

**CITY OF WYANDOTTE**  
**REGULAR CITY COUNCIL MEETING**

A Regular Session of the Wyandotte City Council was held in Council Chambers, on Monday, September 11, 2017, and was called to order at 7:00pm with Honorable Mayor Joseph R. Peterson presiding.

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

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Present: Councilpersons Robert Alderman, Christopher Calvin, Robert DeSana, Megan Maiani, and Donald Schultz

Absent: Councilperson Leonard Sabuda

Also Present: Theodore Galeski, City Assessor; City Treasurer Todd Browning; William Look, City Attorney; Mark Kowalewski, City Engineer; and Lawrence Stec, City Clerk

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**PRESENTATION**

- Beautification Commission – 2017 Beautification Award Winners presented by John Darin and Alice Ugljesa.

**UNFINISHED BUSINESS**

None

**COMMUNICATIONS MISCELLANEOUS**

Discussion regarding Resolution #2017-380 & #2017-381

**PERSONS IN THE AUDIENCE**

- Ms. Jean Wong, 4004 18<sup>th</sup>, regarding the sheds/buildings/etc. on easements.
- Dr. Catherine Cost and Mr. Ken Prygoski spoke to announce the annual Blue and Gold Dinner to be held at the VFW (633 Ford Ave.) on Thursday, October 12<sup>th</sup> at 5:30pm.

**NEW BUSINESS (ELECTED OFFICIALS)**

None

**COMMUNICATIONS FROM CITY AND OTHER OFFICIALS**

Discussion regarding Resolution #2017-382 through #2017-390

- Mr. Tim Kearney, 146 Spruce, and Mr. Bill Wilson, 2066 2<sup>nd</sup>, spoke regarding the project
- Mr. LaDuca spoke regarding the project timeline

**PRESENTATION OF PETITIONS**

None

**REPORTS & MINUTES**

City Council

August 28, 2017

**BILLS & ACCOUNTS**

- Total Bills & Accounts of: \$1,669,878.43

**CITIZENS PARTICIPATION**

None

**RECESS**

**RECONVENE**

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Present: Councilpersons Robert Alderman, Christopher Calvin, Robert DeSana, Megan Maiani, and Donald Schultz & Mayor Joseph R. Peterson

Absent: Councilperson Leonard Sabuda

Also Present: Theodore Galeski, City Assessor; City Treasurer Todd Browning; William Look, City Attorney; Mark Kowalewski, City Engineer; and Lawrence Stec, City Clerk

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**HEARINGS**

- Establishment of a Commercial Redevelopment District – 93-95-99 Oak St.  
**2017-378 PUBLIC HEARING: CRD ESTABLISHMENT – 93-95-99 OAK ST.**

By Councilperson DeSana, supported by Councilperson Maiani

WHEREAS, pursuant to the Commercial Redevelopment Act, Act 255 of 1978, as amended (Act 255), the City of Wyandotte has the authority to establish “Commercial Redevelopment Districts” within the

City of Wyandotte on its own initiative or upon a request filed by the owners of 75% of the state equalized value of the commercial property located within a proposed district; and

WHEREAS, Ron Thomas from Rise Above Entertainment LLC, the property owner, has filed a written request with the clerk of the City of Wyandotte requesting the establishment of the Commercial Redevelopment District for property at **93-95-99 Oak Street** located in the City of Wyandotte hereinafter described; and

WHEREAS, the Mayor and City Council finds that property within the District is obsolete commercial property or cleared or vacant land which is part of an existing, developed commercial zone which has been zoned commercial for 3 years before June 21, 1978, and the area is or was characterized by obsolete commercial property and a decline in commercial activity, and hereby determines that the District meets the requirements set forth in Section 5(1)(a) of Act 255; and

WHEREAS, the Mayor and City Council has provided for walkable non-motorized interconnections, including sidewalks and streetscapes throughout the District, as required in Section 4(2)(b)(iii)(B) of Act 255; and

WHEREAS, written notice has been given by certified mail to all owners of real property located within the proposed District as required by Section 5(3) of Act 255; and

WHEREAS, on **September 11, 2017**, a public hearing was held and all residents and taxpayers of the City of Wyandotte were afforded an opportunity to be heard thereon; and

WHEREAS, the Mayor and City Council deems it to be in the public interest of the City of Wyandotte to establish the Commercial Redevelopment District as proposed;

