Revised – 2/2/2016

CITY OF YPSILANTI
COUNCIL MEETING AGENDA
CITY COUNCIL CHAMBERS, 1 S. HURON
YPSILANTI, MI 48197
TUESDAY, FEBRUARY 2, 2016
7:00 P.M.

I. CALL TO ORDER –

II. ROLL CALL –

Council Member Anne Brown	P A	Council Member Robb	P A
Council Member Nicole Brown	P A	Council Member Vogt	P A
Council Member Murdock	P A	Mayor Edmonds	P A
Mayor Pro-Tem Richardson	P A		

III. INVOCATION –

IV. PLEDGE OF ALLEGIANCE –

"I pledge allegiance to the flag, of the United States of America, and to the Republic for which it stands, one nation, under God, indivisible, with liberty and justice for all."

V. AGENDA APPROVAL –

VI. INTRODUCTIONS –

VII. PRESENTATIONS –

Redesigned Website – Ericka Savage, Assistant to City Manager

VIII. AUDIENCE PARTICIPATION –

IX. REMARKS BY THE MAYOR –

X. RESOLUTIONS/MOTIONS/DISCUSSIONS –

1. Resolution No. 2016-021, approving minutes of January 19, 2016

2. Resolution No. 2016-022, approving Fiscal Year 2016-2017 organizational values, goals and action strategies.

3. Resolution No. 2016-023, authorizing parameters regarding sale of limited tax general obligation refunding bonds, Series 2016 (Taxable).

4. Resolution No. 2015-276, approving the City Manager and City Clerk Evaluation Policy. *(Tabled December 15, 2015)*

5. Resolution No. 2015-025, opposing House Bill 5232 and Senate Bill 720. *(Added)*

XI. LIASON REPORTS –

A. SEMCOG Update
B. Washtenaw Area Transportation Study
C. Urban County
D. Freight House
E. Parks and Recreation
F. Millennial Mayors Conference
G. Ypsilanti Downtown Development Authority
H. Eastern Washtenaw Safety Alliance
I. Police-Community Relations/Black Lives Matter Joint Task Force

XII. COUNCIL PROPOSED BUSINESS –

XIII. COMMUNICATIONS FROM THE MAYOR –

XIV. COMMUNICATIONS FROM THE CITY MANAGER –

XV. COMMUNICATIONS –

The next scheduled election is March 8, 2016 – Presidential Primary

Dates to Remember:
Last day to register – February 8, 2016
Last day to receive AV ballot by mail – March 5, 2016
Last day to obtain an AV ballot in person – March 7, 2016 at 4:00 p.m.
Ballots are available daily from 8:00 a.m. to 5:00 p.m. for pick-up
For mail, please allow 2-3 days for U.S. mail delivery

The Clerk's Office is open Saturday, March 5, 2016 from 8 a.m. - 2 p.m. for electors who wish to receive an AV ballot.

XVI. AUDIENCE PARTICIPATION –

XVII. REMARKS FROM THE MAYOR -

Nominations:

Human Relations Commission
Tanasia Morton (replacing Martha Valadez)
1000 N. Huron River Dr.
Ypsilanti, MI 48197
Term Expiration: 11/1/2018

Planning Commission
Jared Talaga (new appointment)
329 Worden
Ypsilanti, MI 48197
Term: Expiration: 2/2/2019

XVIII. CLOSED SESSION –

Closed Session to discuss attorney opinion - OMA Section 15.268(e)

XIX. ADJOURNMENT –

Resolution No. 2016-024, adjourning the Council meeting.

Contact: Ericka R. Savage
City of Ypsilanti
Phone: (734) 483-1810
Fax: (734) 483-7260
esavage@cityofypsilanti.com

1 S. Huron Street
Ypsilanti, MI 48197

Press Release

City of Ypsilanti Launches New Website and Ypsi Connect

Ypsilanti, MI, January 28, 2016: The City of Ypsilanti is pleased to announce launching a new website today, with a more contemporary design and improved navigation.

New features include:

- Responsive design that adjusts functionality for desktops, tablets, cellphones, etc.
- Hover feature for most pages to preview all menu content rather than clicking multiple pages to locate information.
- Receive Newsflash alerts from various departments and commissions by clicking the 'Notify Me' button on the Home Page.
- Sign up to receive electronic City Newsletters.
- Subscribe to email and/or text message alerts for general news or specific departments/boards.
- Emergency Alerts will appear on all pages in the event of a City-wide emergency.
- More fillable online forms rather than having to go to City Hall.
- 'Centers' have been created to consolidate documents for all departments, boards and commissions in one convenient location, including an Agenda Center, Permit Center, Archive Center, and Form Center.
- Boards and Commissions are now more visible and listed under the 'Government' section, alongside departments and elected officials.
- 'How Do I' tab was created to help visitors quickly access the most popular pages.

Introducing Ypsi Connect

Ypsi Connect is an application powered by SeeClickFix that makes reporting issues to the City of Ypsilanti a lot easier. Additionally, residents will no longer have to use a computer to report an issue. IPhone and Android users can download the application on their mobile device.

By downloading Ypsi Connect, users will be able to:

- Easily report a variety of non-emergency issues, such as potholes, graffiti, and snow removal.
- Use GPS on your device to map the location.
- Take a photo of the issue and upload it to Ypsi Connect.
- Keep updated on the status of your issue and see real time updates from City staff
- View a map of all issues reported and comment on issues reported by other users.

Visit www.cityofypsilanti.com to view the redesigned website. Ypsi Connect is also accessible from the Home Page.

Resolution No. 2016 – 021
February 2, 2016

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT the minutes of January 19, 2016 be approved.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

DRAFT

CITY OF YPSILANTI
COUNCIL MEETING MINUTES
CITY COUNCIL CHAMBERS, 1 S. HURON
YPSILANTI, MI 48197
TUESDAY, JANUARY 19, 2016
7:00 P.M.

I. CALL TO ORDER –

The meeting was called to order at 7:02 p.m.

II. ROLL CALL –

Council Member Anne Brown	Present	Council Member Robb	Present
Council Member Nicole Brown	Present	Council Member Vogt	Present
Council Member Murdock	Present	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Present		

Council Member Anne Brown moved, seconded by Council Member Nicole Brown, to excuse the absence of Mayor Edmonds.

On a voice vote, the motion carried, and the absence was excused.

III. INVOCATION –

Mayor Pro-Tem Richardson asked all to stand for a moment of silence.

IV. PLEDGE OF ALLEGIANCE –

"I pledge allegiance to the flag, of the United States of America, and to the Republic for which it stands, one nation, under God, indivisible, with liberty and justice for all."

V. AGENDA APPROVAL –

Council Member Robb moved to move Resolution 2016-016 from the Consent Agenda to Resolutions/Motions/Discussions.

Assistant City Attorney Dan DuChene asked to add Resolution No. 2015-273, Property Disposition Policy above the first item under Section X, Public Hearings. Mr. Duchene asked to remove both Ordinances from Section XI, Ordinances – First Reading.

