

OFFICIALS

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Sheri M. Sutherby-Fricke
Daniel E. Galeski
Ted Miciura Jr.
Leonard T. Sabuda
Donald C. Schultz
Lawrence S. Stec

Reports
+
minutes

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Wyandotte, Michigan November 25, 2013

Regular session of the City Council of the City of Wyandotte, the Honorable Mayor Joseph Peterson presiding.

ROLL CALL

Present: Councilpersons Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

Absent: None

PERSONS IN THE AUDIENCE

None

COMMUNICATIONS FROM CITY & OTHER OFFICIALS

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #1

ITEM: Hiring - Recreation Secretary

PRESENTER: Justin N. Lanagan, Superintendent of Recreation

INDIVIDUALS IN ATTENDANCE: Justin N. Lanagan

BACKGROUND: The full time Recreation Secretary recently retired. Currently, the office is being staffed with one part time secretary. Applications were taken for the position and the recommended applicant was deemed to be the best candidate for the position. Mrs. Garbin has worked for the Recreation Department for nearly five years and has been a permanent part-time secretary in the office for two and a half years. She has an intricate knowledge of the operations of the City, specifically the Recreation Department and our programs.

STRATEGIC PLAN/GOALS: To provide the finest services and quality of life.

ACTION REQUESTED: Adopt a resolution concurring with the Superintendent of Recreation's recommendation to hire Aimee Garbin to fill the vacant Recreation Secretary position

BUDGET IMPLICATIONS & ACCOUNT NUMBER: There will be a savings in various account numbers associated with payroll in the 750 Department of the General Fund. This savings is approximately \$17,000 based on the difference in cost between the former secretary and this position.

IMPLEMENTATION PLAN: The City's Administrative Office will coordinate the corresponding changes in wages and benefits.

COMMISSION RECOMMENDATION: At their November 19th, 2013 meeting, the Recreation Commission concurred with the Superintendent's recommendation.

CITY ADMINISTRATOR'S RECOMMENDATION: Based on the City's current resources, organizational structure, and staffing expectations, the filling of this position appears necessary to provide effective services to the citizens of the City of Wyandotte.

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: Concur with recommendation.

LIST OF ATTACHMENTS: 1) Resume – Aimee Garbin
2) Application for Employment – Aimee Garbin
3) Job Description – Recreation Secretary

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #2

ITEM: Small Business Saturday & Festive Fridays in Wyandotte

INDIVIDUALS IN ATTENDANCE: Natalie Rankine – DDA Director

BACKGROUND: We are happy to announce that the DDA will once again collaborate with the Wyandotte Business Association to host Small Business Saturday and Festive Fridays in Downtown Wyandotte for the holiday season. The events will highlight live musicians, visits with Santa, carriage and trolley rides and complementary gift wrap, "Joe Bucks" gift certificate giveaways and live reindeer on December 13th. We will also be offering maps outlining specials that Wyandotte businesses will be offering each evening.

Our schedule of events is as follows:

SMALL BUSINESS SATURDAY - Saturday, November 30th from 10:00 am to 6:00 pm

Visits with Santa at White Furniture from 12:00 noon to 3:00 pm. "Joe Bucks" giveaways all day long. Complementary gift wrap at the Axe n Ladder Deli from 10:00 am to 6:00 pm. (Volunteers from Blessings in a Backpack and Love Wyandotte will be wrapping for tips for the Blessings in a Backpack program). The Salvation Army will be hosting a canned food drive at the clock tower. Those who donate will receive a raffle ticket for a gift basket. Live musicians will be performing intermittently throughout the day. The horse and carriage will be operating from 12:00 am to 3:00 pm and the trolley will be operating from 1:00 pm to 5:00 pm.

FESTIVE FRIDAYS – December 6th, 13th and 20th from 6:00 pm to 9:00 pm.

Visits with Santa at White Furniture from 6:00 pm to 9:00 pm. "Joe Bucks" giveaways all night long. Live musicians will be performing intermittently throughout all evenings. The horse and carriage and the trolley will be operating from 6:00 pm to 9:00 pm each night.

Reindeer at the corner of Biddle and Sycamore on Friday, December 13th from 6:00 pm to 9:00 pm.

Complementary gift wrap at Total Health on Friday, December 20th from 6:00 pm to 9:00 pm. (Volunteers from Blessings in a Backpack and Love Wyandotte will be wrapping for tips for the Blessings in a Backpack program).

STRATEGIC PLAN/GOALS: This action is consistent with the Goals and Objectives identified in the City of Wyandotte's Strategic Plan 2010-2015 that identifies a commitment to enhancing the community's quality of life.

ACTION REQUESTED: Place the information presented regarding Small Business Saturday and Festive Fridays on file.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: N/A

IMPLEMENTATION PLAN: N/A

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION:

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: OK JRP

LIST OF ATTACHMENTS: N/A

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #3

ITEM: Zagster Bike Rental Proposal

PRESENTER: Natalie Rankine - DDA Director, Mark Kowalewski - City Engineer, Daniel Grant - Police Chief

INDIVIDUALS IN ATTENDANCE: Mark Kowalewski - City Engineer

BACKGROUND: Response relative to the Council request from October 29th regarding the request for the installation of the Zagster Bike Rental from Michael Paschke. The aforementioned departments have consulted with Legal Counsel and have made the determination that the proposal would be a positive addition to Wyandotte given the following conditions and recommendations.

1. The bike rack rental facility should not be located in an existing parking space, county right-of-way or active traffic lanes.

2. Placement of the rental rack on public property is preferred over a private location. This is preferred because it is conceivable that a business or property owner could no longer desire to host this amenity on their property. That said, proposed public locations are as follows:

- a. Northwest corner of Biddle Avenue and Elm
- b. Northwest corner of First Street and Elm
- c. Property at Bishop Park
- d. Property at BASF Park/Wyandotte Shores
- e. Southwest corner of Biddle Avenue and Eureka

3. If the racks are to be located on City Property, a Hold Harmless and Grant of License would be required.

The Zoning Ordinance as written does not specifically permit this type of use. In the CBD and B-2 Districts it would require Zoning Board review for Special Approval or Exception each and every time the use is proposed. If this proposal is to be considered, changes in the Zoning Ordinance may have to be adopted.

Additionally, legal counsel has brought forth the following points for council to consider when making decisions regarding the use of public property:

- 1. Should there be a limit on the amount of uses that may be made upon each block?
- 2. Should the use of public space be limited to business owners who occupy a storefront?
- 3. How much is too much for requested uses of public areas designed for public travel?
- 4. Who supervises the uses once permission is granted to make sure the public property remains safe and the racks are properly maintained?
- 5. Should adjacent property owners have an opportunity to object to the proposed use before permission is granted?

STRATEGIC PLAN/GOALS: This action is consistent with the Goals and Objectives identified in the City of Wyandotte's Strategic Plan 2010-2015 that identifies a commitment to enhancing the community's quality of life.

ACTION REQUESTED: Refer this issue to the City Engineer, City Attorney and DDA Director to determine a location for the facility and prepare a proposed amendment (if needed, depending upon location) to the Zoning Ordinance to provide for the use and location of outdoor bike rental facilities for a trial period of 12 months.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: N/A

IMPLEMENTATION PLAN: Report back to City Council with ninety (90) days. Prepare the amendment to the Zoning Ordinance to include outdoor bike rental uses if necessary.

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: See above information in narrative and attached documentation.

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS: 1. Memorandum from City Attorney dated November 20, 2013

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #4

ITEM: Charter Amendment -- Operating Millage

PRESENTER: Todd A. Drysdale, City Administrator

INDIVIDUALS IN ATTENDANCE: N/A

BACKGROUND: As a result of the projected General Fund revenue shortfall of approximately \$1.5 million in 2011, the City Council approved a ballot question asking to increase the operating millage by an additional 1.75 mills for a three (3) year period. In November of 2011, the voters approved this millage increase which is set to expire at the end of the current fiscal year.

Since the approval of the additional operating millage, the City has reduced the budget by \$1.5 million primarily in the form of:

1. Personnel reductions – fourteen (14) full-time employees since 2010
2. Wage freeze since 2009 for non-union employees and from 2013 through 2015 for union employees
3. Implementation of a 20% employee insurance premium payment for all employees
4. Reduction in holiday pay for police and fire employees
5. Elimination of longevity pay of all employees
6. Delaying virtually all capital equipment purchases
7. Consolidating municipal operations with the Department of Municipal Services
8. Consolidating services with neighboring cities (Dispatch, Animal Control, Assessing)
9. Changing telephone service from AT&T to the VOIP service provided by Wyandotte Municipal Services
10. Increasing user fees for services provided to citizens and businesses
11. Reduction in benefit levels for future retirees

In spite of these changes enacted by the City Council, the City could not address the negative financial pressures it was facing. This is primarily due to:

1. Continued loss of taxable value in the City of which the cumulative loss is forty percent (40%).
2. Drastic increases in the actuarially-determined annual contribution to the defined benefit retirement system.
3. Continued loss of investment income due to the financial markets providing a lack of sufficient rates of return at an appropriate risk level.
4. Decrease in revenue from fines and forfeitures from the 27th District Court.
5. Continued increases in health insurance premiums, primarily attributable to the implementation of the Affordable Care Act (ACA), for both active employees and retirees.

As a result, the current 5-Year Financial Forecast for the City's General Fund indicates the following annual shortfall in revenue:

2014FY - (185,095)
 2015FY - (936,103)
 2016FY - (1,079,388)
 2017FY - (1,338,964)

Attached is a draft resolution that would again place a millage increase on the ballot for voter approval. The additional 1.75 operating mills approved in November, 2011, will end with the current (2014) fiscal year which is the primary reason for the significant projected shortfall beginning in the 2015FY.

The "renewal" of the 1.75 mills would reduce the shortfall to the following:

2015FY - (287,598)
 2016FY - (430,883)
 2017FY - (690,459)

An "increase" to a total of 3.0 mills would eliminate/reduce the shortfall as following:

2015FY - 175,620
 2016FY - 32,335
 2017FY - (227,241)

Based on this information, it is recommended that three (3) mills be submitted to the voters for a period of five (5) years.

STRATEGIC PLAN/GOALS: To provide the finest services and quality of life. To be financially responsible.

ACTION REQUESTED: Adopt the attached a resolution that requests a charter amendment to increase the charter tax rate limitation for general operating purposes be submitted to the qualified electors of the City at the next available election date.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: The City will realize approximately \$1,112,000 in additional tax revenue in the first year if the charter amendment is approved.

IMPLEMENTATION PLAN: Upon affirmative vote of five (5) members of the City Council, the City Clerk will forward the proposed charter amendment to the Governor of the State of Michigan and the Attorney General for approval.

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: Concur

LEGAL COUNSEL'S RECOMMENDATION: William R. Look approved

MAYOR'S RECOMMENDATION:

LIST OF ATTACHMENTS: N/A

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #5
 ITEM: Various Services performed by the City of Wyandotte

PRESENTER: Todd Drysdale, City Administrator

INDIVIDUALS IN ATTENDANCE: N/A

BACKGROUND: Attached is a list of services performed by the Department of Public Service that have not been paid. In accordance with Section 222 of the City Charter, said charges should be placed as a special assessment against property.

STRATEGIC PLAN/GOALS: The City is committed to maintaining and developing excellent Neighborhoods and the Downtown.

ACTION REQUESTED: Approve said charges to be placed as a special assessment against properties.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: N/A

IMPLEMENTATION PLAN: The City Assessor to spread said charges on the 2013 Winter Tax Roll.

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: Concur with recommendation.

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: Concur with recommendation.

LIST OF ATTACHMENTS: Special Assessment Roll for 2013 Winter Tax Roll

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #6

ITEM: City Owned Property at 313-315 Superior

PRESENTER: Mark A. Kowalewski, City Engineer

INDIVIDUALS IN ATTENDANCE: Mark A. Kowalewski, City Engineer

BACKGROUND: The City purchased this property with TIFA Funding for the amount of \$25,000.00. This property is a three (3) unit home with a detached garage on a lot size of 50' x 150'. A review of the property and the neighborhood revealed that this home fits the neighborhood and should be rehabilitated instead of a new home being built here. The Wyandotte Community Alliance (WCA) has inspected the property and has determined that they desire to rehab this property into a single family home. The WCA and the City have worked together in rehabilitating six (6) homes over the last ten (10) years. The most recent home was at 303 Maple which was moved by the City and rehabbed and sold by the WCA. The undersigned recommends selling this property to the WCA for \$1.00 provided the WCA rehabilitates the property to a single family dwelling.

STRATEGIC PLAN/GOALS: Provide the finest services and quality of life to its residents by fostering the revitalization and preservation of older areas of the City as well as developing, redeveloping new areas, ensuring that all new developments will be planned and designed consistent with the city's historic and visual standards; have a minimum impact on natural areas; and, have a positive impact on surrounding areas and neighborhoods.

ACTION REQUESTED: Adopt a resolution concurring with recommendation.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: n/a

IMPLEMENTATION PLAN: Sell property to WCA; WCA rehabilitates the home; once rehab is completed WCA will place property on open market for sale.

COMMISSION RECOMMENDATION: n/a

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: WLook approved

MAYOR'S RECOMMENDATION: jrp

LIST OF ATTACHMENTS: Communication from WCA dated November 14, 2013

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #7

ITEM: Purchase Additional 96 Gallon Toters

PRESENTER: Mark A. Kowalewski, City Engineer

INDIVIDUALS IN ATTENDANCE: Mark A. Kowalewski, City Engineer

BACKGROUND: The City offers residents to rent 96 gallon toters for \$48 for a two (2) year term. To date 923 toters have been purchased and leased out. The Department of Public Service (DPS) desires to maintain an inventory of these toters. Cascade Engineering of Grand Rapids, Michigan has supplied the previous carts to the City. Cascade Engineering requires a minimum order of 144 carts at the price of \$45.42 per cart for a total of \$6,540.48. (No increase in price from supplier.) Funding is from the Solid Waste Fund. These carts will be black with the City of Wyandotte logo stamped on the container.

STRATEGIC PLAN/GOALS: The City is committed to creating fiscal stability, streamlining government operations; make government more accountable and transparent to its citizens and making openness, ethics and customer service the cornerstones of our City government.

