



**CITY OF YPSILANTI
REGULAR COUNCIL MEETING
Tuesday, June 2, 2026 @ 7:00 PM
Council Chambers
One South Huron, Ypsilanti, MI 48197**
[Launch Meeting - Zoom](#)

I. CALL TO ORDER

II. ROLL CALL

III. A MOMENT TO CENTER AND FOCUS

IV. AGENDA APPROVAL

V. PUBLIC COMMENT - 60 MINUTES TOTAL (3 MINUTES/EACH SPEAKER)

VI. CONSENT AGENDA

- A. Resolution No. 2026-128 Approving all items on the Consent Agenda.
- B. Resolution No. 2026-129 Approving the minutes of the regular meeting of May 19, 2026, and the Special Meeting of May 20, 2026 of the Ypsilanti City Council be approved.
- C. Resolution No. 2026-130 Reappointing Resident, Matt Dunwoodie to the Zoning Board of Appeals, with a term ending May 1, 2029.
- D. Resolution No. 2026-131 Designating the following financial institutions as approved depositories for City funds: Bank of Ann Arbor, Key Bank, Huntington Bank, Fifth Third Bank, Michigan CLASS, MILAF+ and Lake Michigan Credit Union.
- E. Resolution No. 2026-132 Authorizing the City Treasurer to levy and assess on the July 2026 tax roll the attached listing of unpaid bills totaling \$511,704.55.

VII. RESOLUTIONS/MOTIONS/DISCUSSIONS

- A. Resolution No. 2026-133 Approving the proposed Ordinance No. 1465, entitled "Harm Reduction Zoning Text Amendment" upon second and final Reading.
- B. TABLED Resolution No. 2026-125 Approving Ordinance No. 1464 entitled, "An Ordinance to Amend Budget for 2025-2026 and Adopt Budget for FY 2026-2027 and 2027-2028, upon Second and final Reading.
- C. Resolution No. 2026-134 Appointing Resident Laura Bowler to the Sustainability Commission, with a term ending June 1, 2029.

- D. Resolution No. 2026-135 Approving the request of 734 Brewing Company, Inc., located at 15 E Cross Street, for a Social District License.
- E. Accepting the FOIA Appeal of Kairos VanDeCar.
- F. Discussion regarding the arrest at the downtown library plaza.

VIII. BOARD AND COMMISSION - LIAISON REPORTS

- A. Police Advisory Commission
- B. Human Relations Commission
- C. Parks and Arts Commission
- D. Sustainability Commission
- E. Historic District Commission
- F. Planning Commission
- G. Zoning Board of Appeals

IX. LIAISON REPORTS

- A. SEMCOG Update
- B. Washtenaw Area Transportation Study
- C. Urban County
- D. Ypsilanti Downtown Development Authority
- E. Friends of Rutherford Pool

X. COUNCIL PROPOSED BUSINESS

XI. COMMUNICATIONS FROM THE MAYOR

XII. COMMUNICATIONS FROM THE CITY MANAGER

XIII. COMMUNICATIONS

XIV. PUBLIC COMMENT - CONTINUED (3 MINUTES/EACH SPEAKER)

XV. ADJOURNMENT

- A. Please click [here](#) to access the City Council Contact Form. This form can be used to submit any comments/concerns you might have about this agenda.



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Tracey Boudreau, City Clerk

Subject: Resolution No. 2026-128 Approving all items on the Consent Agenda.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. 2026 Consent

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



Resolution No. 2026-128
CONSENT
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That the following items be approved:

1. Resolution No. 2026-129 Approving the minutes of the regular meeting of May 19, 2026, and the Special Meeting of May 20, 2026 of the Ypsilanti City Council be approved.
2. Resolution No. 2026-130 Reappointing Resident, Matt Dunwoodie to the Zoning Board of Appeals, with a term ending May 1, 2029.
3. Resolution No. 2026-131 Designating the following financial institutions as approved depositories for City funds: Bank of Ann Arbor, Key Bank, Huntington Bank, Fifth Third Bank, Michigan CLASS, MILAF+ and Lake Michigan Credit Union.
4. Resolution No. 2026-132 Authorizing the City Treasurer to levy and assess on the July 2026 tax roll the attached listing of unpaid bills totaling \$511,704.55.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Tracey Boudreau, City Clerk

Subject: Resolution No. 2026-129 Approving the minutes of the regular meeting of May 19, 2026, and the Special Meeting of May 20, 2026 of the Ypsilanti City Council be approved.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. Resolution No 2026-129 Minutes
2. City Council Meeting Minutes - May 19, 2026
3. Water Street Council Minutes 5-20-2026

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



Resolution No. 2026-129
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT the minutes of the regular meeting of May 19, 2026, and the Special Meeting of May 20, 2026 of the Ypsilanti City Council be approved.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



**MINUTES
REGULAR COUNCIL MEETING
6:00 PM - Tuesday, May 19, 2026
Council Chambers
One South Huron, Ypsilanti, MI 48197**

I. CALL TO ORDER

The Mayor called the meeting to order at 6:02p.m.

II. ROLL CALL

PRESENT at roll call were Mayor Brown, Mayor Pro Tem Wilcoxen, Council Member McLean, Council Member King and Council Member Tooson. ABSENT : Council Member Simmons, and Council Member Fellows

Council Member King offered, supported by Mayor Pro Tem Wilcoxen, to excuse Council Members Fellows and Simmons. The motion passed upon a voice vote.

III. A MOMENT TO CENTER AND FOCUS

IV. AGENDA APPROVAL

Council Member Tooson moved to Approve the AGENDA. Council Member McLean seconded the motion.

Yes: (5) Michelle King, Roland Tooson, Steve Wilcoxen, Nicole Brown, Patrick McLean

No: 0 None

Absent: (2) Amber Fellows and Desirae Simmons

V. PUBLIC COMMENT - 60 MINUTES TOTAL (3 MINUTES/EACH SPEAKER)

Council Members Fellows and Simmons entered the Council Chambers at 6:06p.m.

12 Members of the Pubic spoke.

Council Member King moved to add a Juneteenth discussion. A discussion ensued.

VI. PRESENTATIONS

A. Dr. Brendan B. Kelly, President, Eastern Michigan University & Dr. Tressa Kelly

B. Proclamation for Stop the Gun Violence Community Outreach Event - Wear Orange Weekend – June 6, 2026

VII. ORDINANCES FIRST READING

**A. Ordinance No. 1465 – "Harm Reduction Zoning Text Amendment."
Public Hearing Resolution No. 2025-114, close the public hearing.
Resolution No. 2025-113, determination.**

Mayor Pro-Tem Wilcoxen moved to Approve the Ordinance No. 1465 – "Harm Reduction Zoning Text Amendment." Council Member Simmons seconded the motion.

Public Hearing Resolution No. 2025-114, close the public hearing.

Mayor Pro-Tem Wilcoxen moved to Amend Ordinance No. 1465 by amending the buffer to 1,000 feet. Council Member McLean seconded the motion.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxen, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

Resolution No. 2025-113, determination, as amended.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxen, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

VIII. CONSENT AGENDA

A. Resolution No. 2026-115 Approving all items on the Consent Agenda.

Council Member Tooson moved to Approve Resolution No. 2026-115 Approving all items on the Consent Agenda. Mayor Pro-Tem Wilcoxon seconded the motion.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

B. Resolution No. 2026-116 Approving the minutes of the regular meeting of May 5, 2026, and the Special Meetings of April 22, 2026 and May 12, 2026 of the Ypsilanti City Council be approved.

Approved under the Consent Agenda, Resolution No. 2026-115.

C. Resolution No. 2026-117 Reappointing Resident, Nancy Heine to the Sustainability Commission, with a term ending May 1, 2029.

Approved under the Consent Agenda, Resolution No. 2026-115.

D. Resolution No. 2026-118 Approving the Pen Dam Change Order.

Approved under the Consent Agenda, Resolution No. 2026-115.

E. Resolution No. 2026-119 Approving the proposal submitted by OHM for project oversight and construction coordination services for the Frog Island Accessibility Improvement project in the amount of \$48,995.

Approved under the Consent Agenda, Resolution No. 2026-115.

F. Resolution No. 2026-120 Approving the amendment submitted by OHM to the previously approved CA/CE proposal for the reconstruction of Harriet Street (First to Hawkins) in the amount of \$37,850.

Approved under the Consent Agenda, Resolution No. 2026-115.

G. Resolution No. 2026-121 Approving the proposed Ordinance No. 1463, entitled "2026-2027 Tax Levy Ordinance" upon second and final Reading.

Approved under the Consent Agenda, Resolution No. 2026-115.

H. Resolution No. 2026-122 Recognizing June 19th and authorizing to display the Juneteenth Flag from a window in Council Chambers viewable from Huron St., through the duration of the month.

Approved under the Consent Agenda, Resolution No. 2026-115.

I. Resolution No. 2026-123 Declaring June as "Pride Month" and authorizing to display the Pride Flag from a window in Council Chambers viewable from Huron St., through the duration of the month.

Approved under the Consent Agenda, Resolution No. 2026-115.

IX. RESOLUTIONS/MOTIONS/DISCUSSIONS

A. Resolution No. 2026-124 Proclaiming Saturday, June 6, 2026, as CIVIC DUTY EDUCATION DAY in the City of Ypsilanti and encouraging all residents, families, educators, youth leaders, elected officials, and community stakeholders to participate in activities that uplift civic knowledge, community voice, and public engagement.

Council Member King moved to Approve Resolution No. 2026-124 Proclaiming Saturday, June 6, 2026, as CIVIC DUTY EDUCATION DAY in the City of Ypsilanti and encouraging all residents, families, educators, youth leaders, elected officials, and community stakeholders to participate in activities that uplift civic knowledge, community voice, and public engagement. Council Member Simmons seconded the motion.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

Council Member McLean left the Chambers at 8:04p.m. and returned at 8:05p.m.

B. Resolution No. 2026-125 Approving Ordinance No. 1464 entitled, "An Ordinance to Amend Budget for 2025-2026 and Adopt Budget for FY 2026-2027 and 2027-2028, upon Second and final Reading.

Council Member McLean moved to Approve Resolution No. 2026-125 Approving Ordinance No. 1464 entitled, "An Ordinance to Amend Budget for 2025-2026 and Adopt Budget for FY 2026-2027 and 2027-2028, upon Second and final Reading. Council Member Tooson seconded the motion.

Council Member McLean moved to Amend Resolution No. 2026-125 by accepting City Manager's proposed budget adjustments, less these three line items - building maintenance, Forestry transfer, and Senior Center. Council Member Tooson seconded the motion.

Summary of Proposed Budget Adjustments

Budget Shortfall Decrease: \$361,333 (Increase in Revenues)

- 101-3730-4607-11: \$10,000 – Increased Revenue for Administrative Hearings Bureau
- 101-7210-xxxx-xx: \$50,000 – Redevelopment Ready Community Grant
- 101-3390-4539-09: \$201,333 – Increase in Fire Protection Reimbursement
- 101-7470-4574-06: \$100,000 – Increase in State Cannabis Revenue Sharing

Budget Shortfall Decrease: \$868,833 (Decrease in Expenditures and Transfers)

- 101-9670-7999-29: \$100,000 – Decrease Transfer to Fund 514
- 101-9670-7999-63: \$200,000 – Transfer back to the General Fund from Capital Improvement
- 101-1720-7882-00: \$500 – Decrease in Printing and Publishing (City Manager)
- 101-1720-7864-02: \$2,000 – Decrease in Professional Development (City Manager)
- 101-2650-78xx-xx: \$100,000 – Decrease in Building Maintenance NB
- 101-1720-7818-00: \$5,000 – Decrease in Contractual Services (City Manager)
- 101-8510-7715-xx: \$100,000 – Decrease in Vacation and Sick Payout

Budget Shortfall Decrease: \$1.19 Million (Decrease in Expenditures and Changes in Transfers)

- 101-9670-7999-66: \$100,000 – Removal of Transfer to Forestry PM
- 101-2700-7864-04: \$10,000 – Elimination of Signing Bonus (Human Resources)
- 101-7510-7818-00: \$6,000 – Allocation for Senior Center Funded by Public Safety Millage DS
- 101-7551-78xx-xx: -\$100,000 – Warming Center Costs Allocated from Housing Fund
- 101-4410-7818-00: \$80,000 – Decrease in DPW Admin Contractual Services
- 101-3720-7757-00: \$1,000 – Decrease in Operating Supplies (Code Enforcement)
- 101-3720-7818-00: \$5,000 – Decrease in Contractual Services (Code Enforcement)
- 101-7210-7900-00: \$2,500 – Decrease in Printing and Publishing (Planning)
- 101-2700-7728-00: \$1,000 – Decrease in Office Supplies (Human Resources)
- 101-1651-7818-xx: \$10,000 – Contractual Services for Energy Conservation

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

Council Member Fellows moved, supported by Council Member King, to direct City Manager and Finance Director to provide budget figures for Youth Mini Grants, Fee Waivers, and a COLA increase for Council compensation. Upon further discussion, the motion was withdrawn.

Council Member McLean moved to Table to the next meeting Resolution No. 2026-125. Mayor Pro-Tem Wilcoxon seconded the motion.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

C. Resolution No. 2026-126 Approving the request to waive the application, event, and street closure fees totaling \$2,500 for the Ypsilanti Youth Orchestra.

Mayor Brown left the Chambers at 9:33p.m. and returned at 9:34p.m.

Council Member King left the Chambers at 9:36p.m. and returned at 9:39p.m.

Council Member Simmons moved to Approve Resolution No. 2026-126 Approving the request to waive the application, and event fees totaling \$2,500 for the Ypsilanti Youth Orchestra. Council Member King seconded the motion.

