**Approved**

**CITY OF YPSILANTI**
**COUNCIL MEETING MINUTES**
**CITY COUNCIL CHAMBERS - ONE SOUTH HURON ST.**
**YPSILANTI, MI 48197**
**TUESDAY, JANUARY 10, 2012**
**7:00 P.M.**

## I. CALL TO ORDER –

The meeting was called to order at 7:08 p.m.

## II. ROLL CALL

| | | | |
|---|---|---|---|
| Council Member Bodary | Present | Council Member Robb | Present |
| Council Member Jefferson | Present | Council Member Vogt | Present |
| Council Member Murdock | Present | Mayor Schreiber | Present |
| Mayor Pro-Tem Richardson | Present | | |

## III. INVOCATION

The Mayor 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. INTRODUCTIONS

Mayor Schreiber introduced Housing Commission Executive Director Walter Norris, Finance Manager Eric Temple, Fire Fighter Ken Hobbs, County Commissioner Ronnie Peterson, Pension Review Board Member Don Pearson, Ann Arbor Council Member Steve Kunselman, Fiscal Services Director Marilou Uy, Planner II Teresa Gillotti and Public Services Director Stan Kirton.

## VI. AGENDA APPROVAL

Council Member Murdock requested Resolution No. 2011-223, approving a public transportation agreement between Ann Arbor Transit Authority, Cities of Ypsilanti and Ann Arbor and Washtenaw County be removed from the agenda and taken up after AATA develops a financial plan and resolves other issues.

On a voice vote the agenda was approved as amended.

## VIII. PRESENTATIONS

1. Audit Presentation – Mark Kettner, CPA, CGFM, Principal, Rehmann-Robson

   Council Member Murdock asked if the projected surplus is not realized in this two-year budget cycle will it be made up from fund balance.

Mr. Koryzno replied yes.

Mayor Schreiber asked about the deficit elimination plan.

Fiscal Services Director Uy replied the deficit resulted from MTTs and Board of Review rulings.

2. Rutherford Pool Presentation – John Weiss, Friends of Rutherford Pool ***(presentation on file in Clerk's Office)***

   John Weiss reported on fundraising efforts. David Bates reviewed the business and operations plan.

   Mr. Weiss gave an overview of the how the Friends intend to proceed and said their actions are contingent upon the State's appropriation of the funds.

   Mayor Pro-Tem Richardson complimented the Friends on a thorough report.

   Council Member Vogt congratulated the Friends on their outstanding efforts and success. He said he is very pleased at this example of community efforts.

   Council Member Jefferson commented that Mr. Kirk Profit spoke of the Friends' efforts positively and was very instrumental in the project's selection for the grant.

   Mayor Schreiber thanked the Friends for their hours of work and asked who will be running the pool 15 years down the road?

   Mr. Bates answered the Board will play an active role in the decision-making and identifying the future leadership. He said the Board will also help develop the program and budgeting throughout the year and he expects they will be instrumental in hiring the remainder of staff and make recommendations to the city. He pointed out that the MOU says the city will do the hiring and the Board will make recommendations.

3. YMCA Presentation – Cathi Duchon, YMCA President and CEO

   Cathi Duchon gave an update on the activities and programming being done in Ypsilanti. She said she believes kids should be active and the YMCA's objective is to reduce obesity. She gave the history of when the after-school activities begin at Adams and Chapelle schools and described activities that were held at Prospect and Recreation parks. She said programs are currently being held at Estabrook and the YMCA's impact has been great.

4. Parkridge Presentation – John Barfield

   John Barfield gave the background of the Parkridge Center and said Mr. Tom Frye was instrumental in getting things moving. Mr. Barfield introduced a potential partner of the Work Skill organization which had operated out of the General Motors plant for many years and is anticipates moving into the Parkridge addition to offer services to Ypsilanti.

   Tom Phillips, Vice-President, Hobbs & Black, shared the conceptual plans during a PowerPoint presentation and said activity could occur within the next 6 months.

   Mr. Barfield said a 10,000-12,000 sq. ft. addition will be added to the existing building and 15% will be used for work skills, 50% for The Paul Collins Museum of African-American Art. He said the museum will be a world class facility to attract people to Ypsilanti.

He explained he is donating paintings and contributing $200,000 to the project which already has $600,000 in funds. He said they plan to start the project in June of this year. The total cost of the project ranges from $ 1.8 and $2 million and he is asking the city to be responsible for the demolition of the existing properties, clearance of the site, removal of trees and provision of a long-term sale/lease of Parkridge. He said some maintenance of the park is also requested.

Mr. Barfield said he is seeking Council's approval to proceed.