ACTION REQUESTED: Approve the DPS to purchase 144 carts at a cost of \$6,540.48 from Cascade Engineering.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: 290-448-850-770-540

IMPLEMENTATION PLAN: Place order with Cascade Engineering of Grand Rapids, Michigan

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS: N/A

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #8

ITEM: Stormwater, Asset Management and Wasterwater (SAW) Grant Application

PRESENTER: Mark A. Kowalewski, City Engineer

INDIVIDUALS IN ATTENDANCE: Mark A. Kowalewski, City Engineer

BACKGROUND: In 2002, Michigan Voters approved the Great Lakes Water Quality Bond Proposal, authorizing the State to borrow up to \$1.0 billion and issue bonds for sewer treatment projects, stormwater projects and non- point source projects to improve the state's water quality. This program included low interest loans. The Stormwater, Asset Management and Wasterwater (SAW) Program is a result of new legislation establishing grants for Asset Management Plan development, Stormwater Management Plan development, Sewage Collection and Treatment Planning and Design Services, and innovative project pilot testing. Grants up to \$2M cap per community are available with a 10% local match on the first \$1M and 25% on the second \$1M. Wyandotte's project total is \$1,669,818 with the grant request being \$1,455,854 and the required matching amount being \$213,964. Employee costs of \$160,072 are eligible for reimbursement making the City's net cost \$53,892.00. The grant request is for an Asset Management Plan to include an inventory and assessment of the sewer system including cleaning and televising any lines not completed since 2005 and establishing a GIS System for sewers. Utilizing this information to update the Operations & Maintenance Policy will determine the revenue needed on an annual basis for improvements to update the rate structure if needed.

STRATEGIC PLAN/GOALS: The City is committed to maintain neighborhoods by matching tools and efforts to the conditions in city neighborhoods, tracking infrastructure conditions in all neighborhoods. The city will work to establish and sustain the quality of street lighting, sidewalks, curbs, gutters and pavement and continuing neighborhood renewal projects, where needed, in order to revitalize structures and infrastructures in residential and commercial areas.

ACTION REQUESTED: Approve the City Engineer to apply for a SAW Grant.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: An awarded grant would be over a three (3) year time period. Therefore, matching funds from the Sewer Fund in the amount of \$213,964.00 from account no. 590-200-926-950-310 would be utilized over the next three (3) budget years. The City would receive revenue for the reimbursement of employee time in the amount of \$160,072.00

IMPLEMENTATION PLAN: Apply for SAW Grant Application before December 1, 2013.

COMMISSION RECOMMENDATION: n/a

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION:

MAYOR'S RECOMMENDATION: OK JRP

LIST OF ATTACHMENTS:

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #9

ITEM: Amendment to Purchase Agreement for the Former 865-868 Forest/3835-3841 9th Street

PRESENTER: Mark A. Kowalewski, City Engineer

BACKGROUND: This Purchase Agreement was approved by City Council on June 4, 2013. The Spicer's are purchasing the property for the construction of a single family dwelling. The Spicer's are requesting additional time to secure the required Building Permit until February 1, 2014 and the front porch will be smaller and the side porch will be removed. All other terms and conditions shall remain in full force and effect.

STRATEGIC PLAN/GOALS: Provide the finest services and quality of life to its residents by fostering the revitalization and preservation of older areas of the City as well as developing, redeveloping new areas, ensuring that all new developments will be planned and designed consistent with the city's historic and visual standards; have a minimum impact on natural areas; and, have a positive impact on surrounding areas and neighborhoods.

ACTION REQUESTED: Adopt a resolution concurring with recommendation

BUDGET IMPLICATIONS & ACCOUNT NUMBER: N/A

IMPLEMENTATION PLAN: Execute First Amendment to Purchase Agreement and close on property.

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: apprvd WLook

MAYOR'S RECOMMENDATION: OK JRP

LIST OF ATTACHMENTS: First Amendment to Purchase Agreement

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #10

ITEM: PA 152 of 2011 - Compliance

PRESENTER: Todd A. Drysdale, City Administrator

INDIVIDUALS IN ATTENDANCE: N/A

BACKGROUND: In 2011, the State passed PA 152 otherwise known as the Publicly Funded Health Insurance Contribution Act (PFHIC). This new law was designed to lessen the burden of employee healthcare costs on public employers. There are four (4) options available to each public entity:

1. Apply the Hard Cap (capped dollar amount each government employer may pay towards an employee's healthcare costs;)
2. Adopt by majority vote the 80%/20% cost-sharing-model;
3. Opt out of the cost-sharing model as set forth in the law;
4. Elect not to follow the statute (non-compliance).

For the first two years that this law has been in effect (2012 and 2013), the City has adopted the 80%/20% cost sharing model. Using this option for compliance requires an annual resolution from the elected body.

Note that in the past, the adoption of the 80%/20% cost sharing model also satisfied EVIP compliance requirements for Category 3. PA 59 of 2013 has amended the Category 3 requirements of the EVIP program to address measures taken by the City to address our Unfunded Accrued Liabilities. It does not appear that EVIP category can be satisfied by adopting the 80%/20% model in the next fiscal year. Regardless, it is recommended that this cost-sharing model continues to be approved due to the significant cost savings derived by the City.

STRATEGIC PLAN/GOALS: N/A

ACTION REQUESTED: Adopt a resolution affirming the continued application of the 80%/20% Cost Sharing Option allowed under PA 152 of 2011

BUDGET IMPLICATIONS & ACCOUNT NUMBER: The application of the 80%/20% cost sharing of medical and prescription costs provides approximately \$400,000 in savings to the City. The amount is already included in the current and future year budgets.

IMPLEMENTATION PLAN: N/A – already ongoing.

COMMISSION RECOMMENDATION: N/A

CITY ADMINISTRATOR'S RECOMMENDATION: Concur

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS:

1. Council Resolution dated December 19, 2011
2. Council Resolution dated May 20, 2013
3. PA 59 of 2013 - Economic Vitality Incentive Program (EVIP)

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #11

ITEM: Power Plant Roof – Financing Agreement with Chase Bank

PRESENTER: Paul LaManes – Assistant General Manager

INDIVIDUALS IN ATTENDANCE: Rod Lesko, General Manager

BACKGROUND: The Wyandotte Municipal Service Commission and the Wyandotte City Council previously approved the lowest qualified bid of \$846,322.72 by Molnar Roofing for the roof replacement at the Wyandotte Power Plant. As noted and approved in the FY14 City of Wyandotte-Department of Municipal Services operating budget Municipal Services Management finds it necessary to finance the project over time so that the Electric Department Business Plan and rates are not adversely impacted to meet overall department goals for operating results, cash reserves and working capital. An Installment Purchase Agreement was directly negotiated with the City's existing banking partner, Chase Bank. Terms of the proposal are as follows:

- 84 month (7 year) Installment Purchase Agreement
- Principal amount not to exceed \$ 850,000
- Fixed rate financing and payment schedule to be agreed to 5 days prior to closing

Interest rate quoted at 2.0144%

Interest rate as of 11/13/2013 – 1.8364%

Annual debt service of approximately \$131,400

Total term interest of approximately \$69,900

STRATEGIC PLAN/GOALS: Maintaining and improving Electric Department facilities in a fiscally responsible manner.

ACTION REQUESTED: Receive and place on file the resolution and support concurring with the Wyandotte Municipal Service Commission's approval of up to \$ 850,000 of Installment Purchase financing at an interest rate not to exceed 2.5% for a replacement roof for the power plant and for the Department of Municipal Service to negotiate the financing.

BUDGET IMPLICATIONS: Power Plant Roof project was approved as part of the FY14 Electric Capital Budget and as part of the FY14 Operating Budget as Interest Expense. Project financing was referenced in the FY14 Electric Budget as part of the assumptions and revenue requirement for the Electric Fund.

IMPLEMENTATION PLAN: Subsequent to concurrence from the Wyandotte City Council, commence with closing on the Installment Purchase Agreement for financing not to exceed \$ 850,000 and interest not to exceed 2.5% per annum based on the proposed form of Installment Purchase Agreement provided by legal counsel, Miller Canfield.

COMMISSION RECOMMENDATION: Municipal Services Commission approved resolution 8 11-2013-06 at regular meeting on November 13, 2013.

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: Act 99 Resolution attached prepared by Bill Danhof-Miller Canfield.

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS

Signed Commission Resolution 11-2013-06 approving financing

Signed Commission Resolution requesting City Council approval of resolution approving financing under Act No. 99, Public Acts of Michigan, 1933 Replacement Roof for Power Plant

Chase Bank Installment Purchase Agreement Proposal

Proposed Form of Installment Purchase Agreement to be completed at financing closing

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #12

ITEM: Municipal Services – WMS Water Rate Adjustment

PRESENTER: Bill Weirich – Superintendent of Water

INDIVIDUALS CONSULTED: Rod Lesko-GM, Paul LaManes-Asst. GM, Mike Pente-Finance/Business Analyst

BACKGROUND: The Wyandotte Municipal Services Water department periodically reviews rates via cost of service studies/ internal analysis of costs and revenues and makes determinations when rate adjustments are necessary based on the varying costs and revenues to provide for a viable budget that will ensure the fiscal health of the WMS Water department. An internal rate analysis performed in conjunction with preparation of the FY14 operating and capital budget resulted in the need to adjust both the meter charge and the water charge to maintain Water Department operating and capital needs, cash reserves and suggested working capital levels. The rate change and meter charge increase of 3.5% on a typically bill for a 5/8 "meter using 6,000 gallons a month will see a monthly increase of \$0.70, while on a 2" meter with a typically usage of 225,000 gallons a month the increase will be \$14.84.

STRATEGIC PLAN/GOALS: Providing the public with friendly, responsive, reliable and customer focused services that are fiscally responsible.

ACTION REQUESTED: Concur with the resolution from the Wyandotte Municipal Service Commission to authorize the General Manager to execute the requested WMS Water rate adjustments as provided for in the FY2014 WMS Water budget.

BUDGET IMPLICATIONS: Adjustments were factored into the FY2014 Water budget and noted as such in the budget assumptions. This rate adjustment will provide an additional \$97K and the necessary working capital to operate the plant, cover current costs and provide the financial resources that are necessary to maintain the cash reserves.

IMPLEMENTATION PLAN: Upon concurrence from Council, notify customers of the rate adjustments for water. Implement requested changes effective January 1, 2014

COMMISSION RECOMMENDATION: WMS Water Rate Adjustment Resolution #11-2013-05 was approved by the Municipal Services Commission at the November 13, 2013 Municipal Services Commission meeting.

CITY ADMINISTRATOR'S RECOMMENDATION :TDrysdale

LEGAL COUNSEL'S RECOMMENDATION - N/A

MAYOR'S RECOMMENDATION ok jrp

LIST OF ATTACHMENTS

Historical Water Rate Summary with Proposed Rates
 FY14 Budget Revenue Requirements
 Signed resolution # 11-2013-05

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #13

ITEM: Approval to accept bid for roof replacements at Filter Plant Buildings

PRESENTER: William Weirich, Water Department Superintendent

INDIVIDUALS CONSULTED: Rod Lesko, General Manager, Paul LaManes, Assistant General Manager

BACKGROUND: As part of a three year program to replace all the roofs on the Filter Plant buildings this bid award is the last phase of that program. The program was started when it was discovered that the current roofing membrane material was beyond repair on several of the buildings and needed to be replaced. The roofing membrane was found to be cracking due to the surrounding environmental conditions that it is being exposed to on a daily bases. We found on most of the buildings the membrane was so bad that we had to install temporary patches in order to keep the weather out of the buildings. During this process we received costs to repair the roofs which were very high and would not be a guarantee to keep the rain out, so we put together a three year program to have each building's roofs replaced. Bids were sent out for the replacement of the three remaining roofs in conjunction with the bid for the roof replacement at 1771 6th St in March of 2013. The bid contained the specification that the awarding of the bid for the roof replacements at the filter plant site would not be awarded until after the, approval of the 2014 capital budget and that all labor pricing would have to remain as bid out.

STRATEGIC PLAN/GOALS: Maintaining and improving the Water Department facilities in a fiscally responsible manner

ACTION REQUESTED: Concur with the resolution from the Wyandotte Municipal Service Commission to authorize the General Manager to execute awarding the roof replacement bid in the amount of \$84,676.00 to Molnar Roofing.

BUDGET IMPLICATIONS: Filter Plant Roof project was approved as part of the FY 2014 Capital Budget.

IMPLEMENTATION PLAN: Upon concurrence from Council, commence with notifying the lowest qualified bidder Molnar Roofing to begin scheduling of the project.

COMMISSION RECOMMENDATION: WMS Water Department Roof Replacement Project Resolution #11-2013-1 was approved by the Municipal Service Commission at the November 13, 2013 Municipal Service Commission meeting.

CITY ADMINISTRATOR REVIEW: tdrysdale

LEGAL COUNSEL REVIEW: N/A

MAYOR'S RECOMMENDATION ok jrp

LIST OF ATTACHMENTS

Letter to General Manager

Signed resolution #11-2013-01

Study and pictures of roof repairs needed

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 **AGENDA ITEM #14**

ITEM: Municipal Services – NCTC Pre-Commitment for Game Show Network Agreement

PRESENTER: Steve Timcoe, Superintendent Telecommunications

INDIVIDUALS IN ATTENDANCE: None

BACKGROUND: Wyandotte Municipal Services entered into an agreement with Game Show Network, via the National Cable Television Cooperative (NCTC) on June 16, 2010 which will expire on December 31, 2013. National Cable Television Cooperative (NCTC) has implemented a new strategy and approach to negotiating programming agreements. The initiative is call the Pre-Commitment Model (PCM). They are asking all their members to Pre-Commit participation in a programming agreement ahead of its completion. This allows NCTC to negotiate the best possible deal by bringing a predetermined number of subscribers to the negotiating table. This differs from the previous approach whereby NCTC negotiated the deal and then left it to chance that NCTC members will opt in to the agreement leaving the programmer with uncertainty as to the number of members and subsequent subscribers that will actually be participating. As a current participant in the NCTC Game Show Network (GSN) we have the opportunity to participate in the GSN-PCM. If we intend to continue carriage of GSN, which is recommended by WMS Management, then WMS should participate in the PCM to secure the best possible deal on rate and agreement structure.

STRATEGIC PLAN/GOALS: Providing the public with friendly, responsive, reliable and customer-focused services that are fiscally responsible.

ACTION REQUESTED: Concur with the resolution from the Wyandotte Municipal Service Commission to authorize the General Manager to execute the Game Show Network Pre-Commitment Model ("PCM") with National Cable Television Cooperative, Inc. (NCTC) as recommended by WMS Management. .

BUDGET IMPLICATIONS & ACCOUNT NUMBER: Projected Increase (+)/Decrease (-) Net Income = \$946.20. See attached Projected Expense/Revenue +/-.

IMPLEMENTATION PLAN: Upon concurrence from Council, execute Game Show Network Pre-Commitment Model ("PCM") with the National Cable Television Cooperative, Inc. Obtain confirmation of execution from NCTC, print and place on file as record of officially executed document.

COMMISSION RECOMMENDATION: NCTC Pre-Commitment for Game Show Network Agreement Resolution was approved by the Municipal Services Commission at the November 13, 2013 Municipal Services Commission meeting Resolution if #11-2013-02.