Council Member King moved to Amend Resolution No. 2026-126 by allowing to waive the fees for an event up to 8 hours. Council Member Simmons seconded the motion.

Yes: (6) Michelle King, Roland Tooson, Desirae Simmons, Nicole Brown, Patrick McLean, Amber Fellows

No: 1 Steve Wilcoxon

Absent: (0)

Council Member Simmons moved to Approve Resolution No. 2026-126 Approving the request to waive the application, and event fees of \$2,500, up to 8 hours, for the Ypsilanti Youth Orchestra, as amended. Council Member King seconded the motion.

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

Council Member Simmons moved, supported by Council Member King, to extend the meeting until 10:15p.m. The motion passed upon a voice vote.

D. Resolution No. 2026-127 Formally supporting YCUA's 12 month moratorium on the delivery, commitment, reservation, extension, or approval of water and sewer services to hyper-scale data centers, mid-sized data centers, artificial intelligence computing facilities, and high-performance computational centers pending completion of necessary due diligence investigations.

Council Member Fellows moved to Approve Resolution No. 2026-127 Formally supporting YCUA's 12 month moratorium on the delivery, commitment, reservation, extension, or approval of water and sewer services to hyper-scale data centers, mid-sized data centers, artificial intelligence computing facilities, and high-performance computational centers pending completion of necessary due diligence investigations. Council Member Simmons seconded the motion.

Mayor Pro Tem Wilcoxon offered a friendly amendment, supported by Council Member Fellows, which was accepted by Fellows and Simmons. The amendment changes the 8th "Whereas" clause from "the City finds that..." to "the City needs to explore whether..."

The amended motion passed upon a roll call vote as follows:

Yes: (7) Michelle King, Roland Tooson, Desirae Simmons, Steve Wilcoxon, Nicole Brown, Patrick McLean, Amber Fellows

No: 0 None

Absent: (0)

X. BOARD AND COMMISSION - LIAISON REPORTS

A. Police Advisory Commission

Council Member Tooson reported that the meeting is next Thursday in Council Chambers at 7pm. They are looking for a second Ward 3 representative but welcome individuals from the other two wards so get on the city's website and apply.

B. Human Relations Commission

Council Member King reported that the meeting is this Thursday at 6p.m. and they are having a Town Hall to talk about the complaint process.

C. Parks and Arts Commission

Council Member McLean reported they met last night.

D. Sustainability Commission

Council Member Simmons reported that they had a presentation about efforts to save trees across Washtenaw County, and heard from Lisa Spitz on the 2030 District. They had a report back from Earth Day that was good in terms of bringing together community groups, but they did feel like they didn't get the word out early enough to the public. And we did have a youth commissioner who's finishing up her term.

E. Historic District Commission

Council Member McLean reported that there were 2 properties for discussion at the last meeting - 410 W Cross and 306 N River.

F. Planning Commission

Mayor Pro Tem Wilcoxen reported the next meeting is tomorrow.

G. Zoning Board of Appeals

No report.

XI. LIAISON REPORTS

A. SEMCOG Update

No report.

B. Washtenaw Area Transportation Study

No report.

C. Urban County

No report.

D. Ypsilanti Downtown Development Authority

Mayor Brown reported the meeting is Thursday.

E. Friends of Rutherford Pool

No report.

XII. COUNCIL PROPOSED BUSINESS

Council Member Tooson -

- Concerns regarding Ferris Street in Ainsworth Circle and reports of potential accidents and near misses. Request is to limit parking on that side of the street.

Council Member King -

- Attended the presentation regarding the Ecorse Road partnership between Ypsilanti Township and the City of Ypsilanti and would love for the City Council to have a presentation so we can know more about that partnership and the details of it.

- The Water Street meeting is tomorrow at 7 o'clock at 300 Michigan Ave.

- May the 28th will be a citywide youth voter civic engagement event at Park Ridge from 6 to 7.30.

- There will be a dance party at the Senior Building on May the 22nd, at 7 o'clock p.m, and that's at 1015 Congress, and also a card party on May the 29th from 3 to 7.

Council Member Fellows -

- Talking about the idea of having a celebration to commemorate the city allocation to fund a community responder program.

- Next Tenant Rights Committee meeting is May 29th. I believe it's 2.30 p.m. in Council Chambers.

- Shout out the Wet Meadow project, which is happening in Riverside Park. It is going to be native plants and different things in the south side of the park.

- Mentioning the Prospect Park improvements. I think they're seeking a grant,

- Requesting that we get a timely report from Chief Anderson about the YPD's part of the siege incident in January,

Council Member Simmons -

- Looking for support to nominate Laura Bowler to the Sustainability Commission, upon the Commission's recommendation. Council Member Fellows will support.

- Naming that people have noticed the signs for ICE staging areas and noting that these can be found on the City's website, under the City Council page.

Mayor Brown adjourned the meeting at 10:15p.m.

XIII. COMMUNICATIONS FROM THE MAYOR

XIV. COMMUNICATIONS FROM THE CITY MANAGER

XV. COMMUNICATIONS

- A. WCAA Letter and Resolution Affirming Constitutional Compliance and Clarifying the Authority's Role in Federal Immigration Enforcement**

XVI. PUBLIC COMMENT - CONTINUED (3 MINUTES/EACH SPEAKER)

XVII. ADJOURNMENT

- A. Please click [here](#) to access the City Council Contact Form. This form can be used to submit any comments/concerns you might have about this agenda.**



**MINUTES
REGULAR COUNCIL MEETING
7:00 PM - Wednesday, May 20, 2026
MIHQ 300 W. Michigan Ave
Auditorium**

I. CALL TO ORDER

The meeting was called to order at 7:05 pm

II. ROLL CALL

- A. City Council**
Nicole Brown
Amber Fellows
Me'Chelle King
Patrick McLean
Desirae Simmons
Roland Tooson
Steve Wilcoxon

Ad Hoc Citizens Committee for Water Street Redevelopment Area

Chuck Bultman

Dallas Ford

Diana Gonzalez

Juanita House

Edward Koryzno

Allison Krueger

Ariel Ojibway

DaRon Weatherspoon

PRESENT: Mayor Brown, Mayor Pro-Tem Wilcoxon, City Council Members King, Tooson, Fellows, and Simmons (7:14pm)

ABSENT: Council Member McLean

PRESENT: Chuck Bultman, Dallas Ford, Diana Gonzales, Juanita House, Allison Krueger, Ariel Ojibway, and DaRon Weatherspoon.

ABSENT: Ed Koryzno

III. AGENDA APPROVAL

The agenda was approved as submitted

IV. PUBLIC COMMENT - 3 MINUTES EACH SPEAKER

None

V. FACILITATION

- A. Session I Summary**

- B. Agenda II - Testing the Vision & Preparing the Handoff**

VI. ADJOURNMENT

The meeting adjourned at 9:05 pm



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Nicole Brown, Mayor

Subject: Resolution No. 2026-130 Reappointing Resident, Matt Dunwoodie to the Zoning Board of Appeals, with a term ending May 1, 2029.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. Resolution NO 2026-130 Reappointment Matt Dunwoodie Zoning Board of Appeals
2. Dunwoodie, Matt REAPPLICATION Zoning_Redacted

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



Resolution No. 2026-130
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT, the following Resident be reappointed to the City of Ypsilanti Commission as indicated below:

<u>Name</u>	<u>Board</u>	<u>Expiration</u>
Matt Dunwoodie 201 Oak Street Ypsilanti, MI 48197	Zoning Board of Appeals	5/1/2029

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

Board and Commission Application for Reappointment - Submission #7944

Date Submitted: 3/31/2026

First Name*

Matt

Last Name*

Dunwoodie

Address (legal residence)*

201 OAKWOOD ST

City*

Ypsilanti

State*

MI

Zip Code*

48197

Email Address*

[REDACTED]

Phone Number*

[REDACTED]

Which Ward do you live or reside in?*

- ☐ Ward 1
☒ Ward 2
☐ Ward 3
☐ Do not live in the City of Ypsilanti

Are you registered to vote in the City of Ypsilanti?*

- ☒ Yes
☐ No

Board or commission applying to for Reappointment*

ZONING BOARD OF APPEALS

Number of Terms Served*

1

Did you hold a Position of Leadership?*

No

Are you reapplying to continue as a youth member?*

- ☐ Yes
☒ No

During your time, how did you assist your Board or Commission to achieve its purpose as stated in the enabling legislation?*

As the planning commission delegate, I have brought my experience on land planning and placemaking and my familiarity with PC cases and determinations to the Zoning Board of Appeals to provide context on appeals and variance requests.

How will you continue to assist your Board or Commission to achieve its purpose if reappointed?*

As the planning commission delegate, I will continue to bring my experience on land planning and placemaking and my familiarity with PC cases and determinations to the Zoning Board of Appeals to provide context on appeals and variance requests.

Number of absences*

1

If you had over 3 absences in a calendar year please explain? (this information will not be made available to the public)*

N/A

Electronic Signature Agreement*

By checking the "I agree" box below, you agree and acknowledge that 1) your application will not be signed in the sense of a traditional paper document, 2) by signing in this alternate manner, you authorize your electronic signature to be valid and binding upon you to the same force and effect as a handwritten signature, and 3) you may still be required to provide a traditional signature at a later date.

☒ I agree.

Electronic Signature*

Matt Dunwoodie



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From:

Subject: Resolution No. 2026-131 Designating the following financial institutions as approved depositories for City funds: Bank of Ann Arbor, Key Bank, Huntington Bank, Fifth Third Bank, Michigan CLASS, MILAF+ and Lake Michigan Credit Union.

SUMMARY & BACKGROUND: Hi Rheagan -

We are so excited to be considered for banking opportunities with the City of Ypsilanti! I do want to share with you our 2025 Annual Report, which does give some background on LMCU's financial stability, as well as our 2025 Impact Report on how we are involved in giving back to the communities in which we live, work, and play. Feel free to share among your team and City Council members.

[LCMU 2025 Annual Report Link](#)

[2025 LMCU Impact Report Link](#)

Please reach out with any questions, and I will be sure to include you on our rate sheet distribution going forward.

Sincerely,

Katey Morse
Treasury Management Officer
Lake Michigan Credit Union
(616) 900-1494
(616) 334-8870 (mobile)
Treasury Management Support: 1-833-649-2106
PO Box 2848 | Grand Rapids, MI 49501
Katey.Morse@lmcu.org | LMCU.org | Send Secure Email

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. 2026 Banking List

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



REQUEST FOR LEGISLATION
June 2, 2026

To: Mayor and City Council

From: Rheagan Basabica, Finance Director/Treasurer

Subject: City of Ypsilanti Banking List

SUMMARY

This resolution formally approves the City of Ypsilanti's official list of banking institutions and authorized signatories. State law and the City Charter require City Council to designate depositories for public funds to ensure the secure management of City revenues and expenditures. Adoption of this resolution will confirm the City's approved financial institutions and update the list of authorized officials with signing authority on City accounts.

BACKGROUND

The City conducts daily financial operations that require multiple banking relationships, including the deposit of revenues, payment of vendors, payroll processing, debt service payments, and investment activities. In accordance with the Uniform Budgeting and Accounting Act (Public Act 2 of 1968, as amended) and Section 10.02 of the City Charter, City Council must authorize the depositories where City funds may be held.

Periodically, it is necessary to review and update the City's official banking list to:

- Ensure compliance with state law and auditing standards,
- Reflect any changes in financial institutions used by the City, and
- Update the list of individuals authorized to sign on behalf of the City.

Approval of this resolution will allow the Treasurer/Finance Director and City Manager to continue managing City accounts efficiently while ensuring appropriate internal controls remain in place.

CITY MANAGER APPROVAL: _____

COUNCIL AGENDA DATE: _____

CITY MANAGER COMMENTS: _____

FINANCE DIRECTOR/TREASURER APPROVAL: _____



RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, Section 10.02 of the City Charter and the Uniform Budgeting and Accounting Act, Public Act 2 of 1968, require that all public funds be deposited in financial institutions designated by the governing body; and

WHEREAS, it is necessary for the City of Ypsilanti to maintain depositories at multiple financial institutions in order to conduct daily operations, receive revenues, and make disbursements; and

WHEREAS, the City Council must authorize the official list of banking institutions and authorized signers for the City's accounts.

NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI that the following financial institutions are hereby designated as approved depositories for City funds: Bank of Ann Arbor, Key Bank, Huntington Bank, Fifth Third Bank, Michigan CLASS, MILAF+ and Lake Michigan Credit Union

BE IT FURTHER RESOLVED that the authorized signers on behalf of the City of Ypsilanti shall be:

Andrew Hellenga, City Manager
Rheagan Basabica, City Treasurer/Finance Director
Tracey Boudreau, City Clerk

BE IT FURTHER RESOLVED that the City Manager and City Treasurer are authorized to establish, maintain, and close accounts at these institutions as necessary for the proper handling of City funds, provided that all such accounts remain subject to audit and reporting requirements.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From:

Subject: Resolution No. 2026-132 Authorizing the City Treasurer to levy and assess on the July 2026 tax roll the attached listing of unpaid bills totaling \$511,704.55.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. 0. RFL-Special Assessment 2026
2. Resolution NO 2026-132 Special Assessment

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



June 2, 2026

Andrew Hellenga
City Manager
1 South Huron
Ypsilanti, MI 48197

RE: Special Assessments

In accordance with the City Charter Chapter, Special Assessments, Chapter 8.01. Article VIII. I hereby certify that the attached is a true copy of all installments on Special Assessment Rolls, which are due and have remained unpaid as of April 30, 2026.

The City Council, at their next meeting, can authorize me to levy these unpaid bills on the July 2026 Tax Roll.