Council Member Ann Brown moved, seconded by Council Member Nicole Brown, to add Resolution No. 2015-723 to Section X, Public Hearings and to remove both Ordinances from Section XI.

On a voice vote, the motion carried, and the agenda was approved as amended.

VI. INTRODUCTIONS –

Mayor Pro-Tem Richardson introduced Human Relations Commissioner Sue Melke.

VII. PRESENTATIONS –

None

VIII. AUDIENCE PARTICIPATION –

1. Sue Melke, 330 Chidester #409, asked when citizens report issues on Ypsi Connect how are they informed if there was a solution to that issue. She added she would like to be certain that snow has been cleared so that she can be certain she is able to pass.

   Council Member Robb responded if the problem has been closed there is immediate feedback to the individual who reported the problem. Ms. Melke responded she has not been informed if the problem has been solved. Mr. Robb replied then the issue must not have been rectified. Ms. Melke responded it has been eight days since she reported sidewalks being impassable due to snow. Ms. Melke said another problem is why has the walkway not been cleared. Mr. Robb responded that is a question the City Manager would have to answer. City Manager Lange responded he will follow-up with Code Enforcement.

IX. REMARKS BY THE MAYOR –

None.

X. PUBLIC HEARINGS –

Resolution No. 2015-273, approving Property Disposition Policy.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, The City of Ypsilanti owns residential and commercial property as a result of tax foreclosure and seeks to sell the properties and return properties to active tax rolls; and

WHEREAS, A Property Disposition Policy has been created to achieve the goals of selling city-owned property in a fair and clear manner; and

WHEREAS, The Property Disposition Policy excludes the Water Street Development Parcel; and

WHEREAS, City staff and City Council will use the Property Disposition Policy for the basis of promoting the sale of City-owned property, blight reduction, cost reductions associated with the maintenance of City owned property and increased tax revenues.

NOW THEREFORE BE IT RESOLVED THAT the Ypsilanti City Council accepts and approves the Property Disposition Policy as a guide for the sale of all City-owned property with the exception of the Water Street Development Parcel.

SUPPORTED BY: Council Member Murdock
SECONDED BY: Council Member Anne Brown

Director of Economic Development Beth Ernat stated staff made the changes that Council requested and to hold the public hearing immediately following the passage of this policy.

Council Member Murdock stated there was a recent article written in MLive that discussed this policy focusing on the residential parcels. Mr. Murdock said the article also stated commercial property would

be sold for $1,000 per parcel. Ms. Ernat responded that is incorrect and was copied and pasted from the last article written about this topic in MLive and clarified that each commercial parcel sale would be brought to Council for approval. Mr. Murdock responded sale of commercial property would follow the formal process. Ms. Ernat responded in the affirmative. Mr. Murdock asked if the City will solicit Requests for Proposals for the sale of commercial properties. Ms. Ernat responded that is the intention and said the first course of action would begin with the abundance of City owned residential parcels. Ms. Ernat said the process she plans for the sale of commercial process is to require a proforma and business plan for review and Council approval. Ms. Ernat added the former Boys and Girls club building is the largest and most attractive City owned commercial parcel and it is her hope to have the building demolished and the parcel ready for sale by next year. Mr. Murdock stated if there is an interested individual in commercial property they should be sent to Ms. Ernat and should be aware that residential properties are the primary concern at this point. Ms. Ernat responded in the affirmative and added there has been a great deal of interest in residential properties. Mr. Murdock stated there is a parcel on Helen St. that is 3.5 feet by 80 feet and he does not think that the individual already maintaining the property would want to purchase the property and pay taxes. Mr. DuChene added the property being described is a gap parcel and the City can quit claim any right the City has to the land.

City Manager Lange stated he thinks it is important to get all legal issues solved before development.

Mayor Pro-Tem Richardson asked that the process to obtain commercial property be made clear because she has already had inquiries.

On a roll call, the vote to approve Resolution No. 2015-273 was as follows:

Council Member N. Brown	Yes	Council Member Robb	Yes
Council Member Murdock	Yes	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Yes	Council Member Vogt	Yes
Council Member A. Brown	Yes		

VOTE:

YES: 6 NO: 0 ABSENT: 1 (Edmonds) VOTE: Carried

1. Property Disposition Policy to convey city-owned parcels
   A. Resolution No. 2016-007, determination

WHEREAS, The City of Ypsilanti is interested in conveying its excess City-owned property to private owners; and

WHEREAS, to further this interest, the City Council for the City of Ypsilanti has approved the City Property Disposition Policy by adopting Resolution No. 2016-007; and

WHEREAS, this Policy provides that City Council will annually consider a resolution, after a public hearing, to approve the sale of residential land and authorize the City Manager to enter into purchase agreements, quit claim deeds, leases, or other contracts and documents to effectuate their conveyance.

NOW THEREFOR BE IT RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI that: The following City-owned properties are approved for conveyance consistent with the City Property Disposition Policy.

SUPPORTED BY: Council Member Anne Brown
SECONDED BY: Council Member Robb

Council Member Robb offered a friendly amendment changing the second paragraph

which reads "Resolution No. 2016-007…" to "Resolution No. 2015-273…"

Council Member Anne Brown accepted the friendly amendment.

B. Open public hearing

None

C. Resolution No. 2016-008, close public hearing

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That the public hearing approving city-owned parcels for conveyance and delegating contract authority to the City Manager consistent with and pursuant to the City Property Disposition Policy be officially closed.

SUPPORTED BY: Council Member Murdock
SECONDED BY: Council Member Vogt

On a roll call, the vote to approve Resolution No. 2016-007 was as follows:

Council Member N. Brown	Yes	Council Member Robb	Yes
Council Member Murdock	Yes	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Yes	Council Member Vogt	Yes
Council Member A. Brown	Yes		

VOTE:

YES: 6 NO: 0 ABSENT: 1 (Edmonds) VOTE: Carried

XI. <u>ORDINANCES – FIRST READING</u> –

Ordinance No. 1259

~~1. An ordinance to amend the City of Ypsilanti Dumping/Litter Ordinance (Chapter 42 "Environment", and Chapter 71 "Administrative Hearings Bureau").~~
(Removed)

~~A. Resolution No. 2016-009, determination~~
~~B. Open public hearing~~
~~C. Resolution No. 2016-010, close public hearing~~

Ordinance No.1260

~~2. An ordinance to amend Chapter 70, "Municipal Civil Infractions" of the Ypsilanti City Code, Article II "Municipal Ordinance Violations Bureau," Section 70-38 "Schedule of Civil Fines Established".~~

~~A. Resolution No. 2016-011, determination~~
~~B. Open public hearing~~
~~C. Resolution No. 2016-012, close public hearing~~
(Removed)

XII. <u>CONSENT AGENDA</u> – Resolution No. 2016-013

1. Resolution No. 2016-014, approving minutes of January 5, 2016.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT the minutes of January 5, 2016 be approved.

2. Resolution No. 2016-015, recognizing the Towner House Foundation as a non-profit organization operating in the City of Ypsilanti for the purpose of obtaining a charitable gaming license.

