

CITY OF WYANDOTTE
REGULAR CITY COUNCIL MEETING

A Regular Session of the Wyandotte City Council was held in Council Chambers and via Virtual Telecommunication methods, due to COVID-19 in accordance with current MDHHS Public Health Orders & PA228 of 2020, using the Zoom Audio platform, on Monday, March 22, 2021, and was called to order at 7:00pm with Honorable Mayor Pro Tempore Robert A. DeSana presiding.

The meeting began with the Pledge of Allegiance, followed by roll call.

Present: Mayor Pro Tempore Robert A. DeSana, Councilpersons Robert Alderman, Christopher Calvin, Megan Maiani, and Leonard Sabuda.

ABSENT: Councilperson Donald Schultz

Also, Present: Theodore Galeski, City Assessor (virtual – Wyandotte, MI); Todd Browning, City Treasurer (virtual – Wyandotte, MI); William Look, City Attorney; Greg Mayhew, City Engineer; and Lawrence Stec, City Clerk

PRESENTATIONS

PRESENTATION OF PETITIONS

PUBLIC HEARINGS

UNFINISHED BUSINESS

CALL TO THE PUBLIC

2021-67 VIETNAM VETERANS MEMORIAL DAY CEREMONY

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that Council concurs with the request from multiple Wyandotte Veteran's organizations to approve the use of city sidewalks and streets for the Vietnam Veterans Memorial Day Ceremony to be held on March 29th, 2021 at 6pm.

BE IT FURTHER RESOLVED that the following streets shall be temporarily closed during the ceremony:

Both lanes of Veterans Blvd

Van Alstyne from Vinewood to Poplar

North of Chestnut on Van Alstyne

BE IT FURTHER RESOLVED that a hold harmless agreement shall be executed by the organizations, as prepared by the Department of Legal Affairs.

Motion unanimously carried.

CONSENT AGENDA

2021-68 MINUTES

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED that the minutes of the meeting held under the dates of March 8, 2021, be approved as recorded, without objection.

Motion unanimously carried.

2021-69 MLCC SOCIAL DISTRICT PERMIT APPLICATIONS

By Councilperson Alderman, supported by Councilperson Sabuda

WHEREAS, Pursuant to the Public Act 124 of 2020, as amended, the City of Wyandotte has established the Wyandotte Social District and Commons Area; and

WHEREAS, the following five establishments/licenses located within said Social District and Commons Area, have submitted an application for a Social District Permit;

118 Sycamore Street, LLC. - 118 Sycamore Street (Bobcat Bonnies)

Magdaleno Bros, LLC. - 152 Elm Street (Magdaleno's Ristorante)

RP McMurphy's, LLC. - 2922 Biddle Avenue (RP McMurphy's)

BDD Restaurant Company, LLC. - 3058 1st Street (Vault on 1st)
 WOW Concepts, LLC. - 2903 Biddle Avenue - (Whiskey's on the Water)
 and

WHEREAS, said Act provides that the City Council shall review and approve the Social District Permit Applications prior to the licensee's submitting their Social District Permit Applications to the State of Michigan Liquor Control Commission (MLCC);

NOW, THEREFORE BE IT RESOLVED, that the Mayor and City Council hereby approve the five Social District Permit Applications as presented and BE IT FURTHER RESOLVED that the Mayor and City Council hereby authorize the City Clerk to complete the Local Governmental Unit Approval Forms for the Social District Permit for the five applicants.

Motion unanimously carried.

NEW BUSINESS

2021-70 CITIZEN COMMUNICATION – USE OF PROPERTY REQUEST

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that the Council approves the request of Ms. Murray to use the vacant lot adjacent to 341 Goddard (315 Goddard and 238 Stoll) for the purpose of providing extra parking for their 1-day auction on Saturday, May 8, 2021; AND

BE IT FURTHER RESOLVED that Ms. Murray shall execute a Hold Harmless agreement as prepared by the Department of Legal Affairs; AND

BE IT FURTHER RESOLVED that the ownership of A & B Affordable Storage shall be held responsible for any damages to the property during the aforementioned use and shall restore the property to its original condition should any damage occur.

Motion unanimously carried.