Mr. Robb asked if the Planning Department had been approached about the potential plans.

Mr. Barfield answered no and said he wanted to know if City Council was amenable first.

Mayor Pro-Tem Richardson reported she traveled to Brighton to the work skills facility and the program offered is fabulous. She said she thinks Council should seriously consider the proposal because it will be an asset to the entire city and will help put the city on the map. She said the project will help the city's image and would bring people into the city.

Council Member Jefferson said job training and schooling is needed in the city since factories are no longer here so the job skills program is a good addition. He appreciated the efforts of Mr. Barfield, Hobbs and Black, Mr. Frye and Mr. Williamson and said he believes City Council should do what they can to help move the project forward.

Mayor Schreiber appreciated the time and effort put into this project by Mr. Barfield and the Parkridge committee. He acknowledged that the $600,000 in gifts is good and asked where will the remainder of funds come from?

Mr. Barfield said the remainder of the funds will be secured through fundraising. He said he plans to ask some of his major customers for a matching contribution.

## IX. AUDIENCE PARTICIPATION

Mayor Schreiber read the rules for audience participation.

1. Steve Kunselman, Ann Arbor City Council Member, updated City Council on what occurred at the Ann Arbor City Council meeting regarding the AATA 4 party agreement. He read the amendment he introduced and encouraged the City of Ypsilanti to also adopt the same language to protect taxpayers. He said there is no adequate justification of why Ann Arbor has a minority vote. He said he feels Ann Arbor should have a majority of the vote and encouraged council members to contact him with questions.

2. Elizabeth Drabik, 301 E. Cross, #2 announced Growing Hope will begin classes on how to start a community garden and training will be held at the First Congregational church of Ypsilanti. She gave the fees and encouraged those interested to contact her for more information or to register a group.

3. Richard Leyshock, 1008 N. Congress, spoke regarding a city income tax and said Ypsilanti is at a crossroads. He said many will support Council if they decide to ask for additional revenues; however a thoughtful, constructive income tax and water street millage will help because many in the community do not understand. He said he will support the effort and stressed the importance of a unified council and communication because opposition will be

fierce. He asked Council to consider a November general election and develop clear and factual information for distribution to the public.

4. County Commissioner Ronnie Peterson said Ed Koryzno is one of the most outstanding City Manager's in Ypsilanti. He said Mr. Koryzno represented the city well and will be missed.

5. Beth Bashert spoke about the income tax and debt reduction proposals and thanked City Council for continuing to look for solutions to keep the city as it is known. She said she has been in Ypsilanti for 22 years and plans to retire here. She said she is not looking forward to the campaign but willing to put time and resources behind Council's plan in order to help get the proposals passed. She said she feels presenting the issues in May will be challenging and difficult and suggested Council give citizen's time to run a good campaign.

6. Bob Levy said he is delighted to hear that people are willing to work on the income tax and debt millage campaign. He expressed the importance of maintaining fire and police and said once the city loses those it will go down and people will not want to live in Ypsilanti. He said he would like to work on the campaign as well because he thinks a lot of this city and loves the town.

7. YHC Executive Director Walter Norris commented on the expertise and professionalism Mr. Koryzno provided to the community and said the community was far better off for having him. On behalf of Board and YHC staff, Mr. Norris wished Mr. Koryzno well and thanked him for his service. Mr. Norris added that the YHC received a communication on 12/29 stating the YHC physical react scores were posted and they received a score of 37/40. He said the YHC has had success in its inspection of its properties for 2011.

8. Leonardo Christian said he will support the income tax proposal and thinks that what Mr. Barfield is proposing is good. He encouraged City Council to support Mr. Barfield's project and not block it.

## X. REMARKS BY THE MAYOR

Mayor Schreiber appreciated and thanked the speakers for their comments and support.

The meeting recessed at 9:16 p.m. and reconvened at 9:31 p.m.

## XI. MINUTES

Resolution No. 2012-001, approving the minutes of November 29, December 12, December 13 and December 20, 2011.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**That the Minutes of November 29, December 12, December 13 and December 20, 2011 be approved.**

OFFERED BY: Council Member Bodary
SUPPORTED BY: Council Member Jefferson

On a voice vote, the motion carried and the minutes were approved as submitted.