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysedale

LEGAL COUNSEL'S RECOMMENDATION: Reviewed and approved Paul Breakman, Attorney (Duncan-Allen)

MAYOR'S RECOMMENDATION: OK JRP

LIST OF ATTACHMENTS

Signed Commission Resolution # 11-2013-02

Projected Expense/Revenue +/-

Rate Comparison

Game Show Network Pre-Commitment Model ("PCM")

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #15

ITEM: Municipal Services – GLDS BILLING SOFTWARE & LICENSE AGREEMENT

PRESENTER: Steve Timeoe, Superintendent Telecommunications

INDIVIDUALS IN ATTENDANCE: David Fuller, Director Information Technology

BACKGROUND: The City of Wyandotte & Wyandotte Municipal Services is decommissioning the SunGard/HTE Billing System and is entering into agreement with BS&A to begin utilizing BS&A billing system to serve the City of Wyandotte & WMS system billing needs. BS&A does not have a cable billing component to their billing solution.

WMS entered into agreement with Great Lakes Data Systems (GLDS) on October 1, 2001 via the "Digital Authorization and Billing Service Agreement" which is currently in effect and which is automatically renewed every 12 months, unless cancelled in writing and which has provided WMS with complete cable converter control for provisioning, PPV, Service Level QOS, Administrative Web Portals, etc. and WMS has maintained this agreement to date having been very satisfied with the service provided. GLDS also provides for complete cable specific billing services via their GLDS WinCable billing solution which has been determined to interface seamlessly with the new BS&A billing system and is also interfaced with IBBS for modem and EMTA provisioning, QOS & billing as well as administrative and customer web portals. WMS Management has desired to migrate to the full service solution offered by GLDS which includes the WinCable cable billing system and has anticipated this action upon the replacement of the SunGard/HTE billing system. The WinCable billing solution will offer significant enhancements, versatility and flexibility to the WMS Cable Telecommunications department billing needs. It will allow for all billing functions associated with cable, Internet and phone to be serviced transparently to the customer as the interface with BS&A will provide for the same bundled (one utility bill) bill that our customers are accustomed to receiving each month. These agreements will replace the existing Digital Authorization and Billing Service Agreement and has the same term(s) with a 1 year initial period with automatic 1 year renewals.

STRATEGIC PLAN/GOALS: Providing the public with friendly, responsive, reliable and customer-focused services that are fiscally responsible.

ACTION REQUESTED: Concur with the resolution #11-2013-03 from the Wyandotte Municipal Service Commission to authorize the General Manager to execute the GLDS WinCable Sales Order agreement, WinCable Software License Agreement & the GLDS Supercontroller Software License Agreement as recommended by WMS Management.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: Projected Increase (+)/Decrease (-) Net Income \$28,423.70. See attached Projected Expense/Revenue +/- Non-recurring capital expense of \$143,725.00 with a projected ROI of 20.24 months. Project was approved as part of FY14 Telecommunications Capital/Operating Budget.

IMPLEMENTATION PLAN: Upon concurrence from Council, execute plans for successful migration. Ensure all necessary training is scheduled and completed and coordinate with GLDS, BS&A, IBBS, City of Wyandotte and WMS personnel to decommission the SunGard/HTE billing software and execute the installation and use of the new billing software programs.

COMMISSION RECOMMENDATION: GLDS WinCable Billing Software & License Agreement Resolution was approved by the Municipal Services Commission at the November 13, 2013 Municipal Services Commission meeting.

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: Approved to Form – William R. Look, Attorney. Reviewed and approved – Paul Breakman, Attorney (Duncan-Allen)

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS

Signed Commission Resolution # 11-2013-03
GLDS WinCable Sales Order Agreement
WinCable Software License Agreement
Supercontroller Software License Agreement
GLDS Agreement Comparison

CITY OF WYANDOTTE REQUEST FOR COUNCIL ACTION

MEETING DATE: November 25, 2013 AGENDA ITEM #16

ITEM: Municipal Services – WMS Cable Telecommunications Rate Adjustment

PRESENTER: Steve Timcoe, Superintendent Telecommunications

INDIVIDUALS IN ATTENDANCE: Paul LaManes, Assistant General Manager
Michael Pente, Business Analyst

BACKGROUND: Wyandotte Municipal Services Cable Telecommunications department periodically reviews rates via cost of service study and/or internal analysis of expense/revenue and makes determinations when rate adjustments are necessary based on the varying expense/revenue to provide for a viable budget that will ensure the fiscal health of the WMS cable telecommunications department. All current service level rates for cable, internet & phone will remain in effect without change with the exception of changes requested for the rates associated with expanded basic cable (\$42.59 to \$43.99), digital basic cable (\$9.99 to \$12.99) and HBO (\$15.49 to \$16.99).

STRATEGIC PLAN/GOALS: Providing the public with friendly, responsive, reliable and customer-focused services that are fiscally responsible.

ACTION REQUESTED: Concur with the resolution from the Wyandotte Municipal Service Commission to authorize the General Manager to execute the requested WMS cable telecommunications rate adjustment as provided for in the FY2014 WMS cable telecommunications budget.

BUDGET IMPLICATIONS & ACCOUNT NUMBER: Adjustments were factored into the FY2014 cable telecommunications budget and noted as such in the budget assumptions.

IMPLEMENTATION PLAN: Upon concurrence from Council, notify customers of the necessary rate adjustment for the services, expanded basic, digital basic and HBO. Implement requested changes effective January 1, 2014

COMMISSION RECOMMENDATION: WMS Cable Telecommunications Rate Adjustment Resolution # 11-2013-04 was approved by the Municipal Services Commission at the November 13, 2013 Municipal Services Commission meeting.

CITY ADMINISTRATOR'S RECOMMENDATION: TDrysdale

LEGAL COUNSEL'S RECOMMENDATION: N/A

MAYOR'S RECOMMENDATION: ok jrp

LIST OF ATTACHMENTS

Signed Commission Resolution #11-2013-04
Rate Adjustment Summary
Rate Adjustment Impact "Annualized"
Current rates vs. Proposed rates
Gross Margin 'before overhead' by Product Line by Unit

REPORTS AND MINUTES:

Financial Services Daily Cash Receipts	November 18, 2013	\$128,777.92
Retirement Commission Meeting	November 20, 2013	
Municipal Service work session	November 13, 2013	
Municipal Service Commission	November 13, 2013	
Design Review Committee	November 5, 2013	

CITIZENS PARTICIPATION:

None

RECESS

RECONVENING

ROLL CALL

Present: Councilpersons Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

Absent: None

RESOLUTIONS

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the reading of the minutes of the previous meeting be dispensed with and the same stand APPROVED as recorded without objection.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

ROLL ATTACHED

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council hereby acknowledges receipt of the communication from the Superintendent of Recreation regarding the Recreation Secretary position and hereby receives and places it on file. AND BE IT FURTHER RESOLVED that Council CONCURS in the recommendation therein and hereby declares said position vacant and authorizes the filling of such vacancy, AND FURTHER RESOLVED that the Council APPROVES the hiring of Aimee Garbin effective December 2, 2013 as the Recreation Secretary at salary level 25A (\$12.12/hour) which is set in accordance with the City's Personnel Policy Handbook.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the communication from the Downtown Development Director and Wyandotte Business Association relative to the collaboration for Small business Saturday and festive Fridays is hereby received and placed on file.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the communication from the Downtown Development Director, City Engineer, Chief of Police and Department of Legal Affairs relative to the placement of Zagster Bike Rental racks as proposed by Michael Paschke is hereby received and placed on file; AND BE IT FURTHER RESOLVED that Mayor and Council refers said issue to the City Engineer, City Attorney and Downtown Development Director to determine a location for the bike rack and prepare a proposed amendment (if needed, depending upon the location) to the Zoning Ordinance to provide for the use and location of outdoor bike rental facilities for a trial period of 12 months.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that we hold in abeyance for two (2) weeks the communication from the City Administrator relative to a ballot question for a Charter Amendment relative to Operating Millage and FURTHER that a Study Session, on said issue, be held in conjunction with said request.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda

NAYS: Councilmembers Schultz, Stec

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council hereby CONCURS in the recommendation of the City Administrator as set forth in his communication dated November 25, 2013 relative to the list of various services performed by the Department of Public Service; AND BE IT FURTHER RESOLVED that Council directs the City Assessor to spread said charges in the amount of \$35,966.96 in accordance with Section 222 of the City Charter as a special assessment on the 2013 Winter Tax Roll.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the communication from the City Engineer regarding the property at 313-315 Superior is hereby received and placed on file; AND BE IT FURTHER RESOLVED that Council CONCURS with the recommendation of the City Engineer to sell the property at 313-315 Superior to the Wyandotte Community Alliance (WCA) for \$1.00 provided the WCA rehabilitates the home into a single family dwelling; AND FURTHER that the TIFA Board approves this transfer; AND BE IT FURTHER RESOLVED that Council authorizes the Mayor and City Clerk to execute the required sales documents.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the recommendation of the City Engineer as set forth in his communication dated November 25, 2013 to purchase 144-96 gallon carts from Cascade Engineering of Grand Rapids, Michigan in the amount of \$6,540.48 from account # 290-448-850-770-540; each cart to be black with imprinted serial numbers with the City of Wyandotte's logo, including a standard ten (10) year warranty.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

City of Wyandotte

County of Wayne

Resolution Authorizing the SAW Grant Agreement

Minutes of the regular meeting of the City Council of the City of Wyandotte County of Wayne, State of Michigan, (the "Municipality") held on November 25, 2013.

PRESENT: Members Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

ABSENT: None

Member Donald Schultz offered and moved the adoption of the following resolution, seconded by Member Leonard Sabuda

WHEREAS, Part 52 (strategic water quality initiatives) of the Natural Resources and Environmental Protection Act, 1994 PA 451, as amended ("Part 52"), provides at MCL 324.5204e that the Michigan Finance Authority (the "MFA") in consultation with the Michigan Department of Environmental Quality (the "DEQ") shall establish a strategic water quality initiatives grant program; and

WHEREAS, in accordance with the provisions of 2012 PA 511, which provides grants to municipalities for sewage collection and treatment systems or storm water or nonpoint source pollution control; and

WHEREAS, in accordance with the provisions of 1985 PA 227, as amended, Part 52, and other applicable provisions of law, the MFA, the DEQ, and the Municipality that is a grant recipient shall enter into a grant agreement (the "SAW Grant Agreement") that requires the Municipality to repay the grant under certain conditions as set forth in MCL 324.5204e, as amended; and

WHEREAS, the Municipality does hereby determine it necessary to establish an asset management plan,

WHEREAS, it is the determination of the Municipality that at this time, a grant in the aggregate principal amount not to exceed \$1,455,854 ("Grant") be requested from the MFA and the DEQ to pay for the above-mentioned undertaking(s); and

WHEREAS, the Municipality shall obtain this Grant by entering into the SAW Grant Agreement with the MFA and the DEQ.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. The City Engineer a position currently held by Mark Kowalewski is designated as the Authorized Representative for purposes of the SAW Grant Agreement.
2. The proposed form of the SAW Grant Agreement between the Municipality, the MFA

and DEQ (attached Sample Grant Agreement) is hereby approved and the Authorized Representative is authorized and directed to execute the SAW Grant Agreement with such revisions as are permitted by law and agreed to by the Authorized Representative.

3. The Municipality shall repay the Grant, within 90 days of being informed to do so, with interest at a rate not to exceed 8 percent per year, to the Authority if the Municipality is unable to, or decides not to, proceed with constructing the project or implementing the asset management program for which the funding is provided within 3 years of the Grant award.
4. The Grant, if repayable, shall be a first budget obligation of the Municipality, and the Municipality is required, if necessary, to levy ad valorem taxes on all taxable property in the Municipality for the payment thereof, subject to applicable constitutional, statutory and Municipality tax rate limitations.
5. The Municipality shall not invest, reinvest or accumulate any moneys deemed to be Grant funds, nor shall it use Grant funds for the general local government administration activities or activities performed by municipal employees that are unrelated to the project.
6. The Authorized Representative is hereby jointly or severally authorized to take any actions necessary to comply with the requirements of the MFA and the DEQ in connection with the issuance of the Grant. The Authorized Representative is hereby jointly or severally authorized to execute and deliver such other contracts, certificates, documents, instruments, applications and other papers as may be required by the MFA or the DEQ or as may be otherwise necessary to effect the approval and delivery of the Grant.
7. The Municipality acknowledges that the SAW Grant Agreement is a contract between the Municipality, the MFA and the DEQ.
8. All resolutions and parts of resolutions insofar as they conflict with the provisions of this Resolution are rescinded.

YEAS: Members Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

RESOLUTION DECLARED ADOPTED

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Council of the City of Wyandotte, County of Wayne, November 25, 2013, said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

William R. Griggs, City Clerk, City of Wyandotte, County of Wayne

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the recommendation of the City Engineer as set forth in his communication dated November 25, 2013 regarding the First Amendment to Purchase Agreement for the sale of former 856-868 Forest/3835-3841-9th Street; AND BE IT FURTHER RESOLVED that Council authorizes the Mayor and City Clerk to execute the First Amendment to Purchase Agreement as submitted to City Council.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the recommendation of the City Administrator as set forth in his communication dated November 20, 2013 to maintain the 80/20 Cost Sharing Option available under PA 152 of 2011 that was originally adopted on December 19, 2011 and May 20, 2013 AND FURTHER acknowledges that this action will continue to limit the City from paying more than eightypercent (80%) of the aggregate cost of medical and prescription insurance costs for its employees with the remaining medical and prescription costs being borne by the employees.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stee

NAYS: None

City of Wyandotte
County of Wayne, State of Michigan
RESOLUTION APPROVING FINANCING UNDER
ACT NO. 99, PUBLIC ACTS OF MICHIGAN, 1933
REPLACEMENT ROOF FOR POWER PLANT

City Council concurs with the recommendation of the Municipal Service Commission in a resolution to authorize:

- Up to \$850,000 of installment purchase financing for replacement roof for power plant.
- Department of Municipal Service to negotiate financing.

WHEREAS, the City of Wyandotte (the "City") determines it to be necessary for the public health, safety and welfare of the City and its residents to acquire a replacement roof for the City of Wyandotte Power Plant located at 2555 Van Alstyne Street (the "Property") at a maximum estimated cost of \$850,000 (the "Property"); and

WHEREAS, under the provisions of Act No. 99, Public Acts of Michigan, 1933, as amended ("Act 99"), the City Council is authorized to enter into any contracts or agreements for the purchase of real or personal property for public purposes, to be paid for in installments over a period not to exceed the useful life of the property acquired, as determined by resolution of the City Council, or 15 years, whichever is less; and

WHEREAS, the Municipal Service Commission of the City has determined that net revenues available from the operation of the Electric Utility System of the City (the "Electric Utility System") are estimated to be sufficient to provide for payment of debt service on the installment purchase agreement or contract obligation (the "Debt Service"), and the Commission has resolved that it will include in the budget for the Electric Utility System each year a sum which will be sufficient to provide for payment of the Debt Service, and that it will use its best efforts to revise and maintain rates for use of the Electric Utility System at such levels as shall be sufficient to pay the Debt Service.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. Either the General Manager or the Assistant General Manager of the Department of Municipal Service of the City (each, an "Authorized Officer") is hereby authorized to negotiate one or more installment purchase agreements or contracts with Wm. Molnar Roofing Co., Inc., Riverview, Michigan, the seller of the Property, and a bank or other financial institution, in substantially the form as he shall, in consultation with counsel, determine to be appropriate. Principal payable pursuant to the installment purchase agreements or contracts shall be payable over a period not to exceed the useful life of the Property set forth in Section 2 of this Resolution. The net interest cost payable under the installment purchase agreements or contracts shall not exceed 2.50% per annum, and the aggregate principal amount to be paid by the City under the installment purchase agreements or contracts shall not exceed \$850,000.

