

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 Wayne County Local Public Health Department Emergency Epidemic Order and PA228 of 2020, using the Zoom Audio platform, on Monday, June 7, 2021, and was called to order at 7:00pm with Honorable Mayor Robert A. DeSana presiding.

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

Present: Robert A. DeSana, Councilpersons Robert Alderman, Christopher Calvin, Kaylyn Crayne, Todd Hanna, Rosemary Shuryan, Kelly Stec

ABSENT: City Assessor, Theodore Galeski

Also, Present: 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

- Epic Property Management: 1475 Eureka Rd.: Commercial Rehabilitation Exemption Certificate (CREC)

UNFINISHED BUSINESS

2021-167 PARKING LOT #1 & WHISKEY’S BEER GARDEN – STAFF REPORT

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that the staff report regarding Parking Lot #1 is received and placed on file.

Motion unanimously carried.

CALL TO THE PUBLIC

CONSENT AGENDA

2021-168 DELINQUENT WATER & SEWER CHARGES – MUNICIPAL SERVICES

By Councilperson Calvin, supported by Councilperson Crayne

RESOLVED, by City Council that Council concurs with the Wyandotte Municipal Services

Commission and the WMS management recommendation regarding the list of Water and Sewer charges billed by the Department of Municipal Services that are delinquent, and directs the General Manager through the City Treasurer to spread said charges on the 2021 Summer Tax Roll.

Motion unanimously carried.

2021-169 WMS YTD FINANCIAL RESULTS – PERIOD ENDING 3/31/2021

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED by City Council to receive and place on file the six-month financial results for the Department of Municipal Services for the period ending March 31, 2021.

Motion unanimously carried.

2021-170 APPOINTMENT TO DESIGN REVIEW BOARD

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED, that the Mayor hereby concludes with the recommendation of the Downtown Development Authority to appoint Bryan Kozinski to the Design-Review Board.

Motion unanimously carried.

2021-171 2021 WSAF PARKING LOT REQUEST – ST. VINCENT PALLOTTI

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council concurs with the recommendation of the Special Event Coordinator and grants permission to the St. Vincent Pallotti Parent's Club for use of the City owned parking lot located at First and Chestnut along with St. Patrick's lot during the Wyandotte Street Art Fair, July 7th-10th, 2021.

Below are items requested:

- Permission to use the parking lot at First and Chestnut Street along with St. Patrick's lot for fundraising during the WSAF
- No Parking signs to be placed on east side of First Street between Chestnut and Superior Blvd.
- No Parking on Chestnut between Biddle and First Street for Wednesday and Thursday of the fair

BE IT FURTHER RESOLVED that a Hold Harmless Agreement shall be executed as prepared by the Department of Legal Affairs.

Motion unanimously carried.

2021-172 SPECIAL EVENT REQUEST: COMMUNITY CHOICE CREDIT UNION

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council Concurs with the recommendation of the Special Event Coordinator to approve the use of city sidewalks, streets and property, specifically the Yack Arena parking lot, for the Community Choice Credit Union Backpack event to be held on August 13th, 2021 from 3-6pm

Motion unanimously carried.

2021-173 SPECIAL EVENT REQUEST: 359 YOGA EVENTS

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council concurs with the recommendation of the Special Event Coordinator to approve the use of city sidewalks, streets and property for the 359 Yoga events held Wednesdays starting June 30th through September 1st, 2021 from 6-7 pm on the grassy area at City Hall at Sycamore and Biddle Avenue.

Motion unanimously carried.

NEW BUSINESS**2021-174 DESIGN REVIEW APPEAL: MICHIGAN LEGACY CREDIT UNION**

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council rescinds the resolution approved by the Design Review Committee during the June 1, 2021 meeting that denied the use of the amber lights and sets a specific timeframe for use of the blue lights on the building exterior at 269 Oak Street (Michigan Legacy Credit Union) and approves all exterior lighting on the building to be on from 7AM-11PM daily.

Motion unanimously carried.

2021-175 CITIZEN COMMUNICATION/APPEAL: W. STEINKE, SRA

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council refers the communication from Mr. William Steinke regarding a Certificate of Compliance for 1571 Oak Street to the City Engineer for report back on June 21, 2021.

Motion unanimously carried.

2021-176 CITIZEN COMMUNICATION: PROPERTY USE REQUEST – J. KOVACH

By Councilperson Calvin, supported by Councilperson Crayne

BE IT RESOLVED that Council grants permission to John Kovach to use city property at lots 67 & 68 on Ford Ave (adjacent to his home) for a family gathering on June 12, 2021 from 6am-12am.

BE IT FURTHER RESOLVED that John Kovach shall sign a hold harmless agreement at the Clerk's Office, as prepared by the Department of Legal Affairs, prior to the event date.

Motion unanimously carried.