Sincerely,

Rheagan Basabica, CPA, CGFM
Finance Director/Treasurer



REQUEST FOR LEGISLATION

DATE: June 2, 2026

TO: Mayor and City Council

FROM: Rheagan Basabica, Finance Director/Treasurer

SUBJECT: Summer 2026 Special Assessment

SUMMARY/BACKGROUND

Bills that remained unpaid for at least 30 days after the billing date, are to be added to the July or December tax roll as special assessments. These unpaid bills include AHB, board ups, trash removal, weed removal, rental inspections, dangerous building escrow, dangerous building inspection, graffiti removal snow removal, drains, water, and other miscellaneous bills.

Once these items are added to the tax roll, they become a lien on the property in accordance with the City Charter, Special Assessments, and Section 8.01 Article VIII.

Further, at tax settlement, in March the County pays the city for any unpaid items. Washtenaw County Treasurer's Office serves as the collection agent for the city.

Attachments: Summary and detail list of Summer 2026 Special Assessments

Brief Description of unpaid bills

Recommended Action: City Council authorizes the City Treasurer to levy and assess the Summer 2026 Special Assessments.

CITY MANAGER APPROVAL: _____

COUNCIL AGENDA DATE: _____

CITY MANAGER COMMENTS: _____

FINANCE DIR APPROVAL: _____



Resolution No. 2026-____

June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That, the City Treasurer be authorized to levy and assess on the July 2026 tax roll the attached listing of unpaid bills totaling \$511,704.55.

OFFERED BY: _____

SUPPORTED BY: _____

YES:

NO:

ABSENT:

VOTE:

Special Assessment Summary

Code	Description
AHB	unpaid Administrative Hearings Bureau Lien
Board up	delinquent bill for a boarded-up house
Business Inspection	unpaid bill for business inspection fee
Dangerous Escrow	delinquent bill for dangerous building escrow account
Dangerous Inspection	delinquent bill for dangerous building inspection fee
Delinquent Water	unpaid resident bills from YCUA for water and sewer service
Drain	drain maintenance work from Washtenaw County Water Resources Commissioner's Office
Graffiti	unpaid Graffiti abatement from last year
Inspect fee	delinquent bill for building inspection fee
Leaf Removal	unpaid code enforcement leaf removal abatement from last year
Rental Inspect	delinquent bill for rental inspection fee
Snow Removal	unpaid code enforcement snow removal abatement from last year
Trash	unpaid code enforcement Trash abatement from last year
Weeds	unpaid code enforcement Weeds abatement from last year

CITY OF YPSILANTI
2026 Summer Special Assessment

Code	DESCRIPTION	ADDRESS	Sum of Amount
100	Board Up		
	11-11-40-113-005	416 PERRIN ST	867.18
	11-11-40-413-007	312 WASHTENAW AVE	50.00
	11-11-39-101-011	123 W MICHIGAN AVE	208.91
	11-11-39-102-017	6 S WASHINGTON ST	50.00
	Board Up Total		1,176.09
103	Delinquent Water		
	11-11-03-327-007	512 HOLMES RD	375.43
	11-11-03-330-021	701 E FOREST AVE	1,563.00
	11-11-03-354-006	612 VOUGHT ST	1,268.05
	11-11-04-462-002	9 E CROSS ST	288.30
	11-11-05-100-001	772 GREEN RD	35,297.61
	11-11-05-100-007	799 GREEN RD	42,100.58
	11-11-05-351-016	1510 WASHTENAW AVE	5,706.59
	11-11-05-362-013	473 N MANSFIELD AVE	361.31
	11-11-05-363-001	1483 WASHTENAW AVE	536.87
	11-11-05-460-008	506 FAIRVIEW CIR	842.64
	11-11-09-130-018	215 N LINCOLN ST	480.78
	11-11-10-230-007	606 E CROSS ST	903.06
	11-11-10-262-007	501 E MICHIGAN AVE	4,732.35
	11-11-10-355-033	703 MAUS AVE	329.96
	11-11-10-355-046	719 MAUS AVE	439.49
	11-11-10-356-009	708 MAUS AVE	475.18
	11-11-37-101-002	201 539 S HURON ST	697.54
	11-11-37-127-004	544 MONROE ST	440.98
	11-11-37-131-013	897 MONROE ST	382.16
	11-11-37-151-020	484 JEFFERSON ST	990.06
	11-11-37-153-008	961 MADISON ST	545.14
	11-11-37-154-024	930 WATLING BLVD	832.59
	11-11-37-155-005	843 JEFFERSON ST	1,619.54
	11-11-37-203-009	1026 JEFFERSON ST	467.27
	11-11-39-145-027	1004 W MICHIGAN AVE	858.40
	11-11-39-167-012	352 WORDEN ST	5,721.43
	11-11-39-168-023	122 HAWKINS ST	947.86
	11-11-39-175-016	303 MIDDLE DR	597.51
	11-11-39-285-010	444 SECOND AVE	1,002.35
	11-11-39-427-011	450 BURTON CT	405.00
	11-11-39-431-007	435 ORCHARD ST	754.18
	11-11-40-109-022	423 N ADAMS ST	1,023.91
	11-11-40-113-005	416 PERRIN ST	22,681.03
	11-11-40-113-014	500 W CROSS ST	381.64
	11-11-40-183-007	523 W CROSS ST	293.29

Code	DESCRIPTION	ADDRESS	Sum of Amount
103	11-11-40-183-010	308 PERRIN ST	1,412.75
	11-11-40-184-013	305 N HAMILTON ST	3,969.43
	11-11-40-209-003	1209 SHERMAN ST	1,038.14
	11-11-40-307-008	1226 S CONGRESS ST	434.23
	11-11-05-100-006	831 GREEN RD	26,646.34
	11-11-39-427-008	670 HARRIET ST	414.33
	11-11-37-202-001	610 FIRST AVE	1,544.57
	11-11-40-491-001	124 PEARL ST	15,279.98
	11-11-05-310-018	702 CORNELL RD	1,913.70
	11-11-05-455-018	1116 WASHTENAW AVE	332.62
	11-11-40-206-021	1202 SHERMAN ST	458.11
	11-11-40-284-002	1207 PEARL ST	702.43
	11-11-03-376-023	846 OAK ST	332.48
	11-11-15-225-003	753 S GROVE ST	325.81
	11-11-39-177-017	205 E AINSWORTH BLVD	300.94
	11-11-39-165-002	311 FIRST AVE	626.68
	11-11-40-401-007	18 W MICHIGAN AVE	3,314.37
	11-11-37-153-024	926 JEFFERSON ST	2,626.58
	11-11-10-345-001	304 ECORSE RD	522.62
	11-11-37-154-001	909 JEFFERSON ST	453.20
	11-11-39-482-003	433 S HURON ST	1,505.90
	11-11-39-483-001	20 BELL RD	1,832.26
	11-11-10-345-011	305 ARNET ST	852.36
	11-11-09-182-007	301 E MICHIGAN AVE	1,794.41
	11-11-10-267-003	711 TOWNER ST	3,571.51
	11-11-10-355-014	592 DAVIS ST	570.88
	11-11-10-345-021	755 DAVIS ST	874.86
	11-11-10-330-015	144 ECORSE RD	390.00
	11-11-10-356-015	520 MAUS AVE	270.03
	11-11-10-355-047	723 MAUS AVE	376.87
	11-11-10-335-014	723 MILDRED ST	467.07
	11-11-10-345-005	758 MILDRED ST	464.99
	11-11-10-345-004	766 MILDRED ST	706.56
	11-11-10-345-003	776 MILDRED ST	748.16
	11-11-10-360-009	505 TYLER RD	579.46
	11-11-10-360-017	301 529 TYLER RD	634.29
	11-11-09-112-008	212 N GROVE ST	704.76
	11-11-09-192-011	30 S GROVE ST	545.10
	11-11-09-170-023	118 S GROVE ST	8,159.85
	11-11-09-405-027	145 S GROVE ST	522.87
	11-11-09-109-001	222 N LINCOLN ST	273.20
	11-11-09-175-004	312 SOUTH ST	1,507.02
	11-11-09-192-010	321 SOUTH ST	661.43
	11-11-04-460-017	615 N RIVER ST	597.29
	11-11-04-404-009	810 N RIVER ST	515.57
	11-11-10-231-004	323 GARLAND AVE	1,176.47

Code	DESCRIPTION	ADDRESS	Sum of Amount
103	11-11-10-235-005	328 GARLAND AVE	780.81
	11-11-03-356-002	628 N PROSPECT ST	492.52
	11-11-04-463-009	33 E CROSS ST	299.26
	11-11-10-235-003	714 E CROSS ST	1,053.50
	11-11-04-411-014	211 E FOREST AVE	822.70
	11-11-03-376-016	831 OAK ST	571.46
	11-11-04-411-001	718 DWIGHT ST	1,285.26
	11-11-04-404-020	813 DWIGHT ST	259.54
	11-11-04-404-021	815 DWIGHT ST	689.98
	11-11-04-403-020	815 HEMPHILL ST	608.86
	11-11-03-353-004	647 CHARLES ST	1,001.54
	11-11-10-234-010	113 MILES ST	1,285.89
	11-11-10-234-020	213 MILES ST	427.44
	11-11-39-178-012	202 S ADAMS ST	677.36
	11-11-39-413-002	305 S ADAMS ST	870.26
	11-11-39-415-029	430 S ADAMS ST	368.13
	11-11-39-415-028	432 S ADAMS ST	957.33
	11-11-39-177-014	212 S HAMILTON ST	532.66
	11-11-39-177-023	111 E AINSWORTH BLVD	501.37
	11-11-39-175-033	202 E AINSWORTH BLVD	1,101.81
	11-11-39-416-008	309 E AINSWORTH BLVD	454.63
	11-11-39-130-038	320 W AINSWORTH BLVD	844.88
	11-11-39-425-009	411 AINSWORTH CIR	483.27
	11-11-39-426-033	422 AINSWORTH CIR	278.84
	11-11-39-425-004	455 AINSWORTH CIR	520.80
	11-11-39-425-006	459 AINSWORTH CIR	250.97
	11-11-39-175-004	509 FERRIS ST	364.58
	11-11-39-175-009	107 MIDDLE DR	847.66
	11-11-39-426-002	413 BURTON CT	576.17
	11-11-39-427-015	434 BURTON CT	389.13
	11-11-39-426-010	445 BURTON CT	777.36
	11-11-39-440-038	728 HARRIET ST	967.71
	11-11-39-440-033	766 HARRIET ST	955.01
	11-11-37-151-005	507 MADISON ST	507.33
	11-11-37-151-006	515 MADISON ST	658.70
	11-11-37-151-007	525 MADISON ST	344.23
	11-11-37-131-024	818 MADISON ST	480.92
	11-11-37-152-006	851 MADISON ST	1,368.76
	11-11-37-131-017	872 MADISON ST	258.77
	11-11-37-131-016	880 MADISON ST	339.29
	11-11-37-152-010	881 MADISON ST	2,539.66
	11-11-37-131-014	898 MADISON ST	736.80
	11-11-37-130-022	916 MADISON ST	397.13
	11-11-37-153-007	951 MADISON ST	2,247.17
	11-11-37-153-010	975 MADISON ST	1,104.49
	11-11-37-153-011	983 MADISON ST	395.89

Code	DESCRIPTION	ADDRESS	Sum of Amount
103	11-11-37-126-003	525 MONROE ST	377.12
	11-11-37-126-020	565 MONROE ST	661.70
	11-11-37-128-001	802 MONROE ST	440.95
	11-11-37-201-001	1004 MONROE ST	1,556.26
	11-11-39-160-032	370 FIRST AVE	755.25
	11-11-37-153-012	755 FIRST AVE	324.44
	11-11-37-151-012	566 JEFFERSON ST	649.47
	11-11-37-152-023	810 JEFFERSON ST	800.99
	11-11-37-155-002	819 JEFFERSON ST	555.55
	11-11-37-155-003	827 JEFFERSON ST	635.76
	11-11-37-155-004	835 JEFFERSON ST	507.31
	11-11-37-154-030	963 JEFFERSON ST	1,139.41
	11-11-37-154-013	979 JEFFERSON ST	362.53
	11-11-37-203-013	1076 JEFFERSON ST	965.58
	11-11-37-203-041	1036 JEFFERSON	324.76
	11-11-39-160-016	425 SECOND AVE	751.19
	11-11-39-285-006	430 SECOND AVE	674.68
	11-11-39-301-016	530 SECOND AVE	817.80
	11-11-39-465-015	555 SECOND AVE	444.96
	11-11-37-154-025	924 WATLING BLVD	531.40
	11-11-37-154-020	956 WATLING BLVD	1,154.08
	11-11-37-154-019	962 WATLING BLVD	573.31
	11-11-37-154-016	978 WATLING BLVD	689.76
	11-11-39-166-009	832 FRANKLIN ST	557.90
	11-11-39-440-045	805 FREDERICK ST	488.14
	11-11-39-165-018	435 FIRST AVE	794.88
	11-11-39-465-002	1029 FREDERICK ST	387.33
	11-11-39-302-001	506 HART PL	1,205.38
	11-11-39-301-007	531 HART PL	402.36
	11-11-39-302-019	567 HART PL	838.62
	11-11-39-302-017	570 HART PL	638.46
	11-11-39-130-030	147 HAWKINS ST	843.05
	11-11-39-430-017	426 HAWKINS ST	364.12
	11-11-39-301-011	1112 SMALL PL	429.92
	11-11-39-168-011	377 WORDEN ST	510.94
	11-11-39-431-017	410 WORDEN ST	468.28
	11-11-39-484-001	101 BELL RD	2,774.72
	11-11-39-403-010	311 S HURON ST	498.72
	11-11-39-413-010	306 S WASHINGTON ST	1,195.05
	11-11-39-481-010	425 S WASHINGTON ST	4,676.21
	11-11-40-185-015	309 W CROSS ST	2,559.94
	11-11-40-184-003	201 421 W CROSS ST	914.50
	11-11-40-135-015	962 W CROSS ST	440.30
	11-11-05-465-014	1014 W CROSS ST	970.35
	11-11-40-414-018	407 EMMET ST	2,073.13
	11-11-40-184-009	414 EMMET ST	1,644.49

