, Councilmember
SECONDER:	Balk, Mayor Pro-Tem

6-B FARMINGTON CIA TIF AND DEVELOPMENT PLAN ADDENDUM

The CIA wanted to review and update their TIF plan because it had been in place for ten years. In the late summer of 2023, the CIA contracted with Orchard Hiltz & McCliment (OHM) as the consultant to review and update their TIF plan.

Motion to approve the CIA updated TIF plan.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Parkins, Councilmember
AYES:	Balk, LaRussa, Parkins, Schneemann, Taylor

6-C CONSIDERATION TO APPROVE PUBLIC HEARING NOTICE FOR PROPOSED FISCAL YEAR 2024-25 BUDGET AND PROPERTY TAX RATES

Move to hold public hearing on Monday, June 3 at 7:00 p.m. regarding the proposed Fiscal Year 2024-25 Budget and property tax rates

RESULT:	APPROVED
MOVER:	Taylor, Councilmember
SECONDER:	Schneemann, Councilmember
AYES:	LaRussa, Parkins, Schneemann, Taylor Balk

6-D DDA 2023/24 BUDGET AMENDMENTS

This budget amendment was approved by the DDA Board for submittal to the City Council on May 1, 2024. Proposed amendments to the FY2023/24 budget are presented in the projected activity column of the attached budget documents.

Significant changes include: Amended budget FY 2023/24 budget stated \$90,397 from Patronicity, but current \$204,452 reflects grant income for Dinan Park, including a \$100,000 Oakland County Parks grant and \$97,000 from Patronicity. Event budgets are intended to break even. There is a decrease in Rhythms in Riley Park from \$36,000 to \$13,439 New line items include Heart the Art in the event budget category.

Note the creation of Community Foundation as a budget category. This is the Main Street NonEndowed Fund, administered through the Greater Rochester Community Foundation. This budget category holds no TIF or PSD funds. Rather, event proceed, grants and private donations are recorded here: expenditures may only be allocated toward projects in Downtown Farmington in mission with Main Street Farmington and the Farmington DDA.

Note that projected income from Building Rental decreased from a projected \$30,498 to \$17,793, as revenue-generating leases were terminated in preparation for development of new townhomes at the former Maxfield Training Center. PSD Repairs and Maintenance expenditures reached \$181,900 with a large replacement of junipers and other hardy plant materials on Grove Street and surrounding Riley Park at \$45,000. Funds were drawn from the \$77,000, reimbursed to the DDA for streetscape professional services from the Farmington Road Streetscape bond.

Motion to approve the resolution amending the DDA 2023/24 Budget, as shown in the projected column of the presented report.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember
AYES:	Parkins, Schneemann, Taylor, Balk, LaRussa

6-E Jessica Westerndorf gave a presentation on the DDA Budget.

6-F Consideration to transfer ownership of a Class C and SDM License, Entertainment Permit and Outdoor Service Permit from Browndog, LLC to The Farmington Tasting Room LLC G. Consideration to Amend Fiscal Year 2023-24 Budget

Move to approve Resolution of Local Approval for transfer ownership of a Class C and SDM License with Sunday Sales Permit (AM & PM), Entertainment Permit and Outdoor Service Permit from Browndog, LLC to The Farmington Tasting Room LLC, for the premises at 33314 Grand River Avenue, Farmington, MI 48335 in Oakland County, subject to final review and approval as to form by the City Manager and City Attorney.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember
AYES:	Schneemann, Taylor, Balk, LaRussa, Parkins

6-G CONSIDERATION TO AMEND FISCAL YEAR 2023-24 BUDGET

Move to adopt resolution amending Fiscal Year 2023-24 Budget.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Parkins, Councilmember
SECONDER:	Schneemann, Councilmember
AYES:	Taylor, Balk, LaRussa, Parkins, Schneemann

6-H CONSIDERATION TO APPROVE CERTIFIED 2024 DELINQUENT FALSE ALARM FEES, WATER AND SEWER BILLS, AND INVOICES FOR PLACEMENT ON TAX ROLL

Move to approve the presented lists of delinquent false alarm fees, water and sewer bills, and invoices for placement on the Farmington Tax Roll pursuant to City Code.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Taylor, Councilmember
SECONDER:	Parkins, Councilmember
AYES:	Balk, LaRussa, Parkins, Schneemann, Taylor

6-I CRACK SEALING PROGRAM: CHANGE ORDER & CONSTRUCTION ESTIMATE

Move to Approve Change Order No. 4, & Construction estimate and payment No. 5 to Wolverine Sealcoating for Local/Major Street Crack Sealing Program

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Parkins, Councilmember
AYES:	LaRussa, Parkins, Schneemann, Taylor, Balk

6-J 9 MILE RETENTION ENVIRONMENTAL QUALITY BASIN ELECTRICAL SERVICE EQUIPMENT ASSESSMENT REPAIR PROJECT

Move to approve the award of the 9 Mile Retention Environmental Quality Basin Electrical Service Equipment Assessment Repair Project to Rotor Electric in the amount of \$19,230 plus 10 % contingency of \$1,920 and allow Oakland County Water Resource Commission OCWRC execute the contract documents. Total estimated expense of the project is \$21,150.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember
AYES:	Parkins, Schneemann, Taylor, Balk, LaRussa

6-K MDOT HIGHWAY MAINTENANCE DESIGNATIONS

Move to approve the Farmington Clerk, Meaghan Bachman as the Michigan Department of Transportation State Trunkline Maintenance Contract Administrator, Public Works Superintendent, Charles Eudy as the Highway Maintenance Foreman as described with the Contract.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember

6-L SALT STORAGE FACILITY STUDY

Public Works salt Storage Dome is nearing the end of its life span. Originally constructed in 1977, roof replaced sometime near 2000, structural repairs in 2021. Michigan Department of Transportation (MDOT) is offering Chemical Storage Facility (CSF) funding to communities who have trunkline maintenance contracts with MDOT. MDOT has committed to cost sharing for the reconstruction of a salt storage building, based upon the amount of road salt used for winter maintenance. MDOT’s current share of salt is 41- 43% for the winter maintenance of Grand River. MDOT recommends the salt storage building be sized to accommodate a full season of 800 tons of salt. The last several years winters have not been as severe, and have only accepted delivery

of 80% of the salt order. MDOT recommends considering buildings other than a dome style structure. The "Study" will include Soil Borings and report, Contaminant Assessment, and requesting preliminary proposals from salt storage building contractors for a building to accommodate 800 tons of road salt with the general requirements as defined by the Architect. Hoppe Design Salt Storage Facility Study fees for hourly basic services will be invoiced at \$190 per hour with an estimated 60 hours of services. Other predesign services will be passed through Hoppe Design and invoiced to the City of Farmington. Basic Service \$11,400 (\$190 per hour 60 hours) Soil Borings & Contaminant Assessment \$14,650 Contingency (approximately 10%) \$ 2,950 \$29,000 Hoppe Design has worked closely with the City of Farmington on several projects including the Warner Home Foundation Project, Warner Home Porch Roof improvements, and Public Works Exterior Repairs. Hoppe Design also has a working relationship with OHM. Public Works Superintendent recommends accepting the proposal from Hoppe Design for Salt Storage Facility Study.

Move to award the Salt Storage Facility Study to Hoppe Design in the amount of \$29,000 subject to any minor amendments to the final form recommended by the City Manager's office or the City Attorney's office. Thus, allowing City Administration to execute contact documents.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Parkins, Councilmember
SECONDER:	Balk, Mayor Pro-Tem
AYES:	Schneemann, Taylor, Balk, LaRussa, Parkins

7-L Salt Storage Facility Design

MDOT has committed to cost sharing for the reconstruction of a salt storage building, based upon the amount of road salt used for winter maintenance. MDOT's current share of salt is 41- 43% for the winter maintenance of Grand River. From other salt storage buildings recently constructed, MDOT advised the cost to demolish and reconstruct a salt storage building is \$900,000, Contract Administrative Fee of \$45,000, and the Municipal Administrative fee of \$50,000 to oversee the project. Based upon the Architects estimate, we have informed MDOT the potential expense to demolish and replace the salt storage facility is \$1,200,000. The DPW has requested to MDOT to increase their funding to meet the \$1.2 million expense, prior to executing the contract with MDOT.

Hoppe Design has worked closely with the City of Farmington on several projects including the Warner Home Foundation Project, Warner Home Porch Roof improvements, and Public Works Exterior Repairs.

Hoppe Design also has a working relationship with OHM. Hoppe Design will review proposals from salt storage shed contractors we receive developed from the Salt Storage Facility Study to make a recommendation of type of facility and which contractor should be awarded the contact to demolish and reconstruct the salt storage facility. The City will be reserving the right to have a local demolition contractor demolish the dome, if demolition cost is excessive.

Demolition of the salt dome would be scheduled for April 2025, with substantial completion by October 1, 2025. Currently there is 725 tons of salt stored in the dome. We have placed a minimal salt order for the coming winter. The dome will need to be empty, and any remaining salt stored indoors prior to demolition. I have asked and received permission from Farmington Hills to store any remaining salt in their salt dome next year, until ours is reconstructed. The Public Works Superintendent recommends accepting the proposal from Hoppe Design for Salt Storage Facility Replacement.

No action was taken. This item was tabled.

6-N 9 Mile Retention Environmental Quality Basin Underdrain Control Panel Replacement

At the LRP meeting in February 2024, Oakland County Water Resource Commission (OCWRC) recommended to consider replacement of the Underdrain Pump Station Control Panel at the 9 Mile Retention Environmental Quality Basin.

The underdrain system is similar to a home’s sump pump and foundation drainage system. The difference between a homes foundation drainage system and the 9 Mile Environmental Quality Basin foundation drainage system is the dual 5 horsepower submersible pumps are nearly 30 feet below grade, collect ground water from an area larger than a football field, and the drainage system for the basin and the pumping station is lower in elevation than the river. The 9 Mile Retention Environmental Quality Basin is a critical asset which will continue to need significant funding to maintain its operation.

OCWRC will conduct the underdrain replacement project primarily with in-house staff but will have limited contracted services. According to the Chief Engineer at OCWRC, projects of this nature that require excavation deem the contingency to be increased to 20%.

Public Works and City Administration recommends approving the 9 Mile Retention Environmental Quality Basin Underdrain Control Panel Replacement Project, with OCWRC in the amount of \$45,000 plus a 20% contingency (\$9,000), totaling \$54,000.

Move to approve the 9 Mile Retention Environmental Quality Basin Underdrain Control Panel Replacement with Oakland County Water Resource Commission in the amount of \$45,000 plus 20% contingency of \$9,000 Total estimated expense of the project is \$54,000. Allow City Administration to execute any required documents from Oakland County Water Resource Commissioners Office, subject to any minor amendments to the final form of the City Manager’s office and the City Attorney’s office.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember
AYES:	Taylor, Balk, LaRussa, Parkins, Schneemann

6-O 9 MILE WATER BOOSTER STATION

Move to approve the 9 Mile Retention Water Booster Station Control Updates and System Improvements with Oakland County Water Resource Commission, total estimated

expense of the project is \$33,000. Allow City Administration to execute any required documents from Oakland County Water Resource Commissioners Office, subject to any minor amendments to the final form of the City Manager’s office and the City Attorney’s office.

RESULT:	APPROVED – UNANIMOUS
MOVER:	Taylor, Councilmember
SECONDER:	Balk, Mayor Pro-Tem
AYES:	Balk, LaRussa, Parkins, Schneemann, Taylor

6-P SECOND READING OF ORDINANCES TO ALLOW THE USE OF ALCOHOL AT CERTAIN PUBLIC FACILITIES

Move to amend Ordinance No. C-811-2024, Chapter 3, “Alcoholic Liquor,” of the City of Farmington Code of Ordinances, to change the definition of “public place,” in order to allow the use of alcohol at certain public facilities if a resolution of City Council is adopted and to prohibit the use at other public facilities, and Ordinance No. C-812- 2024, amending Chapter 21, “Parks and Recreation,” of the City of Farmington Code of Ordinances, to prohibit alcohol consumption in parks except where authorized by City Council Resolution. **SECOND READING**

RESULT:	APPROVED – UNANIMOUS
MOVER:	Balk, Mayor Pro-Tem
SECONDER:	Taylor, Councilmember
AYES:	LaRussa, Parkins, Schneemann, Taylor, LaRussa

7. OTHER BUSINESS

8. PUBLIC COMMENT

9. CITY COUNCIL COMMENTS

10. ADJOURNMENT

Move to adjourn the meeting.

RESULT:	APPROVED - UNANIMOUS
MOVER:	Schneemann, Councilmember
SECONDER:	Taylor, Councilmember

The meeting adjourned at 8:26 p.m.

Joe LaRussa, Mayor

Meaghan K. Bachman, City Clerk

Approval Date: May 20, 2024