2021-177 EPIC PROPERTY MGMT.: 1475 EUREKA RD. CREC APPLICATION

By Councilperson Calvin, supported by Councilperson Crayne

WHEREAS, the City of Wyandotte legally established the Commercial Rehabilitation District Number 1 on May 24, 2021, after a public hearing held on May 24, 2021; and

WHEREAS, the taxable value of the property proposed to be exempt plus the aggregate taxable value of property previously exempt and currently in force under Public Act 210 of 2005 does not exceed 5% of the total taxable value of the City of Wyandotte; and

WHEREAS, a public hearing was held on the application as provided by section 4(2) of Public Act 210 of 2005 on June 7th, 2021; and

WHEREAS, the applicant, Epic Property Management is not delinquent in any taxes related to the facility; and

WHEREAS, the application is for commercial property as defined in section 2(a) of Public Act 210 of 2005; and

WHEREAS, the applicant, Epic Property Management has provided answers to all required questions under the application instructions to the City of Wyandotte; and

WHEREAS, the City of Wyandotte requires that rehabilitation of the facility shall be completed by December 31st, 2021; and

WHEREAS, the commencement of the rehabilitation of the facility did not occur more than six months prior to the filing of the application for exemption; and

WHEREAS, the application relates to a rehabilitation program that when completed constitutes a qualified facility within the meaning of Public Act 210 of 2005 and that is situated within a Commercial Rehabilitation District established under Public Act 210 of 2005; and

WHEREAS, completion of the qualified facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to increase commercial activity and create employment in the community in which the facility is situated; and

WHEREAS, the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation as provided by section 2(j) of Public Act 210 of 2005.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Wyandotte, that Epic Property Management be and hereby is granted a Commercial Rehabilitation Exemption for the real property, excluding land, located in Commercial Rehabilitation District Number 1 at 1475 Eureka Rd. for a period of 10 years, beginning December 31, 2021, and ending December 30, 2031, pursuant to the provisions of PA 210 of 2005, as amended.

Motion unanimously carried.

2021-178 SALE OF FORMER 400 HIGHLAND

By Councilperson Calvin, supported by Councilperson Crayne

RESOLVED BY THE MAYOR AND COUNCIL that the communication from the City Engineer regarding the City owned property located at former 400 Highland 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 400 Highland to Mr. and Mrs. Ross in the amount of \$10,000.00; AND

BE IT FURTHER RESOLVED that if the Purchaser(s), Mr. and Mrs. Ross 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 RESOLVED that the Mayor and City Clerk are hereby authorized to execute the Offer to Purchase Real Estate for the property known as former 400 Highland, between Mr. and Mrs. Ross and the City of Wyandotte for \$10,000 as presented to Council; AND

BE IT FURTHER RESOLVED that the Mayor and City Clerk are authorized to execute the Release of Purchase Agreement between the City and Mr. and Mrs. Fraley.

Motion unanimously carried.

2021-179 SALE OF PART OF FORMER 4285 17TH ST.

By Councilperson Calvin, supported by Councilperson Crayne
 Council concurs with the recommendation of the City Engineer regarding the sale of fifteen (15) feet of the former 4285 17th Street Wyandotte; AND
 BE IT RESOLVED that Council accepts the offer from Jeffrey Oshnock to acquire the fifteen (15) feet of the former 4275 17th Street for the amount of \$750.00; AND
 BE IT FURTHER RESOLVED that the Department of Legal Affairs is hereby directed to prepare the necessary documents and the Mayor and Clerk are hereby authorized to sign said documents.
 Motion unanimously carried.

2021-180 AMENDMENT TO SCHOOL-RELATED ORDINANCES (#1511 - #1514)

By Councilperson Calvin, supported by Councilperson Crayne
 BE IT RESOLVED that a first reading of Ordinances #1511-1514 to amend portions of school-related ordinances be held on June 7, 2021.
 Motion unanimously carried.

2021-181 BILLS & ACCOUNTS

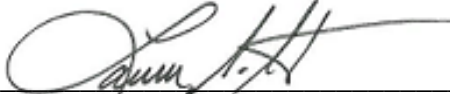
By Councilperson Calvin, supported by Councilperson Crayne
 RESOLVED that the total bills and accounts of \$905,705.91 as presented by the Mayor and City Clerk are hereby APPROVED for payment.
 Motion unanimously carried.

REPORTS & MINUTES

Cultural & Historical Commission	3/11/2021
Retirement Commission	5/21/2021
WMS Commission	5/19/2021
Zoning Board minutes	4/7/2021
Zoning Board Minutes	5/5/2021
WMS Commission	6/2/2021
Recreation Minutes	5/12/2021

REMARKS OF THE MAYOR, COUNCIL, & ELECTED OFFICIALS**ADJOURNMENT****2021-182 ADJOURNMENT**

By Councilperson Calvin, supported by Councilperson Crayne
 RESOLVED, that this regular meeting of the Wyandotte City Council be adjourned at 8:02 p.m.
 Motion unanimously carried.



Lawrence S. Stec, City Clerk