Code	DESCRIPTION	ADDRESS	Sum of Amount
103	11-11-40-107-003	207 ARCADE ST	277.22
	11-11-04-270-011	832 RAILROAD ST	343.11
	11-11-40-415-022	110 BALLARD ST	970.54
	11-11-40-108-007	510 N HAMILTON ST	589.81
	11-11-40-164-034	213 N NORMAL ST	645.84
	11-11-40-134-027	930 SHERIDAN ST	1,451.43
	11-11-05-466-001	1021 WASHTENAW AVE D	277.18
	11-11-40-111-002	406 FLORENCE ST	994.13
	11-11-40-136-023	229 OAKWOOD AVE	468.45
	11-11-40-111-010	417 OLIVE ST	589.37
	11-11-05-455-011	616 COLLEGEWOOD DR	466.54
	11-11-05-455-004	710 COLLEGEWOOD DR	919.79
	11-11-05-308-012	1454 WITMIRE AVE	2,036.92
	11-11-05-310-009	720 CORNELL RD	1,122.33
	11-11-05-307-016	812 N MANSFIELD AVE	483.44
	11-11-40-163-026	910 GRANT ST	696.43
	11-11-40-138-019	912 SHERMAN CT	530.95
	11-11-40-401-009	201 12 N HURON ST	278.67
	11-11-40-486-029	105 N HURON ST	718.97
	11-11-04-361-018	631 N HURON ST	345.26
	11-11-05-245-011	1509 HURON RIVER DR	803.09
	11-11-40-107-012	509 N WASHINGTON ST	523.97
	11-11-40-485-024	102 W MICHIGAN AVE	535.81
	11-11-39-101-009	119 W MICHIGAN AVE	1,210.31
	11-11-40-463-001	201 510 W MICHIGAN AVE	980.39
	11-11-39-131-005	907 W MICHIGAN AVE	288.91
	11-11-39-165-001	201 915 W MICHIGAN AVE	403.13
	11-11-39-145-035	916 W MICHIGAN AVE	278.42
	11-11-39-214-006	1010 W MICHIGAN AVE	473.16
	11-11-40-463-021	17 S NORMAL ST	1,052.20
	11-11-39-145-011	921 PLEASANT DR	734.60
	11-11-40-463-043	709 N CONGRESS ST	355.91
	11-11-40-432-017	922 N CONGRESS ST	388.46
	11-11-40-311-016	1225 S CONGRESS ST	339.74
	11-11-40-430-014	710 PEARL ST	1,644.90
	Delinquent Water Total		328,563.82
112	Rental Inspection		
	11-11-05-359-001	1775 WASHTENAW AVE	75.00
	11-11-09-130-012	202 N RIVER ST	450.00
	11-11-09-130-018	215 N LINCOLN ST	90.00
	11-11-37-203-009	1026 JEFFERSON ST	119.00
	11-11-39-168-023	122 HAWKINS ST	323.00
	11-11-39-175-016	303 MIDDLE DR	509.00
	11-11-39-426-040	408 AINSWORTH CIR	238.00
	11-11-39-427-011	450 BURTON CT	91.80
	11-11-40-113-007	412 PERRIN ST	2,142.00

Code	DESCRIPTION	ADDRESS	Sum of Amount
112	11-11-40-209-007	1217 SHERMAN ST	105.00
	11-11-40-430-009	122 N NORMAL ST	60.00
	11-11-05-100-006	831 GREEN RD	21,660.00
	11-11-39-102-012	210 FERRIS ST	252.00
	11-11-09-192-007	109 FARMER ST	287.00
	11-11-04-361-020	203 JARVIS ST	126.00
	11-11-04-483-006	205 OAK ST	60.00
	11-11-06-450-044	2396 QUARTERBACK CT 4	215.00
	11-11-09-130-010	210 N RIVER ST	225.00
	11-11-09-192-006	107 FARMER ST	155.00
	11-11-10-232-016	208 MILES ST	105.00
	11-11-10-345-001	304 ECORSE RD	85.00
	11-11-37-153-003	925 MADISON ST	155.00
	11-11-37-154-001	909 JEFFERSON ST	105.00
	11-11-39-174-001	102 MIDDLE DR	105.00
	11-11-39-482-003	433 S HURON ST	225.00
	11-11-39-483-001	20 BELL RD	155.00
	11-11-40-112-003	414 OLIVE ST	105.00
	11-11-40-163-005	927 SHERMAN CT	105.00
	11-11-40-164-014	126 N SUMMIT ST	105.00
	11-11-40-189-012	207 BALLARD ST #206	60.00
	11-11-40-482-009	112 N HAMILTON ST	60.00
	11-11-40-484-007	232 W MICHIGAN AVE	240.00
	11-11-40-485-019	201 112	75.00
	Rental Inspection Total		28,867.80
124	Dangerous-Escrow		
	11-11-37-126-009	536 MADISON ST	150.00
	11-11-40-484-003	213 PEARL ST	150.00
	Dangerous-Escrow Total		300.00
125	Dangerous-Insp.		
	11-11-05-100-001	772 GREEN RD	300.00
	11-11-10-262-005	601 E MICHIGAN AVE	300.00
	11-11-37-126-009	536 MADISON ST	300.00
	11-11-37-203-010	1016 JEFFERSON ST	300.00
	11-11-37-204-012	1032 WATLING BLVD	300.00
	11-11-40-482-005	315 WASHTENAW AVE	3,000.00
	11-11-40-483-018	121 N WASHINGTON ST	900.00
	11-11-40-484-003	213 PEARL ST	300.00
	Dangerous-Insp. Total		5,700.00
146	Business Inspection Lic		
	11-11-04-462-002	9 E CROSS ST	150.00
	11-11-05-150-007	1072 N HURON RIVER DR	300.00
	11-11-05-351-016	1510 WASHTENAW AVE	75.00
	11-11-05-359-001	1775 WASHTENAW AVE	535.00
	11-11-10-230-007	606 E CROSS ST	105.00
	11-11-10-360-007	333 S PROSPECT ST	597.00

Code	DESCRIPTION	ADDRESS	Sum of Amount
146	11-11-15-225-004	775 S GROVE ST	150.00
	11-11-39-145-027	1004 W MICHIGAN AVE	150.00
	11-11-39-426-043	480 S HAMILTON ST	335.00
	11-11-40-113-014	500 W CROSS ST	225.00
	11-11-40-183-010	308 PERRIN ST	440.00
	11-11-40-185-003	317 W CROSS ST	130.00
	11-11-05-382-010	1486 WASHTENAW AVE	130.00
	11-11-09-112-011	201 N PROSPECT ST	145.00
	11-11-39-101-010	121 W MICHIGAN AVE	75.00
	11-11-09-184-016	419 E MICHIGAN AVE	150.00
	11-11-40-485-009	10 N WASHINGTON ST	75.00
	11-11-40-484-001	29 N WASHINGTON ST	150.00
	11-11-40-401-013	32 N HURON ST	225.00
	11-11-40-401-014	46 N HURON ST	150.00
	11-11-05-360-021	1733 WASHTENAW AVE	130.00
	11-11-39-349-001	540 S MANSFIELD AVE	260.00
	11-11-40-183-009	533 W CROSS ST	90.00
	11-11-40-484-021	25 N WASHINGTON ST	90.00
	11-11-40-184-006	308 BALLARD ST	180.00
	11-11-15-225-001	740 EMERICK ST	150.00
	11-11-40-462-002	803 N CONGRESS ST	0.00
	11-11-39-101-019	10 S HURON ST	150.00
	11-11-40-131-019	701 W CROSS ST	150.00
	11-11-40-131-007	717 W CROSS ST	150.00
	11-11-05-383-019	1307 WASHTENAW AVE	75.00
	11-11-04-270-019	882 RAILROAD ST	150.00
	11-11-09-155-019	39 E MICHIGAN AVE	75.00
	11-11-09-181-001	211 E MICHIGAN AVE	90.00
	11-11-09-190-015	300 E MICHIGAN AVE	75.00
	11-11-39-102-013	20 S WASHINGTON ST	90.00
	11-11-40-463-045	706 W MICHIGAN AVE	90.00
	11-11-40-480-013	432 W MICHIGAN AVE	75.00
	11-11-40-484-012	212 W MICHIGAN AVE	75.00
	11-11-40-485-022	106 W MICHIGAN AVE	75.00
	11-11-40-485-031	105 PEARL ST	150.00
	11-11-40-486-010	108 PEARL ST	75.00
	11-11-40-490-001	32 N WASHINGTON ST	165.00
	11-11-04-491-001	402 OAK ST	75.00
	Business Inspection Lic Total		6,977.00
154	Ordinance Fines/Cost		
	11-11-05-100-001	772 GREEN RD	183.95
	11-11-05-363-001	1483 WASHTENAW AVE	962.50
	11-11-05-385-001	1211 WASHTENAW AVE	183.95
	11-11-10-262-005	601 E MICHIGAN AVE	1,320.00
	11-11-10-267-005	92 ECORSE RD	199.45
	11-11-39-403-023	454 CHIDESTER ST	1,128.00

Code	DESCRIPTION	ADDRESS	Sum of Amount
154	11-11-39-415-004	403 S HAMILTON ST	39,385.00
	11-11-40-113-005	416 PERRIN ST	4,449.68
	11-11-40-164-019	110 N SUMMIT ST	7,652.50
	11-11-40-183-008	201 531 W CROSS ST	175.00
	11-11-40-184-013	305 N HAMILTON ST	802.50
	11-11-40-401-011	24 N HURON ST	142.75
	11-11-40-413-007	312 WASHTENAW AVE	1,101.40
	11-11-05-100-006	831 GREEN RD	414.00
	11-11-39-101-011	123 W MICHIGAN AVE	208.91
	11-11-40-183-009	533 W CROSS ST	175.00
	11-11-09-190-010	9 S PARK ST	75.00
	11-11-10-345-027	334 ECORSE RD	275.00
	11-11-05-383-001	1425 WASHTENAW AVE	195.00
	11-11-40-401-012	28 N HURON ST	142.75
	11-11-39-427-010	634 HARRIET ST	2,672.50
	Ordinance Fines/Cost Total		61,844.84
230	AHB		
	11-11-05-100-007	799 GREEN RD	5,190.00
	11-11-06-100-008	1899 HURON RIVER DR	920.00
	11-11-09-109-007	201 N PARK ST	285.00
	11-11-09-130-018	215 N LINCOLN ST	3,075.00
	11-11-10-267-005	92 ECORSE RD	735.00
	11-11-10-355-033	703 MAUS AVE	920.00
	11-11-37-101-002	201 539 S HURON ST	24,750.00
	11-11-37-127-004	544 MONROE ST	560.00
	11-11-37-129-005	942 MONROE ST	285.00
	11-11-37-151-020	484 JEFFERSON ST	260.00
	11-11-37-153-008	961 MADISON ST	695.00
	11-11-37-203-009	1026 JEFFERSON ST	570.00
	11-11-39-130-008	115 HAWKINS ST	410.00
	11-11-39-168-023	122 HAWKINS ST	2,635.00
	11-11-39-175-016	303 MIDDLE DR	2,640.00
	11-11-39-285-010	444 SECOND AVE	485.00
	11-11-39-426-040	408 AINSWORTH CIR	610.00
	11-11-39-431-007	435 ORCHARD ST	895.00
	11-11-40-106-001	533 N HURON ST	360.00
	11-11-40-113-005	416 PERRIN ST	545.00
	11-11-40-113-015	411 BALLARD ST	260.00
	11-11-40-183-010	308 PERRIN ST	1,530.00
	11-11-40-484-022	17 N WASHINGTON ST	410.00
	11-11-40-134-023	948 SHERIDAN ST	1,555.00
	11-11-09-109-006	202 N LINCOLN ST	510.00
	11-11-06-450-037	2372 QUARTERBACK CT 5	1,780.00
	11-11-39-427-008	670 HARRIET ST	610.00
	11-11-04-401-005	814 STANLEY ST	260.00
	11-11-40-187-001	210 W CROSS ST	520.00