2. The useful life of the Property is hereby determined to be not less than 30 years. The acquisition of the Property and the approval of the installment purchase agreements or contracts hereby are found and declared to be for a valid public purpose and in the best interest of the health and welfare of the residents of the City.

3. The City anticipates that net revenues available from the operation of the Electric Utility System will be sufficient to pay the principal of and the interest coming due under the installment purchase agreements or contracts before each following fiscal year. In addition, the City hereby pledges to levy, if necessary, ad valorem taxes on all taxable property in the City each year in an amount necessary to make debt service payments under the installment purchase agreements or contracts, subject to applicable constitutional, statutory and charter tax rate limitations.

4. The City covenants that, to the extent permitted by law, the City shall take all actions within its control necessary to maintain the exclusion of the interest component of the payments due under the installment purchase agreements or contracts from adjusted gross income for general federal income tax purposes under the Internal Revenue Code of 1986, as amended (the "Internal Revenue Code") including but not limited to, actions relating to the rebate of arbitrage earnings, if applicable.

5. The City hereby designates its obligations under the installment purchase agreements or contracts as "qualified tax exempt obligations" for purposes of deduction of interest expense by financial institutions pursuant to the Internal Revenue Code if the Authorized Officer, in consultation with the Director of Finance of the City, determines that the City does not intend to issue, or to authorize to be issued on its behalf, tax-exempt obligations within the calendar year in which each installment purchase agreement or contract is delivered in excess of the amount permitted for the City to designate debt as "qualified tax-exempt obligations." Any such designation shall be evidenced by execution of the Non-Arbitrage and Tax Compliance Certificate or other certificate to be delivered by the Authorized Officer at the time of delivery of the installment purchase agreement or contract.

6. The City makes the following declarations for the purpose of complying with the reimbursement rules of Treas. Reg. § 1.150-2 pursuant to the Internal Revenue Code of 1986, as amended:

(a) The City reasonably expects to reimburse itself with proceeds of the installment purchase agreements or contracts for any costs of the Property which are paid from the revenues of the Electric Utility System.

(b) The maximum principal amount of debt expected to be issued for the Property, including issuance costs, is \$850,000.

(c) A reimbursement allocation of the capital expenditures described above with the proceeds of the installment purchase agreements or contracts will occur not later than 18 months after the later of (i) the date on which the expenditure is paid, or (ii) the date the Property is placed in service, but in no event more than three (3) years after the original expenditure is paid. A reimbursement allocation is an allocation in writing that evidences the City's use of the proceeds of the bonds to reimburse the City for a capital expenditure made pursuant to this resolution.

7. The City hereby requests that Miller, Canfield, Paddock and Stone, P.L.C. continue to serve the City as bond counsel for this financing, notwithstanding the potential concurrent representation of any other participant in the financing in matters not related to this financing. The City recognizes that Miller, Canfield, Paddock and Stone, P.L.C. has represented from time to time, and currently represents, various banks, financial institutions, underwriters, contractors, vendors, and other potential participants in this financing for matters not related to this financing.

8. Either Authorized Officer is hereby severally authorized to execute and deliver the installment purchase agreements or contracts in final form. The officers, administrators, agents and attorneys of the City are authorized and directed to execute and deliver all other agreements, documents and certificates, to use monies legally available to the City to pay any costs necessary to accomplish negotiation and execution of the installment purchase agreements or contracts, and

to take all other actions necessary to complete the financing transaction contemplated by this Resolution.

9. All resolutions and parts of resolutions insofar as they conflict with the provisions of this resolution are hereby rescinded.

I hereby certify that the foregoing is a true and complete copy of a resolution duly adopted by the City Council of the City of Wyandotte, County of Wayne, State of Michigan, at a regular meeting held on November 25, 2013 at 7 o'clock p.m., prevailing Eastern Time, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, and that the minutes of said meeting were kept and will be or have been made available as required by said Act 267.

I further certify that the following Members were present at said meeting: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec and that the following Members were absent: None

I further certify that Member Donald Schultz moved for adoption of said resolution and that Member Leonard Sabuda supported said motion.

I further certify that the following Members voted for adoption of said resolution: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

and that the following Members voted against adoption of said resolution: None

William R. Griggs, City Clerk, City of Wyandotte

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the Wyandotte Municipal Service Commission and hereby APPROVES the WMS Water Department Rate Adjustments as recommended by the Department of Municipal Services-Water Department as outlined in their communication dated November 25, 2013.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the Wyandotte Municipal Service Commission and Water Department and hereby CONCURS in the recommendation to accept the Bid from Molnar Roofing in the amount of \$84,676.00 for the Wyandotte Water Department Roof Replacement project.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the Wyandotte Municipal Service Commission and Telecommunications Department and hereby APPROVES the execution of the NCTC Pre-Commitment for Game Show Network as outlined in their communication dated November 25, 2013.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Miciura, Galeski, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the Wyandotte Municipal Service Commission and Telecommunications Department and hereby APPROVES the execution of the GLDS WinCable Billing Software and License Agreements as outlined in their communication dated November 25, 2013.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that Council CONCURS with the Wyandotte Municipal Service Commission and Telecommunications Department and hereby APPROVES the WMS Cable Telecommunications Rate Adjustments as outlined in their communication dated November 25, 2013.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the Council meeting of Monday, December 2, 2013 is hereby CANCELLED due to the Thanksgiving Day Holiday.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

Wyandotte, Michigan November 25, 2013

RESOLUTION by Councilperson Donald Schultz

RESOLVED by the City Council that the total bills and accounts in the amount of \$1,014,832.98 as presented by the Mayor and City Clerk are hereby APPROVED for payment.

I move the adoption of the foregoing resolution.

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

YEAS: Councilmembers Fricke, Galeski, Miciura, Sabuda, Schultz, Stec

NAYS: None

ADJOURNMENT

MOTION by Councilperson Donald Schultz

Supported by Councilperson Leonard Sabuda

That we adjourn.

Carried unanimously

Adjourned at 9:03 PM

November 25, 2013



William R. Griggs, City Clerk

FINANCIAL SERVICES DAILY CASH RECEIPTS

DATE 11-21-13
 BEGINNING DATE 11-20-13 AND ENDING DATE 11-21-13
 SALES RECEIPT # 453216 THRU 453219

DESCRIPTION	ACCOUNT NUMBER	KEY CODE	AMOUNT
ACCTS. RECEIVABLE - RESCUE	101-000-041-020	XL	
MIDWESTERN AUDIT A/R -RESCUE	101-000-041-021	XT	
MISCELLANEOUS RECEIPTS	101-000-655-040	RE	
LIQUOR LICENSE	101-000-600-030	S2	
FINES DIST COURT WYANDOTTE	101-000-650-010	M1	
DIST COURT RIVERVIEW CASES	101-000-650-012	M3	
WORK FORCE WYANDOTTE	101-000-650-011	M2	
WORK FORCE RIVERVIEW	101-000-650-017	M6	
COURT TECHNOLOGY WYANDOTTE	101-000-650-018	M7	
COURT DRUG TESTING FEES	101-000-650-020	M9	
COURT SCREENING ASSESSMENTS	101-000-650-021	AS	
CHEMICAL AWARENESS	101-000-650-024	AW	
STATE DRUNK DRIV/DRUG CASE MGT	101-000-650-013	M4	
LAND CONTRACT REC. - UDAG	284-000-041-050	AR	
JAIL PROPERTIES PROMISSORY NOTE	284-000-041-015	AR	<u>2,802.25</u>
PARKING LOT LOANS	284-000-060-030	AR	
CINGULAR WIRELESS CELLSITE RENT	492-000-655-020	BB	
LAND CONTRACT/TIFA CONSOL.	492-000-041-050	AR	
MUNICIPAL SERVICE SEWAGE	590-000-068-010	5A	
SELF INSURANCE REIMBURSEMENT	677-000-670-010	7A	
HEALTH INS. REIMB. - RETIREE	731-000-231-020	3R	
QUARTERLY HEALTH M.S. RETIREE	731-000-670-010	7R	
PD EMPLOYEE PENSION CONTRIB	731-000-392-040	EP	<u>1,954.19</u>
HEALTH INSURANCE REIMBURSEMENT	101-000-231-020	MZ	
DR CENTRAL ANIMAL CONTROL LINCPK	101-000-068-015	DA	<u>6,250.00</u>
DR CENTRAL DISPATCH - LINCOLN PARK	101-000-068-013	DI	<u>78,455.44</u>
WAYNE CTY DEL. TAX	101-000-411-085	TS	<u>6,519.23</u>

TOTAL MONIES RECEIVED

95,981.61

TODD A. DRYSDALE
 DIRECTOR OF FINANCIAL SERVICES

FINANCIAL SERVICES DAILY CASH RECEIPTS

DATE 11-26-13
 BEGINNING DATE 11-26-13 AND ENDING DATE 11-26-13
 SALES RECEIPT # 453220 THRU 453222

DESCRIPTION	ACCOUNT NUMBER	KEY CODE	AMOUNT
ACCTS. RECEIVABLE - BERTERA INS	101-000-041-010	AR	<u>588.14</u>
MIDWESTERN AUDIT A/R - RESCUE	101-000-041-021	XT	<u>67.32</u>
MISCELLANEOUS RECEIPTS	101-000-655-040	RE	
LIQUOR LICENSE	101-000-600-030	S2	
FINES DIST COURT WYANDOTTE	101-000-650-010	M1	
DIST COURT RIVERVIEW CASES	101-000-650-012	M3	
WORK FORCE WYANDOTTE	101-000-650-011	M2	
WORK FORCE RIVERVIEW	101-000-650-017	M6	
COURT TECHNOLOGY WYANDOTTE	101-000-650-018	M7	
COURT DRUG TESTING FEES	101-000-650-020	M9	
COURT SCREENING ASSESSMENTS	101-000-650-021	AS	
CHEMICAL AWARENESS	101-000-650-024	AW	
STATE DRUNK DRIV/DRUG CASE MGT	101-000-650-013	M4	
LAND CONTRACT REC. - UDAG	284-000-041-050	AR	
JAIL PROPERTIES PROMISSORY NOTE	284-000-041-015	AR	
PARKING LOT LOANS	284-000-060-030	AR	
CINGULAR WIRELESS CELLSITE RENT	492-000-655-020	BB	
LAND CONTRACT/TIFA CONSOL.	492-000-041-050	AR	
MUNICIPAL SERVICE SEWAGE	590-000-068-010	5A	
SELF INSURANCE REIMBURSEMENT	677-000-670-010	7A	
HEALTH INS. REIMB. - RETIREE	732-000-231-020	3R	
QUARTERLY HEALTH M.S. RETIREE	732-000-670-010	7R	
PD EMPLOYEE PENSION CONTRIB	731-000-392-040	EP	
HEALTH INSURANCE REIMBURSEMENT	101-000-231-020	MZ	
MIDWESTERN AUDIT AR - MVA	101-000-041-023	XU	<u>12.50</u>

TOTAL MONIES RECEIVED

667.96

TODD A. DRYSDALE

DIRECTOR OF FINANCIAL SERVICES

WYANDOTTE RECREATION COMMISSION

A meeting of the Wyandotte Recreation Commission was called to order on Tuesday, November 19, 2013, at 7:30 pm in the Harold Popp Warming Room at the Benjamin F. Yack Center.

Members Present:

President Ken Prygoski
Vice President Margaret Loya
Secretary Merritt
Commissioner Ed Ronco
Commissioner Lori Shiels

Also Present:

Sup't of Recreation Justin N. Lanagan

Persons in the Audience:

Joanne Cuva

President Prygoski stated during roll call that Secretary Merritt and Commissioner Shiels are excused.

A motion was made by Commissioner Ronco and supported by Commissioner Loya to approve the minutes of the previous meeting as submitted via e-mail.

President Prygoski stated Joanne Cuva, dancer with the Kregola/cloggers will present her proposal first. Ms. Cuva stated their current location, St. Vincent Pallotti parish is implementing a youth group on the nights they presently dance on. Being moved to a smaller room is not an option and Ms. Cuva is proposing to move the Kregola dance group to Copeland Center on Monday nights from 7-9 pm. President Prygoski inquired about rentals on Monday nights at Copeland Center, Superintendent Lanagan stated there are none as per Aimee. President Prygoski then inquired about the metal tappers on the dance shoes and if it would damage the flooring at the Copeland Center. Superintendent Lanagan suggested the Kregola dance group use the Copeland Center until the new flooring is installed, allowing us to assess how the tile floor holds up to clogging. Vice President Loya inquired about the clogging shoes leaving marks on the flooring at previous locations the dance group used. Ms. Cuva stated the floors were not damaged at all by the clogging shoes because they have stainless steel bottoms. Superintendent Lanagan stated he is more concerned with gouging left behind by the shoes especially with a new floor being installed at the Copeland Center. Ms. Cuva asked about the rate of \$10.00 per hour, Superintendent Lanagan confirmed. Superintendent Lanagan recommended the Kregola dancers use the Copeland Center until the new flooring is installed and a final decision would be determined at a future meeting.

CORRESPONDENCE:

Thank you letter was received from PAWS of Michigan thanking Superintendent Lanagan for the golf course donation.

Thank you letter was received from Port District F.O.E #2148 thanking Superintendent Lanagan for the golf course donation.

Thank you letter was received from the Wyandotte Indians thanking Superintendent Lanagan for the golf course donation.

Thank you letter was received from the Wyandotte Fire Fighters Local 356 thanking Superintendent Lanagan for the golf course donation.

A Program commission check from Wyandotte Karate in the amount of \$76.60.

INTERDEPARTMENTAL:

None

COUNCIL RESOLUTIONS:

Council Resolution dated October 8, 2013 granting permission for the Specifications of the former McKinley School site be placed on the city's website and on the Michigan Intergovernmental Trade Network website and open proposals for development of the property.