NOW, THEREFORE, BE IT RESOLVED by the Mayor and City Council of the City of Wyandotte that pursuant to the provisions of Act 255, **Commercial Redevelopment District No. 16** is hereby established for the property at **93-95-99 Oak Street**, said property more fully described as:

The following described parcel(s) of land situated in the City of Wyandotte, Wayne County, and State of Michigan, to wit:

PT OF LOTS 1 AND 2 AND 3 DESC AS BEG AT NW COR LOT 2 TH S ALONG E LOT LINE 70.10FT TH E TO N LOT LINE LOT 3 TH SELY TO A PT WHICH IS 120FT W FROM E ROW LINE OF BIDDLE ST TH NELY ALONG W LINE OF PRIVATE ALLEY 20FT WD TO S ROW OF OAK ST TH WLY TO POB PLAT OF PART OF WYANDOTTE, PART 2, BLOCK 57 T3S R11E, L57 OF DEEDS P5 WCR

Parcel Number: 82 57 011 08 0001 004

Motion unanimously carried.

## **RESOLUTIONS**

### **2017-379 MINUTES**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED that the minutes of the meeting held under the date of August 28, 2017, be approved as recorded.

Motion unanimously carried.

### **2017-380 RESPECT LIFE SUNDAY**

By Councilperson DeSana, supported by Councilperson Maiani

BE IT RESOLVED that the communication from Deborah Bloomfield, Life-Chain Chairman, 1811 Superior, Wyandotte, Michigan 48192 regarding the Respect Life Sunday, to be held on Sunday, October 1, 2017 is hereby received and placed on file with copies to be distributed to the Police and Fire Departments.

Motion unanimously carried.

### **2017-381 CITIZENS COMMUNICATION – J. COLLINS**

By Councilperson DeSana, supported by Councilperson Maiani

BE IT RESOLVED that the communication from Ms. Joan Collins, 1607 7<sup>th</sup> St., regarding trash pick-up concerns is hereby received and placed on file.

Motion unanimously carried.

### **2017-382 FIRE FIGHTER'S CIVIL SERVICE COMM. APPT. - LIBERACKI**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED by the City Council that Council hereby ACCEPTS the resignation of Theodore Copley from the Firefighter's Civil Service Commission and thanks Mr. Copley for his service; and

BE IT FURTHER RESOLVED the City Council that Council hereby CONCURS with the recommendation of Mayor Peterson to appoint David Liberacki of 1804 Maple, Wyandotte, MI to the Firefighter's Civil Service Commission. Term to expire April 2023.

Motion unanimously carried.

### **2017-383 SEPTEMBER THIRD FRIDAY CONTRACTS**

By Councilperson DeSana, supported by Councilperson Maiani

WHEREAS the following organizations have been contracted to enter into an agreement for listed services in association with the September Third Friday Beer Fest event:

- Wyandotte Music Boosters – Beer Distribution

- Wyandotte Youth Hockey Association – Check-In Crew
- Boy Scout Troop 1061 – Clean-Up Crew

BE IT RESOLVED that Council approves the request of the Special Event Coordinator to approve the contracts for the Wyandotte Music Boosters, Wyandotte Youth Hockey Association and the Boy Scout Troop 1061 for the City of Wyandotte September Third Friday scheduled for Friday, September 15<sup>th</sup>, 2017.

BE IT FURTHER RESOLVED that each organization shall sign a hold harmless agreement as prepared by the Department of Legal Affairs and that the Mayor and City Clerk are authorized to execute said contracts.

Motion unanimously carried.

#### **2017-384 OCTOBER THIRD FRIDAY STREET CLOSURE/PERMISSIONS**

By Councilperson DeSana, supported by Councilperson Maiani

WHEREAS the October Third Friday is scheduled to take place on October 20<sup>th</sup>, 2017 from 5PM-9PM, with additional days for set-up and tear-down to take place on October 19<sup>th</sup> and October 21<sup>st</sup> and 22<sup>nd</sup>, respectively, and the event area to include:

- First Street on the west side from end of parking lot on First to Elm Street
- South side row of parking spots in Parking Lot #11, located next to the Farmer's Market Lot
- Parking north side of Elm Street from First to the alley at CVS

WHEREAS the Special Event Coordinator is requesting:

- Permission to utilize all sidewalk space and street space
- Permission to allow vehicles on site near and on the grassy area at Elm and First from Thursday, October 19<sup>th</sup> to Sunday, October 22<sup>nd</sup> 2017.
- No parking signs to be placed in necessary areas prior to event
- Elm Street to be closed from Alley by CVS to First Street for Thursdays only.