2021-71 APPOINTMENT TO BEAUTIFICATION COMMISSION

By Councilperson Alderman, supported by Councilperson Sabuda

WHEREAS, Michael Bak has resigned from the Beautification Commission and we thank him for his service;

RESOLVED that City Council hereby CONCURS with the recommendation of Mayor Pro Tempore DeSana to appoint Nancy Alm of 1637 22nd St., Wyandotte, MI to the Beautification Commission to fill the unexpired term. Term to expire April 2022.

Motion unanimously carried.

2021-72 ACCEPTANCE OF GRANT – DCACA (ANIMAL CONTROL AGENCY)

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED that Council concurs with the recommendation of the City Administrator as set forth in his communication dated March 22, 2021 relative the acceptance of the grant from Two Seven Oh Inc for equipment and improvements to the facilities of the Downriver Central Animal Control Agency; AND FURTHER RESOLVED that Council approves the acceptance of the grant and authorizes the procurement of the work and equipment as outlined in the grant application at a non-to-exceed amount of \$20,000 which will be funded from the grant.

Motion unanimously carried.

2021-73 FIRE DEPARTMENT PROMOTIONS

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that Council concurs with the recommendation of the Fire Chief to promote Lieutenant Jeffrey Prizza to the rank of Captain and Fire Fighter Derek Reasey to the rank of Lieutenant within the Wyandotte Fire Department effective March 29, 2021.

Motion unanimously carried.

2021-74 WMS BID AWARD #4796: RETROFILL OF TRANSFORMERS

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED by City Council that Council concurs with the Municipal Services Commission, a majority thereto concurring in the following resolution,

A resolution authorizing the General Manager to execute a contract agreement with Electric Power Systems, the lowest qualified bidder, in the amount of \$424,867 for the retrofill of transformers 6902 and 6904, as recommended by WMS Management.

Motion unanimously carried.

2021-75 ROWING REGATTA DATE CHANGE 2021

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that Council concurs with the recommendation of the Special Events Coordinator, Chief of Police, Fire Chief and Superintendent of the Department of Public Service have reviewed this application/event and approved with the recommendation the organization signs a hold harmless agreement as well as add the City of Wyandotte as additional insured.

May 1st: Hebda Cup 6 am to 5 pm

BASF Waterfront Park

Biddle Avenue closed between Pine and Third Streets

(Date originally approved by Resolution #2021-12)

May 15th: WY-HI Rowing Regatta 6 am to 6 pm

BASF Waterfront Park

Biddle Avenue closed between Pine and Third Streets

(New request for change of date)

If the case of bad weather, the events will run the following days. The Chief of Police, Fire Chief and Superintendent of the Department of Public Service have reviewed this application/event and approved with the recommendation the organization signs a hold harmless agreement as well as add the City of Wyandotte as additional insured.

Motion unanimously carried.

2021-76 2021 SOUND AGREEMENT – BASS NOTE PRODUCTIONS

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that Council concurs with the Special Event Coordinator and approves the service agreement between Bass Note Productions and the City of Wyandotte to provide sound for various 2021 special events, including:

4th of July Parade – 285-225-925-826 - \$300

Christmas Parade and Tree Lighting – 285-225-925-825 - \$550

Vintage Base Ball Game – 285-225-925-880 - \$150

BE IT FURTHER RESOLVED that the Mayor and City Clerk are hereby directed to execute said service agreement on behalf of the City of Wyandotte.

Motion unanimously carried.

2021-77 BID FILE #4800: 2021 HOT MIX ASPHALT RESURFACING PROGRAM

By Councilperson Alderman, supported by Councilperson Sabuda

Resolved by City Council that Council concurs with the recommendation of the City Engineer and approves the award of the contract for Bid File #4800 to Al's Asphalt Paving Co. in the amount of \$1,539,986 which shall be paid from the following accounts:

202-440-825-460 in the amount of \$99,849 and

203-440-825-460 in the amount of \$526,406 and

492-200-825-460 in the amount of \$684,286 and

492-200-850-524 in the amount of \$47,068 and

492-200-850-521 in the amount of \$145,019 and

530-444-825-420 in the amount of \$37,358.