   NOW THEREFORE BE IT RESOLVED THAT the Ypsilanti City Council recognizes the Towner House Foundation as a nonprofit organization operating in the City of Ypsilanti for the purpose of obtaining a charitable gaming license.

~~3. Resolution No. 2016-016, authorizing Finance Director to open bank account with Talmer Bank and Trust in Troy, Michigan.~~ **(Moved and Heard under Section XIII, Resolutions/Motions/Discussions)**

4. Resolution No. 2016-017, supporting State Fire Funding.

   Resolution Supporting Full Funding for the State Fire Protection Mandate

   Whereas, Public Act 289 provide for payments to municipalities for fire protection services received by state facilities, and

   Whereas, The City of Ypsilanti provides 100% of the funding and resources for the required training, education, and apparatus to provide fire protection and fire education for Eastern Michigan University and its population; and

   Whereas, The amount due to municipalities shall be determined by dividing the estimated equalized value of the state facilities located in the municipality by the sum of the state equalized valuation of the municipality and the estimated equalized value of the facilities, and multiplying the result by the fire protection expenditures of the municipality; and

   Whereas, The average funding received under this Act over the past 6 years equates to 53.55%, for a total loss of $ 2,631,268 over this period; and

   Whereas; The intent of this Act has never been met since its conception in 1977, and

   Whereas, Eastern Michigan University occupies 25% of Ypsilanti and its student population exceeds the City's population; and

   Whereas, Eastern Michigan asset and the expense of protecting that asset should be fully borne by the State.

   Now, therefore be it resolved, that the Ypsilanti City Council appeals to the State Legislature to levy the taxes necessary to fully fund P.A. 289, thus finally honoring the solemn promise made by the state of Michigan to its communities.

SUPPORTED BY: Council Member Nicole Brown
SECONDED BY: Council Member Anne Brown

On a roll call, the vote to approve Resolution No. 2016-013 was as follows:

Council Member N. Brown	Yes	Council Member Robb	Yes
Council Member Murdock	Yes	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Yes	Council Member Vogt	Yes
Council Member A. Brown	Yes		

VOTE:

YES: 6 NO: 0 ABSENT: 1 (Edmonds) VOTE: Carried

XIII. <u>RESOLUTIONS/MOTIONS/DISCUSSIONS</u> –

1. Resolution No. 2016-018, approving the creation of a Neighborhood Enterprise Zone (NEZ), pursuant to the Neighborhood Enterprise Zone Act (MCL 207.771 et seq), within the City of Ypsilanti.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, The City of Ypsilanti is a qualified local unit of government and wishes to create a Neighborhood Enterprise Zone (NEZ) for the Southwest Gateway Area; and

WHEREAS, the resolution passed by the city council on August 18, 2015 stated that an NEZ was consistent with the City's master plan, that the city had a housing inspection ordinance which covers the requirements of the NEZ legislation, and stated the City's goals, objectives, and policies relative to the maintenance, preservation, improvement and development of housing for all persons, regardless of income level living within the proposed NEZ; and

WHEREAS, the City Clerk is required to give written notice to the City Assessor and the governing body of each taxing unit that levies property taxes within the proposed NEZ (see attached map); and

WHEREAS, the City Council is required to hold a public hearing on the proposed NEZ within 45 days of sending out the notice; and

WHEREAS, the City Council will need to make a decision at least 60 days after notice is given.

NOW THEREFORE BE IT RESOLVED THAT City Council proposes to create a Neighborhood Enterprise Zone, pursuant to the Neighborhood Enterprise Zone Act (MCL 207.771 et seq), the "Act," within the City of Ypsilanti with the district boundaries as described on the attached map.

BE IT FURTHER RESOLVED THAT the Ypsilanti City Council directs the City Clerk, in compliance with and according to the Act, to give written notice to the City Assessor and the governing body of each taxing unit that levies property taxes within the proposed NEZ by January 26, 2016 and set a public hearing on the proposed NEZ on February 16, 2016.

BE IT FURTHER RESOLVED THAT after receiving public input on the proposed NEZ, City Council will make ultimate determination on a resolution creating the NEZ at its meeting on April 15, 2016, or a meeting subsequent thereto as determined by City Council.

SUPPORTED BY: Council Member Vogt
SECONDED BY: Council Member Nicole Brown

Community Development Director Joe Meyers stated he would answer any questions Council might have.

Council Member Anne Brown asked if there will be a rollout to the community. Mr. Meyers replied in the affirmative and informed Council that a committee is being formed to engage residents, realtors, and other stakeholders to help spread the word about what the Neighborhood Enterprise Zone (NEZ) is and what it can do.

Council Member Robb asked if all that Council is approving tonight is the creation of the district, or boundaries of the zone. Mr. Meyers responded in the affirmative. Mr. Robb asked if the actual policy that dictates what the NEZ is and how it operates will come back to Council. Mr. Meyers responded in the affirmative.

Council Member Robb stated the enabling legislation allows for up to 15 years and 17 years if it is a qualified structure. Mr. Meyers responded part of the proposed boundaries is within the Historic Southside Zone and there could be a few qualified historic structures but 15 years will be the maximum for most structures in that zone. Mr. Robb asked if that could be made clearer in the policy. Mr. Meyers responded in the affirmative. Mr. Robb added we would like the policy be limited to twelve years for any property and be applied to homestead properties only. Mr. Meyers replied staff agrees that applying this only to homestead properties would be best for the neighborhood. Mr. Robb asked if the benefit in increased tax revenue justifies the amount of staff time the policy would require and proposed this policy should only apply to new construction. Mr. Robb clarified new construction as an addition on to the property or complete build and asked the policy to list exactly what projects are eligible. Mr. Meyer responded it is staff's goal to increase investment in the area and is examining other communities with NEZs to see what their policies are and what they do. Mr. Meyers explained for communities that have had an NEZ for a length of time starting before 2005 have a cap at 12 years but allow for 3 year extensions. Mr. Robb asked will there be a stipulation in the policy that only residents that have owned their property a certain length of time will not be eligible. Mr. Meyers responded staff is still formulating the policy and will take that into consideration.

Council Member Robb asked if the Michigan Economic Development Corporation (MEDC) grant used to pay for this program is renewable and how long will the grant last. Mr. Robb added what he is concerned with is adding another tool that no one will use. Mr. Meyers responded once the City has the funding it will have a period time that it needs to show improvement on the grant and the grant will be around for a few years to help pay for permits.

Council Member Anne Brown asked if Council Member Robb was proposing 12 years with the possibility of a 3 year extension. Council Member Robb responded he suggested the 3 year extension because it is in the enabling legislation and 12 years because he would like to keep it shorter. Mr. Robb further clarified that if a person improves the taxable value $2,000 the millage rate would be cut from 66 to 33 and said the best way to increase tax revenue is to encourage people to build homes.