BE IT RESOLVED that Council approves the above requests of the Special Event Coordinator for the proper planning of the October Third Friday event.

Motion unanimously carried.

#### **2017-385 WHISKEYS ON THE WATER EVENTS – NOVEMBER 2017 & MARCH 2018**

By Councilperson DeSana, supported by Councilperson Maiani

BE IT RESOLVED by the City Council that Council Concurs with the recommendation of the Special Event Coordinator to approve the use of city sidewalks, streets and property for the following events scheduled to be held November 3<sup>rd</sup> and 4<sup>th</sup>, 2017 and March 16<sup>th</sup> and 17<sup>th</sup>, 2018.

##### **November 3<sup>rd</sup> & 4<sup>th</sup>, 2017 – Rock for Tots & Dave and Chuck .5k Event**

- Permission to utilize city sidewalks/property
- Permission to utilize Parking Lot 1 for the event and other half for business and patron parking – starting Thursday, November 2<sup>nd</sup> and ending Sunday or Monday depending on weather
- Wednesday, November 1<sup>st</sup> display No Parking Thursday signs in the area of Parking Lot #1, as directed by the Special Events Office.
- Access to all power outlets in the parking lot
- Trash cans – an ample supply of lined trashcans to be dropped off Friday
- Friday, November 3<sup>rd</sup> display No Parking Saturday signs on Elm Street (between Biddle and Waterfront)
- Permission to have barricades at Elm, east of Biddle and at the Parking Lot #1 entrance to enforce no parking on Elm Saturday. ( They are requesting the barricades be dropped on Friday for event staff to place in the morning and remove after the run)
- Permission to have Officers to temporarily close down Biddle Avenue, Maple Streets, and Elm Streets for the .5k run between 2:30 pm and 3:15 pm on Saturday, November 3<sup>rd</sup> 2017. Streets are to immediately open after run is complete.

##### **March 16<sup>th</sup> & 17<sup>th</sup>, 2018 – St. Practice Day / St. Patrick's Day & Leprechaun Crawl Events**

- Permission to utilize city sidewalks/property
- Permission to utilize Parking Lot 1 for the event and other half for business and patron parking – starting Thursday, March 15<sup>th</sup> and ending Sunday (3/18/18) or Monday (3/19/18), depending on weather
- Wednesday, March 14<sup>th</sup> 2018, display No Parking Thursday signs in the area of Parking Lot #1, as directed by the Special Events Office.
- Access to all power in the parking lot
- Install chain link fencing on Friday to be placed around the tent for the MLCC regulation. Estimated space size 104 x 220
- Trash cans – an ample supply of lined trash cans to be dropped off Friday

BE IT FURTHER RESOLVED that Whiskeys on the Water will comply with the following:

- If there are any overtime costs for any city staff for said event, Whiskeys on the Water will be responsible for those fees no later than 14 days after said event date
- Any tents must be weighted (no stakes are allowed to be used to anchor tents) to prevent collapse.

- Clean up before/during and after the event (glass, spills; broken items, etc.) must be done by Whiskeys on the Water for the duration of the event.
- Any business that is in the area of the event will be notified via letter in a timely manner that the event is taking place and using Parking Lot #1 starting on the set up date with a copy of this letter/notification to be sent to the Special Events Office for record.
- Any requests made after this event is reviewed and approved will be evaluated by the Special Events Coordinator and necessary Department Heads for consideration of approval.

BE IT FURTHER RESOLVED that Whiskeys on the Water must add the City of Wyandotte as additional insured to their insurance policy and said business, as well as any other event participants/vendors, shall sign a hold harmless agreement to be prepared by the Department of Legal Affairs.

Motion unanimously carried.

#### **2017-386 YES MA'AM PROGRAM PINK RIBBON CAMPAIGN**

By Councilperson DeSana, supported by Councilperson Maiani

WHEREAS the Center for Women's and Children's Health and its "Yes Ma'am" program is requesting permission to utilize city property to place pink ribbons on trees along Biddle Avenue from October 1<sup>st</sup> through October 31<sup>st</sup>, 2017, as part of a breast cancer awareness campaign.

BE IT RESOLVED that Council concurs with the recommendation of the Special Event Coordinator to approve the use of Biddle Avenue for the 2017 CWCH and its Yes Ma'am Programs campaign to promote breast cancer awareness.

BE IT FURTHER RESOLVED that the Center for Women's and Children's Health/Henry Ford Wyandotte Hospital (organization) will comply with the following:

- If there are any overtime costs for any city staff for said event, the organization will be responsible for those fees.
- Any tents must be weighted (no stakes are allowed to be used to anchor tents) to prevent collapse.
- Clean up before/during and after the event (glass, spills; broken items, etc.) must be done by the Center for Women's and Children's Health/Henry Ford Wyandotte Hospital, including any signs or decorations.
- All ribbons to be removed from trees no later than November 1<sup>st</sup>, 2017.
- Any requests made after this event is reviewed and approved will be evaluated by the Special Events Coordinator and necessary Department Heads for consideration of approval.

BE IT FURTHER RESOLVED that the organization must add the City of Wyandotte as additional insured to their insurance policy and sign a hold harmless agreement to be prepared by the Department of Legal Affairs.

Motion unanimously carried.

#### **2017-387 TOTES PURCHASE**

By Councilperson DeSana, supported by Councilperson Maiani

BE IT RESOLVED that Council concurs with the recommendation of the City Engineer to Purchase 144 – Ninety-Six (96) Gallon Carts from Cascade Engineering of Grand Rapids, Michigan in the amount of \$6,730.56 from account no. 290-448-850-540 each cart to be black with the City of Wyandotte's logo imprinted, serial numbers and include a standard ten (10) year warranty.

Motion unanimously carried.

#### **2017-388 CITY PURCHASE OF 1147 LINDBERGH**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED that Council concurs with the recommendation of the City Engineer to acquire the property at 1147 Lindbergh in the amount of \$18,000.00 to be appropriated from TIFA Area Funds; AND

BE IT RESOLVED that the Department of Legal Affairs, William R. Look, is hereby directed to prepare and sign the necessary documents and the Mayor and City Clerk be authorized to execute the Purchase Agreement; AND

BE IT FURTHER RESOLVED that the City Engineer is directed to demolish same upon completion of the Wyandotte Historical Commission inspection of the home as it pertains to the preservation of historical and cultural items for the City of Wyandotte.

Motion unanimously carried.

#### **2017-389 REZONING OF PROPERTY – 155-163 FORD, 2035 2<sup>ND</sup>, 150-166 SPRUCE**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED that the communication from the Planning Commission regarding the rezoning of the property known as Former 155-163 Ford, Former 2035 2<sup>nd</sup> Street and Former 150-166 Spruce, Wyandotte is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that Council concur with the recommendation of the Planning Commission and hereby approves the rezoning of property at Former 155-163 Ford, Former 2035 2<sup>nd</sup> Street and Former 150-166 Spruce, Wyandotte, Michigan (Lot 1 and the west 34 feet of Lot 2 and Lots 13 and 14, city of Wyandotte, Block 61 as recorded in Liber 1,, Page 36 of Plats, Wayne County

Records) be rezoned from Two Family Residential District (RT) to Plan Development District (PD);  
AND

NOW THEREFORE BE IT RESOLVED that this request be referred to the Department of Legal Affairs to prepare the proper Ordinance.

Motion unanimously carried.

**2017-390 PHASE II SITE PLAN APPROVAL – MJC TEMPLIN PROJECT**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED that the communications from the Planning Commission and the City Engineer dated September 11, 2017, is hereby received and placed on file; AND

BE IT FURTHER RESOLVED that Council approves the Phase II Final Site Plan A **ONLY**, being Plan A – Drawings Number 1, Number 2 and Number 3 dated August 28, 2017 for the proposed development at the southeast corner of 2<sup>nd</sup> Street and Ford and northeast corner of 2<sup>nd</sup> Street and Spruce Street; AND

BE IT FRUTHER RESOLVED that the public hearing by the Planning Commission for the rezoning of the property at 130 Spruce Street be canceled.

Motion unanimously carried.

**2017-391 BILLS & ACCOUNTS**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED that the total bills and accounts of \$1,669,878.43 as presented by the Mayor and City Clerk are hereby APPROVED for payment.

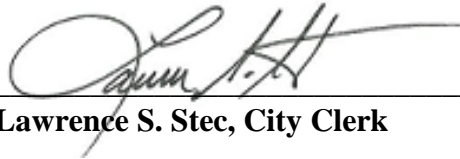
Motion unanimously carried.

**2017-392 ADJOURNMENT**

By Councilperson DeSana, supported by Councilperson Maiani

RESOLVED, that this regular meeting of the Wyandotte City Council be adjourned at 8:27 p.m.

Motion unanimously carried.



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Lawrence S. Stec, City Clerk