Motion unanimously carried.

2021-78 SALE OF FORMER 1722 7TH STREET

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED BY THE MAYOR PRO TEMPORE AND COUNCIL that the communication from the City Engineer regarding the City owned property located at former 1722 7th Street is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that the Council concurs with the recommendation to sell the property known as former 1722 7th Street to Harbor Six Investments, LLC in the amount of \$10,000.00; AND BE IT FURTHER RESOLVED that if the Purchaser(s), Harbor Six Investments, LLC does not undertake development within six (6) months from time of closing and complete construction within one (1) year will result in Seller's right to repurchase property including any improvements for Eight Thousand (\$8,000.00) Dollars. A condition will be placed on the Deed that will include this contingency;

NOW THEREFORE, BE IT FURTHER RESOLVED that the Mayor Pro Tempore and City Clerk are hereby authorized to execute the Offer to Purchase Real Estate for the property known as former 1722 7th Street, between Harbor Six Investments, LLC and the City of Wyandotte for \$10,000 as presented to Council.

Motion unanimously carried.

2021-79 SALE OF FORMER 1874 MCKINLEY

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED BY THE MAYOR PRO TEMPORE AND COUNCIL that the communication from the City Engineer regarding the City owned property located at former 1874 McKinley is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that the Council concurs with the recommendation to sell the property known as former 1874 McKinley to Harbor Six Investments, LLC in the amount of \$10,000.00; AND BE IT FURTHER RESOLVED that if the Purchaser(s), Harbor Six Investments, LLC does not undertake development within six (6) months from time of closing and complete construction within one (1) year will result in Seller's right to repurchase property including any improvements for Eight Thousand (\$8,000.00) Dollars. A condition will be placed on the Deed that will include this contingency;

NOW THEREFORE, BE IT FURTHER RESOLVED that the Mayor Pro Tempore and City Clerk are hereby authorized to execute the Offer to Purchase Real Estate for the property known as former 1874 McKinley, between Harbor Six Investments, LLC and the City of Wyandotte for \$10,000 as presented to Council.

Motion unanimously carried.

2021-80 NEZ APPLICATION – 1876 MCKINLEY (FORMER 1874 MCKINLEY)

By Councilperson Alderman, supported by Councilperson Sabuda

WHEREAS per a resolution adopted by the Wyandotte City Council on December 7, 1992, it is the policy of the City of Wyandotte to offer 12-year tax abatements for new single-family construction in Neighborhood Enterprise Zones within the City of Wyandotte; and

WHEREAS the former 1874 McKinley is within the City of Wyandotte's Neighborhood Enterprise Zone #3 adopted on December 7, 1992;

NOW THEREFORE BE IT RESOLVED by the City Council that Council CONCURS with the recommendation of City Engineer as set forth in his communication of March 22, 2021, that the City of Wyandotte will approve a 12-year Neighborhood Enterprise Zone Exemption Certificate for the proposed redevelopment at former 1874 McKinley now known as 1876 McKinley, subject to the proper application materials being submitted to the City and the project's compliance with the Neighborhood Enterprise Zone Act, Act 147 of 1992, as amended; AND

WHEREAS the City Clerk and the City Assessor are hereby authorized to execute said applications for a 12-year Neighborhood Enterprise Zone Certificate.

Motion unanimously carried.

2021-81 SALE OF FORMER 1251 6TH STREET

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED BY THE MAYOR PRO TEMPORE AND COUNCIL that the communication from the City Engineer regarding the City owned property located at former 1251 6th Street is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that the Council concurs with the recommendation to sell the property known as former 1251 6th Street to Kevin Hamer in the amount of \$10,000.00; AND

BE IT FURTHER RESOLVED that if the Purchaser(s), Kevin Hamer does not undertake development within six (6) months from time of closing and complete construction within one (1) year will result in Seller's right to repurchase property including any improvements for One (\$1.00) Dollar. A condition will be placed on the Deed that will include this contingency;

NOW THEREFORE, BE IT FURTHER RESOLVED that the Mayor Pro Tempore and City Clerk are hereby authorized to execute the Offer to Purchase Real Estate for the property known as former 1251 6th Street, between Kevin Hamer and the City of Wyandotte for \$10,000 as presented to Council.

