

**MINUTES  
ST. CLAIR SHORES CITY COUNCIL MEETING  
January 18, 2016**

Regular Meeting of the City Council, held in the Council Chambers, located at 27600 Jefferson Circle Dr., St. Clair Shores, Michigan.

Present: Mayor Kip C. Walby, Council Members Peter Accica, John Caron, Ronald Frederick, Peter Rubino, Candice Rusie (arrived at 7:18 p.m.), and Chris Vitale

Also Present: City Manager Michael Smith, City Clerk Mary Kotowski, Directors Liz Koto, Chris Rayes, and City Attorney Robert Ihrie

**1. CALL TO ORDER, ROLL CALL AND PLEDGE OF ALLEGIANCE**

Mayor Walby called the meeting to order at 7:00 p.m. Ms. Kotowski, City Clerk, called roll with a quorum present. The Pledge of Allegiance was recited by those in attendance.

**2. PROCLAMATIONS & PRESENTATIONS – Shores Helping Flint Committee**

State Representative Sarah Roberts was present with Debbie Depape, Sean Debrowski, and Paul McAdams. Ms. Roberts said they are a group of concerned citizens wanting to help families in Flint Michigan during their water crisis.

Ms. Roberts said Flint Michigan public schools and families don't have running water. The City of Flint was receiving water from the Detroit water system and switched to the Flint River. Due to the water in the river corrosion took place. Children and individuals had very high levels of lead. We have a wonderful community who come together and they decided to do a donation drive. Filters, water testing kits, bottled water, and baby formula water are being collected. She listed the local drop off sites, such as the Central Fire Station, Lakeshore Schools Maintenance Building, Bethel Lutheran Church, St. Joan of Arc School, St. Margaret's Church, Lakeview Schools Administration Building, and Southlake Schools Administration Building. They've been collecting monetary donations as well through the Optimist Club. They will buy needed supplies. They started a "Go Fund Me" page.

Ms. Depape asked for people to write "Flint Water" in the memo when writing a check.

Ms. Roberts said they have a Facebook page. They don't have a collection end date yet.

**3. AUDIENCE PARTICIPATION ON AGENDA ITEMS (2 MINUTE TIME LIMIT) - NONE**

**4. PROPOSED ADOPTION OF A SERIES OF AMENDMENTS TO CHAPTER 15, ZONING ORDINANCE AS PRESENTED BY THE CITY OF ST. CLAIR SHORES**

Mrs. Koto explained that in 2014, the City awarded a contract to a local consultant to overhaul the zoning ordinance. After nearly a year, the City was presented an ordinance for review. The draft presented revealed extensive work still necessary to complete the task. The ordinance was then reviewed, page by page and additional changes, deletions and additions were made that better cater the chapter to St. Clair Shores. The proposed amendments were presented to the Planning Commission during a public hearing on August 11, 2015. The Planning Commission recommended approval of the zoning amendments. Mrs. Koto said unfortunately, due to a two month medical leave, she was unable to present the amendments to the City Council until early 2016.

Mrs. Koto said a synopsis of all the proposed changes to the ordinance is included in the Plan Review as part of the Planning Commission meeting minutes. Additionally, after completing a plan review recently, the following language may be worthwhile to consider in section 15.509 M. "(m) Exterior Building Treatment: The exterior building materials and treatment shall be of "finished quality," consistent with the quality of exterior treatment on surrounding buildings. Examples of "finished quality" exterior materials include brick, wood siding, and glass. Examples of materials not considered "finished quality" in commercial, office, and residential districts include cement block and cinder block, **except on a rear addition to an existing building that is already constructed of block.**"

**Agenda Item 4 (cont'd)**

Finally, when the City Clerk was working to properly record the Rezoning With Conditions for the St. Gertrude property, we came across some problems with the Rezoning with Conditions language:

“Upon the rezoning taking effect, the City Clerk shall record the approved rezoning with conditions ~~ordinance~~ **document** with the Macomb County Register of Deeds.”

Mayor Walby asked when the last time was when we've had this extensive change.

Mrs. Koto said it was at least 12 years ago and it wasn't this extensive.

Mrs. Koto explained the proposed changes as follows:

**15.500 Off-Street Parking Requirements**

Sec. 35.73 There shall be provided in all districts at the time of erection or enlargement of any main building or structure, automobile off-street parking spaces ~~spaces~~ **lots** with adequate access to all spaces, in conjunction with all land or building uses shall be provided, prior to the issuance of a certificate of occupancy as hereinafter prescribed....

9. ~~Except as otherwise provided by ordinance,~~ The storage of merchandise, ~~commercial vehicles,~~ motor vehicles for sale, trucks, or the repair of vehicles is prohibited.
10. ~~Except as otherwise provided by ordinance,~~ parking of commercial vehicles and/or commercial equipment in any district shall be limited to the period of use of such vehicles or equipment in the performance of a service to the adjacent property for the period of time necessary to complete such service.
11. ~~10. except in the B-1, B-2, or B-3 District subject to 15.509 SITE PLAN APPROVAL and 15.510 SPECIAL USE APPROVAL and the following conditions:~~ In the B-1, B-2 and B-3 Districts, parking other than as specified in subsection (10) herein, and/or storage of commercial vehicles, including, but not limited to, those listed in subsection (m) herein, may be permitted subject to special land use approval and the following conditions:
  - a. **Any business within this zone currently parking a commercial vehicle overnight in the parking lot at the adoption of this ordinance shall be required to apply for a Special Land Use approval.**
  - b. **Vehicles must be parked in the rear of the building.**
  - c. **Vehicles may not occupy parking spaces that are required by this ordinance. Vehicles may only be parked in spaces that are "in excess" to the business use.**
  - d. **Vehicles shall not exceed a length of 20 feet and a height of 10 feet.**
  - e. **Vehicles shall have only one front and one rear axle.**
  - f. **Vehicles shall be for the primary business on the property.**
  - g. **The rental, display, or storage of vehicles shall not be the primary use on the property.**
  - h. **Commercial businesses within a Special Assessment District parking lot must obtain permission from all co-owners of the lot for total number and location of vehicles.**
  - i. **Vehicles must be registered as commercial vehicles with the state of Michigan, the Community Development Department, and the Police Department. If a commercial vehicle has an audible alarm, the owner shall provide emergency contact information to the Police Department in the event the vehicle's alarm is tripped. Multiple false alarm responses may result in a fee or fine as imposed by the Police Department.**
  - j. **Storage of materials, tools, debris or other matter within the open bed of a truck is prohibited.**
  - k. **Commercial vehicles shall not be stored permanently on site. Vehicles shall be used on a daily basis for successful operation of the primary business.**
  - l. **This Special Land Use Request does not apply to commercial vehicles that are parked completely within an enclosed building.**
  - m. **Vehicles that may be considered for this approval include, but are not limited to:**
    - **Catering Truck**
    - **Cube Van**
    - **Pickup Truck**

**Agenda Item 4 (cont'd)**

- **Cargo Van which is an enclosed truck manufactured with a unified body permitting unobstructed passenger movement throughout**
  - **Buses used in conjunction with the business operation such as for a church, daycare center, specialized school, or other legitimate accessory use**
  - **Cargo Trailers**
- n. **Vehicles that are prohibited within this district include, but may not be limited to:**
- **Any vehicle that has more than one rear axle**
  - **Any vehicle that is in excess of 6,000 pounds, except passenger buses**
  - **Limousine**
  - **Taxi**
  - **Refrigerated vehicle and/or any vehicle with a compressor**
  - **Idling vehicle**
  - **Any trailer, regardless of size, whether attached or unattached, that is used for the storage of tools, boats, vehicles, equipment, machinery, merchandise, inventory, supplies or waste by-products, including but not limited to leaves, clippings, paper, debris and/or building materials**
  - **Construction equipment such as backhoes, power shovels, bulldozers, earth moving equipment and similar vehicles**
  - **Stake Truck (with or without stakes in place)**
  - **Step Van**
  - **Semitrailer which is customarily attached to and propelled by a truck tractor vehicle, but which can be detached to stand alone. Semitrailer shall include trailers with flat beds, stake beds, roll-off beds, tanker bodies, dump bodies and full or partial box-type enclosures.**
  - **Truck Tractor which is capable of attaching to and propelling semitrailers, mobile homes, modular homes, boat trailers and similar units, and which is not customarily operated without an attached trailer.**
  - **Dump Truck**
  - **Tow Truck**
  - **Car Hauler**
  - **Commercial hauling truck**
  - **Vehicle repair service truck.**
12. ~~40.~~ For those uses not specifically mentioned, the requirements for off-street parking facilities shall be in accord with a use which the Planning Commission **Community Development Department** considers is similar in type.
13. ~~41.~~ When units or measurements determining the number of required parking spaces result in the requirement of a fractional space, any fraction up to and including one-half shall be disregarded and fractions over one-half shall require one parking space.
14. ~~42.~~ The minimum number of off-street parking spaces by type of use shall be determined in accordance with the following schedule:

Mrs. Koto said regarding Change 1 when Roy O'Brien Ford applied for site plan approval, the back of building is cinder block. As the ordinance reads they would need approval to continue cinder block on the rear of their building.

Ms. Rusie arrived 7:18 p.m.

Mrs. Koto added that for Change 2, we recently did a rezoning procedure and noticed that the sentence wasn't clear, so we clarified it. For Change 3, the definition of adult, as suggested by the Planning Commission in the

**Agenda Item 4 (cont'd)**

minutes was eliminated. For Change 4, the definition of a commercial kennel was clarified. For Change 5, the City Attorney wanted us to clarify what kind of vehicle and in this case commercial vehicles. We were challenged in a

lawsuit recently because we didn't have a clear definition of storage and overnight parking. This clarifies storage and overnight parking. She said there are certain vehicles that would be allowable and some that would not be allowable.

Mr. Frederick said he is concerned how this affects commercial properties that have commercial vehicles.

Mrs. Koto said anyone that would do that would need a special use approval. Her code enforcement officers could canvass and get a list.

Mayor Walby said we have a lot of businesses that have commercial vehicles that they park on site.

Mr. Smith said there are circumstances where the business will park the commercial vehicles near the road in order to advertise.

Mr. Frederick said he would like to change this in some way because it shouldn't be a problem if it's a commercial vehicle with a plate that is used for the business.

Mr. Accica said he thinks there should be a way to know who the vehicle belongs to.

Ms. Rusie said she agrees with Mr. Frederick. She doesn't like the way this is written. We want to move in the direction of being more business friendly. She wants to see some changes here.

Ms. Rusie said the kennel definition doesn't seem appropriate because it classifies the property as a kennel if they are watching a relative's cat or dog.

Mr. Vitale said he doesn't agree that if he takes in a relative's dog that his house is now considered a kennel. He said he has a number of different issues with 15.548. He asked if porches may encroach in a required front yard as long as the building requirements are met. There are strict provisions on wind turbines. He said there's a lot to digest here. He doesn't think the public has had adequate notice. There is a lot that would change the character of the City. He asked if we are talking about relaxing the requirement. He is aware of a few properties where we've built 2 homes next to each other. He asked why change the requirement in regards to 15.509.

Mrs. Koto said there is a requirement that allows developers to build the lots as best as they can.

Mr. Vitale said he doesn't see why we would want to give up having a difference in houses next to each other.

Mr. Vitale said he has a problem with Change 2, 15.420 and 15.480. He said there are a lot of changes that could use more time and attention.

Mr. Rubino said he disagrees with making changes in regards to commercial vehicles being parked at businesses. He said we've turned a blind eye for a reason and it doesn't make sense to now charge them for it. He agrees with Ms. Rusie in regards to the definition of the kennel.

Mr. Rubino said in regards to 15.500, #4 requires RV's to be parked in the rear. He thought we discussed this in 2010 to allow people to park their RV's in the front yard for a certain amount of time.

Mrs. Koto said that all still applies that an RV can be parked for a certain amount of time in front, but it would need to be parked in the rear and not in the front permanently.

Mr. Rubino said it doesn't make sense because that would apply to boats and we are the boating capital in Michigan and now we won't allow residents to park their boats in their driveway.

Mr. Rubino said in 2010 we said we didn't want language in there and then it is being put in there again. He said he has an issue with the changes in regards to parking of an RV, the kennel definition, commercial vehicles, and wind turbines.

**Agenda Item 4 (cont'd)**

Mr. Caron said the current ordinance for a kennel says that if you have a total of a combination of 3 dogs or cats you are considered a kennel. We were trying to clarify that definition and we will clarify it further. He said we have no requirements if someone comes in today with a site plan for a wind turbine and solar panels.

Mrs. Koto said right now we would consider it an accessory structure.

Mr. Caron said new technology is coming in and we have to address it. He thinks that this should be taken apart to address it further.

Mayor Walby said he thinks we need a committee. It's large and needs to be done and he thinks the committee can figure it out and do it in sections. He thinks we need to have a 3 Council Member committee and then bring it back to Council.

Ms. Rusie said she backs up Mr. Rubino and Mr. Vitale. We talked about this 5 years ago and it needs to be discussed further before we can take any movement. She said it is nice to see some change with the parking ordinance.

Mr. Rubino said he appreciates all the hard work that went into it. We are looking for more information.

Mrs. Koto said they hired a consultant 2 years ago.

Mr. Frederick thanked Mrs. Koto for all her hard work. He wants to caution the committee that some businesses and residents may already have solar panels in place.

Mr. Vitale said he appreciates all Mrs. Koto's hard work.

Mayor Walby said we need some volunteers from Council and we will move forward that way.

Mr. Smith asked that any notes from this evening be forwarded to Mrs. Koto so they can be discussed by the committee.

**Moved by Council Member Vitale, supported by Council Member Rubino to TABLE the proposed zoning amendments and the Mayor will create a 3 Council Member adhoc committee, will review and discuss and bring before Council.**

Ayes: All – 7

**5. REQUEST APPROVAL OF THE PROPOSED PERMIT FEES SCHEDULE**

Mr. Rayes explained that as a result of the last two annual audits it was determined that the current fee structure was inadequate to cover costs for inspections. As a result of this information the fee structure/cost were evaluated and a new fee schedule generated that will more accurately generate fees to cover costs.

Mr. Rubino said he understands that we are running in deficit.

Mayor Walby said the deficit was brought to us by Plante Moran based on the audit. These numbers are brought to us by Plante Moran, so that is where we are getting those numbers.

Mr. Rubino said his concern is it looks like all we did was blanket raise the prices. He asked about the mechanical permits and how the humidifier was \$15 and the furnace was \$30 and now they are both \$50. He said he had some major electrical work done and the electrical inspector was there for only several minutes.

Mr. Rayes said you are paying the overhead costs of that inspection. The inspector may be there for only 10 minutes, but there is drive time and other variables. It's hard to get to a number with so many variables.

Mr. Rubino said his concern is we are now possibly increasing the cost of home improvement by 5% to 10%. He asked if we looked at ways to make the City more efficient.

Mayor Walby thinks that we have done that over the last several years.

**Agenda Item 5 (cont'd)**

Mr. Rubino asked if it would be less expensive to bring someone in house to do all the inspections. He thinks we have lost some services.

Mr. Rayes said we do inspections every day now. When we had PMI it was certain days and when we switched to Roseville inspectors (who was the low bidder) it is every day now.

Mr. Smith said the problem with contracting it out is there is a learning curve when you bring in someone new. A lot of communities have gone through this.

Mr. Rubino asked if the employees from Roseville are fully fringed government employees.

Mr. Rayes replied yes.

Mr. Smith said the last time we bid it out private companies and Roseville submitted bids and Roseville was the low bidder. He said if someone works here we are responsible for 60% of their benefits when they retire.

Mr. Rayes said in 19 years we've never changed the fee structure, so now we are adjusting it.

Mr. Smith said according to Plante Moran we are letting revenue go.

Mr. Rubino asked if we can bundle certain inspections together.

Mr. Smith explained that if we bundle than we will have to increase the rates for permits.

Mr. Rayes said it's an average of overhead and the inspectors' time.

Mr. Caron said he thinks that there should be a way to combine the furnace and chimney liner inspections.

Ms. Rusie said she was wondering what the science is behind blending the fees. She would like to see what is going into the hourly rate and would like to see the breakdown to understand it.

Mr. Rayes said there is some kind of movement because sometimes it would be longer and sometimes shorter.

Ms. Rusie said she is looking for the average of us getting the application through and assessing.

Mr. Accica said he would like to look at an in house staff person doing the inspections.

Mr. Vitale said some inspections seem a little random, such as the exhaust fan. They would be paying as much in inspection fees as the cost of the exhaust fan.

Mr. Rayes said \$10 was way too low. He said some fees started off significantly low.

Mr. Vitale said he appreciates the service of the inspectors being able to come out quickly. He agrees with combining certain inspections.

Mayor Walby said we need to look into this more, evaluate the increase, look into bundling, and getting a breakdown.

Mr. Frederick said he agrees with looking into having someone on the inside. He asked if we have compared our fees to cities around us. He would like to know how we compare with surrounding communities. He is not sure if raising the fees by a percentage would work.

Mayor Walby reiterated that according to Plante Moran we are incurring deficit. He would like a breakdown to be provided and we can look at bringing someone at a later time because it is contracted right now.

**Moved by Council Member Frederick, supported by Council Member Caron to TABLE the proposed CDI permit fees schedule.**

Ayes: All – 7

## 6. BIDS/CONTRACTS/PURCHASE ORDERS

### a. Request Approval for demolition contract for 22329 Ridgeway (bids opened 1/11/16)

Mr. Rayes explained that this property is in the blight program and is part of a court order allowing the City to demolish the structure. The project was posted to MITN and 6 bids were received. All cost will be a lien against the property. The low bidder was SJ Design & Construction, LLC for \$11,645. He said SJ Design & Construction, LLC was awarded the house on Shock Street and did a great job.

Mr. Accica is concerned that they spray it down with water to keep any asbestos down when they are working.

**Moved by Council Member Rubino, supported by Council Member Frederick to award the contract to SJ Design & Construction, LLC, the low bidder, for the demolition of all structures located at 22329 Ridgeway in the amount of \$11,645, as recommended by the City Manager.**

Ayes: All – 7

### b. Request Approval of the sale of the vacant lot at 27823 Larchmont (2012 Tax Foreclosure Property)

Mr. Rayes explained that this home was acquired in July 2012 from the Macomb County Treasurer's Office, as part of the tax foreclosure program. The original asking price was \$10,500.00. The offer presented tonight is \$9,000.00. An offer was presented to Council for this parcel on December 7, 2015 in the amount of \$8,500.00. The buyer vanished and did not execute closing of the property. This buyer is proposing to put a large ranch on the property. He said one item discussed was a remnant piece of property that we are asking Council to include with this property.

Mr. Rubino asked if that remnant piece of property was fenced it would hinder our access to the remaining pieces of property.

Mr. Rayes replied no because it is fenced at the south properties.

Mr. Vitale suggested that Mr. Rayes suggest to them to move the house over to provide a way for them to get to the back yard.

**Moved by Council Member Frederick , supported by Council Member Caron to approve the sale of the vacant lot at 27823 Larchmont (2012 Tax Foreclosure Property) in the amount of \$9,000.00 to include the adjacent vacant parcel to the west of the primary parcel, as recommended by the City Manager.**

Ayes: All – 7

### c. Request Approval to enter contract with DTE for LED street light conversion program for the conversion of the last 500 MV to LED

Mr. Rayes explained that the City has for the past several years been converting its inventory of Mercury Vapor (MV) street lights to Light Emitting Diode (LED) fixtures. There are 500 fixtures remaining to be replaced. There are 3,500 fixtures that have been replaced to date. The first 908 fixtures were replaced using a grant from the Southeast Michigan Regional Energy Office (SEMREO) starting at the north city limits and working incrementally to the south. Each year subsequent to the first project the city has participated in converting in MV conversions. The current line of demarcation is approximately 9 Mile Road. The previously converted MV fixtures were 175 W and were converted to 99W LED's. The current technology being installed is a 65W LED fixture. The proposal being presented is to convert the final 500 fixtures from MV to LED at a cost of \$101,000, less the Energy Optimization Rebate of \$20,500, resulting in a 2.08 year return on investment. Given the first year savings our additional expense is \$41,710. This ROI is based on current DTE tariff rates. We are recommending that funds for this be authorized as part of a budget amendment taking \$41,710 from the local streets fund balance. He said they couldn't substantiate their numbers. Nor could they explain the increase of cost from the old fixtures.

Mr. Rubino asked how long ago we started.

**Agenda Item 6 (cont'd)**

Mr. Rayes said it was 4 to 5 years ago.

Mr. Rubino asked if we saw the expected savings. Mr. Rayes said we have. The savings are there now, but not as much savings last year. This is the last phase.

**Moved by Council Member Rubino, supported by Council Member Caron to enter into a contract with DTE for LED street light conversion program for the conversion of the last 500 MV to LED and requested budget amendment taking \$41,710 from the Local Streets Fund (808-000) and transferring to Streets Capital Outlay. (980.000)**

Ayes: All – 7

**7. CONSENT AGENDA** – All items listed on the consent agenda are considered to be routine and will be enacted by one motion and approved by a vote of City Council. There will be no separate discussion of the items unless the Mayor and or a Council Member so requests, in which event the item will be removed from the general order of business and considered under the last item of the Consent Agenda.

**Moved by Council Member Caron, supported by Council Member Rubino to approve the Consent Agenda Items a – e, which include the following:**

**a. Bills**

January 7, 2016 \$4,525,493.18

Resolved to approve the release of checks in the amount of \$4,525,493.18 services rendered, of the report that is 19 pages in length, and of the grand total amount of \$4,525,493.18, \$258,006.21 went to other taxing authorities.

**b. Fees**

Resolved that the following Fees be approved as presented:

Kirk, Huth, Lange & Badalamenti	\$ 607.50
Ihrie O'Brien	\$ 15,110.20

**c. Progress Payments**

Resolved that the following Progress Payments be approved as presented:

Mark Anthony Contracting, Inc.	\$245,462.87
Fontana Construction	\$301,393.74
Performance Pipelining, Inc.	\$ 28,270.00
Doetsch Industrial Services	\$ 27,246.86
Doetsch Industrial Services	\$ 34,535.49

**d. Approval of Minutes - None**

**e. Receive & File Boards, Commissions & Committee Minutes**

Resolved that the following minutes be received and filed:

<u>Minutes</u>	<u>Meeting Date</u>
Animal Care and Welfare Committee	November 9, 2015
Aqua Freeze Committee	December 17, 2015
Board of Review	December 15, 2015
Building/Property Maintenance Board	August 11, 2015
Cool City Committee	December 8, 2015
Historical Commission	December 1, 2015
Planning Commission	October 28, 2014

**Agenda Item 7 (cont'd)**

**Planning Commission  
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Planning Commission  
Planning Commission  
Police & Fire Pension Board  
Police & Fire Retiree Health Care Trust Board  
Water Resources Board**

**November 28, 2014  
March 10, 2015  
June 23, 2015  
December 15, 2015  
January 29, 2015  
January 29, 2015  
December 1, 2015**

Ayes: All – 7

**8. UPDATES AND FOLLOW-UPS FROM COUNCIL MEETING**

Engineering RFP – Mayor Walby said there's no update right now and the bidding is a few months off.

Taco Bell – Mayor Walby said it is moving right along.

LA Fitness – Mayor Walby said it will be opened any day. They did a wonderful job there.

Linda's Place – Mayor Walby said they are moving along now.

Kroger's Moved – Mayor Walby said the Kroger's at 13 Mile and Harper closed and they opened on 13 Mile in Roseville.

Mr. Rayes mentioned a Subway Shop is to open by Dollar General on Harper, south of 13 Mile Road.

**9. COMMENTS BY INDIVIDUAL COUNCILPERSONS**

**Council Member Frederick** thanked Sarah Roberts, the Optimist Club, the Council Members, and everyone involved for helping Flint.

Mr. Frederick made Library announcements. He announced the Shorian Taste Fest will be on March 6<sup>th</sup>.

**Council Member Vitale** announced the Waterfront Environmental Committee's Annual Meeting on January 21<sup>st</sup>. He announced the guest speakers. He was contacted by a resident about what will take the place of Kroger. He said the City doesn't have control over it and Kroger holds a lease on the property until 2023.

**Council Member Accica** congratulated Margaret Eidt for being promoted to Sgt.

**Council Member Rusie** congratulated Sgt. Eidt for her promotion. She made an announcement for the January 24<sup>th</sup> Parade Committee fundraiser. She mentioned that the Historical Commission has historic plaque that will be put up at 9 Mile and Harper.

**Council Member Rubino** asked for an update on the project where the old Chapoton Apartments was. He mentioned 2 pothole concerns at Harper and 9 Mile and at 11 Mile and Little Mack.

Mr. Smith said the County was out cold patching the same day and he will contact the County.

**Council Member Caron** acknowledged all the work of LA Fitness. They replaced most of the fence between their property and the dog park. They put in a new fence and cleaned it up very nicely. Their new lighting is benefitting the dog park as well. He thanked LA Fitness for all that work. He mentioned that there's a Budget Session this Saturday at 8 a.m. at the Golf Course.

Mr. Caron said every year we talk about the Detroit water rates and said there is a lot of risk and planning involved any time there's talk of switching water systems.

**10. CITY MANAGER'S REPORT**

Mr. Smith requested a motion to set a hearing on February 16, 2016 for consideration of Adoption of a Brownfield Plan for the City of St. Clair Shores for the Cypress Group Property located at 28801 Jefferson St. Clair Shores, MI 48081.

**Moved by Council Member Frederick, supported by Council Member Caron to approve the request to set a hearing on February 16, 2016 for consideration of Adoption of a Brownfield Plan for the City of St. Clair Shores for the Cypress Group Property located at 28801 Jefferson St. Clair Shores, MI 48081.**

Ayes: All – 7

Mr. Gambill gave an update on Report a Concern Request Tracker Module. He was asked to look at the management of that system. We wanted to get more consistency with how the departments are responding. This is for non-emergency requests. Residents should contact 911 for emergencies. A month ago they met with departments. They will check the system daily and respond with the outcome. He will meet with different departments every 2 weeks.

Mr. Smith said one thing they found is that some requests weren't being sent correctly. There's a mobile app to submit a request and those requests weren't being sent to any department. They contacted Civic Plus and got it straightened out now.

Mr. Smith said Mr. Gambill has a background in grant administration. He has been working with that also.

**11. AUDIENCE PARTICIPATION (5 MINUTE TIME LIMIT) - NONE**

Jamie Victory said the new Kroger has been opened and it is a beautiful store. He mentioned the Aqua Freeze Festival is coming up.

Donald Lobsinger is against observing Martin Luther King Day.

**12. MAYOR'S COMMENTS**

Mayor Walby announced the Daddy Daughter Dance on February 14<sup>th</sup> that is hosted by Parks and Recreation.

Mayor Walby announced the Aqua Freeze Festival on February 19 – 21<sup>st</sup>. He said they had a nice fundraiser over the weekend. He said Geri Hoffman and Linda Bologna work hard and do a wonderful job.

Mayor Walby announced the Athletics Hall of Fame induction banquet is at Blossom Heath on March 13<sup>th</sup>.

**13. ADJOURNMENT**

**Moved by Council Member Caron, supported by Council Member Rusie to adjourn at 9:41 p.m.**

Ayes: All – 7

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KIP C. WALBY, MAYOR

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MARY A. KOTOWSKI, CITY CLERK

(THE PRECEDING MINUTES ARE A SYNOPSIS OF A CITY COUNCIL MEETING AND DO NOT REPRESENT A VERBATIM RECORD).