REPORTS AND MINUTES:

Senior Friendship Club Treasurer's Report – September 2013

Golf Course Report – October 2013

Arena Revenue Report – October 2013

Open Skating Report – September & October 2013

Account Breakdowns – Pay Ending 10-2-13, 10-16-13, 10-30-13

Tele-Care Report – October 2013

Senior Van Report – October 2013

SPECIAL ORDER

Superintendent Lanagan addressed the following with the Commission:

- Superintendent Lanagan stated applications were due Wednesday, October 30, 2013 for the Recreation Secretary position. A total of 15 applications were submitted. Superintendent Lanagan stated some of the applicants asked for \$21.00 and \$18.00 per hour or salary demands of \$60,000. The Recreation Secretary position starts at \$12.12 per hour. Superintendent Lanagan stated Aimee Garbin currently works in the Recreation Office and has been in the office for 2.5 years and knows the position. If an outside applicant gets hired, Mrs. Garbin would have to train them for the fulltime position and it makes sense to hire Mrs. Garbin for the Recreation Secretary position. Commissioner Ronco inquired if Mrs. Garbin applied for the Recreation Secretary position and Superintendent Lanagan confirmed she did. Superintendent Lanagan stated three applicants currently work for the City as part time employees applied for the Recreation Secretary position and could be used for the part time clerk position. One applicant has issues making it to work on time and would not be a likely candidate for the office position. Another applicant stated she was looking for part time office work and would be a good candidate for the part time office position. Superintendent Lanagan recommended Mrs. Garbin as the full time Recreation Secretary based on his knowledge that Mrs. Garbin is qualified and the best candidate for the position. President Prygoski stated the Recreation Secretary position is a complicated job with so many entities that you have to know the job. President Prygoski concurred with Superintendent Lanagan's recommendation. Commissioner Loya stated that either way we go, Aimee will have to train a new employee. Commissioner Ronco inquired what the outcome will look like when all of the hiring is done. Superintendent Lanagan stated one full time employee and two part time secretaries. Commissioner Ronco stated Superintendent Lanagan's decision makes sense. Superintendent Lanagan stated four City employees applied for the job and the other applicants were non-city employees. Motion by President Prygoski, motion seconded by Commissioner Ronco, motion unanimously passed.

- Evaluation of Dave Cunningham of Davey Golf. Dave from Davey Golf inquired with the Superintendent of Recreation and President Prygoski before doing any work at the Wyandotte Shores golf course. Commissioner Ronco stated Dave listens to the department and asks questions before making final decisions on work projects. Superintendent Lanagan stated Dave does his research before making capital improvement purchases, such as purchasing a greens roller instead of a new mower. Superintendent Lanagan asked Commission to gather information and submit it to his office so he could draw up a letter of support and submit it to Davey Golf.
- Superintendent Lanagan stated Memorial and Pulaski park basketball courts have been completed. Gvc Cement Company applied a clear coat sealant with silica sand to the basketball courts. Superintendent Lanagan showed Commission photos of the signs now displayed at Memorial and Pulaski parks thanking The Wayne County Parks Millage, Wayne County Executive and Commissioners and Mayor and Council.
- Superintendent Lanagan stated fusion Martial Arts & Fitness is a new business in the city of Wyandotte and before the school board will accept a flyer or postcard from a new business, approval is needed from the Recreation Commission. Superintendent Lanagan also stated he will set up a meeting with the owner to discuss commission percentages.
- Superintendent Lanagan stated the flooring and room partition for Copeland went out for bid and bids are due back by, Monday, December 9, 2013 @ 2 pm.
- Superintendent Lanagan stated that Pulaski #2 has been converted from slag to Washington Ballfield mix. The Recreation Department purchased the Washington Ballfield mix and the Braves installed it. The Braves also purchased sod.
- President Prygoski mentioned a citizen had inquired about a dog park being built in the City of Wyandotte. Superintendent Lanagan stated there is no dog park being built at this time, nor does he think in the near future. However, it will go in the Recreation Master Plan. Superintendent stated the Master Plan will expire on December 31, 2013. Commissioner Ronco inquired about the meaning of the Master Plan and Superintendent Lanagan explained that it is a five year plan highlighting programming and improvement projects that the Recreation department is interested in completing. These ideas need to be included in the plan in order to be eligible to apply for specific grants from the state. Superintendent Lanagan stated he spoke with Mark Kowalewski and to keep the Marina project in the Master Plan. Superintendent Lanagan stated he emailed the City Council for their feedback for the Master Plan and he received no response.
- President Prygoski stated Mayor Joe Peterson asked the Recreation Commission to gather input as to why Superintendent Lanagan is doing a good job. Superintendent Lanagan stated he will gather a list of his goals and objectives and will give it to the Recreation Commission. Superintendent Lanagan stated he will email the information to each Commissioner and the Commission will write a letter to Todd Drysdale regarding the performance of Superintendent Lanagan.

There being no further business to discuss, a motion was made by President Prygoski and supported by Commissioner Ronco to adjourn the meeting at 8:30 pm.

Minutes Prepared by
Aimee Garbin
Aimee Garbin
Recreation Secretary

Authorized by
Justin Lanagan
Justin Lanagan
Superintendent of Recreation

Wyandotte Recreation Commission Meetings 2nd Tuesday @ 7:30 pm @ Yack Arena

December 10, 2013

**WYANDOTTE CULTURAL AND HISTORICAL COMMISSION
MINUTES OF THE NOVEMBER 14, 2013 MEETING
MARX HOME**

PRESENT: Sue Pilon, Jody Egen, Marty Bertera, Ken Munson, Dave Kostelnik, Eula Grooms, Wally Hayden, Vernon Elmore, Dan Cervantes, Anne Ronco

EXCUSED: Shirley Prygoski, Marshall Wymore

President Sue Pilon called the meeting to order at 6:16 p.m.

MOTION by Anne Ronco, supported by Eula Grooms, to approve the minutes from the October 2013 meeting, MOTION CARRIED (7-0)

PRESIDENT'S REPORT:

Sue told the new Commissioners a little bit about the subcommittee system. Every Commissioner should serve on at least one subcommittee. She will email the new Commissioners to give them more details about each one and ask them which ones interest them.

DIRECTOR'S REPORT:

Jody distributed the finance report for October.

MOTION by Eula Grooms, supported by Dave Kostelnik, to approve the finance report from October, pending audit, MOTION CARRIED (7-0)

Eula found some gloves in a salvage house and took them to auction. They sold for \$185.

Jody gave a summary of the antiques fair that took place in November. The expenses came to about \$345, including ads, posters, lunch for the appraisers, and refreshments. The event brought in about \$1,695. She said they would like to possibly expand the event in future years, and might still do an antiques auction every other year.

Vernon arrived.

Dave gave an update on the Log Cabin. Wilson Floor Sanding came in and worked on the floors. Sue shared some info Shirley sent her via email about her work on the cabin. Shirley put in new curtains, and there is a new ramp leading into the cabin. It is now closed for the winter, but Shirley has more plans for sprucing it up and marketing rentals of the cabin in the spring.

Jody said they are almost finished with third floor cases for the City History Exhibit Gallery. They also approved some images and labels. She said the project is moving along nicely with the new timeline.

Wyandotte's tree lighting ceremony will take place Friday, and the parade will be on Saturday morning. The Museum's Christmas Open House will take place December 20-21.

Jody passed around a flyer with the preliminary 2014 Heritage Event Series dates.

Dan arrived.

Jody did a mass mailing of sponsorship materials for the Heritage Event Series. Nixon's is sponsoring again, and she also received a couple of small sponsorships from other businesses.

FRIENDS: There is a meeting at the end of the month. Ken gave a brief explanation of the Friends group to the new Commissioners.

SOCIETY: Officer elections took place this month. The board elected the same officers and Friends reps as last year.

Wally recently completed a book on local history, which should be available early in December. It is called Images and Ancestors: Adventures in Local History.

COMMITTEES: Eula got into three more houses that have items for salvage.

OLD BUSINESS: None.

NEW BUSINESS: Ken noticed an item in the newspaper recently that dealt with a Planning Commission meeting regarding parking around the old Robert Hall Building. He thinks it might be a theater going into that building, and that it could impact the Museum. Sue said she will see what she can find out.

ANNOUNCEMENTS/COMMUNICATION: None.

ATTENTION TO AUDIENCE: None.

MOTION by Eula Grooms, supported by Dave Kostelnik to adjourn the meeting at 7:00 p.m.
MOTION CARRIED (9-0)

Next Meeting: December 12, 2013.

Respectfully Submitted,
Annie Pilon, Recording Secretary

FINANCE REPORT - WYANDOTTE MUSEUMS**MONTH OF OCTOBER 2013***From the desk of Jody L. Egen***MONEY DEPOSITED WITH THE CITY OF WYANDOTTE TREASURY - AS OF NOVEMBER. 14, 2013**

Log Cabin Rental	\$ 80.00 - Cash \$ 105.00 - Checks \$ 185.00 - Total	Reserve 101-000-257-250-071
Admissions/ Donations	\$ 489.30 - Cash <i>admissions</i> \$ 0 - Check \$ 489.30 - Total	Reserve 101-000-257-250-071
Weddings	\$ 0 - Check \$ 0 - Cash \$ 0 - Total	Reserve 101-000-257-250-071
Marx Rent <i>Check #2867</i>	\$ 625.00 - Check \$ 0 - Cash \$ 625.00 - Total	<i>Marx Rental Account</i> 101.000.655.655.021
Hallowe'en Open House	\$ 0 - Check \$ 33.42 - Cash \$ 33.42 - Total	Reserve 101-000-257-250-071
Donations <i>James R. DeSana - \$100</i> <i>Terry Callaway - \$ 30</i>	\$ 0 Cash \$ 130.00 - Check \$ 130.00 - Total	Reserve 101-000-257-250-071

Total of all deposits \$ 1,462.72**EXPENSES**

HEAT/ GAS		
MacNichol	\$ 51.98	City
Marx	\$ 42.60	City
Log Cabin	\$ 30.47	City
Burns	\$ 52.93	City
<i>Subtotal</i>	<i>\$177.98</i>	
WATER		
MacNichol	\$ 192.97	City
Marx	\$ 45.19	City
Log Cabin	\$ 15.82	City
Burns	\$ 15.62	City
<i>Subtotal</i>	<i>\$269.60</i>	
ELECTRIC		
MacNichol	\$ 130.19	City
Marx - <i>includes \$53.37 outside 400W</i>	\$ 126.23	City
Burns	\$ 53.02	City
<i>Subtotal</i>	<i>\$261.44</i>	
PHONE		
MacNichol	\$ 41.90	City
Marx	\$ 41.90	City
Burns	\$ 227.49	City

<i>Subtotal</i>	\$311.29	
<i>Subtotal All Utilities:</i>	\$ 1,020.31	

MISCELLANEOUS		
The Sawyer Homestead – 125 folding chairs	\$ 312.50	Reserve
Wyandotte Alarm – Commercial alarm monitoring for 2624 Biddle Ave.	\$ 195.30	Building & Grounds
Hoods – Plumber's putty, fct connector, paint roller set.	\$ 28.93	Building & Grounds
Party City – Hallowe'en decorations	\$ 20.08	Reserve
Sherwin Williams --Paint for basement exhibit gallery, 7 quarts	\$ 118.65	Building & Grounds
Lowe's – Wood and fiber board for basement exhibit gallery	\$ 466.64	Building & Grounds
Harbor Freight – Paint trays	\$ 3.17	Building & Grounds
Istock – Graphics for November poster	\$39.99	Reserve
Istock – Graphics for 2014 HES marketing materials	\$ 42.99	Reserve
Tuttle Supply – Kitchen paper towel case, facial tissue case, brown paper towel	\$ 132.80	Building & Grounds
Blocks – One bin of small pumpkins and cornstalks for Antique Fair	\$ 50.88	Reserve
Gerry Wykes – Custom painting for basement exhibit gallery, 1812 Battle of Monguagon	\$ 500.00	Reserve
<i>Subtotal All Miscellaneous:</i>	\$ 1,911.93	

CURRENT BUDGET BALANCES – AS OF WEDNESDAY, NOVEMBER 13, 2013

SUPPLY LINE	BALANCE YEAR TO DATE	2014 BUDGET
Office Supplies	\$ 1,050.00	\$ 1,050.00
Postage	\$ 80.00	\$ 80.00
Building Maintenance & Supplies	\$ 7,021.79	\$ 8,279.00
Printing	\$ 499.67	\$ 800.00
Electric	\$ 5,941.23	\$ 6,700.00
Water	\$ 1,106.15	\$ 1,675.00
Heat	\$ 10,024.69	\$ 10,200.00
Education	\$ 240.00	\$ 240.00
Automobile	\$ 160.00	\$ 160.00
Reserve	\$ 100,823.45	n/a

CITY OF WYANDOTTE
BEAUTIFICATION COMMISSION MEETING MINUTES - DRAFT
NOVEMBER 13, 2013

Members Present: John Darin, Chairperson, Michael Bozymowski, Andrea Fuller, Noel Galeski, Lisa Lesage, Linda Orta, Stephanie Pizzo, Bill Summerell, Karen Tavernier

Members Excused: Denise Donlon, Alice Ugljesa

Guests: None

1. Call to Order: The meeting was called to order by John at 6:00 pm.
2. Reading and Approval of Previous Minutes:
 - a. October 9th, 2013 Regular Meeting: Motion was made by Karen, seconded by Linda, to approve the minutes of the October 9th, 2013 regular meeting of the Beautification Commission as written. The minutes were approved unanimously.
3. Approval of Agenda: John described some format changes to Commission meeting agenda format to enhance agenda clarity, and to promote commissioner engagement. Motion was made by John, seconded by Linda to approve this meeting's agenda. The agenda was approved unanimously.
4. Chairperson's Report:
 - a. John distributed an updated Contact List and Attendance Report, and a copy of the Vietnam Veterans Memorial Landscaping Plan, as approved 10/9/13, for informational purposes.
 - b. John provided a recap of the 10/18/13 Keep Michigan Beautiful Awards Program. Karen reported that she attended the International Wildlife Refuge Visitor's Center groundbreaking ceremony recently. KMB brochures "Who We Are" and "Michigan Clean-Up Days" were distributed to all for their information, and for future reference for program development.
 - c. John reported that the "Adopt-A-Spot" Program proposal is in development, and will be presented to the Commission in 2014 for review and comment.
5. Treasurer's Report:
 - a. Final FY 2012-2013 YTD Expense Report, Amended: An updated and amended report for the previous fiscal year posting an additional expense for fall bulbs was distributed.
 - b. FY 2013-2014 Approved Budget Plan: The Commission Budget Plan was distributed. It was emphasized that this plan was a work-in-progress, and may be amended by the Commission as needs dictate. Noel suggested that the budget plan be reviewed mid-year for appropriateness. This suggestion was approved by consensus.
 - c. FY 2013-2014 Expense Report: There was one expense noted for a meeting registration fee. Balance remaining is \$5,975.00.
6. Public and Media Communications:
 - a. Andrea reported correspondence from a resident announcing that their granddaughter and her family have adopted the Wyandotte Welcome Sign at Oak and Fort Streets. They have re-planted the site, and were thanked for their efforts.
 - b. Andrea reported that social media guidelines have been developed by the City for all Facebook pages that involve the City. Natalie Rankine has been assigned as an Alternate Administrator for the Commission's Facebook page, in the event of the absence, illness, or resignation of the Commission's Primary Administrator – the Public Relations and Social Media Coordinator.
 - c. Andrea announced that the Commission now has an account with Twitter.
7. Community Garden Update:
 - a. Garden Maintenance: Karen reported that the water will be shut off and the pipes drained next week by the owner of TeeZer's Salon. Andrea will also post on Facebook text authored by Denise requesting all garden plot renters clear their gardens as soon as possible. The garden bench will need to be stored for the winter.