Motion unanimously carried.

2021-82 ASBESTOS REMOVAL AT 2533 BIDDLE AVENUE

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED BY THE CITY COUNCIL that the communication from the City Engineer regarding the asbestos removal at 2533 Biddle Avenue, Wyandotte is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that Council authorizes the Mayor Pro Tempore and City Clerk to execute the Brown Field Revolving Loan Fund Sub-Grant Agreement from the Downriver Community Conference in the amount of \$60,000 with the City is committing to the 20% matching funds not to exceed the amount of \$12,000 from account number 492-200-850-519.

Motion unanimously carried.

2021-83 FIRST & FINAL READING #1505: DECLARATION OF PUBLIC EMERGENCY

By Councilperson Alderman, supported by Councilperson Sabuda

AN ORDINANCE ENTITLED

AN ORDINANCE TO AMEND THE CODE OF ORDINANCES

BY ADOPTING Sec. 2-320 OF ARTICLE XI TO CHAPTER 2

TO BE TITLED "DECLARATION OF PUBLIC EMERGENCY FOR PUBLIC MEETINGS"

THE CITY OF WYANDOTTE ORDAINS:

Section 1. Adoption of Sec. 2-320 and Article XI for Chapter 2 entitled "Declaration of Public Emergency for Public Meetings".

Chapter 2. Administration

Article XI. Declaration of Public Emergency for Public Meetings.

Sec. 2-320. Declaration of Public Emergency by the Mayor.

- (A) The Mayor of the City of Wyandotte may declare a public emergency whenever he/she determines that a condition exists that would risk the personal health or safety of members of the public or the City Council or any other city commission or authority if a meeting were held in public.
- (B) If the Mayor declares a public emergency, the start and end of the public emergency shall be stated in a written declaration signed by the Mayor and filed at the City Clerk's Office.
- (C) The notice shall be posted at the city's principal office and on the city's website. The city may post the notice at any other location considered appropriate by the City Clerk and cable television may also be utilized for purposes of posting the notice.

(D) Meetings during the declared public emergency may be conducted electronically pursuant to the provisions of the Open Meetings Act including Sections 3 and 3a and any policy adopted by the city.

Section 2. Severability.

All ordinances or parts of ordinances in conflict herewith are hereby repealed only to the extent necessary to give this ordinance full force and effect.

Section 3. Effective Date.

This order shall take immediate effect. This ordinance is deemed necessary for the immediate preservation of the public peace, property, health, safety and in consideration of the current pandemic. A copy of this ordinance or summary of this ordinance shall be published in a newspaper generally circulated in the City of Wyandotte within ten (10) days after adoption. The summary shall designate the location in the City where a true copy of the ordinance can be inspected or obtained.

Motion unanimously carried.

2021-84 DECLARATION OF PUBLIC EMERGENCY – MARCH 22 – JUNE 1, 2021

By Councilperson Alderman, supported by Councilperson Sabuda

BE IT RESOLVED that Council concurs with the ordinance amendment declaring a public emergency for public meetings and hereby extends the period by which Council can conduct business remotely by using electronic means to communicate and attend virtually. This emergency shall take place immediately and shall extend until June 1, 2021.

Motion unanimously carried.

2021-85 BILLS & ACCOUNTS

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED that the total bills and accounts of \$2,198,824.96 as presented by the Mayor Pro Tempore and City Clerk are hereby APPROVED for payment.

Motion unanimously carried.

REPORTS & MINUTES

Beautification Commission	03/10/2021
DDA Minutes	1/12/2021
Fire Commission	2/9/2021
Planning Commission Minutes	1/21/2021
Zoning Board of Appeals	03/03/2021
WMS Commission	3/3/2021

REMARKS OF THE MAYOR, COUNCIL, & ELECTED OFFICIALS

ADJOURNMENT

2021-86 ADJOURNMENT

By Councilperson Alderman, supported by Councilperson Sabuda

RESOLVED, that this regular meeting of the Wyandotte City Council be adjourned at 7:31 p.m.

Motion unanimously carried.



 Lawrence S. Stec, City Clerk