## XII. CONSENT AGENDA – Resolution No. 2012-002

1. Resolution No. 2012-003, approving renewal agreement with the Ann Arbor YMCA.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**Whereas, due to reduced General Fund, revenues the City of Ypsilanti eliminated recreational programming for the City's youth; and**

**Whereas, financial contributions from foundations, businesses, non-profits and individuals, combined with contributions of time from many volunteers in the City, have kept the City's recreational facilities open; and**

**Whereas, the Ann Arbor YMCA desires to continue to provide recreational opportunities for area youth during 2012 and 2013; including youth basketball, youth flag football summer camps; and**

**Whereas, the City of Ypsilanti desires to offer the use of City park facilities to the Ann Arbor YMCA in return for providing recreational opportunities for area youth at no charge.**

**Now Therefore Be it Resolved that the City Council approves the agreement with the Ann Arbor YMCA to provide recreational opportunities during 2012 and 2013 to area youth in City parks at no cost to the City.**

2. Resolution No. 2012-004, approving appointments to Boards and Commissions.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**THAT, the following individuals be appointed to the City of Ypsilanti Boards and Commissions as indicated below:**

| NAME | BOARD | TERM TO EXPIRE |
|---|---|---|
| **John McMillan<br>504 North Huron St.<br>Ypsilanti, MI 48197** | **Fire Civil Service Commission (new appointment)** | **1/10/2018** |
| **Jennifer Henricksen<br>709 Prospect<br>Ypsilanti, MI 48197** | **Historic District Commission (reappointment)** | **1/31/2015** |
| **Ron Rupert<br>421 N. Huron<br>Ypsilanti, MI 48197** | **Historic District Commission (reappointment)** | **1/31/2015** |

3. Resolution No. 2012-005, approving employment contract with John Hansen.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**WHEREAS, the City Manager of the City of Ypsilanti filed a letter of resignation with the City Council effective January 20, 2012; and**

**WHEREAS, the City Council has determined it to be in the best interest of the City of Ypsilanti to hire an Interim City Manager while the Council performs an executive recruitment process for a new City Manager; and**

**WHEREAS, after conducting interviews with four candidates, the City Council has determined that Mr. John P. Hansen shall be appointed as Interim City Manager.**

**NOW THEREFORE BE IT RESOLVED THAT the Ypsilanti City Council does hereby authorize and direct the Mayor and City Clerk to execute an Independent Contractor Agreement between the City of Ypsilanti and John P. Hansen, dba Hansen Consulting Services, for Temporary City Manager Consulting Services.**

OFFERED BY: Mayor Pro-Tem Richardson
SUPPORTED BY: Council Member Bodary

On a voice vote, the Consent Agenda was approved.

## XIII. RESOLUTIONS/MOTIONS/DISCUSSIONS –

1. ~~Resolution No. 2011-223, approving a public transportation agreement between Ann Arbor Transit Authority, Cities of Ypsilanti and Ann Arbor and Washtenaw County.~~ ***(Removed 12/20/11)***

2. Resolution No. 2011-260, approving traffic control order for Lincoln Street. ***(Tabled 12/6/11 and 12/20/11)***

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**WHEREAS, the east side of the 200 block of Lincoln St. has persistent problems with cars parked within the roadway; and**

**WHEREAS, previous enforcement efforts have provided only short term fixes; and**

**WHEREAS, the parking problems have created an impediment to the travel of fire and other emergency vehicles on the streets;**

**NOW THEREFORE BE IT RESOLVED, THAT the City Council hereby approves Traffic Control Order 2011-04 and authorizes the requested change to No Parking, and Tow Away Zone for the east side of the 200 block of Lincoln Street.**

OFFERED BY: Council Member Robb
SUPPORTED BY: Mayor Pro-Tem Richardson

Mr. Koryzno gave the background and said this was tabled because two key businesses need to comply with zoning and building. He said he doesn't feel it is appropriate to allow at this time and recommended Council wait for changes and for the appropriate permits to be granted via the planning process.

Mr. Murdock asked if site plans are in process.

Ms. Gillotti answered there are three businesses there and have drafted plans. She said she has been in with the owners of all three sites and expects to have an update at the March or April meeting. She added the businesses need to comply with special use requirements.

On roll call, the vote to approve Resolution No. 2011-260 was as follows:

| | | | |
|---|---|---|---|
| Council Member Jefferson | Yes | Council Member Vogt | Yes |
| Council Member Murdock | Yes | Mayor Schreiber | Yes |
| Mayor Pro-Tem Richardson | Yes | Council Member Bodary | Yes |
| Council Member Robb | Yes | | |

VOTE:

Yes: 7 No: 0 Absent: 0 Vote: Carried

3. Resolution No. 2012-006, approving Letter of Intent (LOI) with Washtenaw County for the proposed Water Street Recreation Center.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**WHEREAS, the City of Ypsilanti is the property owner of the Water Street Redevelopment Area and is seeking appropriate development projects; and**