- b. Thefts From The Garden: There was much discussion regarding mischief and petty theft at the community garden, including theft of various ornamentation as well as vegetables. In preparation for next season, John proposed the idea of issuing ID cards to all approved gardeners. The ID cards would include the registrant's name, plot number, year, and their signature. Additional cards could be issued for approved family members. Also, Andrea wishes to publicize this issue in the media to draw attention to it. These proposals were approved by consensus.
8. Old Business:
 - a. Winter Planting and Relocation of Mums: Noel and Andrea reported that they will be planting winter seasonal decorations in various planter pots downtown, including the cubes near the former City Hall, and at the Nanna's Kitchen plaza area. There was discussion on storage of the 5 pots in front of former city Hall, 4 pots at the new City Hall, and 1 pot at the arbor. DPS will be contacted to move and store the pots, with soil intact. Andrea made a motion, seconded by Noel, requesting approval to purchase various seasonal greens for this planting, in an amount not to exceed \$150. The motion was approved unanimously. It was also noted that the recently-planted mums will be pruned.
 - b. Status of Concrete Pot at the Clock Tower: Stephanie reported that she met with Natalie on site regarding pouring a footing to support this pot. Measurements were taken, and Natalie will contact Engineering for their approval.
 - c. Winter Hanging Baskets: It was reported that the winter hanging baskets will be delivered and installed tomorrow.
9. Review for Acceptance of Invitation to Host BCSEM Meeting In September, 2014: There was discussion regarding this invitation. It was noted that event planning will engage the entire Commission, and specific event planning will not commence until early 2014. Mike made a motion, seconded by Andrea, to accept the invitation to host a quarterly BCSEM meeting in September, 2014. The motion was approved unanimously. John will communicate this approval to the BCSEM principals, and will make initial inquiries at the Wyandotte Boat Club as a potential venue for the meeting.
10. Review for Approval of Commissioners Roles and Responsibilities Revision Final Draft: After discussion there was a motion by Noel, seconded by Linda, to amend the Revised Roles and Responsibilities by deleting the references to Co-Chair, and appointing an Acting Chairperson and/or Acting Recording Secretary at a meeting, as necessary. This motion was approved unanimously. There was a motion by John, seconded by Mike, to approve the Revised Roles and Responsibilities, as amended. The motion was approved unanimously. John will distribute copies of the Roles and Responsibilities, as Revised.
11. Review for Approval of Proposed 2014 Commission Meeting Dates and Special Events Dates: After brief discussion, Noel made the suggestion to add "City-Wide Landscape Clean-Up" as an event to be scheduled in early Spring. This suggestion was approved by consensus. Rain dates will be established as we approach the event date. John made a motion, seconded by Noel, to approve the 2014 Meeting and Special Event Dates, as amended. The motion was approved unanimously. John will distribute copies of the 2014 Meeting and Special Event Dates.
12. Election of 2014 Commission Officers and Coordinators: After discussion, a slate of 2014 Commission Officers and Coordinators was presented for review and approval. John made a motion, seconded by Mike, to approve the slate of Officers and Coordinators, as developed. The motion was approved unanimously. John will distribute copies of the listing of 2014 Commission Officers and Coordinators.
13. New Business: There was no New Business.
14. Round-Table Reports and Announcements: There were various announcements.

15. Next Meeting: The next regular meeting of the Beautification Commission is scheduled for Wednesday, January 8, 2014 at 6:00 pm in City Hall Council Chambers, Third Floor, 3200 Biddle Avenue.
16. Adjournment: The meeting was adjourned at 7:55 pm.

Respectfully Submitted,

John Darin
Chairman,
Wyandotte Beautification Commission

MINUTES AS RECORDED

**MINUTES OF THE MEETING OF November 6, 2013
ZONING BOARD OF APPEALS AND ADJUSTMENT**

A meeting of the Zoning Board of Appeals and Adjustment of the City of Wyandotte was **called to order** by Vice Chairperson Gillon **at 6:30 p.m.**, in the Council Chambers of the City Hall, 3200 Biddle Avenue, Wyandotte.

MEMBERS PRESENT: *DiSanto
 Duran
 Flachsmann
 Olsen
 Trupiano
 Wienclaw
 Green (alternate member)

MEMBERS ABSENT: Alderman, Gillon, Nevin
 *Member DiSanto left early

ALSO PRESENT: Peggy Green, Secretary

A motion was made by Member Olsen, supported by Member Trupiano to approve the minutes of the October 2, 2013, meeting.

Yes: DiSanto, Duran, Flachsmann, Olsen, Trupiano, Wienclaw

No: any

Abstain: none

Absent: Alderman, Gillon, Nevin

Motion passed

#3178 – Tabled to December 4, 2013

Phil Nagorski, 1832 – 10th Street (appellant) and Joe and Gloria Hutcherson, 2250 – 10th Street (owner)

for a variance **to obtain a Certificate of Occupancy for a physical therapy facility and one apartment at 2250 – 10th Street** (Lots 51 – 53, Welch Bros. Pulaski Blvd. Sub.), in a RA zoning district, where the proposed conflicts with Sections 400, 401, 2403 and 2704.C.2 of the Wyandotte Zoning Ordinance.

SECTION 400 and 401:

The requested use of a physical therapy facility is not a Principal Use Permitted or a Special Land Use as allowed by Section 400 and 401.

SECTION 2403:

The requested use requires four (4) off street parking spaces per Section 2403 Parking, where no off street parking spaces are provided.

SECTION 2704.C.2:

Provides that a use variance may be permitted subject to the procedure prescribed in that section. (Applicant has requested a rezoning of the property, which was denied by the Planning Commission).

Tabled until the December 4, 2013 meeting at appellants request.

A motion was made by Member DiSanto, supported by Member Flachsmann to Table this appeal.

Yes: DiSanto, Duran, Flachsmann, Olsen, Trupiano, Wienclaw

No: none

Abstain: none

Absent: Alderman, Gillon, Nevin

Motion passed

#3179 – Tabled to December 4, 2013

John & Linda Pounds, 1731 Superior (owner & appellant)

for a variance to obtain a building permit for a pool at 1731 Superior (E ½ of Lot 315 also 22.50' of Lot 316, Baisley Park Sub.), in a RA zoning district, where the proposed conflicts with Section 2402.K of the Wyandotte Zoning Ordinance.

SECTION 2402.K:

Private pools shall not be built less than 4' from any lot line or building, where the proposed is located 3'.

Tabled until the December 4, 2013 meeting at owners request.

A motion was made by Member Olsen, supported by Member Wienclaw to table this appeal.

Yes: Duran, Flachsmann, Olsen, Trupiano, Wienclaw, Green

No: none

Abstain: none

Absent: Alderman, Gillon, Nevin, DiSanto

Motion passed

COMMUNICATIONS:

Motion was made by Member Olsen, supported by Member Trupiano to place all communications on file. Motion carried.

OTHER BUSINESS:

Discussion of sign ordinance regarding changeable message signs.

Member Flachsmann stated he felt 15 second rule is too long. Member Olsen commented that if it goes too fast, it is a distraction. Member Flachsmann commented that the

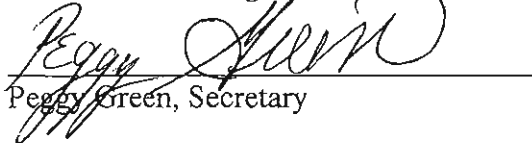
ordinance is unenforceable, and would like to be recommend to City Council to make an addendum to the ordinance to make an acceptable limit of 5 seconds, nothing continuous.

Member Olsen commented that the Eureka and Fort Sign and the Yack Sign are not 15 seconds.

A motion by Member Flachsmann, supported by Member Trupiano, to recommend to City Council to make an addendum to the ordinance to make an acceptable limit of 5 seconds, nothing continuous. Motion carried.

A motion was made by Member Flachsmann, supported by Member Olsen, to approve 2014 schedule. Motion carried.

There being no further business to discuss, the meeting adjourned at 8:30 p.m. **The next scheduled meeting of the Board will be held on December 4, 2013.**



Peggy Green, Secretary

Appeal #3178

Chairperson Duran read the appeal and asked that it be explained.

Phil Nagorski, 1832 – 10th Street, appellant, present.

Mr. Nagorski stated that he had submitted a drawing and also brought letters that he had submitted for the rezoning of the property, also signatures that he had gotten from the neighbors originally for the rezoning. He resubmitted those items to the Board Members.

Mr. Nagorski stated that he is asking for a Certificate of Occupancy for a specialized exercise training and rehabilitation studio and office. He does training and post rehab, most are neuorigical patients. Also trains athletes. There is a small two bedroom apartment in the back and he plans on using it for office space and a part time place to bring clients. Currently he trains out of peoples homes and other gyms. He would like a place to house his equipment. When he trains out of other places, they have costs and restrictions. Occasionally there is a need for specialized equipment, that is why he would like a building.

Mr. Nagorski stated that he has trained 4 generations out of this building, and explained what he did. Mr. Nagorski continued that most of his training is one on one, one on two, occasionally three or 4 people.

Mr. Nagorski continued that he knows the family, they have a building that has no value, and he needs a building. Mr. Nagorski stated that the building is a commercial building. It was built in 1945. He feels not suitable for a single family residence. He knows that the owners changed it back for tax purposes, and knows that was a mistake.

Mr. Nagorski stated that he is trying to bring in a community service based business, it will not change the character of the neighborhood. There is a business across the street, his will be very low traffic. There is a bakery, church, park, hair salon, in the area. There is a need for his business, he will continue to go homes, but would like a place to bring clients.

Mr. Nagorski stated that his business is now allowed under section 401, but a dance studio is, with up to 4 students, does not feel different from his. Discussed other businesses that would be allowed.

Mr. Nagorski stated that under Section 2403, in his drawing, he has provided for 5 parking spaces.

Mr. Nagorski stated under Section 2704, he did reply for rezoning.

Mr. Nagorski stated that he did contact 70-80 percent of the neighborhood, and they had no problem with his use. There is already a business across the street, and he feels that he will not be adding any more traffic than one. He feels that he will be a good neighbor.

Chairperson Duran explained that there are 9 members present, and 6 yes votes are needed to pass the request for a variance, and one member is getting ready to leave. Member DiSanto stated that he would like to hear Mr. Nagorski and the neighbors and added that the secretary is an alternate member to the Board. Member Flachsmann commented that all six members would have to vote for the appeal for it to pass.

Member Flachsmann commented that the neighbors should speak at the next meeting if it were to be tabled tonight. Chairperson Duran asked Mr. Nagorski what he would like to do, the Board wants to be fair. Mr. Nagorski stated that he would prefer to have a full Board. Chairperson Duran stated that the neighbors could speak, and it would be in the minutes.

Chairperson Duran stated that the Board would listen to those present tonight to take into consideration and put in the minutes.

Member Flachsmann stated that 2704.c.2, when Mr. Nagorski was denied, that meant that he wanted to spot zone one lot. The City has rezoned all the City, and had not spot zoned, and that was a given that that was not going to happen, but Mr. Nagorski had to go through that step, before he could come before the Zoning Board, that is procedure, and Mr. Nagorski has done a good job following the rules and correct steps.

Member DiSanto asked if there were any employees, Mr. Nagorski replied no. Member DiSanto asked if he would be opposed to limit number of occupants to 4. Mr. Nagorski replied no. Member DiSanto asked if he would park in the garage. Mr. Nagorski replied yes.

Member Trupiano asked if any part would be rented out as a residency. Mr. Nagorski replied yes, eventually. Member DiSanto commented that if he did, he would be back in

front of the Board for parking. Mr. Nagorski discussed the parking spaces that were provide on the drawing, 5 spaces and 4 were requested.

Cheryl Zielman, 1045 Mulberry.

Ms. Zielman stated that she is opposed to the variance for a physical therapy facility and apartment. Ms. Zielman expressed concerns about Mr. Nagorski's qualifications. Ms. Zielman stated that the Planning Commission denied the rezoning, and the City Council approved that decision. Reason was for spot zoning, and once the property was turned to single family, it could not be turned back, and also, it was in conflict with the City's Master Plan. Physical Therapy would still be spot zoning, and conflict with the Master Plan. Ms. Zielman stated that in relation to Section 2704, the owners did live at the property. It could still be used as a residence. In regards to the applicants blight is due unique circumstances, she disagrees with that, applicants blight is due to their creation. She discussed what an effect the business would have on the neighborhood and bring additional traffic. Ms. Zielman stated that Mr. Nagorski has been conducting business since July, one day he had 12. Lately, only 1 client at a time. She does not understand how he can operate a business. Ms. Zielman stated that what she saw on Facebook how Mr. Nagorski is working with Nutrition to Fit. She feels the problem was self created, the Hutchersons asked for it to be single family. Mr. Nagorski does not even own the building, he can find a building somewhere else. The unavailability of administrative relief which may afford reasonable use of the applicants property. She does know the extend the owners have gone to get relief for the property. She is against the appeal and does not feel a variance should be issued since the Planning Commission already ruled against it.

Arnie Paciani, 2226 – 10th Street, present.

Mr. Paciani stated that he lives next door and is having trouble understanding this, and if it is postponed to December, people might have trouble showing up. Mr. Paciani stated that all the letters Mr. Nagorski brought were from the rezoning hearing. The neighbors do not want this. Most of the names Mr. Nagorski had were from renters. Mr. Paciani commented that property values have gone down. Mr. Paciani explained how his family has owned this property for a long time and discussed the previous tenants of 2250 – 10th Street. Mr. Paciani stated that since July Mr. Nagorski has been using it as a business. Mr. Paciani stated that that previous owners lived at the business, it was not used as a rental. The neighbors do not want another business in the neighborhood. The owners brought this problem upon themselves in 2006 when they had it zoned to a single family. This variance is just another way to get around the zoning issue. Mr. Paciani asked where are the owners if they are so concerned, they have been out of building for 3-4 years, and letting the family use it. Mr. Paciani stated that the building has been converted, everything has been pulled out. Mr. Paciani stated that trailers have been sitting there for months. Mr. Paciani stated he feels that the owners are not concerned. They want it get rezoned, and sell once it is changed. Nobody wants a business that does not make money. Mr. Paciani stated that if they want to get rid of the building that bad, tell Mr. Hutcherson that he will make him a cash offer for the building.

Christine Kuehn, 2048 Electric.

Ms Kuehn stated that she familiar with the neighborhood and with Mr. Nagorski. Her son is a neurological patient of Mr. Nagorski. Mr. Nagorski goes to her sons home and Mr. Nagorski is certified in many categories and would not have her son go to him if he was not.