On a roll call, the vote to approve Resolution No. 2016-018 was as follows:

Council Member N. Brown	Yes	Council Member Robb	Yes
Council Member Murdock	Yes	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Yes	Council Member Vogt	Yes
Council Member A. Brown	Yes		

VOTE:

YES: 6 NO: 0 ABSENT: 1 (Edmonds) VOTE: Carried

2. Resolution No. 2016-016, authorizing Finance Director to open bank account with Talmer Bank and Trust in Troy, Michigan.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI that:

The City Finance Director is hereby authorized to open bank accounts, deposit and withdraw funds, open a checking account to deposit and withdraw funds, and purchase and redeem certificates of deposits.

Persons authorized to sign for and on behalf of the City of Ypsilanti are: Finance Director (Marilou Uy); City Clerk (Frances McMullan) and City Treasurer (Kimberly Teamer). Two signatures are required on all checks, withdrawals and redemption of certificates of deposit.

SUPPORTED BY: Council Member Nicole Brown
SECONDED BY: Council Member Vogt

Council Member Robb stated there was not a lot of information in the memo and asked for an explanation for how much the City will invest and any other pertinent information. Mr. Lange responded this was recommended by Finance Director Marilou Uy after shopping around for a preferred interest rate. Mr. Lange stated the other issue of importance is the City is still trying to close the bond issue and he would like to shop that to local financial institutions. Mr. Robb stated his concern is any uncommitted general fund dollars put into a Certificate of Deposit (CD) ultimately becomes committed for some period of time. Mr. Lange responded correct and the City would need to be mindful of that. Mr. Robb stated in the idea of keeping business local asked what the Bank of Ann Arbor's rates were. Mr. Lange responded the Bank of Ann Arbor offered excellent rates but not at the level of Tamler Bank.

On a roll call, the vote to approve Resolution No. 2016-016 was as follows:

Council Member N. Brown	Yes	Council Member Robb	Yes
Council Member Murdock	Yes	Mayor Edmonds	Absent
Mayor Pro-Tem Richardson	Yes	Council Member Vogt	Yes
Council Member A. Brown	Yes		

VOTE:

YES: 6 NO: 0 ABSENT: 1 (Edmonds) VOTE: Carried

XIV. <u>LIASON REPORTS</u> –

A. SEMCOG Update - None
B. Washtenaw Area Transportation Study – Stated the meeting will be held on January 20, 2016.
C. Urban County - None
D. Freight House – Council Member Murdock stated that construction continues and the proposed completion date is around March 1st.

E. Parks and Recreation – Council Member Anne Brown stated the Commission held a meeting with the Huron River Watershed Council regarding the Trail Town group and formulating a blueprint of development activities which will be used as a supplement to the Park Commission Master Plan. She added the Commission met with MPARKS who received a grant which will include Ypsilanti, Ypsilanti Township, Ann Arbor, Dexter, and Manchester which at the amount of $24,000 for two programs. She said the first program is titled "Walk of Ease" for seniors and the second program is "Come out and Play" which is directed toward young people. She asked if a City staff person will be included. Community Development Director Joe Meyers responded a partial staff person. Mr. Meyers added there are still more details to come but this grant will pay for an individual to help run these two programs at no cost to the City. Mr. Meyers added at this time the City has not made any commitment and if the City wishes to go to the training it can and then assess how it would like to be involved moving forward. Economic Development Director Beth Ernat added the $24,000 can be used to improve or enhance walking trails. Ms. Anne Brown added there are four Commission Members from Ward 2 and there is only supposed to be 3 in each Ward. She asked if Eric Maes's term was finished. Council Member Murdock responded Mr. Maes's attendance was not that great last year and there was some question if he wanted to serve on the Commission any longer but he was present at the last meeting and is interested in continuing to serve.
F. Millennial Mayors Conference – No meeting
G. Ypsilanti Downtown Development Authority - None
H. Eastern Washtenaw Safety Alliance – The next meeting is scheduled in February.
I. Police-Community Relations/Black Lives Matter Joint Task Force – Council Member Nicole Brown stated the Task Force will be formulating its memo regarding its recommendations for the Human Relations Commission and examining the Radical Washtenaw report which will be discussed at the next meeting. She added there was a great turnout during the last meeting and hope to see those same individuals moving forward.

XV. COUNCIL PROPOSED BUSINESS –

- 4th Goal Setting Meeting – Tuesday, January 26th at 7:00 p.m. at SPARK East, 215 W. Michigan Avenue

XVI. COMMUNICATIONS FROM THE MAYOR –

Vogt

- Stated at the next goal setting meeting he would like to spend some time discussing the Traffic Commission standards for deciding if traffic calming methods and what can be done if it deems calming methods are not needed. He added he would like to understand the standards the Commission is using to make its decisions and possibly an order of preference of what streets residents most would like to see traffic calming methods employed.

Nicole Brown

- Stated the events at Eastern Michigan University for Martin Luther King Jr. Day were wonderful and congratulated Mayor Pro-Tem Richardson on her award.

Anne Brown

- Announced her office intern Giovanti Bishop is hosting a "Empower Her to Run" forum on Monday, January 25th from 9:00 a.m. to 12:00 p.m. She said the event will be attended by Congresswoman Debbie Dingell, State Senator Rebecca Warren, and several other female state legislators who will speak about why they got into public service.

Murdock

- Informed staff the Depot Town clock has not worked in six months and there have been complaints on Ypsi Connect. He said the Downtown Development Authority said it was going to look into alternate companies for its maintenance.

  Mr. Lange responded he will look into the matter.

- Stated he is contemplating getting a list of all the private prison companies to see if any City funds or pension funds are going into those companies. He said if funds are going to those companies he would like the pension board to divest in those companies.

Richardson

- Thanked Council for all the flowers and cards during her time in the hospital. She said she is easing back into her activities slowly but she will be available when needed.

- Thanked all for her congratulations on the receiving of her award.

XVII. <u>COMMUNICATIONS FROM THE CITY MANAGER</u> –

- Stated he attended yesterday's Martin Luther King Jr. event and had an excellent experience. He added two awards were given to City officials; Mayor Pro-Tem Richardson and Rasheed Atwater an intern. He said the recognition of Mayor Pro-Tem Richardson was long overdue. He said Mr. Atwater is an excellent human being and is in the National Guard and assisting in Flint at the moment.

- Said he is glad the fourth goal setting date has been set and that he is working diligently to develop an alternate plan for Water Street that he feels Council will support.

- Stated the Transportation Coordinating Committee (TCC) of SEMCOG meeting has been rescheduled from the fourth Thursday of the month to the third Wednesday. He added he will continue to attend those meetings on a regular basis.

  Council Member Anne Brown said the Eastern Leaders Group met last week at which Conan Smith provided a presentation on economic development. She stated the presentation primarily focused on the eastern part of the county. She added Council needs to make a statement that Ypsilanti needs representation at the table for those discussions.