**WHEREAS, Washtenaw County Parks and Recreation Commission (WCPRC) has submitted a Letter of Intent (LOI) to develop a Recreational Facility on up to 8 acres of the western portion of the site as included in Attachment A; and**

**WHEREAS, the proposed Recreational Facility development would create a public facility to benefit Ypsilanti and other Washtenaw County residents; and**

**WHEREAS, the development would provide additional infrastructure to benefit subsequent development.**

**NOW, THEREFORE, BE IT RESOLVED THAT the Ypsilanti City Council approves the attached Letter of Intent from Washtenaw County Parks and Recreation Commission to develop a Recreational Facility on a portion of the Water Street Redevelopment Area.**

**FURTHER, that the Mayor and City Clerk are authorized to sign the agreement to approval by the City Attorney.**

OFFERED BY: Council Member Vogt
SUPPORTED BY: Council Member Bodary

Planner Teresa Gillotti and Washtenaw County Parks and Recreation Commission Director Bob Tetens were present to give an overview and answer questions from Council.

Staff reported that on October 4, 2011, Washtenaw County Parks and Recreation Commission (WCPRC) staff presented conceptual plans for a Recreational Facility on a portion of the Water Street

Redevelopment Area. On October 18, 2011, staff presented a review of the initial plan and received direction from City Council to continue working towards a Letter of Intent (LOI) to develop the recreational facility within the Water Street Redevelopment Area.

City Staff has continued to meet and coordinate details of the LOI and at this point staff is recommending approval of the Letter of Intent (LOI) that would effectively take 8 acres of the property off the market for 18 months while City and WCPRC staff works out details of a development agreement for the Recreational Facility.

WCPRC has considered various locations on the site and is formally requesting that up to 8 acres being removed from the market as development plans and agreement is crafted. The area would be on the western portion of the site, and include Michigan Avenue and Huron River frontage. WCPRC has indicated to staff that they are interested in locating a facility of approximately 50,000 to 60,000 SF on Michigan Avenue frontage with parking in the rear. At this point, the exact size of the parcel is unknown until more design work has been completed. Final location of the building, parking and other amenities resulting in a total parcel size, will be determined during the term of the LOI. In addition to up to 8 acres for the Recreational Facility, WCPRC is also including in the LOI, development of a linear park extending along the Huron River with a depth of approximately 100 linear feet. This park is estimated to be between 2 and 3 acres in size. Its final development area will largely depend on MDEQ approvals.

The LOI specifies that infrastructure development, outside of the proposed Recreational Facility footprint be provided in lieu of purchase price. The details of this additional infrastructure plan will be determined at the point of the development agreement, however, this element is meant to further prepare the Water Street Redevelopment Area for subsequent development.

If adopted, the Letter of Intent (LOI) will be in effect for a period of up to 18 months to allow for coordinated planning of the project. The time period would allow WCPRC to coordinate financing, design, infrastructure plan for outside of the project area, and allow both the City and WCPRC to market the project as an opportunity for co-development. At the end of 18 months (or sooner) the intent is to present a full development agreement to City Council and WCPRC to transfer the property. The agreement will include the exact location and size of parcel, size and orientation of structure, proposed site plan and building design, timeline for approvals, permits and construction, plan for infrastructure development beyond parcel footprint, plans and timeline for linear park, roles and responsibilities, parcel transfer or long term lease and other legal responsibilities for development and opening of the Recreational Facility.

Regarding the approval process, staff said they previously forwarded information to council regarding the formal approval process for development proposals on the Water Street Redevelopment Area. A public hearing for the sale or transfer of property is included in the steps and detailed in Resolution 2009-149.

The approval process has been outlined in the request for legislation and upon approval the City and WCPRC staff will meet to determine the work plan for the project with tentative timeline. Quarterly updates will be provided to City Council as to the project planning.

Mr. Tetens stated this item was approved unanimously by the County Recreation Commission with very little discussion.

Council Member Bodary asked if the 18 months to begin could be reduced.

Mr. Tetens said there are a lot pieces to the puzzle and with approval they would proceed at a reasonable rate. He said the County will not accelerate and give a bad product. He said he doesn't know how long it will take to bring all of the players to the table.

Council Member Murdock asked what the development plan entails.

Mr. Tetens said the development plan will be worked out with the city.

Council Member Murdock said he doesn't feel 18 months is needed to work out a development plan.

Mr. Tetens said the County will proceed in good faith. He said he doesn't know how long or what the Department of Environmental Quality (DEQ) will require.

Council Member Murdock said he is surprised at the length of the schedule which was originally scheduled to begin construction in 2013.

Mr. Tetens said 18 months is a template to begin with. He said the County has multiple projects they are working on and needs to be comfortable internally to devote resources to this. He said the agreement is based on conceptual layouts and will require a lot of partners. He said some bonding is needed and the County is trying to get grant funds as well as private monies. He said the YMCA and EMU may be willing to partner on a portion of the project.

Mayor Pro-Tem Richardson said she is in favor of the proposed recreation center but is concerned about the location. She asked why is the County persistent on occupying the west corner which is the best piece and may take away other opportunities. She said the City is giving away the most desirable piece.

Mr. Tetens said the County selected the location due to visibility and because it will provide the best chance of success. He said the County is not willing to be the first to develop the site if that location is not allowed.

Mayor Pro-Tem Richardson said she prefers the recreation center be built on the east end and asked why that location was not considered.

Mr. Tetens said the County likes the northwest corner better and is looking at extending the entire corridor. He said the Commission is in agreement with the selected site.

Mayor Pro-Tem Richardson asked if the project would end if they were not allowed to use the northwest corner.

Mr. Tetens answered no and said they are willing to see how this will fit in. He said they received calls from developers right after the October presentation regarding in interest and this is due to the location. He said they feel this is the right project to serve as a catalyst for the site. He added that trail projects may be built by 2013 which is sooner than the building.

Mayor Schreiber thanked Mr. Tetens for attending the meeting and appreciated the support of the County and Commissioners. He said the western parcel was valued lower than the eastern portion and a number of people want this project to begin rolling. He said 18 months is the maximum and things should be rolling by then. He appreciated the County's commitment to the project.

Council Member Robb said in October a PowerPoint presentation showed a lot of green space on Michigan Avenue and Council would like a more urban feel. He asked Mr. Tetens if the Commission is willing to negotiate these things.

Mr. Tetens answered currently a farm themed roof is proposed with an upper floor. He said the building will not be built into a hill like the Ann Arbor facility. He said the building will be a little under 4 stories in height and they are willing to talk about the green space. He said they feel it would be nice to have some public space and said the design details can be discussed. He said he can't speak for all 10

commissioners because he is sure they want to build something that the entire community is proud of.

Council Member Murdock reiterated his concern about the 18 month window/deadline and said he doesn't think it should take that long. Given the discussion and pressure the city has taken on, he said he would like to shrink the window to 6 months and move the project along; otherwise they will take 18 months.

Mr. Tetens said it is possible that a substantive agreement could be reached in 6 months.

Ms. Gillotti said the purchase price would have to be determined. She said the permits, etc. are all laid out in a template and at the time of agreement a solid conceptual plan is needed.

Council Member Murdock said there is more of an incentive to move quickly with a shorter span.

Mr. Koryzno suggested City Council table the resolution to allow staff to consult with Mr. Tetens.

Council Member Robb said he is confused about what will occur within the 18 months and asked if there will there be a completed design or an idea of what will occur at the end of the 18 months.

Mr. Tetens said they expect to have a site plan sooner than that.

Council Member Robb asked if the additional issues need to be done in parallel with the site plan or will it be done after?

Mr. Tetens said the details will be worked out with the DEQ and some will be worked on concurrently. He said it is not the Commission's intention to delay but they can't afford to make mistakes. He said he doesn't feel it is necessary to put a time limit on it.

Council Member Murdock said he wants a target date.

Mr. Koryzno commented this is a well received project and he believes the Commission is sincere. He said he is not sure if 6 months is sufficient. He said staff is willing to work with them and suggested the city proceed and allow them to do due diligence. He said it takes time to do it right.

Council Member Robb said City Council's role is to say yes or no. He said the site plan is crucial and asked when will a decision be made based on site plan?

Ms. Gillotti said the time frame suggested is intended to allow for site plan, infrastructure plan, design of trails and connections, establish roles and responsibilities and allow time frames for approvals.

Council Member Robb said Council rejected Burger King based on site plan.

Ms. Gillotti stated it took 6-8 months for that whole process to occur.

Council Member Bodary suggested Council change the time frame to 9 months or sooner.

Council Member Murdock moved to change the time frame from 18 months to 6 months.

The motion died for lack of support.

On roll call, the vote to approve Resolution No. 2012-006 was as follows:

| | | | |
|---|---|---|---|
| Council Member Murdock | Yes | Mayor Schreiber | Yes |
| Mayor Pro-Tem Richardson | Yes | Council Member Bodary | Yes |

| | | | |
|---|---|---|---|
| Council Member Robb | Yes | Council Member Jefferson | Yes |
| Council Member Vogt | Yes | | |

VOTE:

Yes: 7 No: 0 Absent: 0 Vote: Carried

Mayor Pro-Tem Richardson stated she voted yes with the exception of the location in which she objects to.

4. Resolution No. 2012-007, approving deficit elimination plan.

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**WHEREAS, the City of Ypsilanti Comprehensive Annual Financial Report as of June 30, 2011 revealed that the 2003 General Obligation Unlimited Tax Bonds fund (341) has a deficit fund balance of $9,551; and**

**WHEREAS, Act 275 of the Public Acts of 1980 requires that a Deficit Elimination Plan be formulated by the City of Ypsilanti and filed with the State of Michigan, Department of Treasury; and**

**WHEREAS, such a plan was submitted on December 20, 2011, noting that it would be presented to the Ypsilanti City Council for approval January 10, 2012.**

**NOW, THEREFORE, BE IT RESOLVED that the City adopts the deficit elimination plan as submitted as required by the State of Michigan, Department of Treasury.**

OFFERED BY: Council Member Jefferson
SUPPORTED BY: Council Member Bodary

Fiscal Services Director Uy gave the background.

Staff's report indicated that the Comprehensive Annual Financial Report for the City of Ypsilanti as of June 30, 2011 revealed that the 2003 General Obligation Unlimited Tax Bonds fund (341) has a deficit fund balance of $9,551 (please see page 67 of 2011 CAFR). The State of Michigan, Department of Treasury requires that the City of Ypsilanti formulate and file a financial plan to eliminate the deficit and present it to them. The plan was submitted to them by letter dated December 20, 2011, noting that it would be submitted to the Ypsilanti City Council for approval at this meeting.

The deficit in Fund 341 was the result of actual and estimated charge backs from Washtenaw County and estimated Michigan Tax Tribunal during the fiscal year. The deficit will be eliminated by adjusting Fiscal year 2012-2013 street millage rates.

On roll call, the vote to approve Resolution No. 2012-007 was as follow:

| | | | |
|---|---|---|---|
| Mayor Pro-Tem Richardson | Yes | Council Member Bodary | Yes |
| Council Member Robb | Yes | Council Member Jefferson | Yes |
| Council Member Vogt | Yes | Council Member Murdock | Yes |
| Mayor Schreiber | Yes | | |

VOTE:

Yes: 7 No: 0 Absent: 0 Vote: Carried

5. Resolution No. 2012-008, adopting a "Five-Year Financial Plan".

**RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:**

**Whereas, City Council has met and discussed the city's long term financial status; and**

**Whereas, the city's decline in taxable value coupled with declining population, lack of economic development on Water Street and legacy costs has created a financial crisis; and**

**Whereas, City Council has developed a five-year financial plan that addresses budget reductions, revenue generation and addressing long term debt; and**

**Whereas City Council has developed a schedule to implement the five-year financial plan.**

**Now therefore be it resolved, that the Ypsilanti City Council approves the attached five year financial plan including ballot issues to be placed on the May 2012 election.**

OFFERED BY: Council Member Murdock
SUPPORTED BY: Council Member Robb

Council Member Murdock said the resolution is self-explanatory and is actually approving the schedule.

Mayor Pro-Tem Richardson said she recently looked at election results and they show that ballot issues don't do well in May. She encouraged Council not to rush and said May doesn't give adequate time for Council to educate the people. She said City Council needs to take time and do due diligence.

Council Member Robb said if not done in May how will Council go into the budgeting process.

Mayor Pro-Tem Richardson said Council would have to work around it and perhaps work at getting something that will have a better chance of passing.

Council Member Bodary said there are positives and negatives on both sides. He said the May election means an extra year's income of 1 million or more and runs the risk of losing the election due to inadequate time to educate; and a November election places it in the middle of a lot of other issues when it would be likely for voters to vote no.

Mayor Pro-Tem Richardson asked what about August?

Council Member Bodary said it would be difficult again because there would only be one issue on the ballot. He said he is not comfortable either way and people must take the time to read it and think about it.

Mayor Pro-Tem Richardson asked if the May election turnout has been looked at.

Council Member Bodary answered yes and said the turnout for August is not good either.

Mayor Schreiber said he talked with a lot of people and they do not understand the depth of the crisis. He said Council must have a good campaign with support from staff to do this. He said he feels having more people at the polls is better. He said any campaign must be clear about what will happen if approved or not. He said he is in favor of November because Council must get the information out.

Council Member Vogt agreed with Council Member Bodary about the difficulty that would be presented with either May or Augusts elections. He said he was leaning toward the May date until recently. He said he has listened to City Council and community activists and have been hearing from non-active people who will actually vote and represent the majority and they are divided. He said many are uncommitted and the arguments are in favor of November. He said there is a concern about the cost of a special election and he is leaning towards the November date. He said there are strong arguments on both sides and the oppositions can be discredited on the merits.

Council Member Murdock said cases can be made for any election cycle and this should have been done last year but it was postponed. He said one key issue to having a successful ballot question is having a Five-Year plan that makes sense. He said Council underestimates the populous. He said he has talked to a lot of people and thinks that if Council put its best case forward a successful campaign is possible. He said there are too many things in November and it will become confusing. He said enough work has been done on the Five-Year plan to do this. He pointed out that the development of an alternative Five-Year plan is needed. He concluded he feels the time is right to move forward.

Mayor Pro-Tem Richardson moved, supported by Council Member Jefferson to extend the meeting to 11:30 p.m.

On a voice vote the motion carried.

Council Member Jefferson agreed with the November date.

Mayor Richardson urged Council not to forget about August and said it gives Council more time to prepare the people.

Mayor Schreiber said he is not prepared to have a vote in May.

Mayor Pro-Tem Richardson said her choice is August but if it cannot be done she will go to May.

Council Member Vogt said August has the most negatives and he opposes that date strongly. He said it's a gamble and either way he believes November is better. He said May is similar to August but not as bad.

On roll call, the vote to approve Resolution No. 2012-008 was as follows:

| | | | |
|---|---|---|---|
| Council Member Robb | Yes | Council Member Jefferson | No |
| Council Member Vogt | No | Council Member Murdock | Yes |
| Mayor Schreiber | No | Mayor Pro-Tem Richardson | Yes |
| Council Member Bodary | Yes | | |

VOTE:

Yes: 4 No: 3 (Vogt, Schreiber, Jefferson) Absent: 0 Vote: Carried

Schreiber, Vogt and Jefferson indicated that their "no" vote doesn't mean they are against the city income tax, but the timing of when the city income tax goes on the ballot.

6. Resolution No. 2012-011, approving Washtenaw County demolition of 310 Park Street.

**WHEREAS, 310 Park Street, Ypsilanti, Michigan is a dangerous building; and**

**WHEREAS, the Dangerous Building Hearing Officer, with the consent of the owner ordered the building demolished; and**

**WHEREAS, Washtenaw County is ready to begin the demolition process.**

**NOW THEREFORE, IT IS RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI that: Washtenaw County is granted the permission and authority to enter the property at 310 Park Street, Ypsilanti, Michigan and begin and complete demolition, and take all necessary action therein.**

OFFERED BY: Council Member Robb
SUPPORTED BY: Council Member Murdock

Council Member Murdock asked if there were three buildings.

Planner Gillotti answered there were four and this is the only privately owned building.

Council Member Murdock asked when the County will tear the building down.

Ms. Gillotti answered they are awaiting SHPO approval and getting costs for asbestos abatement.

On a roll call, the vote to approve Resolution No. 2012-011 was as follows:

| | | | |
|---|---|---|---|
| Council Member Vogt | Yes | Council Member Murdock | Yes |
| Mayor Schreiber | Yes | Mayor Pro-Tem Richardson | Yes |
| Council Member Bodary | Yes | Council Member Robb | Yes |
| Council Member Jefferson | Yes | | |

VOTE:

Yes: 7 No: 0 Absent: 0 Vote: Carried

7. Resolution No. 2012-012, honoring City Manager Edward B. Koryzno.

**WHEREAS, Edward B. Koryzno, Jr. has worked in Michigan local government for over 31 Years; and,**

**WHEREAS, City Manager Koryzno holds a Bachelors and Masters Degrees from Michigan State University; and**

**WHEREAS, in an effort to enhance his educational endeavors he additionally attended the University of Virginia's Senior Executive Institute; and**

**WHEREAS, Edward B. Koryzno, Jr. has been the City Manager of Ypsilanti since 1996; and**

**WHEREAS, in addition to serving in the City of Ypsilanti, City Manager Koryzno has served in the cities of Fenton, Grand Haven and the Village of Spring Lake; and**

**WHEREAS, City Manager Koryzno has demonstrated his professional leadership by currently serving as a Board Member of the Michigan Suburbs Alliance and Ypsilanti Public School Foundation and;**

**WHEREAS, in the past City Manager Koryzno was a Board Member of the Michigan Municipal Works Compensation Fund, former Michigan Municipal League Regional Officer and past President of the Michigan Local Government Association.**

**NOW THEREFORE BE IT RESOLVED, That the Ypsilanti City Council hereby expresses its sincere appreciation to City Manager Edward B. Koryzno, Jr. for his many years of service to the City of Ypsilanti and its residents.**

**BE IT FURTHER RESOLVED, That the Ypsilanti City Council wishes Mr. Koryzno well in his future leadership role.**

OFFERED BY: Mayor Pro-Tem Richardson
SUPPORTED BY: Council Member Vogt

Mayor Pro-Tem Richardson pointed out that the resolution title states 31 years of service in Ypsilanti and said it is a total of 31 years in service. The city clerk was directed to remove 31 years from the title.

On a voice vote the resolution as amended was approved.

## XIV. LIASON REPORTS

A. SEMCOG Update – Mayor Pro-Tem Richardson said there is a meeting coming up.
B. Washtenaw Area Transportation Study – Council Member Murdock said there is a meeting coming up to deal with employees' health care and they are asking to waive the 80/20.
C. Washtenaw Metro Alliance – Council Member Robb said a meeting is upcoming.
D. Urban Counties – Mayor Schreiber said there is no report since the last meeting.
E. Freight House – Council Member Murdock said the Friends finally got their CAD disc from the architect and revisions are being worked on to send to SHPO soon.

## XV. COUNCIL PROPOSED BUSINESS

Murdock

Council Member Murdock said the pedestrian lights and push buttons are still not operating and the clock is not inoperable.

Mr. Koryzno said he spoke with Mr. Kirton and there is a problem with the parts for the clock. He said he would get an update for Council.

Council Member Murdock referred to Mr. Barfield's presentation and asked what steps would be necessary to have a discussion with staff on what the possibilities and variables are. He asked if staff has met with Mr. Barfield.

Mr. Koryzno said staff hasn't met with Mr. Barfield.

Ms. Gillotti asked Council what direction they prefer staff take.

Council Member Robb said we need to determine if it is legal what he is proposing to do and can it be done.

Council Member Bodary said Mr. Barfield would like the city to do the demolition.

Ms. Gillotti said one of the houses for demolition is on the dangerous buildings list and there have been no conversations with Mr. Barfield yet. She said there was a conversation regarding establishing a long term lease. She said the MOU would be similar to what is being worked on now with Rutherford pool.

Robb

Council Member Robb said thank you for the sign next to Sidetracks.

Council Member Vogt moved, supported by Council Member Bodary to extend the meeting to 11:45 p.m.

On a voice vote the motion carried and the meeting was extended.

Bodary

Council Member Bodary said a 15 minute presentation and resolution for the Mayor's Millennial Conference will be coming to Council at the first meeting in February meeting.

Mr. Bodary said there are issues coming up with the permitting for the new American Legion building on Ecorse Road and asked if they have been resolved.

City Attorney Barr said the issues have been resolved.

Jefferson

Council Member Jefferson asked if any bids have been received for the Senior Center kitchen remodeling.

Ms. Gillotti answered no.

Mr. Jefferson asked if the baseball diamond at Chidester is the city's property.

Mr. Koryzno answered no.

Mr. Jefferson expressed concern about the number of YHC closed meetings that are being held and asked why are they being held and whose calling them? He asked the City Manager to look into this and said he thinks they are in violation of the open meetings act. He expressed dissatisfaction with the lack of response to Council's request for minutes and documents.

## XVI. COMMUNICATIONS FROM THE MAYOR

Mayor Schreiber said the YHC resident commissioner appointment is vacant and said he was

given the name of Hershey Ballard and asked if Council has any comments before he nominates him.

## XVII. COMMUNICATIONS FROM THE CITY MANAGER

Mr. Koryzno said the proposals have been received for the city income tax study and asked Council if they are available for a special meeting at 7:30 a.m. on February 17 to approve a contract for service.

Mr. Koryzno announced he and some council members will be meeting with HUD tomorrow.

Mr. Koryzno thanked City Council for the resolution and support over the years. He said he was honored to serve as City Manager of Ypsilanti. He added that Ypsilanti has been good to his family and the employees have been excellent during cut backs. He said he was privileged to have a great group of department heads and wished everyone great success.

Mayor Pro-Tem Richardson said it was a pleasure working with Mr. Koryzno and traveling with him to the MML conferences.

## XVIII. AUDIENCE PARTICIPATION

1. Leonardo Christian wished Mr. Koryzno success.

2. Bob Levy thanked Mr. Koryzno for making the town the best it could be and said the city has a wonderful group of people working here. He wished M. Koryzno good luck and God's speed.

## XIX. REMARKS FROM THE MAYOR

Mayor Schreiber wished Mr. Koryzno the best.

## XX. ADJOURNMENT

Resolution No. 2012-013, adjourning the City 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 Jefferson
SUPPORTED BY: Council Member Vogt

On a voice vote the motion carried. The meeting adjourned at 11:40 p.m.