Ms. Kuehn discussed the break-ins in the neighborhood, and stated that she would like to see a building occupied. Ms. Kuehn discussed how invaluable Mr. Nagorski's work is. Ms. Kuehn discussed the other businesses in the neighborhood, and this is nothing new. Ms. Kuehn stated that all property value has gone down. She wanted to show a personal view. Mr. Nagorski is an invaluable resource to the community. Residents have lived in the neighborhood, and a business has been there, it is nothing new.

Edna Lee Masserant, owns Lees Cutting Corner (2268 – 10th Street).

Ms. Masserant stated they are not here to question Mr. Nagorski capabilities. She has had parking problems the last 27 years, and sees problems if this goes through. The neighbors are against it. She lets neighbors use her property, but when she is there, it is imperative that she has spaces for her clients to park. She opposes Mr. Nagorski being in business in that building. Ms. Masserant stated that there will be a parking problem.

Robert MacDonald, 1034 Mulberry, present.

Mr. MacDonald stated that he lives next door, and presented pictures to the Board. Mr. MacDonald stated that Mr. Nagorski has been conducting businesses. Mr. MacDonald showed a copy of Mr. Nagorski's website and discussed LLC's and did not see anything about physical therapy which is a state license credential.

Mr. MacDonald stated that as far as he can tell, there was never an apartment, but living quarters and does not see why that should be changed. Mr. MacDonald asked if the Board had read the handbook about Zoning Appeals. Mr. MacDonald presented the handbook to the Board, and Member Flachsmann asked the secretary to pass out copies to all the Board members.

Mr. MacDonald added that the Hutchersons were here a few weeks ago and did not communicate with anyone.

Mr. MacDonald stated that the pictures show people walking up and down the street and someone parked in the alley, which is a closed alley.

Mr. MacDonald stated the building was converted in 2006 to a single family, it was sold in 2005 it was recorded and sold at an assessed value of \$55,000, within one year, they applied for a residential zoning.

Mr. MacDonald stated that he lived there since 2002 and done a lot of work to this property. Also, the other gentleman stated that he would like to put in a cash offer for the building. He does not feel that there is hardship, and feels that it is the owners problem.

Mike Radic, 1031 Mulberry.

Mr. Radic stated that he is opposed. The parking is a problem and getting more difficult.

Patricia Wisbang, 2235 – 10th Street.

Ms. Wisbang stated that they have nothing against Mr. Nagorski, but does not want the business. She does not understand the variance for a rezoning issue, she feels like it is a smoke screen created by the Hutchersons and Mr. Nagorski. In 2006 it worked out good for the Hutchersons, but now it is not so good. Other people should not have to suffer, if the appeal is granted, the neighbors will suffer and she does not see how Mr. Nagorski can ask for a variance on property that he does not own.

Mark Behm, 2287 – 10th Street,

Mr. Behm stated that they do have a problem with parking, there are a lot of rentals. The parking situation is terrible. Mr. Nagorski is doing a good thing, and there are other buildings in Wyandotte.

Member DiSanto asked the hours of operation. Mr. Nagorski replied normal business hours, does see clients afterhours after 5. Member DiSanto asked days of the week. Mr. Nagorski Monday through Friday, does not want to work on Saturdays, but may have to occasionally. Does see most clients three days a week. Mr. Nagorski has no problem with time restrictions by the board.

Member Trupiano asked about the pictures and the number of people. Mr. Nagorski stated that he has used the building prior to the Hutchersons leaving the building, they were living there. Mr. Nagorski explained that the trailers are the daughters, and the owners are using them for moving. Mr. Nagorski explained that he has trained both of the daughters out of the dwelling, just like he trains everyone else. They did ask him to check on the building for them, he has been in and out of the building. Nutritional Fit did contact him, one of the daughters was involved in that, he told them to wait till this process was over. Mr. Nagorski stated that he still does train the daughter.

Ms. Masserant asked about Mr. Nagorski's qualifications. Member Flachsmann stated that the Board is not here to deal with that, just the Certificate of Occupancy. Member Flachsmann stated that if a variance is granted, there are more steps to go through. That is why Mr. Nagorski came to the Zoning Board is because the Planning Commission denied the rezoning, there are steps to go through. Ms. Masserant expressed concern about handicap parking.

Ms. Keuhn discussed the businesses by her, there are semi trailers down her street, there are many parking problems there too and parking is a problem throughout the City.

Mr. Nagorski stated that he is not here to cause a problem in the neighborhood, but to fix a potential problem. Mr. Nagorski stated that in his case, his building is a DBA, but he does have another business with a LLC. Mr. Nagorski stated that he has extensive field

work and education and received many referrals from doctors, and he is trying to do a good thing for the neighborhood.

Chairperson Duran asked Mr. Nagorski again if he wanted the Board to vote on the appeal tonight. Mr. Nagorski stated that he felt it was in his best interest to table the appeal.

Member DiSanto wanted to thank the residents and apologized for having to leave. Member DiSanto thanked the residents for doing their homework.

Member DiSanto asked the Secretary to notify the neighbors if something changes and for some reason the appeal will not be heard at the December 4 meeting.

The Secretary stated that the residents were notified of tonight's meeting, and now it has been tabled till December 4. Member DiSanto stated that if something happens and it will not be heard on December 4, that the neighbors should be notified.

11 Communications were received regarding this appeal.

Appeal #3179

Chairperson Duran read the appeal and asked that it be explained.
(Member DiSanto left)

John Pounds, owner, present.

Mr. Pounds stated that he had submitted pictures and asked if the board had received them. The Board replied yes.

Mr. Pounds had considered moving earlier this year, but decided to stay and install a pool. They determined where a pool would look nice in the yard, they wanted to keep away from the house, and found a pool that would fit where they wanted it to go. They did assemble and install a pool without a permit, figured an above ground pool would not require a permit, where an in ground pool would. They did find a pool that fit their needs and the area. It is small enough to properly maintain by themselves. They assembled the pool then received notice they needed a permit. Now he sees that anything over 24" of water does requires a permit. Received notice in August about the pool, they filled out a permit, then that it when they were denied and had to apply for a variance.

Mr. Pounds stated that the pool is 4' from the alley, he discontinued working on the fence line when he received notice. They have a detached garage with alley access. Mr. Pounds tried to figure out why 4' was required, a lot seems to be access outside of the yard. When they bought pool, they were worried about safety and bought the top of the line liner, there is a higher support on the side and underneath, they purchased lockable

closeable ladder, it is centered. Research shows that rail fencing products are available to attach to the sidewalls. They would do so. Mr. Pounds went over the attachments that he has submitted with his application. Also, the pool is 10x22. There no overhead power lines or access lines. A small cement pad was removed and that is where the pool was placed.

Mr. Pounds stated that his neighbors received notice and contacted him, and some came to show support. The pool has been purchased and installed and wish to have the variance, basically asking for one foot of property.

Member Trupiano asked if immediate neighbors were here. Mr. Pounds replied yes, one is for, the other resident has a concern.

Member Olsen asked how close is the neighbors garage. Mr. Pounds said maybe 15'. Member Olsen asked if the garage is accessed from the alley. Mr. Pounds replied yes.

Member Flachsmann stated that pools are regulation through National Code, the Code has to do with safety, they want to make sure owners and neighbors are safe, and children do not drown. Owners should always check with Building Department to see if a permit is required, always ask, codes are for safety.

Member Flachsmann asked if a permit has been issued. Mr. Pounds replied that he has to have a variance first. Member Flachsmann stated that when and if a permit is issued they will tell you some things to accomplish to get the permit.

Member Flachsmann stated he was concerned about the garage being close and kids jumping off the garage in the pool, there will be restrictions to safeguard, like maybe secure the pool when you are not there.

Member Olsen asked about the garage. Mr. Pounds stated that it is original aluminum sided at this point.

Daryl Blessing, 1725 Superior, present.

Mr. Blessing stated that he lives next door on east side and has no problem with the pool.

Al Cyster, 1730 Superior.

Mr. Cyster stated that he can't see pool, but he has no problem with the pool from a safety standpoint, his daughter has been over there.

Phil Drake, 1735 Superior.

Mr. Drake stated that he lives on the fence side of the pool and he is glad to see Mr. Pounds doing something right, coming through the Board, he has poured concrete without getting a permit, now it seems that he has got caught. One of the times he poured concrete, he tore down the easement fence between the houses, and that bothers him and the safety issues because there is no gate at the front and because there is no gate on his

easement side, anyone could walk through and get to the pool. It would be good if he would replace it.

Member Flachsmann stated that when a permit is pulled it is inspected and there has to be a barrier properly done so that can't enter into the pool, there are a number of requirements, if there is a safety issue, safety issues will have to be followed. The board cannot tell anyone to do anything about the fences, it is between then neighbors. Member Flachsmann explained that concrete can be poured without a permit as long as it is not used for anything but walking on.

Chairperson Duran asked Mr. Pounds if he too wished to have the appeal tabled. Mr. Pounds stated that he would like to have it tabled also.

Two (2) communications were received regarding this appeal.

Zoning Board of Appeals and Adjustment 2014 Schedule

Deadline		Meeting at 6:30 p.m.	
December 27, 2013		February	5
January	31	March	5
February	28	April	2
March	28	May	7
April	25	June	4
June	6	July	16
June	27	August	6
July	25	September	3
August	22	October	1
September	26	November	5
October	24	December	3
November	21	January	7, 2015

Meetings of the Zoning Board of Appeals and Adjustment are held in the Council Chambers of the City Hall, 3200 Biddle, Avenue, Wyandotte, Michigan



DTE Energy \ MichCon Gas
Data Integrity and technology
One Energy Plaza - WCB1836
Detroit, MI 48226

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October 24, 2013

Peggy Green, Zoning Board Secretary
Zoning Board Of Appeals and Adjustments
3200 Biddle Avenue, Suite 200
Wyandotte, Michigan 48192

**Re: Appeal #3178: For a variance to obtain a Certificate of Occupancy for Physical Therapy Facility
and one Apartment at 2250 – 10th Street.
RA zoning district.**

- ☒ Not involved. See Remarks!
- ☐ Involved: but asking you to hold action on this petition until further notice.
- ☐ Involved but have no objection to the property change - - provided that an easement of the full width of the public right-of-way (street, alley or other public place) is reserved.
- ☐ Involved: the nature of our services, and the estimated costs of removing, rerouting or abandonment of such all gas mains and/or services

REMARKS:

DTE Energy–MichCon Gas Company has no involvement, nor objection to the Appeal No. 3178 as mentioned above.

See enclosed strip print and attached notice of public hearing, for your use and information.

Please abide by Public Act 53, three (3) working days before you dig, dial toll free MISS DIG
at: 1 – 800 – 482 – 7171.

Michcon Gas Leak Emergency Phone Number: 1- 800 – 947 – 5000.

Sincerely,

Thomas B Dereszewski

/S/ Thomas B. Dereszewski
Drafter – WSB 1836
Data Integrity and Technology

TBD/
Enclosure

November 6, 2013

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David and Laurie Bodnar (homeowners)
2243 10th Street
Wyandotte, MI 48192

Wyandotte Zoning Board of Appeals and Adjustments
Wyandotte City Hall
3200 Biddle Avenue, Suite 300
Wyandotte, Michigan 48192

Re: Appeal #3178: For a variance to obtain a Certificate of Occupancy for a physical therapy facility and one apartment at 2250 10th Street

To Whom It May Concern:

Unfortunately we are both unable to attend tonight's meeting, but we would like to convey that we are opposed to this variance. We live directly across the street from this property so this change would greatly affect us. This change would increase traffic and minimize our street parking, which is only on one side of the street. It will also add yet another rental unit to our neighborhood, and personally we would love to see more homeowners.

When the property owners (Joe and Gloria Hutcherson) rezoned this property from commercial to residential, they did so willingly and understood that it could not be reversed. We were immensely happy with that choice since we are raising young children and it would secure our property value. It is only because they want to sell this property that they are requesting to change it back to commercial. If this were to pass, we feel it would be an example of spot zoning.

We do not feel that this would benefit the city's master plan of keeping commercial properties out of residential areas. We support local businesses here in Wyandotte, but we feel there are plenty of potential buildings located on Biddle, Oak, Ford and Eureka.

Thank you for your time and consideration in this matter.

Sincerely,
David and Laurie Bodnar

David Bodnar
Laurie Bodnar

Wyandotte Zoning Board of Appeals
Re: Appeal #3178

14 of 26

We are opposed to a variance being granted to the owners and interested parties of 2250 10th Street. The variance asked for at 2250 10th St. is a great injustice to us living closest to 2250 10th St. since this problem was self created. In 2006, the owners of the property had the property rezoned from General Business District (B1) to Single Family Residential District (RA). At that time they were told they could never rezone it back to (B1). They were fine with that.

We have enough rental units on 10th St. We don't think it is fair to us to add another rental unit on our street. As for the Physical Therapy Facility that would constitute a business or would make it a Medical Facility, Phil Nagorski's business card states that he is a Fitness and Personal Trainer not a Physical Therapist. Since 2250 10th St. is zoned (RA) how can a variance make it legally right to be used as a rental unit and business?

Our home values have decreased. Having another rental unit and business so close to our homes would lower our property values even more. None of us can afford that to happen.

Thank you,

Lainie Bodnar	2243 10 th Street, Wyandotte
David J. Bodnar	2243 10 th STREET "
Patricia A. Wisberg	2235-10 th Street Wy
Bernadette Kurd	2223-10 th St.
Mr & Mrs. Mark A. Bedn / Kathleen	2287-10 th St
Harry Bruggeman & Lee Massey	2268 10 th Wy MI
Robert MacDonald	1034 Mulberry - Wyandotte
Cheryl Zeelman	1045 Mulberry - Wyand.
Arnold Paciani	2226 10 th St. Wy.
Joe Hughes	2214 10 th St. Wyandotte, MI

15 of 26

Wyandotte Zoning Board of Appeals

Re: Appeal #3178

I am opposed to a variance being granted to the owners 2250 10th Street. The variance would allow them to obtain a certificate of occupancy for a physical therapy facility and one rental apartment in a RA zoning district.

Thank you,

Rezoning this property has been denied.
A variance is just another way of asking for
the same thing. We are still opposed!

Mr + Mrs Mark Behm
Kathleen Behm

16 of 26

Wyandotte Zoning Board of Appeals

Re: Appeal #3178

I am opposed to a variance being granted to the owners 2250 10th Street. The variance would allow them to obtain a certificate of occupancy for a physical therapy facility and one rental apartment in a RA zoning district.

Thank you,

Kathy Bertram
2300 10th Street

17 of 26

Wyandotte Zoning Board of Appeals

Re: Appeal #3178

I am opposed to a variance being granted to the owners 2250 10th Street. The variance would allow them to obtain a certificate of occupancy for a physical therapy facility and one rental apartment in a RA zoning district.

Thank you,

John Dan
2309 10th / Spwyann.

18 of 26

Wyandotte Zoning Board of Appeals

Re: Appeal #3178

I am opposed to a variance being granted to the owners 2250 10th Street. The variance would allow them to obtain a certificate of occupancy for a physical therapy facility and one rental apartment in a RA zoning district.