Code	DESCRIPTION	ADDRESS	Sum of Amount
230	11-11-40-109-005	422 N HAMILTON ST	485.00
	11-11-39-425-003	453 AINSWORTH CIR	410.00
	11-11-39-349-001	540 S MANSFIELD AVE	1,045.00
	11-11-05-383-001	1425 WASHTENAW AVE	240.00
	11-11-05-386-014	1302 WASHTENAW AVE	240.00
	11-11-05-460-012	1002 WASHTENAW AVE	240.00
	11-11-40-164-025	107 N NORMAL ST	285.00
	11-11-40-106-008	521 N HURON ST	85.00
	11-11-05-352-021	1716 WASHTENAW AVE	485.00
	11-11-10-356-004	730 MAUS AVE	520.00
	11-11-40-414-020	421 EMMET ST	2,440.00
	11-11-39-465-023	546 FIRST AVE	360.00
	11-11-15-225-003	753 S GROVE ST	645.00
	11-11-09-175-003	310 SOUTH ST	285.00
	11-11-39-403-004	413 S HURON ST	560.00
	11-11-39-465-007	491 SECOND AVE	670.00
	11-11-03-370-011	707 HELEN ST	720.00
	11-11-37-204-008	1074 WATLING BLVD	235.00
	11-11-40-108-016	513 N ADAMS ST #2	235.00
	11-11-39-177-017	205 E AINSWORTH BLVD	1,900.00
	11-11-40-107-010	501 N WASHINGTON ST	235.00
	11-11-10-268-003	10 EMERICK ST	435.00
	11-11-39-481-008	418 S HURON ST	260.00
	11-11-37-126-007	558 MADISON ST	285.00
	11-11-39-102-012	210 FERRIS ST	485.00
	11-11-39-165-002	311 FIRST AVE	470.00
	11-11-37-155-008	871 JEFFERSON ST	820.00
	11-11-37-130-002	919 MONROE ST	695.00
	11-11-39-175-020	310 E AINSWORTH BLVD	410.00
	11-11-39-145-028	1002 W MICHIGAN AVE	360.00
	11-11-39-160-027	396 FIRST AVE	285.00
	11-11-09-105-001	416 E CROSS ST	670.00
	11-11-09-405-006	404 E MICHIGAN AVE	360.00
	11-11-39-465-024	540 FIRST AVE	360.00
	11-11-40-183-001	501 W CROSS ST	630.00
	11-11-40-430-033	126 COLLEGE PL	260.00
	11-11-40-462-014	43 S SUMMIT ST	520.00
	11-11-40-401-007	18 W MICHIGAN AVE	590.00
	11-11-37-153-027	904 JEFFERSON ST	1,155.00
	11-11-09-192-007	109 FARMER ST	610.00
	11-11-37-153-024	926 JEFFERSON ST	285.00
	11-11-37-203-011	1004 JEFFERSON ST	260.00
	11-11-39-440-027	810 HARRIET ST	410.00
	11-11-10-360-020	525 TYLER RD	310.00
	11-11-39-285-005	402 SECOND AVE	285.00
	11-11-37-126-009	536 MADISON ST	485.00

Code	DESCRIPTION	ADDRESS	Sum of Amount
	230 AHB Total		78,275.00
	Grand Total		511,704.55



Resolution No. 2026-132
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That, the City Treasurer be authorized to levy and assess on the July 2026 tax roll the attached listing of unpaid bills totaling \$511,704.55.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Joshua Burns, City Planner

Subject: Resolution No. 2026-133 Approving the proposed Ordinance No. 1465, entitled "Harm Reduction Zoning Text Amendment" upon second and final Reading.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. 01 - RFL_Resolution - Harm Reduction
2. 02 - March 2026 PC Minutes

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



To: Mayor and City Council

From: Joshua Burns, City Planner

Date: June 2, 2026

Subject: Second Reading: Harm Reduction Zoning Text Amendment (ZTA)

SUMMARY

The City of Ypsilanti is committed to improving our zoning systems, as well as encouraging public health and safety. It is the purpose of this zoning text amendment to permit and establish regulations for harm reduction services that protect neighboring uses and empower people who use drugs (PWUD) to choose to live a healthier, self-directed, and purpose-filled life.

STANDARDS FOR ZONING TEXT AMENDMENTS

§122-362(a)

*(a) **Text Amendment.** For a change to the text of the Zoning Ordinance, the Planning Commission shall consider and the City Council may consider, whether the proposed amendment meets the following standards:*

- (1) The proposed amendment is consistent with the guiding values of the Master Plan; and*
- (2) The rezoning is consistent with description and purpose of the proposed district; and (Staff Note: This is not a rezoning.)*
- (3) The proposed amendment is consistent with the intent of this Zoning Ordinance; and*
- (4) The proposed amendment will enhance the functionality, transportation network or character of the future development in the City; and*
- (5) The proposed amendment will preserve the historic nature of the surrounding area and of the City; and*
- (6) The proposed amendment will enhance the natural features and environmental sustainability of the City; and*
- (7) The proposed amendment will protect the health, safety, and general welfare of the public; or*
- (8) The proposed amendment is needed to correct an error or omission in the original text; or*
- (9) The proposed amendment will address a community need in physical or economic conditions or development practices; and*
- (10) The proposed amendment will not result in the creation of significant nonconformities in the City.*

RECOMMENDATION

Recommended Action: Adopt

Planning Commission's action notification:

Motion to recommend City Council approve the proposed text amendment to Sections 122-203, 122-446, 122-451, 122-461, and 122-555, with the following amendments as discussed in the meeting; to define drug checking services as an allowed use within the harm reduction service facility definition, and provide a subsection b under 122-555 to establish use-based buffer regulations for harm reduction service facilities; and with the following findings:

1. The proposed amendment is consistent with the guiding values of the Master Plan; and
2. The proposed amendment is consistent with the intent of this Zoning Ordinance; and
3. The proposed amendment will enhance the functionality, transportation network or character of the future development in the City; and
4. The proposed amendment will preserve the historic nature of the surrounding area and of the City; and
5. The proposed amendment will not result in the creation of significant nonconformities in the City.

--Moved by Marin. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

Brian Jones-Chance, Chair – Support

Matt Dunwoodie, Vice-Chair – Support

Mike Davis Jr. – Support

Phil Hollifield – Support

Carl Schier – Support

Michelle Marin – Support

Greg Woodring – Support

EXISTING LANGUAGE

Section 122-203.S (Definitions)

Substance abuse treatment facility means:

1. *Boarding.* Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing of or distribution of drugs as part of the treatment, where individuals receiving the treatment live on the premises for a period of time, including overnight stays.
2. *Walk-in.* Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing or distribution of drugs as part of the treatment plan, where no one resides on the premises overnight.

Center Permissible Uses Chart

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	C	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		No drive through or drive-in facilities are permitted in C.
Personal service establishments	P		
Body Art Facilities	P		

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	C	NOTES	SPECIFIC REGULATIONS
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	S		
Hotels & motels	P		
Child Care Centers	P		Section 122-521
Laundromats and dry cleaners	P		No dry cleaning on premises.
Medical or dental clinics	P		
Catering services	A		
Self-storage	S		Section 122-554

Corridors (HC; NC; GC)

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
SERVICES					
Business and professional offices, less than 15,000 square feet	P	P	P		
Business and professional offices, 15,000 square feet or more	--	S	P		
Financial services, including banks, less than 15,000 square feet	P	P	P		Drive through or drive-in facilities require special land use
Financial services, including banks, 15,000 square feet or more	--	S	P		Drive through or drive-in facilities require special land use.
Homeless Shelter	--	--	P		Section 122-532
Personal service establishments, less than 15,000 square feet	P	P	P		
Personal service establishments, 15,000 square feet or more	--	--	P		
Body art facilities	--	--	P		
Offices for skilled trade services including but not limited to plumbing, electric, heating, and painting establishments	--	S	P		Section 122-544
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	--	S	S		Section 122-549
Bed & Breakfast or Inn	P	S	--		Section 122-520

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
Hotels & motels	--	--	P		
Child Care Centers	S	P	P		Section 122-521
Funeral homes	S	S	S		
Laundromats and dry cleaners, less than 15,000 square feet	--	P	P		No dry cleaning on premises.
Laundromats and dry cleaners, 15,000 square feet or more	--	--	P		No dry cleaning on premises.
Nursing Homes	S	--	S		Section 122-543
Medical or dental clinics, less than 10,000 square feet	P	P	P		
Medical or dental clinics, 10,000 square feet or more	S	S	P		
Veterinary hospitals and clinics	--	S	S		Section 122-557
Kennels, commercial	--	--	S		Section 122-535
Substance abuse treatment facilities	--	--	S		Section 122-554
Catering services, less than 15,000 square feet	P	P	P		
Catering services, 15,000 square feet or more	--	--	P		
Self-storage	--	--	P		Section 122-554

Health & Human Services (HHS)

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	HHS	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		Drive through or drive-in facilities require special land use
Adult drop-in center	P		Section 122-510
Homeless Shelter	P		Section 122-532
Personal service establishments	P		
Child Care Centers	P		Section 122-521
Funeral homes	S		
Nursing Homes	P		Section 122-543
Medical or dental clinics	P		

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	HHS	NOTES	SPECIFIC REGULATIONS
Hospitals	P		
Substance abuse treatment facilities	S		Section 122-555
Catering services	P		
Business and professional offices and services	P		

Section 122-555. Substance Abuse Treatment Facilities

Substance abuse treatment facilities shall be subject to the conditions hereinafter imposed:

- (a) Such facilities shall have direct access to a major thoroughfare, in accordance with §122-673.
- (b) Such uses shall not be located within 1,000 feet of an R1, CN-Mid, or CN-SF district or of another such facility.

PROPOSED LANGUAGE

See the proposed text. ~~Red~~ text with strikethrough is being deleted; green text underlined is proposed to be added. Sections shall be renumbered accordingly.

Section 122-203. Definitions. D (New Language)

Drug Checking Equipment & Services means a harm-reduction service in which a small quantity of a substance is voluntarily provided for the purpose of analyzing its contents to identify contaminants, adulterants, or toxic substances. Drug checking may include the use of reagent tests, test strips, spectrometry, or other public-health screening tools.

Drug Testing means a practice performed by a licensed medical professional that analyzes a person's urine, blood, saliva, hair, or other biological specimen for the purpose of detecting the presence, absence, or concentration of controlled substances, alcohol, or related metabolites.

Section 122-203. Definitions. H (New Language)

Harm Reduction Service Facility means a facility that provides public health-oriented services designed to reduce the negative health, social, and legal impacts associated with substance use. These services may include, but are not limited to, distribution of sterile syringes and safe use supplies, distribution of Naloxone, overdose prevention and reversal education and materials, health care referrals, STI testing services, peer support, outreach and engagement, drug checking services, and other evidence-based harm reduction strategies that meet individuals "where they are" to improve health outcomes.

Section 122-203. Definitions. S (Amended Language)

~~Substance abuse treatment~~ **Substance Use Disorder Treatment** Facility means a facility, licensed by the State of Michigan under the Michigan Public Health Code (e.g., Part 62, MCL 333.6230 – 333.6251), that provides substance use disorder services, including prevention, outpatient counseling, treatment, rehabilitation, drug checking services, or residential support services for individuals experiencing substance use disorders. Such facilities may include, but are not limited to, outpatient treatment centers, residential treatment programs, counseling services, harm reduction services, and recovery support services. A substance use disorder facility does not include general medical clinics, pharmacies, or other health care providers that do not primarily provide substance use disorder services.

- ~~1) Boarding. Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing of or distribution of drugs as part of the treatment, where individuals receiving the treatment live on the premises for a period of time, including overnight stays.~~
- ~~2) Walk-in. Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing or distribution of drugs as part of the treatment plan, where no one resides on the premises overnight~~

Center (C)

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	C	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		No drive through or drive-in facilities are permitted in C.
Personal service establishments	P		
Body Art Facilities	P		
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	S		
Hotels & motels	P		
Child Care Centers	P		Section 122-521
Laundromats and dry cleaners	P		No dry cleaning on premises.
Medical or dental clinics	P		
Catering services	A		
Self-storage	S		Section 122-554
Substance Use Disorder Treatment Facility	S		Section 122-555
Harm Reduction Service Facility	P		Section 122-555
Vehicle technological service	A		

Corridors (HC; NC; GC)

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
SERVICES					
Business and professional offices, less than 15,000 square feet	P	P	P		
Business and professional offices, 15,000 square feet or more	--	S	P		
Financial services, including banks, less than 15,000 square feet	P	P	P		Drive through or drive-in facilities require special land use
Financial services, including banks, 15,000 square feet or more	--	S	P		Drive through or drive-in facilities require special land use.
Homeless Shelter	--	--	P		Section 122-532

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
Personal service establishments, less than 15,000 square feet	P	P	P		
Personal service establishments, 15,000 square feet or more	--	--	P		
Body art facilities	--	--	P		
Offices for skilled trade services including but not limited to plumbing, electric, heating, and painting establishments	--	S	P		Section 122-544
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	--	S	S		Section 122-549
Bed & Breakfast or Inn	P	S	--		Section 122-520
Hotels & motels	--	--	P		
Child Care Centers	S	P	P		Section 122-521
Funeral homes	S	S	S		
Laundromats and dry cleaners, less than 15,000 square feet	--	P	P		No dry cleaning on premises.
Laundromats and dry cleaners, 15,000 square feet or more	--	--	P		No dry cleaning on premises.
Nursing Homes	S	--	S		Section 122-543
Medical or dental clinics, less than 10,000 square feet	P	P	P		
Medical or dental clinics, 10,000 square feet or more	S	S	P		
Veterinary hospitals and clinics	--	S	S		Section 122-557
Kennels, commercial	--	--	S		Section 122-535
Substance abuse <u>use</u> disorder treatment facilities	--	-- <u>S</u>	S		Section 122-554 <u>5</u>
<u>Harm reduction service facility</u>	--	<u>S</u>	<u>P</u>		<u>Section 122-555</u>
Catering services, less than 15,000 square feet	P	P	P		
Catering services, 15,000 square feet or more	--	--	P		
Self-storage	--	--	P		Section 122-554

Health & Human Services (HHS)

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	HHS	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		Drive through or drive-in facilities require special land use
Adult drop-in center	P		Section 122-510
Homeless Shelter	P		Section 122-532
Personal service establishments	P		
Child Care Centers	P		Section 122-521
Funeral homes	S		
Nursing Homes	P		Section 122-543
Medical or dental clinics	P		
Hospitals	P		
Substance abuse <u>use disorder</u> treatment facilities	S		Section 122-555
<u>Harm reduction service facility</u>	<u>P</u>		<u>Section 122-555</u>
Catering services	P		

Section 122-555. Substance ~~Abuse~~ Use Disorder Treatment Facilities & Harm Reduction Service Facilities (Amended Language)

- (a) Generally. Nothing in this Chapter, or in any companion regulatory provision adopted in any other provision of this Code, is intended to grant, nor shall they be construed as granting, immunity from criminal prosecution under State or Federal law.
- (b) The following standards shall apply to substance use disorder treatment facilities:
- (1) The facility shall have direct access to a major thoroughfare, in accordance with §122-673.
 - (2) The use shall not be located within 1,000 feet of a school and/or another such facility measured from the outermost boundaries of the lot or parcel.
 - (3) The use shall operate entirely within an enclosed building.
 - (4) Queueing space shall be identified on the site plan and contained on-site or indoors.
- (c) The following standards shall apply to harm reduction service facilities:
- (1) The use shall not be located within 1,000 feet of a school and/or another such facility measured from the outermost boundaries of the lot or parcel.
 - (2) The use shall operate entirely within an enclosed building.
 - (3) Queueing space shall be identified on the site plan and contained on-site or indoors.

ATTACHMENTS

- Resolution
- Ordinance
- Planning Commission Minutes.

CITY MANAGER APPROVAL: _____ COUNCIL AGENDA DATE: _____

CITY MANAGER COMMENTS: _____

FISCAL SERVICES DIRECTOR APPROVAL: _____



RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

WHEREAS, The City Council directed the Planning Commission to review and provide recommendations regarding the regulation and definition of harm reduction services within the Zoning Ordinance; and

WHEREAS, the Planning Commission has reviewed the proposed zoning text amendments and discussed the operational, locational, and compatibility considerations associated with harm reduction service facilities; and

WHEREAS, the proposed amendments are intended to provide regulatory clarity, establish reasonable operational standards, promote public health and safety, and ensure compatibility with surrounding land uses; and

WHEREAS, the Planning Commission conducted a public hearing on the proposed zoning text amendments in accordance with the Michigan Zoning Enabling Act, Public Act 110 of 2006, as amended; and

WHEREAS, following review and deliberation, the Planning Commission recommended approval of the proposed zoning text amendments to the City Council; and

NOW THEREFORE, BE IT RESOLVED THAT the Ypsilanti City Council hereby approves its second and final reading of Ordinance No. 1465, entitled "Harm Reduction Zoning Text Amendment."

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

City of Ypsilanti
Notice of Adopted Ordinance
Ordinance No. 1465

An Ordinance Entitled “*Harm Reduction*”

THE CITY OF YPSILANTI ORDAINS the provisions of the Harm Reduction Zoning Text Amendment.

This zoning text amendment applies to the following sections:

Definitions

- Section 122-203 – Definitions D, H, S (New and Amended Definitions)

Permissible Use Charts

- Section 122-446 – Center (C) Permissible Uses Chart (Amended Language)
- Section 122-451 - Corridors (HC, NC, GC) Permissible Uses Chart (Amended Language)
- Section 122-461 – Health & Human Services (HHS) Permissible Uses Chart (Amended Language)

Use-Based Regulations

- Section 122-555. Substance Abuse Treatment Facilities (Amended Language)

The proposed revisions are as follows:

Section 122-203. Definitions. D (New Language)
<u>Drug Checking Equipment & Services means a harm-reduction service in which a small quantity of a substance is voluntarily provided for the purpose of analyzing its contents to identify contaminants, adulterants, or toxic substances. Drug checking may include the use of reagent tests, test strips, spectrometry, or other public-health screening tools.</u>
<u>Drug Testing means a practice performed by a licensed medical professional that analyzes a person’s urine, blood, saliva, hair, or other biological specimen for the purpose of detecting the presence, absence, or concentration of controlled substances, alcohol, or related metabolites.</u>
Section 122-203. Definitions. H (New Language)
<u>Harm Reduction Service Facility means a facility that provides public health-oriented services designed to reduce the negative health, social, and legal impacts associated with substance use. These services may include, but are not limited to, distribution of sterile syringes and safe use supplies, distribution of Naloxone, overdose prevention and reversal education and materials, health care referrals, STI testing services, peer support, outreach and engagement, drug checking services, and other evidence-based harm reduction strategies that meet individuals “where they are” to improve health outcomes.</u>
Section 122-203. Definitions. S (Amended Language)
<u>Substance abuse treatment Substance Use Disorder Treatment Facility means a facility, licensed by the State of Michigan under the Michigan Public Health Code (e.g., Part 62, <i>MCL 333.6230 – 333.6251</i>), that provides substance use disorder services, including prevention, outpatient counseling, treatment, rehabilitation, drug checking services, or residential support services for individuals experiencing substance use disorders. Such facilities may include, but are not limited to, outpatient treatment centers, residential treatment programs, counseling services, harm reduction services, and recovery support services. A substance use disorder facility does not include general medical clinics, pharmacies, or other health care providers that do not primarily provide substance use disorder services.</u>
<u>1) – Boarding. Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing of or distribution of drugs as part of the treatment, where individuals receiving the treatment live on the premises for a period of time, including overnight stays.</u>

~~2) Walk-in. Any facility providing substance abuse treatment or preventive or addictive counseling, including the dispensing or distribution of drugs as part of the treatment plan, where no one resides on the premises overnight~~

Center (C)

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	C	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		No drive through or drive-in facilities are permitted in C.
Personal service establishments	P		
Body Art Facilities	P		
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	S		
Hotels & motels	P		
Child Care Centers	P		Section 122-521
Laundromats and dry cleaners	P		No dry cleaning on premises.
Medical or dental clinics	P		
Catering services	A		
Self-storage	S		Section 122-554
Substance Use Disorder Treatment Facility	S		Section 122-555
Harm Reduction Service Facility	P		Section 122-555
Vehicle technological service	A		

Corridors (HC; NC; GC)

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
SERVICES					
Business and professional offices, less than 15,000 square feet	P	P	P		
Business and professional offices, 15,000 square feet or more	--	S	P		
Financial services, including banks, less than 15,000 square feet	P	P	P		Drive through or drive-in facilities require special land use
Financial services, including banks, 15,000 square feet or more	--	S	P		Drive through or drive-in facilities require special land use.
Homeless Shelter	--	--	P		Section 122-532

<i>P=Principal, A=Accessory, S=Special Land Use, -- = Not Permitted</i>					
USES	HC	NC	GC	NOTES	SPECIFIC REGULATIONS
Personal service establishments, less than 15,000 square feet	P	P	P		
Personal service establishments, 15,000 square feet or more	--	--	P		
Body art facilities	--	--	P		
Offices for skilled trade services including but not limited to plumbing, electric, heating, and painting establishments	--	S	P		Section 122-544
Printing services, including but not limited to: publishing, engraving, photo development, lithographing, silk screening and three-dimensional printing	--	S	S		Section 122-549
Bed & Breakfast or Inn	P	S	--		Section 122-520
Hotels & motels	--	--	P		
Child Care Centers	S	P	P		Section 122-521
Funeral homes	S	S	S		
Laundromats and dry cleaners, less than 15,000 square feet	--	P	P		No dry cleaning on premises.
Laundromats and dry cleaners, 15,000 square feet or more	--	--	P		No dry cleaning on premises.
Nursing Homes	S	--	S		Section 122-543
Medical or dental clinics, less than 10,000 square feet	P	P	P		
Medical or dental clinics, 10,000 square feet or more	S	S	P		
Veterinary hospitals and clinics	--	S	S		Section 122-557
Kennels, commercial	--	--	S		Section 122-535
Substance abuse <u>use</u> disorder treatment facilities	--	-- <u>S</u>	S		Section 122-554 <u>5</u>
<u>Harm reduction service facility</u>	--	<u>S</u>	<u>P</u>		<u>Section 122-555</u>
Catering services, less than 15,000 square feet	P	P	P		
Catering services, 15,000 square feet or more	--	--	P		
Self-storage	--	--	P		Section 122-554

Health & Human Services (HHS)

<i>P=Principal, A=Accessory, S=Special Land Use</i>			
USES	HHS	NOTES	SPECIFIC REGULATIONS
SERVICES			
Business and professional offices and services	P		
Financial services, including banks	P		Drive through or drive-in facilities require special land use
Adult drop-in center	P		Section 122-510
Homeless Shelter	P		Section 122-532
Personal service establishments	P		
Child Care Centers	P		Section 122-521
Funeral homes	S		
Nursing Homes	P		Section 122-543
Medical or dental clinics	P		
Hospitals	P		
Substance abuse <u>use disorder</u> treatment facilities	S		Section 122-555
<u>Harm reduction service facility</u>	<u>P</u>		<u>Section 122-555</u>
Catering services	P		

Section 122-555. Substance ~~Abuse~~ Use Disorder Treatment Facilities & Harm Reduction Service Facilities (Amended Language)

- (a) **Generally.** Nothing in this Chapter, or in any companion regulatory provision adopted in any other provision of this Code, is intended to grant, nor shall they be construed as granting, immunity from criminal prosecution under State or Federal law.
- (b) The following standards shall apply to substance use disorder treatment facilities:
- (1) The facility shall have direct access to a major thoroughfare, in accordance with §122-673.
 - (2) The use shall not be located within 1,000 feet of a school and/or another such facility measured from the outermost boundaries of the lot or parcel.
 - (3) The use shall operate entirely within an enclosed building.
 - (4) Queueing space shall be identified on the site plan and contained on-site or indoors.
- (c) The following standards shall apply to harm reduction service facilities:
- (1) The use shall not be located within 1,000 feet of a school and/or another such facility measured from the outermost boundaries of the lot or parcel.
 - (2) The use shall operate entirely within an enclosed building.
 - (3) Queueing space shall be identified on the site plan and contained on-site or indoors.

MADE, PASSED, AND ADOPTED BY THE YPSILANTI CITY COUNCIL THIS ____ DAY OF _____ ,
_____.

Tracey Boudreau, City Clerk

Attest

I do hereby confirm that the above Ordinance No. _____ was published in the Washtenaw Legal
News on the ____ day of _____, ____.

Tracey Boudreau, City Clerk

CERTIFICATE OF ADOPTING

I hereby certify that the foregoing is a true copy of the Ordinance passed at the regular meeting
of the City Council held on the ____ day of _____, ____.

Tracey Boudreau, City Clerk

Notice Published: April 21st, 2026

First Reading: May 19th, 2026

Second Reading:

Published:

Effective Date:



**CITY OF YPSILANTI
PLANNING COMMISSION MEETING
APPROVED MINUTES
Wednesday, March 18th, 2026 @ 7:00 PM
Council Chambers
One South Huron, Ypsilanti, MI 48197**

I. Call to Order | 7:03 PM

II. Roll Call

Brian Jones-Chance, Chair – Present
Matt Dunwoodie, Vice-Chair – Present
Mike Davis Jr. – Present
Phil Hollifield – Present
Amanda Smith – Excused Absence
Carl Schier – Present
Michelle Marin – Present
Greg Woodring – Present
Ingrid Lao - Excused Absence

Motion to excuse the absence of Commissioners Smith & Lao.

--Moved by Marin. Seconded by Hollifield. Yays – 7, Nays – 0, motion carries

III. Agenda Approval

March 18th, 2026, *Amended Agenda

*Staff requested the addition of a presentation to provide an update on projects within the Planning Department.

--Amendment accepted by Commissioner Dunwoodie.

Motion to approve the amended agenda.

--Moved by Dunwoodie. Seconded by Marin. Yays – 7, Nays – 0, motion carries

IV. Approval of Minutes

February 18th, 2026, Planning Commission Draft Minutes.

Motion to approve the February 18th, 2026, draft minutes as presented.
--Approved by Commissioner Jones-Chance, motion carries

V. Public Comments

Motion to open public comments to the Planning Commission.
--Moved by Davis Jr. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

No members of the public spoke.

Motion to close public comments to the Planning Commission.
--Moved by Woodring. Seconded by Davis Jr. Yays – 7, Nays – 0, motion carries

VI. Committee Reports

Non-Motorized Advisory Committee (NMAC) – Commission will be meeting on March 19th.

VII. Presentations

- A. General Planning Department Updates** - Staff provided updates on numerous Planning Department projects, including zoning text amendments, previously approved projects, the master plan, etc).

VIII. Public Hearing Items

A. Zoning Text Amendment: Harm Reduction

Staff provided an overview of the proposed amendments, including the removal of the prohibition on drug checking services for harm reduction facilities.

Discussion focused on drug checking services, inconsistencies in buffer requirements, and whether separate or shared use standards should apply to harm reduction and substance use disorder facilities.

Public Hearing:

Motion to open the public hearing to the Planning Commission.
--Moved by Hollifield. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

No members of the public spoke.

Motion to close public hearing to the Planning Commission.

--Moved by Hollifield. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

Decision:

Motion to recommend City Council approve the proposed text amendment to Sections 122-203, 122-446, 122-451, 122-461, and 122-555, with the following amendments as discussed in the meeting; to define drug checking services as an allowed use within the harm reduction service facility definition, and provide a subsection b under 122-555 to establish use-based buffer regulations for harm reduction service facilities; and with the following findings:

1. The proposed amendment is consistent with the guiding values of the Master Plan; and
2. The proposed amendment is consistent with the intent of this Zoning Ordinance; and
3. The proposed amendment will enhance the functionality, transportation network or character of the future development in the City; and
4. The proposed amendment will preserve the historic nature of the surrounding area and of the City; and
5. The proposed amendment will not result in the creation of significant nonconformities in the City.

--Moved by Marin. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

Brian Jones-Chance, Chair – Support
Matt Dunwoodie, Vice-Chair – Support
Mike Davis Jr. – Support
Phil Hollifield – Support
Carl Schier – Support
Michelle Marin – Support
Greg Woodring – Support

B. 15 S. Grove | Group Childcare Home Play Area | SLU SP

Staff presented the request for use of a vacant lot as an outdoor play area associated with an approved group childcare home at 11 South Grove.

Discussion focused on fencing, screening requirements, and cross-lot access between parcels.

Public Hearing:

Motion to open the public hearing to the Planning Commission.

--Moved by Marin. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

No members of the public spoke.

Motion to close public hearing to the Planning Commission.

--Moved by Marin. Seconded by Hollifield. Yays – 7, Nays – 0, motion carries

Special Land Use Permit Decision:

Motion to approve with conditions the special use permit for the group childcare home outdoor play area at 15 S. Grove Street with the following findings:

Findings:

1. The application substantially complies with Sections 122-324 and 122-326.
2. The proposal serves as the designated outdoor play area for the group childcare home at 11 S. Grove Street and meets all zoning requirements.

Conditions:

1. The special use permit is subject to site plan approval.

--Moved by Dunwoodie. Seconded by Marin. Yays – 7, Nays – 0, motion carries

Brian Jones-Chance, Chair – Support

Matt Dunwoodie, Vice-Chair – Support

Mike Davis Jr. – Support

Phil Hollifield – Support

Carl Schier – Support

Michelle Marin – Support

Greg Woodring – Support

Site Plan Decision:

Motion to approve with conditions the site plan for the group childcare home outdoor play area at 15 S. Grove Street with the following findings and conditions:

Findings:

1. The application substantially complies with Sections 122-309 and 122-311.

Conditions:

1. The proposed outdoor play area shall be screened in accordance with Section 122-442(b).

--Moved by Dunwoodie. Seconded by Marin. Yays – 7, Nays – 0, motion carries

Brian Jones-Chance, Chair – Support
Matt Dunwoodie, Vice-Chair – Support
Mike Davis Jr. – Support
Phil Hollifield – Support
Carl Schier – Support
Michelle Marin – Support
Greg Woodring – Support

IX. Old Business

A. Zoning Text Amendment: Revision of Approved Plans

Staff presented a detailed framework for categorizing revisions to approved planned unit developments (PUDs) into three tiers: major revisions, minor revisions requiring Planning Commission approval, and minor revisions eligible for administrative approval.

Discussion included:

- Clarification of what constitutes a "major" revision, including increases in intensity, density, building size beyond 10%, changes to access, and substantial alterations to site design or character.
- Establishing thresholds for "minor" revisions (e.g., ≤10% changes to building area/height, modest parking or circulation adjustments, and limited reductions in landscaping).
- Administrative flexibility for small-scale changes (e.g., ≤5% dimensional changes, minor relocation of features, material substitutions, small accessory structures, and minor renewable energy installations).
- Allowing limited additional uses within existing buildings (up to 10% for Planning Commission review and 5% administratively) to support adaptive reuse and mixed-use functionality.
- Ensuring the ordinance avoids requiring full PUD amendments for changes that are consistent with the Master Plan and the original intent of approval.

The Commission took no formal action, but amended language will be brought forth to next month's meeting.

B. Zoning Text Amendment: Data Centers

Staff introduced the need for a new zoning text amendment addressing data centers, noting that the current ordinance lacks specific standards for this use.

Discussion included:

- The absence of a clear regulatory framework for data centers within the ordinance.
- Anticipated need to address key impacts such as energy consumption, infrastructure demands, noise, and site design.

The Commission took no formal action, but amended language will be brought forth to next month's meeting.

X. New Business – None.

XI. Public Comments

Motion to open public comments to the Planning Commission.

--Moved by Dunwoodie. Seconded by Woodring. Yays – 7, Nays – 0, motion carries

No members of the public spoke.

Motion to close public comments to the Planning Commission.

--Moved by Dunwoodie. Seconded by Hollifield. Yays – 7, Nays – 0, motion carries

XII. Adjournment | 9:09 PM

Motion to adjourn.

-Moved by Commissioner Jones-Chance. Yays – 7, Nays – 0, motion carries



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Andrew Hellenga, City Manager

Subject: TABLED Resolution No. 2026-125 Approving Ordinance No. 1464 entitled, "An Ordinance to Amend Budget for 2025-2026 and Adopt Budget for FY 2026-2027 and 2027-2028, upon Second and final Reading.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. Budget Resolution and Ordinance 2026
2. Budget Recommendation Requests
3. Budget Adjustment Narrative

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



City of Ypsilanti

City Clerk's Office

Resolution No. 2026-125

Date: June 2, 2026

AMENDMENT OF THE 2025–2026 BUDGET AND ADOPTION OF THE 2026–2027 AND 2027–2028 FISCAL YEAR BUDGETS

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That Ordinance No. 1464 entitled, “An Ordinance to Amend Budget for 2025-2026 and Adopt Budget for FY 2026-2027 and 2027-2028, be approved upon Second and final Reading.

Further, that in accordance with Section 19(2) of Public Act 621 of 1978, also known as the Uniform Budgeting and Accounting Act, parameters are hereby given to allow transfers between appropriation accounts and within fund totals and within those activities within the control of each department.

OFFERED BY: _____

SUPPORTED BY: _____

YES: _____ NO: _____ ABSENT: _____ VOTE: _____



City of Ypsilanti

City Clerk's Office

Ordinance No. 1464

AN ORDINANCE TO AMEND BUDGET FOR 2025-2026 AND ADOPT BUDGET FOR FY 2026-2027 AND 2027-2028

THE CITY OF YPSILANTI ORDAINS

1. Pursuant to the City Charter Section 5.06 (a), budget appropriation by department and major organizational unit are hereby approved as recommended by the Administration, as approved by City Council
2. Further, that in accordance with Section 19(2) of Public Act 621 of 1978, also known as the Uniform Budgeting and Accounting Act, parameters are hereby given to allow transfers between appropriation accounts and within fund totals and within those activities within the control of each department.
3. Copies to be available. Copies of the ordinance are available at the office of the City Clerk for inspection by, and distribution to, the public during normal business hours.
4. Publication and effective date: The City Clerk shall cause this Ordinance, or a summary of the Ordinance, to be published by printing the same in the Washtenaw Legal News. This Ordinance shall become effective after publication at the expiration of 30 days after adoption made, passed and adopted by the Ypsilanti City Council this 4th day of June, 2024.

Nicole Brown, Mayor

Tracey Boudreau, City Clerk



Memorandum
June 2, 2026

For: Mayor and City Council

From: Andrew Hellenga, City Manager

Subject: FY 26-27 Budget

SUMMARY & BACKGROUND:

During the May 19, 2026 City Council meeting it was requested that I provide suggested amounts for special events fee waivers, youth mini grants, and council pay increase.

Special Events Fee Waivers: Eliminate the ability to waive fees from the code of ordinances and recalibrated fees to make them more accessible. If an amount is to be selected, I would recommend \$10,000 to \$15,000.

Youth Mini-Grants: Not more than \$10,000

City Council Compensation: Per Council request to match the cost-of-living adjustments for TPOAM, which is 3% under the current contract.

Mayor: \$10,023.13
Mayor Pro-Tem: \$6,724.10
Council Member: \$5,796



MEMORANDUM
May 19, 2026

For: Mayor and City Council

From: Andrew Hellenga, City Manager

Subject: Narrative for Proposed Budget Adjustments

Summary of Proposed Budget Adjustments

Budget Shortfall Decrease: \$361,333 (Increase in Revenues)

- 101-3730-4607-11: \$10,000 – Increased Revenue for Administrative Hearings Bureau
- 101-7210-xxxx-xx: \$50,000 – Redevelopment Ready Community Grant
- 101-3390-4539-09: \$201,333 – Increase in Fire Protection Reimbursement
- 101-7470-4574-06: \$100,000 – Increase in State Cannabis Revenue Sharing

Budget Shortfall Decrease: \$868,833 (Decrease in Expenditures and Transfers)

- 101-9670-7999-29: \$100,000 – Decrease Transfer to Fund 514
- 101-9670-7999-63: \$200,000 – Transfer back to the General Fund from Capital Improvement
- 101-1720-7882-00: \$500 – Decrease in Printing and Publishing (City Manager)
- 101-1720-7864-02: \$2,000 – Decrease in Professional Development (City Manager)
- 101-2650-78xx-xx: \$100,000 – Decrease in Building Maintenance NB
- 101-1720-7818-00: \$5,000 – Decrease in Contractual Services (City Manager)
- 101-8510-7715-xx: \$100,000 – Decrease in Vacation and Sick Payout

Budget Shortfall Decrease: \$1.19 Million (Decrease in Expenditures and Changes in Transfers)

- 101-9670-7999-66: \$100,000 – Removal of Transfer to Forestry PM
 - 101-2700-7864-04: \$10,000 – Elimination of Signing Bonus (Human Resources)
 - 101-7510-7818-00: \$6,000 – Allocation for Senior Center Funded by Public Safety Millage DS
 - 101-7551-78xx-xx: -\$100,000 – Warming Center Costs Allocated from Housing Fund
 - 101-4410-7818-00: \$80,000 – Decrease in DPW Admin Contractual Services
 - 101-3720-7757-00: \$1,000 – Decrease in Operating Supplies (Code Enforcement)
 - 101-3720-7818-00: \$5,000 – Decrease in Contractual Services (Code Enforcement)
 - 101-7210-7900-00: \$2,500 – Decrease in Printing and Publishing (Planning)
 - 101-2700-7728-00: \$1,000 – Decrease in Office Supplies (Human Resources)
 - 101-1651-7818-xx: \$10,000 – Contractual Services for Energy Conservation
-



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Desirae Simmons, Council Member, Amber Fellows, Council Member

Subject: Resolution No. 2026-134 Appointing Resident Laura Bowler to the Sustainability Commission, with a term ending June 1, 2029.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. Resolution 2026- Appointment Bowler, Laura 6.02.2029
2. Bowler, Laura Application_Redacted

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



Resolution No. 2026-134
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

THAT, the following Resident be appointed to the City of Ypsilanti Board and Commission as indicated below:

<u>Name</u>	<u>Board</u>	<u>Expiration</u>
Laura Bowler 5120 Bull Run Drive Ypsilanti, MI 48197	Sustainability Commission	5/1/2029

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:

Citizen Advisory Boards and Commissions Participation Resume - Submission #8023

Date Submitted: 4/29/2026

The people of Ypsilanti are involved in their city government and are an important part of the community's achievements. Individuals interested in receiving more information in regard to serving on an advisory board or commission are invited to contact the City Clerk at 734-483-1100. Alternatively, citizens who would like to participate can submit their information in the form below.

After submitting your resume application, nomination to a board or a commission under the City Charter is either by the Mayor or by two Council Members and is subject to the approval and confirmation by a majority vote of the City Council.

QUALIFICATIONS

Must be a verifiable resident/business owner in the city for at least two years. Or Council must determine your expertise is essential and not available in an applicant that meets the qualifications above. Must be eligible to vote in the state if not applying for youth membership.

Name*

Laura Bowler

Email Address*

[REDACTED]

Address (legal residence)*

5120 Bull Run Drive

City*

Ypsilanti

State*

Michigan

Zip Code*

48197

Phone Number*

Number of Years in the Community*

6

Are you registered to vote in the City of Ypsilanti?*

- ☐ Yes
☒ No

Which Ward do you live or reside in?*

- ☐ Ward 1
☐ Ward 2
☐ Ward 3
☒ NA

Education*

Masters in Energy Engineering and Economics, Bachelors in Mechanical Engineering (both from Cornell University)

Occupation*

Sustainability consultant

Employer*

Ramboll

I would like to be considered and could devote sufficient time to serve on the following board or commission:*

- | | | |
|--|---|--|
| ☐ Ann Arbor Area Transit Authority | ☐ Fire Civil Service Commission (party affiliation required) | ☐ Police Advisory Commission (YPAC) |
| ☐ Ann Arbor/Ypsilanti SmartZone (LDFA) | ☐ Historic District Commission (HDC) | ☒ Sustainability Commission |
| ☐ Dangerous Buildings Officer | ☐ Human Relations Commission (HRC) | ☐ YCUA |
| ☐ Economic Development Corporation/Brownfield Redevelopment Authority | ☐ Huron River Watershed Council | ☐ Ypsilanti Downtown Development Authority (YDDA) |
| ☐ Board of Ethics (party affiliation required) | ☐ Non-motorized Advisory Committee | ☐ Ypsilanti Housing Commission |
| ☐ Review and Tax Assessment Board | ☐ Parks and Arts Commission | ☐ Zoning Board of Appeals |
| ☐ Police and Fire Pension Board | ☐ Planning Commission | |

Party Affiliation

Are you applying for youth membership?*

Boards and Commissions that allow Youth Membership are: Human Relations Commission (HRC), Parks and Arts Commission, Police Advisory Commission (YPAC), Sustainability Commission

☐ Yes

☒ No

Why are you interested in serving on these boards/commissions?*

I currently work as a sustainability consultant, advising both private and public entities on a variety of sustainability topics. Although I live in Ypsilanti township (not city), I think I can bring valuable expertise to this commission and community. I'm passionate about helping my local area develop and execute a plan to more sustainably operate, including helping to conserve resources and provide tools and training to locals.

Work/volunteer experience related to the board or commission:

I've worked as a sustainability consultant professionally for almost 5 years (since 2021) and currently also own my own sustainability consulting business (Wild Grove Advisors, started in 2026)

I understand that appointment to a City of Ypsilanti board or commission requires regular attendance at board meetings.*

☒ Yes

I hereby certify that all of the information above is true.*

☒ Yes

Electronic Signature Agreement *

☒ Yes

By checking the "I agree" box above, you agree and acknowledge that 1) your application will not be signed in the sense of a traditional paper document, 2) by signing in this alternate manner, you authorize your electronic signature to be valid and binding upon you to the same force and effect as a handwritten signature, and 3) you may still be required to provide a traditional signature at a later date.

Electronic Signature*

Laura Z. Bowler



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Tracey Boudreau, City Clerk

Subject: Resolution No. 2026-135 Approving the request of 734 Brewing Company, Inc., located at 15 E Cross Street, for a Social District License.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION: Approval

ATTACHMENTS:

1. Resolution No 2026-135 Social District
2. 734 Brewing Company, Inc. 05-05-26

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:



Resolution No. 2026-135
June 2, 2026

RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI:

That the request of 734 Brewing Company, Inc., located at 15 E Cross Street, for a Social District License be approved.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



CITY OF YPSILANTI SOCIAL DISTRICT LICENSE APPLICATION

1 S. Huron St. Ypsilanti, MI 48197

Date: 5/13/26_____

New Application Submittal - Fee \$100 Annual Renewal Fee - \$100

APPLICANT

Name: _____734 Brewing Company, Inc._____

Phone: (734) __649-6453__ Email: __734brewing@gmail.com__

BUSINESS NAME

_____**734 Brewing Company, Inc.**_____

Address: _____15 E Cross St, Ypsilanti, MI_____

Phone: (734) __649-6453_ Email: __734brewing@gmail.com_____

NAME OF BUSINESS OWNER

_____**Patrick Echlin**_____

Address: _____same_____

Phone: () __same_____ Email: _____same_____

HAVE YOU HAD A LICENSE OR PERMIT REQUIRED BY THE CITY OF YPSILANTI OR ANY OTHER STATE OR MUNICIPAL AUTHORITY REVOKED, SUSPENDED, OR DENIED IN THE LAST THREE YEARS? IF YES, PLEASE PROVIDE DETAILS:

HOLD HARMLESS ACKNOWLEDGEMENT

To the fullest extent permitted by law, _734 Brewing Company, Inc._, agrees to defend, pay on behalf of, indemnify, and hold harmless the City of Ypsilanti, its elected and appointed officials, employees, volunteers, and others working on behalf of the City of Ypsilanti or the Ypsilanti Downtown Development Authority against all claims, demands, suits or loss, including all costs connected therewith, and for any damages, which may be asserted, claimed, or recovered against or from the City of Ypsilanti or the Ypsilanti Downtown Development Authority, its elected and appointed officials, employees, volunteers, and others working on behalf of the City of Ypsilanti or the Ypsilanti Downtown Development Authority, by reason of personal injury or death and/or property damage, including loss of use thereof, which arises out of or is in any way connected or associated with this application.

Printed Name: _Patrick Echlin_ Signature: _____

(Date) 5/13/26



734BREW-01

HWRIGHT

CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

4/27/2026

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Chappell, Smith & Associates 1006 Merylinger Court PO Box 681209 Franklin, TN 37067	CONTACT NAME: Hope Wright PHONE (A/C, No, Ext): (615) 786-9442 FAX (A/C, No): (615) 435-8330 E-MAIL ADDRESS: hwright@chappellsmith.com														
INSURED 734 Brewing Company, Inc. 15 E Cross St Ypsilanti, MI 48198	<table border="1"><tr><th>INSURER(S) AFFORDING COVERAGE</th><th>NAIC #</th></tr><tr><td>INSURER A : Cincinnati Insurance Co.</td><td>10677</td></tr><tr><td>INSURER B :</td><td></td></tr><tr><td>INSURER C :</td><td></td></tr><tr><td>INSURER D :</td><td></td></tr><tr><td>INSURER E :</td><td></td></tr><tr><td>INSURER F :</td><td></td></tr></table>	INSURER(S) AFFORDING COVERAGE	NAIC #	INSURER A : Cincinnati Insurance Co.	10677	INSURER B :		INSURER C :		INSURER D :		INSURER E :		INSURER F :	
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INSURER B :															
INSURER C :															
INSURER D :															
INSURER E :															
INSURER F :															

COVERAGES

CERTIFICATE NUMBER:

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	☒ COMMERCIAL GENERAL LIABILITY ☐ CLAIMS-MADE ☒ OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: ☒ POLICY ☐ PRO-JECT ☐ LOC OTHER:	X		ETN 0746776	2/4/2026	5/12/2026	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 500,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000
	AUTOMOBILE LIABILITY ☐ ANY AUTO OWNED AUTOS ONLY ☐ SCHEDULED AUTOS ☐ HIRED AUTOS ONLY ☐ NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$
A	☒ UMBRELLA LIAB ☒ OCCUR ☐ EXCESS LIAB ☐ CLAIMS-MADE DED RETENTION \$			ETN 0746776	2/4/2026	5/12/2026	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ Agg \$ 1,000,000
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) ☐ Y/N If yes, describe under DESCRIPTION OF OPERATIONS below		N/A				PER STATUTE ☐ OTH-ER ☐ E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$
A	Liquor Liability			ETN 0746776	2/4/2026	5/12/2026	\$ 1,000,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

CERTIFICATE HOLDER

CANCELLATION

City of Ypsilanti
One South Huron Street
Ypsilanti, MI 48197

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE



STATE OF MICHIGAN - LIQUOR CONTROL COMMISSION

This is to certify that a License is hereby granted to the person(s) named with the stipulation that the licensee is in compliance with Commission Rule R 436.1003, which states that a licensee shall comply with all state and local building, plumbing, zoning sanitation, and health laws, rules, and ordinances as determined by the state and local law enforcement officials who have jurisdiction over the licensee. Issuance of this license by the Michigan Liquor Control Commission does not waive this requirement. The licensee must obtain all other required state and local licenses, permits, and approvals for this business before using this license for the sale of alcoholic liquor on the licensed premises.

This License is granted in accordance with the provisions of Act 58 of the Public Acts of 1998 and shall continue in force for the period designated unless suspended, revoked, or declared null and void by the Michigan Liquor Control Commission. The licensee named below freely and voluntarily consents and submits to inspections of the license premises in accordance with MCL 436.1247(2)-(3) and R 436.1011(4). Failure to comply with all laws and rules may result in the revocation of this license.

Department of Licensing
and Regulatory Affairs

THIS LICENSE SUPERSEDES ANY AND ALL OTHER LICENSES ISSUED PRIOR TO MAY 14, 2026
FILE NUMBER:

BUSINESS ID: 0259126
734 BREWING COMPANY INC.
D/B/A

15 E CROSS ST,
YPSILANTI, MI 48198-2841

WASHTENAW COUNTY
D-212
YPSILANTI CITY

LICENSE #
L-000400908

LICENSE:
Micro Brewer

ACT:

L-000400909 Small Wine Maker

L-000417676 On-Premises Tasting Room Permit

L-000436817 Vendor of Spirits

L-000430693 Small Distiller

L-000434607 Direct Shipper

TOTAL BARS: 0

OUTDOOR SERVICE AREA: 2

DIRECT-CONNECTIONS: 0

PASSENGERS:

ROOMS:

PERMIT

Catering, Entertainment, Outdoor Service Area(1), Sunday Sales (AM), Beer & Wine Tasting,
Outdoor Service Area(1), Dance, Off-Premises Storage

IN WITNESS WHEREOF,

this License has been duly signed
and sealed by both the Michigan
Liquor Control Commission and the
Licensee(s).

LIQUOR CONTROL COMMISSION

LICENSEE(S) SIGNATURE(S)





FOR DEPOSIT ONLY
CITY OF YPSILANTI
0000016459 05/14/2026 \$100.00
FLOOR 1 FRONT DESK

Deposit Slip

CASH _____

CHECK \$100 ck # 2050

CREDIT CARD _____

DATE: 5-14-26

AMOUNT: \$100

CODE: 58

ACCOUNT: _____

DESCRIPTION:

734 Brewing Co.
Social District License App



CITY OF YPSILANTI SOCIAL DISTRICT LICENSE APPLICATION

1 S. Huron St. Ypsilanti, MI 48197

The following outlines the step-by-step process for obtaining a City of Ypsilanti Social District License.

1. Submit a complete application and **all** its requirements to the city for review. Requirements are listed below.
2. You will be notified when the application is accepted. The City Clerk will notify you of the date of the City Council meeting the application will be scheduled for review.
3. The application will be reviewed by the City Council, and then you will be notified of their approval and provided with a Resolution document to include with your application to Michigan Liquor Control Commission (MLCC).
4. Submit your application to MLCC along with the Resolution document.
5. The MLCC will notify you of their approval. It is a requirement to provide the City of Ypsilanti with a copy of this approval. You do not have City of Ypsilanti approval at this point.
6. The City will do a final review of your application after all the above steps have been taken and are satisfied.
7. Upon final City approval, you will receive a Social District License and will be issued a Social District sticker to be placed on a public facing entrance in your establishment. This can be picked up at City Hall.
8. Then you may begin selling Social District beverages.

Submittal Requirements

- ✓ - Completed Application
- ✓ - Certificate of Insurance naming the City of Ypsilanti as Additional Insured
 - \$100 fee, cash or check payable to the City of Ypsilanti
- ✓ - Copy of your liquor license
- ✓ - A depiction of your business's logo/marker/signifier to be used on your Social District cups.

Please note:

- The allowed hours for serving social district drinks are 10 a.m. – 10 p.m.
- Social District cups cannot be glass, must be a maximum of 16 oz., and have both the logo provided with your application and the Social District logo on them. An electronic copy of the Social District logo can be emailed to you.
- Your establishment must post a copy of the Social District map and rules.
- Approval of a Social District permit issued by the City is within the City's discretion notwithstanding any approval by the Michigan Liquor Control Commission.
- The City may revoke the Applicant's Social District license within its discretion at any time.
- Revocation by the MLCC of the Applicant's Social District license issued by the MLCC constitutes automatic revocation of any Social District license issued by the City to the Applicant without appeal as otherwise provided by the Ypsilanti City Code.



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Tracey Boudreau, City Clerk

Subject: Accepting the FOIA Appeal of Kairos VanDeCar.

SUMMARY & BACKGROUND: City Council must accept this FOIA Appeal and must make a determination by the next Council meeting on June 16, 2026. But, City Council may make a determination today, if you choose to do so. I have included a resolution, in case Council wishes to take action at this meeting.

RECOMMENDED ACTION:

ATTACHMENTS:

1. FOIA Appeal - VanDeCar
2. VanDeCar approve or deny FOIA appeal Resolution No. 2026-136

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL:

Print

City Council Contact Form - Submission #8057

Date Submitted: 5/22/2026

First Name*	Last Name*
Kairos	VanDeCar

Anonymous submissions will be discarded.

Address*

3790 Delhi Court

Email*

kairosvdc@gmail.com

Phone Number

Concern*

Incomplete FOIA Response and Failure to Address Withheld Employee Reviews - APPEAL

Dear Mayor and Members of the City Council,

I am submitting this APPEAL regarding the City of Ypsilanti's response to a Freedom of Information Act request concerning employee performance reviews and evaluations for Andrew Hellenga and Tracey Boudreau during their time of employment. These records were originally requested March 4, 2026 and after not being received, an APPEAL was submitted March 25, 2026. After not receiving the requested public records, the records were again requested March 26, 2026, with a second APPEAL April 25, 2026.

Not receiving a response from the city, the Mayor and City Council were contacted for assistance May 14, 2026. In response, although the City produced certain records, the documents provided are incomplete and lack essential identifying information necessary to understand and evaluate the records. Specifically:

1. Only one annual evaluation was given for Andrew Hellenga and Tracey Boudreau, though each has been employed longer than one year
2. The records are not signed;
3. The records are not dated;
4. The records contain multiple text colors and apparent comments or edits from three different individuals;
5. The records lack the evaluation reviews of all City Council members and the Mayor
5. No legend, key, metadata, or explanation was provided identifying which individual authored or contributed the various comments, edits, or colored text.

As produced, the records are materially deficient because they prevent meaningful identification of the authorship, timing, and context of the evaluations. If responsive records originally contained identifying metadata, signatures, dates, tracked changes, comment histories, routing information, or associated explanatory material, those records or metadata should be produced unless specifically exempt under Michigan FOIA.

Accordingly, I respectfully request that the City:

Produce complete versions of the employee review records, including signatures, dates, and identifying information;

Produce any associated metadata, tracked changes, comments, routing sheets, or electronic record information identifying contributors or authors;

Provide a legend or written explanation identifying the individuals associated with the different text colors or annotations;

Provide the reviews of all City Council members and the Mayor;

Identify any information withheld or removed from the records and the specific statutory exemption relied upon for each withholding.

Provide all evaluations for all years of employment.

If portions of the records have been redacted or omitted, please provide a written explanation describing the basis for those redactions as required under Michigan FOIA.

The city has closed the FOIA requests on the city portal, though they have not provided the records requested. I ask that this appeal be formally reviewed and responded to as soon as possible as this request was requested March 6, 2026, and it is already several weeks outside of the timeframe required by law.

Please place this matter on the public record at the next city council meeting as public comment.

Thank you

cc Clerk's Office - FOIA APPEAL

Please briefly state your current issue/concern. If it is in reference to a resolution/ordinance please provide the number if available.



Resolution No. 2026-136
June 2, 2026

IT IS RESOLVED BY THE COUNCIL OF THE CITY OF YPSILANTI that:

After hearing the presentations and considering the FOIA request and the denial notice and considering the FOIA act and the facts and circumstances of the matter, it is hereby resolved that:

(Pick one)

The FOIA appeal of Kairos VanDeCar is granted and any non-exempt material in response to the FOIA request shall be furnished to the appellant.

or

The FOIA appeal of Kairos VanDeCar is denied.

OFFERED BY: _____

SUPPORTED BY: _____

YES: NO: ABSENT: VOTE:



REQUEST FOR LEGISLATION
June 2, 2026

For: Mayor and City Council

From: Amber Fellows, Council Member, Desirae Simmons, Council Member

Subject: Discussion regarding the arrest at the downtown library plaza.

SUMMARY & BACKGROUND:

RECOMMENDED ACTION:

ATTACHMENTS:

CITY MANAGER APPROVAL:

COUNCIL AGENDA DATE: June 2, 2026

CITY MANAGER COMMENTS:

FISCAL SERVICES DIRECTOR APPROVAL: