

FARMINGTON CITY COUNCIL  
SPECIAL MEETING

A special meeting of the Farmington City Council was held on Tuesday, September 6, 2005, 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 Campbell.

**COUNCIL MEMBERS PRESENT:** Bush, Campbell, Knol, Mitchell.

**COUNCIL MEMBERS ABSENT:** McShane.

**CITY ADMINISTRATION:** Clerk/Treasurer Cantrell, Director Gushman, City Manager Pastue, Assistant City Manager Richards, Attorney Schultz.

**UPDATE ON SPECIAL PROJECT AND COMPLETION SCHEDULES**

Mayor Campbell requested that City Manager Pastue provide an update on special projects.

**DOWNTOWN CENTER IMPROVEMENT PROJECT**

Pastue discussed the progress of the Downtown Center Project and the special assessment appeal by Kimco.

Pastue stated that Kimco has indicated that they would not sign an agreement until the appeal process is completed. He stated that part of the agreement would be establishing a traffic control order to limit downtown parking.

Responding to a question, Attorney Schultz stated the City would work with Kimco to reach an agreement on limiting parking in the downtown center.

Pastue advised that the no smoking issue at the pavilion would be placed on a future agenda in late September or early October.

**FOOTING DISCONNECT PROJECT**

Pastue discussed meeting with property owners who will be affected by the footing disconnect project. He stated that over half of the seventy-one owners have signed up for inspection. He noted that the contractor would be performing the inspections within the week.

Pastue expressed some concern regarding grant funding for this project due to a letter received from the grant agency, Wayne County, indicating that the federal government is threatening to withhold funds from communities where federal contracts are held. He stated that since the City already has an interagency agreement in place and has

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already received funds, there shouldn't be a problem. He recommended proceeding with the project, but noted that some of the costs are higher due to requirements of the grant. He stated that the City has a bond reimbursement resolution that could allow bonding to cover additional costs.

Gushman noted that a number of legislators have sent a letter to the Environmental Protection Agency strongly opposing the withholding or cutback of funds.

## **PLANNING AND ZONING ISSUES**

Pastue advised that the Planning Commission is currently reviewing changes to zoning requirements for outdoor displays. He stated that the reason for these changes were in part due to previous approvals that did not meet ordinance standards. He expected the changes would be brought to Council at the first meeting in November.

Pastue discussed the "Big Foot" issue and indicated that the current square footage requirement for residential homes inhibits property owners from expanding beyond 135% of surrounding properties. He stated that this provision is currently under consideration by the Planning Commission.

Pastue discussed the process for review and approval of the Downtown Design Standards. He expected that the new standards would be introduced to the new Council at the second meeting in November.

Pastue discussed relaxing the on-site parking standards in the downtown area. He recognized that the standards are an impediment to infill development. He discussed initiating a process for establishing a financing plan for parking capital improvements.

## **DISCUSSION OF GRAND RIVER PROJECT IMPROVEMENTS**

Pastue reviewed a cost analysis for the Grand River Project Improvements. He discussed the feasibility and impact of narrowing Grand River. He stated that in terms of a grant application and high costs, the improvements would likely be limited to the downtown area only.

Responding to a question, Pastue stated that the cost analysis did not include the resurfacing of Grand River. Discussion followed regarding the feasibility of incorporating some of the proposed changes into the resurfacing project by Michigan Department of Transportation.

Mayor Campbell suggested that the City have available a rendering of proposed changes on Grand River. He stated that a visual of the project would facilitate presentations and grant applications. Pastue surmised that City Planner, Orchard, Hiltz & McCliment might have a site plan available.

Councilmember Mitchell asked about the opportunity to bury utilities. Pastue responded that the City has had an ongoing discussion with DTE Energy regarding this issue, however, it may be cost prohibitive.

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**OTHER ITEMS**

Pastue provided updates on other issues including: Chesley Street Fence, consideration of an Ethics Policy, Old Courthouse PUD Process, Governor Warner Mansion, Historic District Study Committee, expanding Farmington Downtown Development Authority District Boundaries, vacating Salvador Street, budget restructuring, website request-for-proposal, property acquisition, working on Medicare Part D, and the Command Officers Association of Michigan Collective Bargaining Unit.

**CLOSED SESSION – LAND ACQUISITION**

Mayor Campbell requested a motion to enter into closed session.

**09-05-195** MOTION by Mitchell, seconded by Bush, to enter into closed session to discuss land acquisition.

**ROLL CALL**

Ayes: Campbell, Knol, Mitchell, Bush.

Nays: None.

Absent: McShane.

MOTION CARRIED UNANIMOUSLY.

Council entered into closed session at 7:50 p.m. and returned to open session at 8:00 p.m.

The meeting adjourned at 8:00 p.m.

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Arnold T. Campbell, Mayor

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Patsy K. Cantrell, City Clerk/Treasurer

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Susan K. Halberstadt, Recording Secretary

APPROVED: SEPTEMBER 19, 2005