Thank you,

Braney Hadelock
2203 10th St.

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Wyandotte Zoning Board of Appeals

Re: Appeal #3178

I am opposed to a variance being granted to the owners 2250 10th Street. The variance would allow them to obtain a certificate of occupancy for a physical therapy facility and one rental apartment in a RA zoning district.

Thank you,

Tracy & Chuck ~~Breakout~~ 2301 10th - upper

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2286-10th Street
Wyandotte, Michigan
734-283-5423

November 5, 2013

Re: Variance of business use of 2250-10th Street

Mr. Peterson, Mayor and City Council

I am writing this on behalf of Mr. Phillip Nagorski. I recently learned of Phil's plan of starting a business at 2250th Street. I feel that "Phil's Fitness Therapy" would be a very positive business for this area.

I have known Phil for numerous years. I first met him as a fitness trainer for a fitness group. Although I had to drop out due to health reasons, I know that he has continued to work in the fitness field and is very eager to bring his services to this area.

I have been a Wyandotte resident, 2286-10th street, since the early 1980's. With the exception of the past few years, 2250-10th has always been a business establishment without any problems to the neighborhood.

The city of Wyandotte has a long history and reputation of supporting small businesses. I feel this is why our city has survived where other cities have failed. "Phil's Fitness Center" would be a stable small business and a positive for our neighborhood and our city.

Thank You,

A handwritten signature in cursive script, appearing to read "Anna M. Norris".

Anna M. Norris

From the desk of...

Jerome J. Sabatowich

2776 Tenth Street
Wyandotte, MI 48192
July 25, 2013

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To Whom It May Concern:

Phil Nagorski is a personal trainer who specializes in working with people who, like myself, are physically challenged. He also works with young athletes who are trying to get into shape.

In the three years that Phil has been working with me, he has often spoken to me about his dream to have his own facility with special equipment that his clients need but cannot afford (e.g. a stationary bike for people in wheelchairs, a tilt table for individuals who cannot stand on their own, parallel bars so those who have had knee replacements can learn to walk again, exercise equipment, etc.). Phil now has an opportunity to make that dream a reality if the property at 2250 Tenth Street is rezoned.

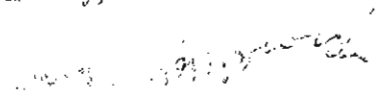
Since Phil will be working only with individuals and small groups, parking should not be an issue because there are other businesses on the same street that have a similar number or less parking spaces (e.g. the barber shop across the street and Vinewood Bakery). Furthermore, neighbors will not have to worry about cars arriving too early in the morning or too late at night because his commitments to his wife and six children make appointments with his clients at odd hours impossible.

Nor should traffic be a problem. Anyone who has lived on Tenth Street (as I have for ten years) should be used to the extra car volume from Our Lady of Mt. Carmel Church and Schools. The few extra cars that will travel down the street due to Phil's facility will be negligible in comparison.

I believe that Phil Nagorski will be a good neighbor who will take care of and improve the property. As a businessman, he knows the value of good relationships with his neighbors and he shows a willingness to work with others to solve problems.

Finally, there are no other facilities in Wyandotte or neighboring cities like the one that Phil is proposing. I think it would be good for Wyandotte to have a business like this within its city limits.

Sincerely,


Jerry Sabatowich



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PHIL'S FITNESS THERAPY

www.trainerforce.net/fitnesstherapy

www.healthylifestylesvending.healthychoicevendor.com

PHIL NAGORSKI

734-285-1542

734-673-5705

Rezoning of 2250 10th

Neighborhood Petition of agreement to the zoning of the property of 2250 10th to be zoned a business property.

I understand that Phil Nagorski would like to run his business of Post Rehabilitation therapy and Personal Training out of this building.

I support his idea of Rezoning this property.

Name

address

Raura Sachse

1042 Mulberry Wyandotte

Thomas Quenna

1066 Mulberry Wyandotte

Donald L. Ray III

1100 MULBERRY, WYANDOTTE

Roby Craft

1121 MULBERRY, WYANDOTTE

VERONICA MAKOWSKI

1049 Mulberry Wyandotte

Shirley Kiebler

1055 Mulberry Wyandotte

Cheryl Zielman

1045 mulberry Wyandotte

Esmail Fakhri

2263 10th Wyandotte

Virginia Spetruckowski

2286 10th Wy.

Gene McMorris

2286-10th Wy.

Kevin Conway

2286 10th Wy

Mark A. Bell

2287 10th Wy



23 of 26

PHIL'S FITNESS THERAPY

www.trainerforce.net/fitnesstherapy

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PHIL NAGORSKI

734-285-1542

734-673-5705

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I understand that Phil Nagorski would like to run his business of Post Rehabilitation therapy and Personal Training out of this building.

I support his idea of Rezoning this property.

Name

address

Michael Sawowski

1041 CEDAR WYANDOTTE MI 48196

Joe Hughes

2214 10th St. Wyandotte 48192

GAROLD VALTE

2214 10th St. Wyandotte 48192

ALEX DIBISKAWSKI

1039 MULBERRY WYAN. 48192

Paul Dowling

1019 CEDAR

Denny Szypula

2300 10th #1 Wyandotte 48192

John DOLIS

2309 10th Wy A

Ravanne Bergeau

2300 10th Wyandotte

Kathy Bergeau

2327 10th Wyandotte

Glenda Vann

2333 10th Wyandotte

Debra Farrell

2317 10th Street Wyandotte

Amy Coffee

2316 10th Street Wyandotte



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PHIL'S FITNESS THERAPY

www.trainerforce.net/fitnesstherapy

www.healthylifestylesvending.healthychoicevendor.com

PHIL NAGORSKI

734-285-1542

734-673-5705

Rezoning of 2250 10th

Neighborhood Petition of agreement to the zoning of the property of 2250 10th to be zoned a business property.

I understand that Phil Nagorski would like to run his business of Post Rehabilitation therapy and Personal Training out of this building.

I support his idea of Rezoning this property.

Name

address

Brandi Caves
Theresa Cleveland

2376 10th Wyandotte 48192
2405 10th Wyandotte 48192



DTE Energy \ MichCon Gas
Data Integrity and technology
One Energy Plaza - WCB1836
Detroit, MI 48226

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October 24, 2013

Peggy Green, Zoning Board Secretary
Zoning Board Of Appeals and Adjustments
3200 Biddle Avenue, Suite 200
Wyandotte, Michigan 48192

Re: Appeal #3179: For a variance to obtain a Building Permit for a pool at 1731 Superior in a RA zoning district, where the proposed conflicts with Section 2402.K of the Wyandotte Zoning Ordinance.

- ☒ Not involved. See Remarks!
- ☐ Involved: but asking you to hold action on this petition until further notice.
- ☐ Involved but have no objection to the property change - - provided that an easement of the full width of the public right-of-way (street, alley or other public place) is reserved.
- ☐ Involved: the nature of our services, and the estimated costs of removing, rerouting or abandonment of such all gas mains and/or services

REMARKS:

DTE Energy-MichCon Gas Company has no involvement, nor objection to the Appeal No. 3179 as mentioned above.

See enclosed strip print and attached notice of public hearing, for your use and information.

Please abide by Public Act 53, three (3) working days before you dig, dial toll free MISS DIG at: 1 - 800 - 482 - 7171.

Michcon Gas Leak Emergency Phone Number: 1- 800 - 947 - 5000.

Sincerely,

Thomas B Dereszewski

/S/ Thomas B. Dereszewski
Drafter - WSB 1836
Data Integrity and Technology

TBD/
Enclosure

26 of 26
✓ RECEIVED
10-31-13

Oct. 26th, 2013

To: Zoning Board of Appeals and Adjustment

Re: John & Linda Pounds, 1731 Superior Blvd, Wyandotte, Mi 48192

We are writing this letter in support of John and Linda Pounds and the request for a variance to obtain a building permit for a pool at 1730 Superior.

John and Linda Pounds deserve this variance to be approved, as we see no negative repercussions to doing so. We also feel that they have always conducted themselves as great neighbors, who make sure their property is in exemplary condition at all times. To deny this approval would be discouraging the exact behavior and practices of neighbors Wyandotte prides itself in and we personally wish we had more of!

Thank you for your time and consideration,

Sincerely,

Noël & Scott Galeski

Noël & Scott Galeski

1707 Superior Blvd

Wyandotte, Mi 48192

City of Wyandotte
PLANNING COMMISSION
Minutes of the Thursday, November 21, 2013, Meeting
MINUTES AS RECORDED

The meeting was called to order by Chairperson Elizabeth A. Krimmel at 6:30 p.m.

COMMISSIONERS PRESENT: Adamczyk, Benson, Booms, Duran, Krimmel, Lupo, Parker, Pasko, Tavernier

COMMISSIONERS EXCUSED: None

ALSO PRESENT: Ben Tallerico, City Planner
Kelly Roberts, Recording Secretary

COMMUNICATIONS:

1. MOTION BY COMMISSIONER BENSON, supported by Commissioner Pasko to receive and place on file all communications. MOTION PASSED
2. MOTION BY COMMISSIONER TAVERNIER, supported by Commissioner Lupo to approve the request from the Wyandotte Public Schools regarding their parking lot at the corner of Goddard and Electric to have a total of 4 trees along Goddard.
YES: Adamczyk, Benson, Duran, Krimmel, Lupo, Parker, Pasko, Tavernier
NO: Booms
ABSENT: None
MOTION PASSED

APPROVAL OF THE MINUTES OF THE PREVIOUS MEETING:

MOTION BY COMMISSIONER TAVERNIER, supported by Commissioner Booms to approve the minutes of the Meeting of October 17, 2013. MOTION PASSED.

OLD BUSINESS:

None

NEW BUSINESS:

1. **PUBLIC HEARING** – Request from Joel Bias, President, Downriver Actors Guild (DAG) (Appellant) and Daly Merritt Properties (Owner) for Special Land Use for the property at 2656 Biddle Avenue, Wyandotte, Michigan. The DAG is requesting approval for joint use of the same parking facilities in accordance with Article XXII.

MOTION BY COMMISSIONER BENSON, supported by Commissioner Pasko to approve the request of Joel Bias, President, Downriver Actors Guild (DAG) (Appellant) and Daly Merritt Properties (Owner) for Special Land Use for the property at 2656 Biddle Avenue, Wyandotte, Michigan for joint use of the same parking facilities in accordance with Article XXII provided an Agreement is executed between DAG, St. Patrick's Church and First Congregational Church.

YES: Adamczyk, Benson, Booms, Duran, Krimmel, Lupo, Parker, Pasko, Tavernier
NO: None
ABSENT: None
MOTION PASSED

2. Review of the landscape plan and parking lot layout for the former 2430 Biddle Avenue as submitted by SSOE, Inc.

MOTION BY COMMISSIONER PASKO, Supported by Commissioner Booms to APPROVE the parking lot layout and landscape plan for the property known as the former 2430 Biddle Avenue, Wyandotte, Michigan, as submitted by SSOE, Inc. provided revised plans are submitted to City Engineer for approval of additional catch basin to be shown on Drawing No. C-300 and that the Ginkos plants be replaced with Hackberry or Maples and the Yews shown on Biddle Avenue should be planted as a clipped hedge.

YES: Adamczyk, Benson, Booms, Duran, Krimmel, Lupo, Parker, Pasko, Tavernier

NO: None

ABSENT: None

MOTION PASSED

PERSONS IN THE AUDIENCE:

No persons in audience.

SPECIAL ORDER:

Commission approved the 2014 Schedule of Meetings and Filing Deadlines Dates.

BILLS AND ACCOUNT:

MOTION BY COMMISSIONER PASKO, supported by Commissioner Parker to:

Pay Beckett & Raeder for Planning Consultant fee for November in the amount of \$700.00
Hours for Secretarial Services: 10/11/13 – 10/31/13 10 Total Hours

YES: Adamczyk, Benson, Booms, Duran, Krimmel, Lupo, Parker, Pasko, Tavernier

NO: None

ABSENT: none

MOTION PASSED

MOTION TO ADJOURN:

MOTION BY COMMISSIONER PASKO, supported by Commissioner Tavernier to adjourn the meeting at 7:30 p.m.

PUBLIC HEARING - Request from Joel Bias, President, Downriver Actors Guild (DAG) (Appellant) and Daly Merritt Properties (Owner) for Special Land Use for the property at 2656 Biddle Avenue, Wyandotte, Michigan. The DAG is requesting approval for joint use of the same parking facilities in accordance with Article XXII.

Chairperson Krimmel opened the Public Hearing and asked if there was anyone present who wished to speak about this public hearing.

Commissioner Pasko read the non-conformation notice that was issued by the City Engineer.

Mr. Joseph Daly, 100 Maple, Wyandotte present.

Mr. Daly stated that the property was the old Robert Hall and it was also used as a warehouse. Mr. Daly indicated that he purchased the property about 3 months ago. Mr. Daly indicated that they are selling the property to the DAG for a

theater. Mr. Daly explained that there is not enough parking and they are working with First Congregational Church and St. Patrick's Church for additional parking.

Commissioner Tavernier asked what the status is on those agreements.

Mr. Daly indicated that the First Congregational Church has executed an agreement and it was submitted with the request. Mr. Daly further indicated that they have met with the City, St. Patrick's and the Archdiocese and they have reached an agreement verbally, they are just waiting for the paperwork.

Commissioner Tavernier asked if the Church was preparing the paperwork.

Mr. Daly stated yes.

Commissioner Tavernier asked about the dumpster shown on the plans.

Mr. Daly stated that at this time he is not sure about the dumpster, the plans were drawn up for the calculation of parking only. Mr. Daly indicated that plans will be submitted for the construction process and they will meet all ordinance requirements.

Commissioner Pasko asked about the hours of operations.

Mr. Daly indicated that they have worked out a schedule where the DAG productions will not interfere with the Church schedules.

Commissioner Booms indicated that the Theater is moving from the Ford Avenue site.

Mr. Daly stated that is correct. Mr. Daly stated further that the City is in favor of this move and this project should be a boost to the Downtown District.

Leo Babcock, of The Babcock Design Studio present. Mr. Babcock indicated that the plans are just preliminary to determine parking requirements. Mr. Babcock indicated that they are planning to add windows to the front the building and a new façade, and remodeling the inside.

Deborah Aue, DAG present.

Ms. Aue explained that this theater is like the theater in Chelsea, there is no grand curtain, the stage is opened to the audience. Ms. Aue stated that they were located at the Artcraft Building, but the owner passed away and the property is for sale. Ms. Aue stated that this new location will offer more seating. Ms. Aue stated that it is their intent to bring additional acts to the theater to fill in when they are not in production. Ms. Aue stated that they want to stay in Wyandotte and this new location will help them and the City.

Chairperson Krimmel asked if there was anyone else present who wished to speak about this public hearing.

There being no further questions, the public hearing was closed.

No communications was received regarding this hearing.