  Council Member Murdock stated he attended the first meeting of the Economic Development Committee and as he could tell there was not representation from Ypsilanti at that meeting. Mr. Murdock agreed with Council Member Anne Brown and said the City should be involved in discussions involving economic development in Ypsilanti. Ms. Ernat agreed with both Council Members Anne Brown and Murdock and said she has spoken with Conan Smith who basically preformed a presentation of exactly what the City should be doing. Ms. Ernat said she is very frustrated that the County is interested in the economic development in Eastern Washtenaw County and not inviting Ypsilanti representation to those discussions. Ms. Ernat stated the Mayor was appointed to the Economic Restructuring Committee but as a representative of Growing Hope. Ms. Ernat said she was not appointed to that Committee because she had been appointed to the new Convention and Visitors Bureau Board. Ms. Ernat

added the City should be preparing the presentation and asking the County what Ypsilanti needs as a community.

Mayor Pro-Tem Richardson stated it is absolutely absurd the City does not have representation on that Committee. Ms. Richardson said she cannot understand why the City's Economic Development Director was appointed to the CVB Board and not to the Economic Restructuring Committee. Ms. Richardson stated she highly recommends a Council and City Staff Delegation to meet with Conan Smith and the County Commission to inform them that this is unacceptable. Ms. Richardson stated the Eastern Leaders Group (ELG) was developed by the Commissioner currently representing Ypsilanti and she does not feel the City has seen the amount of benefit it should have from the ELG. Ms. Richardson asked of this would require a resolution or if a motion could be made to begin to address this issue. Mr. DuChene responded he believes it would be the pleasure of Council how it wishes to address this matter but he does believe Council has a preference to written resolutions. Ms. Richardson stated she would prefer a motion and not wait the two weeks until the next Council meeting to pass a resolution.

Mayor Pro-Tem Richardson asked what the consensus of Council is on how this should be approached. Council Member Anne Brown responded she would like the Economic Development Director and a Council Member meet with the Chair of that committee and do some fact finding regarding the intent and bring that information back to Council. Ms. Anne Brown added hopefully that can be done in a timely manner and perhaps that information could be presented at the January 26th Goal Setting Meeting and be the next Council meeting a determination can be made if a formal resolution is needed. Council Member Vogt agreed with Council Member Anne Brown.

Council Member Robb stated Council needs to develop its list of demands before the City approaches the County. Ms. Ernat responded she could develop a draft for Council to discuss. Mayor Pro-Tem Richardson said she would not have any objections to that.

Council Member Murdock said the focus of the Committee is almost contrary to the studies completed by the County. Mr. Murdock stated the City needs capital infrastructure projects. Mr. Murdock said many times Council has discussed a youth job development program and workforce development is part of what can be used for these funds. Mr. Murdock added if the County would like to use those funds to assist with the City's debt that would be helpful and said unless those funds are used for those items the money is not that helpful to the City.

Mr. Lange stated the problem with Mr. Smith's presentation is that it was overly strategic and much of what was said was not relevant. Mr. Lange said he feels the County is preoccupied with finding a County Administrator. Mr. Lange said EMU is also having difficulty without having a University President. Mr. Lange stated he met the head of the Washtenaw County Convention and Visitors Bureau who informed him there is not a Director for the Ypsilanti CVB. Mr. Lange said he understands the City needs to have partnerships with these three organizations and it will become easier once leadership has been established.

Mayor Pro-Tem Richardson volunteered to meet with Ms. Ernat to develop a list of demands for the County to discuss at goal setting and asked if other Council Members wanted to be a part of that process. Council Member Murdock volunteered to assist. Ms. Richardson stated if Council has any suggestions for

what should be listed in the demands please contact Ms. Ernat, Council Member Murdock, or herself.

XVIII. COMMUNICATIONS –

None

XIX. AUDIENCE PARTICIPATION –

1. Russell Davis, 108 Washtenaw Rd. #12, congratulated Mayor-Pro-Tem Richardson on her award. Stated he appreciated City Manager Lange's hard work and the tone he conducts City business. He said he submitted a question in writing to the City Attorney regarding the Black Lives Matter Movement which he believes in because all lives matter the United States. He said that he appreciates the heritage here because it was a stop on the Underground Railroad. He said the essence of a judicial system in a County is to protect civil society. He added he believes, and hopes the City Attorney will verify, that most bench warrants issued in the County were for civil infractions and misdemeanors which he feels is a positive because it will generate revenue to fund programs that will help kids and public education.

   Council Member Murdock stated he thinks there are a lot of misunderstandings regarding bench warrants. Mr. Murdock stated courts issue bench warrants not the City and the City receives no revenue from those warrants.

   Council Member Anne Brown stated the Superintendent of Ypsilanti Community Schools is starting a Facilities Committee to examine what can be done with those buildings.

XX. REMARKS FROM THE MAYOR –

None

XXI. ADJOURNMENT –

Resolution No. 2016-019, adjourning the Council meeting.

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That the City Council Meeting be adjourned, on call, by the Mayor or two (2) members of Council.

OFFERED BY: Council Member Robb
SUPPORTED BY: Council Member Nicole Brown

On a voice vote, the motion carried, and the meeting adjourned at 8:21 p.m.

Resolution No. 2016 - 022
February 2, 2016

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

Whereas, the City Charter requires that each year in February, City Council provides the City Manager by resolution the budget priorities for the next fiscal year.

NOW THEREFORE BE IT RESOLVED, in accordance with Section 5.02 of the City Charter, the following direction is hereby given:

That the City Manager shall present City Council with a balanced Resources Allocation Plan for Fiscal Year 2016-2017 using the following organizational values, goals and action strategies:

ORGANIZATIONAL VALUES

Three fundamental values continue to underlie our work together on behalf of the citizens of and visitors to the City of Ypsilanti.

1. **Open, transparent and accessible decision-making**
   We are committed to openness and transparency in our decision-making, doing whatever we can to ensure that information is available to the public in a timely fashion and in a manner that is easily understood, and providing opportunities for public engagement and participation in decision-making.

2. **Fiscal solvency and sustainability**
   We are committed ensuring the long-term financial stability of the City. Our budget decisions must reflect a balance between short and long-term considerations, and we will work to reduce the costs of city services to the extent we can while maintaining effective city services and a sound infrastructure.

3. **Customer Friendly Service**
   We are committed to providing services to residents and visitors in a customer friendly fashion, ensuring that service processes are effective and understandable, being responsive to requests for service to the extent we can, consistent with procedures and resources, and ensuring that people recognize the limits of our ability to respond.

CITY COUNCIL GOALS:

1. Consensus strategy regarding the major aspects of the near term financial direction for the City was achieved. Without this agreement on the financial direction, the other goals are pointless.

2. An essential part of the financial strategy is the sale of the Water Street property.

3. A parallel effort is required to help support the financial strategy to sell all other excess, or no longer needed, real property owned by the City.

4. Public safety, specifically police, fire and code compliance, is the top City services goal.

5. Focus on the utilization of inter-government / agency agreements and cooperative ventures.

6. Intertwined in all other City goals is the goal of enhanced outreach to the community.

7. Staff wellness and work satisfaction has to permeate the actions of all. That would include clear and consistently applied "policies, rules and administrative directives" and the practical utilization of technology.

8. The City is to become a place of sustainability; including maximizing recycling, minimizing the use of conventional electric power while maximizing alternate sources such as solar energy and utilization of the best technology such as LED lights.

9. Achieve accountability, or being held responsible, with clear goals and objectives, meaningful and periodic reporting and measuring of results.

10. Plan A – as follows:

    1) Refinance $7,745,000 in Water Street debt which would save the city interest costs for this part of the debt.
    2) The refinance period would be for 14 years.
    3) The amount of millage to pay off part of the debt would be 2.3 mills; the revenue from this millage is scheduled to increase by 1% per year.
    4) This would match the amount of millage that would come off the tax roll for the 2001 road bond issue, which will make the Water Street bond millage cost neutral for Ypsilanti citizens.
    5) This would require a vote of the people; this election is proposed to be held in August of 2016.

6) The best estimate of the value of 1 city mill during the first year is $289,000 x 2.3 mills = $665,000.

7) This would leave the city with $5,500,000 in bonds that were not refinanced; on March 2016 the city would pay down $2,255,000 on this part of the Water Street debt. This money would come from non-General fund $418,000 and General Fund $1,837,000, which equal $2,255,000, leaving the city with $3,245,000 of bonds that were not refinanced to pay on until the money to pay down the principal is found. The sale of surplus city assets (mostly land) is where the city expects to gain this money.

8) This would leave the city with a projected spendable General Fund balance of $4,953,000 as 6-30-2016; if we use up $1M in General fund, Fund balance in FY 2015-16.

9) Allocation of full time employees in several key areas are as follows; 17 fulltime Officers in the Fire Department including the Fire Chief (reduction to occur through attrition), 32 sworn officers in the Police Department including the Police Chief, three in the Economic and Community Development Department or four if a new revenue source can be secured. The rest of the city staff will remain largely at status quo levels and will be adjusted to reflect budget and service demands as time progresses.

10) Annually, around the first week in September of each year, the city would know how much the General Fund, Fund Balance was actually reduced versus how much it was projected to be reduced for the previous FY budget year. If the administration and City Council felt that there were surplus funds in the General fund balance, that money would be spent to pay down part of the bonds that were not refinanced.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

Resolution No. 2016-023
February 2, 2016

RESOLUTION AUTHORIZING PARAMETERS REGARDING SALE OF LIMITED TAX GENERAL OBLIGATION REFUNDING BONDS, SERIES 2016 (TAXABLE)

CITY OF YPSILANTI
County of Washtenaw, State of Michigan

Minutes of a regular meeting of the City Council of the City of Ypsilanti, County of Washtenaw, Michigan, held in the City, on the 2nd day of February, 2016 at 7:00 p.m., prevailing Eastern Time.

PRESENT: Members: _____

_____

ABSENT: Members: _____

The following preamble and resolution were offered by Member _____ and supported by Member _____.

WHEREAS, on January 5, 2016, the City authorized the issuance of its Limited Tax General Obligation Refunding Bonds, Series 2016 (Taxable) in an amount not to exceed $8,250,000 to refinance its 2006 General Obligation Limited Tax Capital Improvement Refunding Bonds (Taxable), dated June 8, 2006, in the original principal amount of $15,740,000 (the "Prior Bonds") relating to the City's Water Street redevelopment project; and

WHEREAS, the City desires to issue the Bonds in an amount so that the annual debt service is approximately equal to the amount of funds that could be generated by an ad valorem property tax debt millage levy of 2.3 mills per annum beginning with the July 1, 2017 tax levy; and

WHEREAS, the City estimates that 1 mill currently generates approximately $289,000 per year and 2.3 mills currently generates approximately $665,000 per year that would be available for debt service; and

WHEREAS, the City desires to authorize the City Manager and Director of Fiscal Services (the "Authorized Officers") to finalize the size, structure and sale of the Bonds within the parameters established by this Resolution.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. Delegation to Authorized Officers; Bond Purchase Agreement; Sale Order. Each Authorized Officer is hereby authorized to finalize the size, structure and sale of the Bonds and execute and deliver a Bond Purchase Agreement and Sale Order within the parameters described in this Resolution.

MILLER, CANFIELD, PADDOCK AND STONE, P.L.C.

2. Bond Debt Service Parameters. The Bonds shall be sized so that the annual debt service is no more than $665,000 per year beginning with the July 1, 2016 to July 1, 2017 fiscal year, with the maximum annual debt service thereafter increased by a property value growth factor assumption of 1% per year.

3. Rescission. All resolutions and parts of resolutions insofar as they conflict with the provisions of this Resolution be and the same hereby are rescinded.

AYES: Members: _____

_____

NAYS: Members: _____

RESOLUTION DECLARED ADOPTED.

_____
Frances McMullan
City Clerk

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Council of the City of Ypsilanti, County of Washtenaw, State of Michigan, at a regular meeting held on February 2, 2016, 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.

_____
Frances McMullan
City Clerk

25819765.1\099368-00042

MILLER, CANFIELD, PADDOCK AND STONE, P.L.C.

Resolution No. 2015-276
December 15, 2015

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, City Council is the governing body of the City of Ypsilanti charged by law with certain powers and duties to conduct the affairs of the City;

WHEREAS, there is a desire to codify an evaluation process for the City Manager and City Clerk;

NOW, THEREFORE, BE IT RESOLVED the Ypsilanti City Council hereby adopts the City Manager Evaluation Policy and Procedure.

BE IT FURTHER RESOLVED the Ypsilanti City Council hereby adopts the City Clerk Evaluation Policy and Procedure.

OFFERED BY: Council Member Murdock

SUPPORTED BY: Council Member Anne Brown

YES: 4 NO: 2 (Robb) (Edmonds) ABSENT: 1 (Richardson) VOTE: Tabled

Tabled 12/15/15
Resolution No. 2015-276
February 2, 2016

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, City Council is the governing body of the City of Ypsilanti charged by law with certain powers and duties to conduct the affairs of the City;

WHEREAS, there is a desire to codify an evaluation process for the City Manager and City Clerk;

NOW, THEREFORE, BE IT RESOLVED the Ypsilanti City Council hereby adopts the City Manager Evaluation Policy and Procedure.

BE IT FURTHER RESOLVED the Ypsilanti City Council hereby adopts the City Clerk Evaluation Policy and Procedure.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

CITY MANAGER EVALUATION POLICY AND PROCEDURE
YPSILANTI CITY COUNCIL POLICY 001 OF 2015 (YCCP-001-2015)

POLICY:

In accordance to Sec. 17 (a) of the City Manager's employment agreement, the Mayor and City Council will conduct an annual review of the City Manager's performance. The evaluation will focus on areas of good performance as well as identify areas for improvement. The evaluation will be the basis for compensation and contract duration decisions implemented by City Council.

The performance evaluation process will include a form and evaluation criteria developed by the City Council Evaluation Committee. The evaluation shall take place within the month of September each year and shall cover the time frame of July 1 to June 30 of the previous year.

The City Council Evaluation Committee shall consist of one representative from each Ward. The structure of the committee shall be reviewed at the first regularly scheduled meeting in July.

PROCESS:

The process shall give the City Council and City Manager the opportunity to:

a) Prepare written evaluations,

b) Present a summary of the evaluation, and

c) Meet and discuss the final evaluation in a Closed Session (if requested by the City Manager)

PROCEDURE:

1. At the first regularly scheduled City Council meeting in the month of July, the City Manager will formally be requested to provide a list of accomplishments and

any supporting documentation he / she feels is pertinent to the evaluation process.

2. The City Manager will provide said list of accomplishments and any supporting documentation to City Council at the first regularly scheduled City Council meeting in the month of August.

3. The City Council Evaluation Committee will distribute evaluation forms to the entire Council at the first regularly scheduled City Council meeting in the month of August. Evaluation forms will be distributed in electronic form with hard copies available upon request.

4. The City Council members will individually evaluate the City Manager's performance.

5. Evaluation forms must be returned to the City Council Evaluation Committee by August 31st in order to be considered.

6. The City Council Evaluation Committee will schedule a meeting with the City Manager in order to have a preliminary review of the results. The City Council Evaluation Committee will provide the City Manager with a summary of the results as well as packet containing copies of each individual evaluation form.

7. At the end of the second regularly scheduled City Council meeting in the month of September, City Council will Meet and discuss the final evaluation in a Closed Session (if requested by the City Manager). Any official action agreed upon during the evaluation session will take place immediately after the review.

CITY CLERK EVALUATION POLICY AND PROCEDURE
YPSILANTI CITY COUNCIL POLICY 002 OF 2015 (YCCP-002-2015)

POLICY:

The Mayor and City Council will conduct an annual review of the City Clerk's performance. The evaluation will focus on areas of good performance as well as identify areas for improvement. The evaluation will be the basis for compensation and contract duration decisions implemented by City Council.

The performance evaluation process will include a form and evaluation criteria developed by the City Council Evaluation Committee. The evaluation shall take place within the month of September each year and shall cover the time frame of July 1 to June 30 of the previous year.

The City Council Evaluation Committee shall consist of one representative from each Ward. The structure of the committee shall be reviewed at the first regularly scheduled meeting in July.

PROCESS:

The process shall give the City Council and City Clerk the opportunity to:

a) Prepare written evaluations,

b) Present a summary of the evaluation, and

c) Meet and discuss the final evaluation in a Closed Session (if requested by the City Clerk)

PROCEDURE:

1. At the first regularly scheduled City Council meeting in the month of July, the City Clerk will formally be requested to provide a list of accomplishments and any supporting documentation he / she feels is pertinent to the evaluation process.

2. The City Clerk will provide said list of accomplishments and any supporting documentation to City Council at the first regularly scheduled City Council meeting in the month of August.

3. The City Council Evaluation Committee will distribute evaluation forms to the entire Council at the first regularly scheduled City Council meeting in the month of August. Evaluation forms will be distributed in electronic form with hard copies available upon request.

4. The City Council members will individually evaluate the City Clerk's performance.

5. Evaluation forms must be returned to the City Council Evaluation Committee by August 31st in order to be considered.

6. The City Council Evaluation Committee will schedule a meeting with the City Clerk in order to have a preliminary review of the results. The City Council Evaluation Committee will provide the City Clerk with a summary of the results as well as packet containing copies of each individual evaluation form.

7. At the end of the second regularly scheduled City Council meeting in the month of September, City Council will Meet and discuss the final evaluation in a Closed Session (if requested by the City Clerk). Any official action agreed upon during the evaluation session will take place immediately after the review.

REQUEST FOR LEGISLATION
February 2, 2016

From: Beth Ernat, Community & Economic Development Director
Cynthia Kochanek, Associate Planner
Haley McAlpine, HDC Assistant

Subject: House Bill 5232 and Senate Bill 720

SUMMARY & BACKGROUND:
Historic resources in Michigan rely on protection from inappropriate alterations, incompatible new construction, and development pressures that often result in demolition. Such protection comes in the form of Michigan's current state law, PA 169 of 1970, enabling local governments to choose to safeguard their historic resources within local historic districts across the state. This local legislation declares historic preservation to be a public purpose and as such, it has value to the entire community. Since 1978, Ypsilanti's own Historic District has played a crucial role in preserving the history of Ypsilanti as told through its built environment. Since becoming a Certified Local Government (CLG), Ypsilanti has obtained funding from the CLG grant program. As recently as December 2015, the City has applied for CLG grant funding.

Legislation was recently introduced in the Michigan House and Senate in the form of House Bill 5232 and Senate Bill 720 that would amend the current state legislation in regards to local historic districts and will negatively impact historic resources and local historic districts. Key pieces of this legislation include:

- A two-thirds popular vote to renew our local historic district every 10 years with the cost for these elections falling to the city.
- It would become almost impossible for local legislative bodies to act quickly to head off a sudden threat to a community landmark.
- It allows the dismissal of approved Standards and Guidelines, used nationwide, that historic district commissioners base their reviews upon and would leave the current processes open to interpretation. This reduces predictability in the development process.
- These amendments would possibly jeopardize the CLG Grant funds that the City has taken advantage of in the past.

RECOMMENDED ACTION: Approval

CITY MANAGER APPROVAL: _____ COUNCIL AGENDA DATE: _2/2/2016___

CITY MANAGER COMMENTS: _____

FISCAL SERVICES DIRECTOR APPROVAL: _____

Resolution No. 2016 - 025
February 2, 2016

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, The City of Ypsilanti has a proud and successful historic district that has functioned as an invaluable asset to the community through its efforts to safeguard and preserve local historic resources; and

WHEREAS, the City of Ypsilanti has a long history in supporting historic preservation through the designation of the historic district in 1973 and the passing of the historical preservation ordinance in 1978; and

WHEREAS, the City actively maintains a historic district and supports the Ypsilanti Historical Society in order to preserve its local history, historic district and features; and

WHEREAS, legislation was recently introduced in Lansing in the form of House Bill 5232 and Senate Bill 720 that would amend current legislation in regards to local historic districts and will negatively impact historic resources, local historic districts, and local government processes and budgets; and

WHEREAS, these amendments pose an immediate threat to the continued preservation of Ypsilanti's many invaluable historic resources.

NOW THEREFORE BE IT RESOLVED THAT, the city council of Ypsilanti, its Historic District Commission and the Ypsilanti Historical Society do not support House Bill 5232 and Senate Bill 720 and offer its support for the current legislation, PA 169 of 1970.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

Michigan Historic Preservation Network

Advocacy Alert: Historic Resources in Jeopardy with HB 5232 / SB 720

We need your urgent attention and immediate action. On January 26th, Rep. Chris Afendoulis, R-Grand Rapids, and Sen. Peter MacGregor, R-Rockford, introduced identical legislation into the Local Government Committees of the House and Senate. House Bill 5232 and Senate Bill 720 have serious detrimental impacts to historic resources and local historic districts through proposed amendments to Michigan's Local Historic Districts Act, PA 169 of 1970.

Local Historic Districts are the ONLY way for a community to protect areas of historic significance from insensitive development, inappropriate alterations, and demolition. 78 Michigan communities have chosen to establish protective ordinances since Michigan's enabling legislation was created in 1970. Our current state law effectively protects over 20,000 historic resources within these districts. The proposed bills put these resources, and any designated in the future, at risk by crucially reducing protections and diminishing the authority of local historic district commissions and local legislative bodies.

Take Action!

Voice opposition to HB 5232 and SB 720 by contacting your local representatives and senators by phone, letter, and e-mail. Full language of the House and Senate Bills, Bill Sponsors, Current Bill Status, and the House and Senate Local Government Committee can be found here:

House Bill 5232
House Bill Sponsors & Bill Status
House Local Government Committee

Senate Bill 720
Senate Bill Sponsors & Bill Status
Senate Local Government Committee

Speak Out!

Tell your legislators why these amendments to PA 169 of 1970 critically jeopardize adequate protection for Michigan's historic resources. The full impact of these bills is far-reaching. Here are a few key ways the proposed bills will negatively impact the existing enabling legislation.

Community landmarks would be made vulnerable when a sudden development or demolition threat appears as the bills would require majority property owner consent before the resource could even be placed under study. In the case of a single resource, that would mean the sole property owner would have to be in agreement. Under current state law, the local legislative body can appoint a study committee and then, if the local legislative body chooses, they can resolve to pass a moratorium granting the area under study 6 months of inaction from development, alteration, and demolition. This process allows for consideration of a resource that may not have been previously identified, surveyed, or designated, and can help the community save an important asset. The proposed bills would eliminate this important protective measure.

Requiring a 2/3 majority support petition of property owners before a study committee could be appointed places undue burden on communities seeking to establish a local historic district and would eliminate grant funds available for preservation projects. Private property rights are not neglected in the current process for establishing a district—

community meetings about the district are part of the process from the beginning of the study period, as are public hearings where property owners in a proposed district are given ample opportunity to voice their opinions. A local body typically will not vote to approve a local historic district without strong local support. This bill would mandate that after acquiring 2/3 majority support of property owners in a proposed district, and after a local legislative body decides to establish a local historic district, the public in that unit of government must vote in support of the district in a general election to make it official. Federal funding for Michigan preservation projects through the Certified Local Government program, one of the VERY few grant programs for historic buildings, would not allow communities opting for majority consent to be eligible for these critical funds.

Dismissal of approved Standards and Guidelines, used nationwide, that historic district commissioners base their reviews upon would leave the current processes open to interpretation. The bills propose the allowance of "other Standards", unspecified, to be considered when making important decisions about historic resources, introducing uncertainty into the process. We need agreed-upon, best-practice Standards to ensure that defensible decisions are made when communities determine which resources to protect, how they might include appropriate historic landmarks in districts, and in how a historic district commission reviews applications for work that will impact these assets well into the future.

These bills would clearly threaten the viability of local historic districts in Michigan over time by requiring a local legislative body vote to reinstate each district, even those long-standing, every 10 years. This would inflict unnecessary costs on a community in the voting process and in staff dedication to the effort. Moreover, in communities with several historic districts, the ballot process would be confusing and unwieldy for the voters. No other state laws have such a requirement and the enabling legislation for local historic districts should not be made the exception.

Not only would the bills create a sunset clause on local historic districts, they would dispose of the current process for dissolving historic districts. The proposed bill amendments would allow local legislative bodies to eliminate local historic districts simply if they chose to do so—without guidelines or justification, and without community input. And while the bills would require majority support in the form of petitioning property owners in a proposed district, and also requiring the voters in a local unit to vote in support of establishing a district, no such petition or vote would be necessary to dissolve a district. This is contradictory and makes it easy to do away with local historic districts and exceedingly difficult to establish local historic districts.

Appeals would be heard at the local level where political and development pressures could affect the outcome rather than at a neutral, state board of appeals. Appeals from aggrieved property owners are currently heard by the State Historic Preservation Review Board, whose members are appointed by the Governor of Michigan. This board offers impartial review under a body of experts using nationally recognized preservation Standards. Development interests and personal/political stances within a given community are therefore aptly distant from the board of review in their decision-making process. Local review of appeals would not ensure the use of preservation Standards in their review of cases. Furthermore, 90% of work applications that come before a historic district commission are granted approval and the number of appeals filed each year is steadily decreasing—only 1 or 2 appeals have been reviewed by the State Review Board in recent years, proof that the current system meets the needs of local communities.

Michigan Historic Preservation Network's One-page Rebuttal is available here.

A sample letter to representatives and senators for customization is available here.

Stay apprised of updates on MHPN's website and by subscribing to our e-blasts. Be sure to join us for Advocacy Day in Lansing on March 23rd! Thank you for your support!

Frances McMullan

From: support@cityofypsilanti.com
Sent: Monday, January 25, 2016 8:03 PM
To: Frances McMullan
Subject: City of Ypsilanti Boards and Commissions Citizen Participation Resume

Results From: City of Ypsilanti Boards and Commissions Citizen Participation ResumeSubmitted By: Unauthenticated User IP: 10.20.30.11

Name:
Tanasia

last name:
Morton

Address:
1000 N Huron River Dr

address2:
Apt 325

city:
Ypsilanti

state:
Michigan

zip:
48197

Years in Community:
3

Ward:

Phone:
216-385-4259

Email:
tmorton3@emich.edu

Education:
Junior in College

Occupation:

Employer:

BOARDOFINTEREST:

Human Relations Commission

Interest:

I would like to serve on this board because I would like to help continue to strengthen the relations between the community and the council but also with the college students.

Applicatory Experience:

The National Association for the Advancement of Colored People EMU Chapter Treasure 2015-2016 The National Association for the Advancement of Colored People Michigan Youth and College Treasure 2015- 2017 Eastern Michigan University Student Government Senator 2015-2016 The SELF Project President/ Co-Founder 2015-2016 I Am P.I.N.K. Mentorship Director 2015-2016

Attendance Requirement:

Yes

Signature:

Yes

Frances McMullan

From: support@cityofypsilanti.com
Sent: Thursday, January 07, 2016 3:10 PM
To: Frances McMullan
Subject: City of Ypsilanti Boards and Commissions Citizen Participation Resume

Results From: City of Ypsilanti Boards and Commissions Citizen Participation ResumeSubmitted By: Unauthenticated User IP: 10.20.30.11

Name:
Jared

last name:
Talaga

Address:
329 Worden

address2:

city:
Ypsilanti

state:
MI

zip:
48197

Years in Community:
2

Ward:
1

Phone:
616-502-8265

Email:
jaredtalaga@gmail.com

Education:
Masters of Urban Planning

Occupation:
Student

Employer:

-

BOARDOFINTEREST:

Planning Commission

Interest:

Help serve Ypsilanti community.

Applicatory Experience:

Email for resume.

Attendance Requirement:

Yes

Signature:

Yes

Resolution No. 2016-024
February 2, 2016

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That the City Council Meeting be adjourned, on call, by the Mayor or two (2) members of Council.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE: