



MINUTES

REGULAR COUNCIL Meeting

6:00 PM - Tuesday, July 16, 2019
Council Chambers

The REGULAR COUNCIL of the City of Ypsilanti was called to order on Tuesday, July 16, 2019, at 6:00 PM, in the Council Chambers, with the following members present:

PRESENT: Mayor Beth Bashert, Council Member Jennifer Symanns, Council Member Steven Wilcoxon, Council Member Nicole Brown, Mayor Pro-Tem Lois Richardson, Council Member Anthony Morgan, and Council Member Annie Somerville

I CALL TO ORDER

The meeting was called to order at 6:00 pm

II ROLL CALL

III INVOCATION

IV PLEDGE OF ALLEGIANCE

- a) 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

The agenda was approved as submitted.

VI CLOSED SESSION

- a) Closed Session to discuss pending litigation - OMA 15.268(e)

Mayor Pro-Tem Lois Richardson moved, seconded by Council Member Anthony Morgan, to adjourn to Closed Session.

The meeting adjourned to Closed Session at 6:03 p.m.

RESULT:	CARRIED.
MOVER:	Mayor Pro-Tem Lois Richardson
SECONDER:	Council Member Anthony Morgan
AYES:	Lois Richardson, Anthony Morgan, Beth Bashert, Jennifer Symanns, Steven Wilcoxon, Nicole Brown, and Annie Somerville

Council Member Jennifer Symanns moved, seconded by Council Member Steven Wilcoxon, to reconvene to Open Session.

The meeting reconvened at 6:36 p.m.

Mayor Bashert adjourned the meeting until 7:00 p.m.

RESULT:	CARRIED.
----------------	-----------------

MOVER:	Council Member Jennifer Symanns
SECONDER:	Council Member Steven Wilcoxon
AYES:	Jennifer Symanns, Steven Wilcoxon, Beth Bashert, Nicole Brown, Lois Richardson, Anthony Morgan, and Annie Somerville

VII INTRODUCTIONS

Mayor Bashert introduced the following individuals; County Treasury Catherine McClary, Finance Director Rheagan Basabica, City Clerk Andrew Hellenga, City Attorney John Barr, City Manager Frances McMullan, Assistant to the City Manager Ryan Hunter.

VIII PUBLIC COMMENT (3 MINUTES)

1. Scott Cabautan, 5400 Cogswell, Wayne, from Republic Services, the City's current waste service provider for the last five years. They have taken great pride in services the city and have made quick corrections when there is an issue. They saved the city quite a bit of money on the last bid. There is a \$0.50 difference between them and the recommended service provider, roughly \$123.16/ week. He asked council if there was value in retaining Republic Services for paying a minimal additional cost to avoid transition. They hire union workers and have good benefits to retain talent. They are a national company with a good balance sheet and service surrounding areas.
2. The Cream Inc, kchapter.org, thecream.org, is a local non-profit. The Cream partnered with City Council and Police Department to hold a firearm buy-back program on August 24th. They have partnered with organizations to receive corporate donations to offer \$150-200 per firearm to incentivize turnout. The Cream is also in talks with the 14th District for an amnesty day for non-violent offenses with hopes to expand throughout the county. The goal is to create empowerment teams to help law enforcement and neighborhoods deal with issues related to policing, with hopes to expand throughout Southeast Michigan.
3. Amber Fellows, Ward 3, stated that she is happy about the new technology. She added that she is curious about the first right of refusal resolution and the non-resident appointment to boards and commissions. She supported the resolution for Sue Melke. She wanted to speak about the HRC resolution requesting a town hall discussion about marijuana with a focus on racial and economic equity.
4. Kyle Hunter, 430 S Adams, supported the resolution for Sue Melke and appreciated everything she contributed as a resident. He also spoke in support of the Human Relation Commission Resolution No. 2019-010. This is an opportunity to get to community input while there is still time for municipalities to make decisions. Policies made without input from those most vulnerable to discrimination can reinforce structural inequities. It is imperative to receive input from the community, especially from those disproportionately affected by non-violent offenders. He stated that he is also curious about approving non-residents to boards and commissions.
5. Eric Moore, 1 Oakwood, spoke on behalf of Rutherford Pool. They have a bid package for the renovation of the bathhouse to provide private dressing rooms. The pool has been very successful this season and has raised \$700,000 through grants and fundraising activities. There has been good participation in water safety classes and has increased access throughout the community.

6. Amelia Reese, 822 Armstrong, stated that last Thursday at noon a bullet went through her front window. She asked the Housing Commission to replace the windows, but they are still boarded up. She requested that her windows be replaced immediately so she can feel safe in her home.
7. Jim May, Stevens Disposal, stated he hopes to have favorable results tonight. They are a local company located near Dundee. He added that he looks forward to serving the community.
8. Brian Geiringer stated that he lives in the gerrymandered part of Ward 1. He appreciated that Sue Melke is being honored. He spoke in support of the HRC proposal focused on marijuana and racial equity. He added that he was frustrated about the visioning for the master plan and asked about the strategy for public outreach. He asked what the public outreach strategy is for commission recruitment.
9. Anthony Williamson, Parkridge Community Center, spoke about the unsafe conditions at Parkridge a couple of months ago. Since then, there have been two shootings. Mr. Williamson's passion is to get young people to embrace education, but now safety is the priority. The task force needs City representation, an attorney, public housing officials, a judge, and state officials. They have added a new maintenance person and would like to increase staffing during the summer to increase safety. He has met with state officials and is reaching out to other public housing officials who are having similar issues. It is important to educate the public and ensure safety. He also asked for an update for the speedbumps.

Mayor Pro-Tem stated that someone was injured during the last shooting. Something must be done. The Chief stated during the meetings that the people in the complex have to speak, but some people are afraid retaliation or being labeled as a snitch. They need to put pressure on public housing because they should know which houses are involved. They also need to enforce the nuisance ordinance put in place in the early 2000s.

Mayor Bashert stated that she read a proclamation for Sue Melke at her memorial. There is an effort to unionize the marijuana industry which may help with equity. The Mayor asked the City Manager to follow up with the housing commission about Ms. Reese's window. She also stated that there will be meetings in each ward for residents to be involved with the Master and Sustainability Plans. The Mayor will be holding a Town Hall about the shooting with the City Manager and Police Chief next Thursday. Every person in the city deserves to be safe.

Council Member Somerville stated that the Marijuana Regulatory Agency will be releasing emergency rules with specific relation to social equity.

IX **CONSENT AGENDA**

- a) Resolution No. 2019-154, approving the Consent Agenda.

Council Member Anthony Morgan moved, seconded by Council Member Jennifer Symanns, to approve Resolution No. 2019-154, Consent Agenda.

RESULT:	CARRIED.
MOVER:	Council Member Anthony Morgan
SECONDER:	Council Member Jennifer Symanns
AYES:	Jennifer Symanns, Anthony Morgan, Beth Bashert, Steven Wilcoxon, Nicole

- b) Resolution No. 2019-155, approving the minutes of July 2, 2019.
- c) Resolution No. 2019-156, approving appointments to Boards and Commissions
- d) Resolution No. 2019-157, approving *Ordinance No. 1339* - An Ordinance entitled, "An ordinance to amend Ypsilanti City Code, Chapter 7, Medical Marijuana, to allow for the Transfer of Local Permits for Medical Marijuana" **(Second Reading)**

X RESOLUTIONS/MOTIONS/DISCUSSIONS

- a) Resolution No. 2019-158, approving appointments of Non-residents to Boards and Commissions.

Mayor Bashert stated that the applicant owns a business in the DDA and this is a reappointment. A non-resident needs a supermajority rather a simple majority needed for residents.

Mayor Pro-Tem Lois Richardson moved, seconded by Council Member Steven Wilcoxon, to approve Resolution No. 2019-158.

RESULT:	CARRIED.
MOVER:	Mayor Pro-Tem Lois Richardson
SECONDER:	Council Member Steven Wilcoxon
AYES:	Steven Wilcoxon, Lois Richardson, Beth Bashert, Jennifer Symanns, Nicole Brown, Anthony Morgan, and Annie Somerville

- b) Resolution No. 2019-159, authorizing signature administrator.

Council Member Morgan asked if investments require two signatures. Finance Director Basabica responded that he makes decisions about investing surplus funds and they are signed off by himself and City Manager McMullan.

Council Member Jennifer Symanns moved, seconded by Council Member Nicole Brown, to approve Resolution 2019-159.

RESULT:	CARRIED.
MOVER:	Council Member Jennifer Symanns
SECONDER:	Council Member Nicole Brown
AYES:	Jennifer Symanns, Nicole Brown, Beth Bashert, Steven Wilcoxon, Lois Richardson, Anthony Morgan, and Annie Somerville

- c) Resolution No. 2019-160, approving the Capital Improvement Plan

Economic Development Director Meyers addressed some of the questions council had from the past presentation of the CIP. Mayor Bashert clarified if this was reflected in the approved budget. Mr. Meyers answered in the affirmative. Council Member Wilcoxon asked about the ramp replacement program funding. Mr. Meyers responded that they spend about \$50,000 of Community Development Block Grant money on ramps and get additional funds through the Metro Act. Mayor Bashert asked department heads to provide alternative fuel options for every vehicle and equipment requests.

Council Member Steven Wilcoxon moved, seconded by Council Member Anthony Morgan, to approve Resolution No. 2019-160.

RESULT:	CARRIED.
MOVER:	Council Member Steven Wilcoxon
SECONDER:	Council Member Anthony Morgan
AYES:	Beth Bashert, Jennifer Symanns, Steven Wilcoxon, Nicole Brown, Lois Richardson, Anthony Morgan, and Annie Somerville

- d) Resolution No. 2019-161, approving an invitation to bid for the Rutherford Bathhouse Renovation.
- Mr. Meyers provided an overview of the Rutherford renovation process. Council Member Wilcoxon asked about the bid process. Mr. Meyers responded that if council approved the resolution, the bid would be open for 4-6 weeks. When the bids are received, staff will go through them with the Friends of Rutherford Pool and staff. The bid would then go to Council for approval.
- Council Member Somerville asked if there were showers for people who do not identify as male or female. Mr. Meyers responded in the affirmative. Mayor Bashert stated that she is excited that this is moving forward. Mr. Morgan asked if the Friends had met with the design team throughout the process. Mr. Moore responded that there have been several versions of the design.
- Council Member Nicole Brown moved, seconded by Mayor Pro-Tem Lois Richardson, to approve Resolution No. 2019-161.**
- | | |
|------------------|--|
| RESULT: | CARRIED. |
| MOVER: | Council Member Nicole Brown |
| SECONDER: | Mayor Pro-Tem Lois Richardson |
| AYES: | Beth Bashert, Jennifer Symanns, Steven Wilcoxon, Nicole Brown, Lois Richardson, Anthony Morgan, and Annie Somerville |
- e) Resolution No. 2019-162, approving a First Right of Refusal for 206-210 Washington St.
- Council Member Morgan asked County Treasurer McClary if the cost of the building was the total of the taxes, interest, and fees that have accumulated over the past three years it has been delinquent. Ms. McClary responded that it is the total, including Summer 2019 taxes. The City will also be responsible for Winter 2019 taxes. The City will be tax-exempt in 2020 for real property.
- Mr. Morgan asked what the difference is between affordable and low-income housing from the County's perspective. Ms. McClary responded that affordable housing is a more general term and low-income housing is defined by HUD based on the area median income. Mayor Pro-Tem Richardson stated that this would be a great opportunity to work with Avalon and provide affordable housing in the city. Ms. McClary added that Avalon provides case management for their residents.
- Mr. Meyers added that this will be a revolving fund to support additional affordable housing projects. The project is over \$25,000 meaning that they must put out a bid. Mr. Morgan asked how many units will be in the Thompson Block. Mr. Meyers responded that there will be 20 units. Mr. Morgan asked what the realistic timeline is for this project. Mr. Meyers responded that it will be about a two-year process and depends on what tax credits they are able to receive. Mr. Morgan asked how long it would remain a dangerous building. Mr. Meyers responded that they will be able to maintain it better than currently is and the

building is not dangerous from the outside, aside from the broken windows. The interior fire damage makes the building dangerous.

Council Member Somerville asked about accessible units. Ms. McClary stated that Avalon has done affordable units in the past. Mr. Meyers added, that due to the age of the building it is not feasible to have the entire building accessible. They will strive to have the building as accessible as possible. Mayor Pro-Tem asked if this will be senior affordable housing. Ms. McClary responded that the City has emphasized senior housing. Mayor Bashert added that this is because the city lost 90 affordable senior units. Ms. McClary added that this building will be safe from the outside if the windows are boarded up and the grass is maintained. The estimated time is two years, but it may take longer. Mr. Morgan asked if the building will be insured and maintained. Mr. Meyers responded that it will be added to the insurance pool. He added that if the City does not exercise this right of first refusal it may go to auction and be there for many years. Ms. Bashert thanked the County Treasurer for allowing them to remove one of the buildings that have been blighted in the community.

Council Member Annie Somerville moved, seconded by Council Member Nicole Brown, to approve Resolution No. 2019-162.

RESULT:	CARRIED.
MOVER:	Council Member Annie Somerville
SECONDER:	Council Member Nicole Brown
AYES:	Beth Bashert, Jennifer Symanns, Steven Wilcoxon, Nicole Brown, Lois Richardson, Anthony Morgan, and Annie Somerville

- f) Resolution No. 2019-163, accepting a Request For Proposal for the solid waste contract

Mr. Meyers gave a brief overview of the received bids. Ms. Richardson asked about brown waste roll-off. Mr. Meyers responded that it is a forty-yard dumpster used to haul away street sweeping and other dirty material. Ms. Bashert asked if this includes all solid waste. Mr. Meyers responded in the affirmative but does not include recycling. Mr. Morgan asked if the escalating five-year bid was comparable to the previous contract. Mr. Meyers responded that this accounts for potential cost increases over the next five years; the services will remain the same. Ms. Somerville asked if the employees are in a union or receive benefits. Mr. Meyers responded that they must comply with the living wage ordinances. City Manager McMullan added that this will be finalized in the contract. Ms. Richardson asked how the escalating cost compares with the other bids. Mr. Meyers responded that they will still be cheaper than the current provider. Ms. Richardson clarified that they are voting on two separate contracts. Mr. Meyers responded in the affirmative.

Council Member Nicole Brown moved, seconded by Council Member Anthony Morgan, to approve Resolution No. 2019-163.

RESULT:	CARRIED.
MOVER:	Council Member Nicole Brown
SECONDER:	Council Member Anthony Morgan
AYES:	Beth Bashert, Jennifer Symanns, Steven Wilcoxon, Nicole Brown, Lois Richardson, Anthony Morgan, and Annie Somerville

XI BOARD AND COMMISSION

- a) Human Relations Commission Resolution No. 2019-010, recommending City Council seek public input to address economic and racial structural inequalities pertaining to marijuana facilities.

Ms. Somerville stated that she thinks they should have open discussion starting in mid-August. She added that she is interested in working with City staff to offer multiple sessions at different times of the day. She spoke with a Human Relations Commissioner and clarified that this would address the permitting, rather than the licensing, process. Ms. Bashert asked Council what the need is to have public input on this topic. There was a general consensus that it would be beneficial. Ms. Richardson and Ms. Somerville both expressed interest. Mr. Morgan stated that specific policy would be needed to follow up with any general discussion. Ms. Somerville stated that HRC members wanted to keep the discussion broad, but the emergency rules from the state may provide some guidance.

- b) Police Advisory Commission Resolution in Honor of Sue Melke

XII LIAISON REPORTS

1. SEMCOG Update - None
2. Washtenaw Area Transportation Study - None
3. Urban County - discussed affordable housing allocation in the county.
4. Ypsilanti Downtown Development Authority - None
5. Friends of Rutherford Pool - update during the meeting
6. Housing Equity Leadership Team - None

XIII COUNCIL PROPOSED BUSINESS

- a) Morgan

- Residents are still concerned about the leaves on Washington St between Pearl and Washtenaw.
- SWAG kickoff event was at Parkridge. There will be another event tomorrow from 4:30 - 6:00 pm.
- He is interested in the Housing Equity Leadership.
- He asked if there are safety emergency protocol trainings for City Council and places with youth present.

- b) Richardson

- We have got to do something about the shootings. There has been a shooting a week for the past three weeks.
- She asked about the house on Prospect. Joe Meyers stated that now that a Dangerous Buildings Officer was appointed, they can begin the demolition process.
- **Lois Richardson moved, seconded by Steven Wilcoxon to hold parliamentary procedure training for Council and boards and commissions.** Motion carried.
- She requested street cleaning in Area 1.

- She has been inundated with residents upset that the City is supporting age discrimination by giving money to Heritage Fest. There are many youths in the city who do not have an adult to go with them. Ms. Bashert let the festival organizers know that this will not continue.

Mayor Pro-Tem Lois Richardson moved, seconded by Council Member Steven Wilcoxon, to hold parliamentary procedure training for Council and Boards and Commissions.

RESULT:	CARRIED.
MOVER:	Mayor Pro-Tem Lois Richardson
SECONDER:	Council Member Steven Wilcoxon

c) Wilcoxon

- He is still waiting for the schedule for regrading alleys from DPS.
- The dumpster in Riverside Park is full of furniture and some of it is being dragged out into the park. Someone had a fire next to a tree in the park.
- He will reach out to Sally Lusk about the Penn Park and Dam and other homeowners.

d) Somerville

- She is working with Planner Wessler to hold an afternoon and an evening meeting about the Master Plan visioning session in Ward 3. She is planning to flyer Ward 3 prior to the meetings.
- She spoke with Mr. Meyers about Prospect Park and will follow-up with him.
- She will work with Ms. Richardson to organize the public input sessions regarding equity.
- She asked what the parking options are around Linden Court. People park on their lawn extensions because of the narrow road and get ticketed. Ms. McMullan will look into it.

e) Brown

- She asked Council about restarting the youth mini-grant program. Mr. Morgan asked what the timeline is for receiving the money. Ms. Brown responded that it was on a rolling basis, but that process would also be under review. Council Members Brown, Morgan, and Symanns will review the process and bring it back to Council.

f) Symanns

- She thanked City Manager McMullan for the speed sign. She asked how long it will be there because she has another location in mind after this rotation. Residents are very happy.
- She asked what the parking options are around Linden Court. People park on their lawn extensions because of the narrow road and get ticketed. Ms. McMullan will look into it.
- There is a pothole near Mansfield and Grant. She will follow up with Ms. McMullan.

XIV COMMUNICATIONS FROM THE MAYOR

Mayor Bashert asked Clerk Hellenga for an update about the live streaming. Mr. Hellenga responded that it should be ready by next council meeting.

- Ms. Bashert complemented Council for the transition to iPads and iCompass.
- Please use city email only for all city business.
- She is considering having a joint event for elected officials in the county at the Freighthouse.
- She asked council members to take responsibility for getting resident turnout for the Master Plan meetings.
- Art Commission Ordinance is coming together with the help of Ms. Somerville and Mr. Barr.

XV COMMUNICATIONS FROM THE CITY MANAGER

- BUILD grant and CRISI grant update

Ms. McMullan stated that they were not able to submit the Build Grant before the deadline, due to some missing information. They will be ready to submit for the CRISI grant when it comes out in September. Mr. Early apologized for the BUILD grant mistake. The BUILD grant is a replacement for the TIGER Grant. Federal grants send out Notice of Funding Opportunity (NOFO). It was indicated that the BUILD grant would have a 30-day NOFO. Mr. Early discussed the requirements for the grant. He complimented city staff for their work and everyone who submitted letters of support. They were unable to get the DUNS number and sam.gov account in time. CRISI is proposing a NOFO in September and there will be another chance for the BUILD grant in 2020. Mr. Early made it clear that the City will not be paying for the BUILD grant application. They are working to get the sams.gov account and will be ready for when the CRISI NOFO is announced.

Mr. Morgan thanked Mr. Early for taking responsibility and accountability for the grant and asked if the DUNS number has an expiration date. Mr. Meyers responded that there is no expiration, but there is a city contact. They are still waiting to know what information is still necessary to get the sams account. Ms. Richardson thanked Mr. Early for his work and asked where MDOT and Amtrak are on this project. Mr. Early responded that they both wrote letters of support and Ms. McMullan recently spoke with MDOT. Ms. Symanns asked how this will affect the project. Mr. Early responded that it could delay the project by 6-12 months, depending on the CRISI grant. Ms. McMullan added that the BUILD grant was a supplemental grant and might not necessarily delay the project.

- The City is actively working to eliminate Iron Mountain.
- IT migration is moving well. They will issue an RFP soon and are engaging with surrounding partners, including EMU and WCC, to help with the hardware.
- A speed humps update was sent to Council.
- They are still in IAFF negotiations.
- They are looking into refreshing complaint software and alternatives to See Click Fix.

XVI COMMUNICATIONS

NOMINATIONS

- a) **Downtown Development Authority**
Athena Johnson
570 Hart Place
Ypsilanti, MI 48197
- b) **Planning Commission (added)**
Michael Davis Jr.
905 Grant St.
Ypsilanti, MI 48197

XVII PUBLIC COMMENT (3 MINUTES)

1. Brian Geiringer, Ward 1, thanked Council for the Master Plan outreach. He hopes that these meetings will have attendance that is representative of the city and each ward. Mr. Geiringer asked if the town hall headed by Mayor Pro-Tem Richardson and Council Member Somerville needed a vote. Mayor Bashert replied that it does not. He stated that he is happy about flyering. He asked that the ban be lifted on posting flyers and the next step would be the addition of kiosks.

XVIII REMARKS FROM THE MAYOR

XIX ADJOURNMENT

- a) Resolution No. 2019-164, adjourning the City Council meeting

Council Member Wilcoxon moved, seconded by Council Member Somerville to adjourn the meeting.

On a voice vote, the motion carried, and the meeting adjourned at 9:23 p.m.