

COUNCIL PROCEEDINGS

CITY OF FLAT ROCK, MICHIGAN

MONDAY, JUNE 4, 2007

The regular meeting of the Flat Rock City Council convened at the Municipal Building on the above date at 7:30 p.m.

1. PLEDGE OF ALLEGIANCE:

2. PRESENT ON ROLL CALL: Mayor Richard C. Jones, Council Members Dropiewski, Gagne, Martin and Wrobel.

Council Members Painter and Tefend were absent.

06-04-07-1 Motion by Dropiewski supported by Wrobel to excuse the absent members.

All present voting yes. Motion carried unanimously.

ALSO PRESENT: DPS Director Bruce Hammond, Building Director John Russ, City Attorney David Grunow, Police Chief Steve Tallman, Fire Chief Bill Vack, Recreation Director Joan Pawlukiewicz, Economic Development Director George Mans, Russ Wittman, City Engineer, Terry Croad, City Planner.

3. APPROVAL OF MINUTES:

06-04-07-2 Motion by Gagne supported by Martin to approve the Regular minutes of 05/21/07 and Special minutes of 05/29/07 as presented.

All present voting yes. Motion carried unanimously.

4. CITIZENS TO BE HEARD:

Anthony Mell of 29245 Magnolia Drive stated the road condition in front of his residence was causing serious issues. It is disallowing rain water to get to the drain two doors down. The pooling of the water and traffic washing it onto the new sidewalk was causing it to erode.

Mayor Jones asked the DPS Director to have a price to repair it at the next meeting.

Gerald Matthews, 29732 Larches, wanted to know who has jurisdiction over what goes on the easements in the city. The City Attorney said the Building Department and the City Engineer. Mr. Matthews reiterated his interputation of the drainage problem with his neighbor's property. He also stated he did not want the City to go to any expense to fix the problem.

Mr. Matthews neighbor, David Dalfonso, 29731 Larches, also reiterated his opinion about the situation.

Toni Green and Joe Taylor stated they were concerned about St. Roch's project. They wanted to know what was going on and how far the berm will extend into their back yard in Woodcreek Park. They are afraid the slope from the berm will cause water to lay there causing a marsh behind their house.

A representative from St. Rock's Church explained the base of the berm at code elevation will be 20-40 feet from the resident's property line which will allow St. Rochs to build a diversion dam and prevent water build up on the neighbor's property. The berm will be approximately 4 feet high and they see it as a property improvement. The berm will provide a buffer to the neighbors. The trees someone planted on St. Roch's property will be removed. One has to look at the drawing and the stakes (there are 3 kinds of stakes) to understand how the berm is going to be built. He stated he had drawings with him and would be glad to sit down with anyone to show/explain to them the drawing and the berms.

Mayor Jones told the group they could use Conference Room A to have it explained to them.

REPORTS FROM DEPARTMENT HEADS:

DPS Director reported 207 cars came for hazardous waste day. Discussion as to whether hazardous waste day is cost prohibitive.

Tabled Item B – Letter from City Engineer Russ Wittman re: Bid opening report for Evergreen Street Water Main and Pavement Replacement. Mr. Hammond explained this item is part of a larger project they have been working on for a while which would basically eliminate a 6" water main that runs under Gibraltar Road. The reason this all fits together is there are two large transmission mains on the south and north side of Gibraltar. We can make new connections into these lines and abandon the 6" line in the middle. This will improve the flow and quality of water. We need to do this while school is out because part of the project will be to remove and replace Evergreen Street from Gibraltar to 200' beyond the Fire Department driveway and remove the sidewalk from Gibraltar to Bobcean School. The sidewalk would be replaced with an 8" asphalt path and connect onto the existing path. He stated he would like a yes or no answer tonight because it has to be done while school is out or wait until next year.

06-04-07-3 Motion by Jones supported by Wrobel to remove Item B off the table.

All present voting yes. Motion carried unanimously.

06-04-07-4 Motion by Jones supported by Wrobel to approve both the water main and road improvement projects. Funds are available in the water department and the road/highway funds.

Motion failed 2-3. Dropiewski, Martin and Gagne voting no.

Discussion re: can the water main be done and not the paving? Mr. Hammond said yes but would still have to patch/repair Evergreen Street which could be more expensive.

Mayor Jones requested Mr. Hammond to have cost for Magnolia and Red Cedar for the next meeting.

REPORTS FROM COUNCIL MEMBERS:

Council Members Dropiewski and Martin reported job well done on Memorial Day Parade by the VFW and American Legion and a nice kid fest.

MAYOR'S COMMENTS:

Mayor Jones read a letter of invitation from AutoAlliance to tour the plant in the latter part of June. Council Members Dropiewski, Wrobel and Economic Director George Mans will go. The two absent members will be informed to see if they would like to participate.

BID OPENING REPORTS:

Item A – Recommendation from Bruce Hammond, DPS Director re: Car/truck Diagnostic Scanner.

06-04-07-5 Motion by Jones supported by Dropiewski (for discussion) to approve the purchase.

All present voting yes. Motion carried unanimously.

Discussion ensued as to cost of taking vehicles to the dealer to have it diagnosed vs. in-house scanner.

06-04-07-6 Motion by Martin supported by Dropiewski to table Item A until the budget is done.

All present voting yes. Motion carried unanimously.

Item B – Recommendation from City Engineer, Russ Wittman, re: City Hall Roof Replacement.

Discussion – the City Engineer stated a new roof will last 15-20 years with repairs in between. He recommends replacing the roof.

06-04-07-7 Motion by Jones supported by Wrobel to approve the engineer's recommendation.

All present voting yes with Council Member Dropiewski voting no. Motion carried 4-1.

TABLED ITEM A: Letter from City Attorney David Grunow re: Stonewater Planned Unit Development Amendment. **Stay tabled.**

TABLED ITEM B: Letter from City Engineer Russ Wittman re: Bid opening report for Evergreen Street Water Main and Pavement Replacement. **See Reports from Dept. Heads.**

TABLED ITEM C: Letter from City Attorney David Grunow re: Detroit Model Water Contract. **Stay tabled.**

TABLED ITEM D: Letter from City Planner Terry Croad re: City of Flat Rock Draft Master Plan Update Review. **See Unfinished Business B.**

TABLED ITEM E: Letter from Recreation Director Joan Pawlukiewicz requesting permission to waive bid process for FRCC Registration Software. **Stay tabled.**

UNFINISHED BUSINESS:

Item A – Open public hearing for 2007-2008 Proposed Budget.

Mayor Jones opened the public hearing at 8:00 p.m.

Mayor Jones asked if the audience had any comments. No one responded.

Discussion of the budget shortfall ensued. Mayor Jones reported that AutoAlliance has filed five petitions for tax tribunal totaling a request of \$33.8. This would effect our budget reduction by \$600,000. They aren't going to appeal the real property this year which would affect our budget by 200,000 less tax revenues – that would be more than \$700,000.

Councilman Gagne suggested the following cuts to save money: (1) freeze all wage increases (2) eliminate the B/C opt out to \$150.00 for family and \$50.00 for a single person (3) make a couple ineligible for opt out (4) cut expenses at the Community Center (5) eliminate paying Mayor and Council for meetings not attended.

Mayor stated that would take a Charter Amendment.

06-04-07-8 Motion by Gagne supported by Martin to direct the City Attorney to draft a new Charter Amendment keeping the salary the same (\$100 for Mayor and \$50 for Council Members) per meeting, maximum of 24 meetings, paid on meetings attended.

All present voting yes. Motion carried unanimously.

The next Budget Workshop was set for Monday, June 11 at 7:30 p.m.

06-04-07-9 Motion by Gagne supported by Jones to set City Policy to allow opt out medical insurance limited to non-union members to \$300 a month for family policy and to direct the City Attorney to negotiate same on union contracts according to City Policy.

All present voting yes. Motion carried unanimously.

ITEM B: City of Flat Rock Draft Master Plan Update Summary (City Planner, Terry Croad, present to answer questions).

Mr. Croad stated the last update was in 1999 and should be updated every 5 years. The state is mandating that the Master Plan be current. Since

1990 the City has increased 33% in population. He requested Council's approval to proceed.

06-04-07-10 Motion by Jones supported by Gagne to grant the City Planner permission to distribute the proposed Master Plan Update to surrounding communities for their approval.

All present voting yes. Motion carried unanimously.

ITEM C: Report from City Engineer re: Drainage Complaint – Gerald Mathews, Larches Street.

Russ Wittman, City Engineer, expounded on his report stating his office did an on-site grade shooting and does not believe the timbers in Mr. Dalfonso's yard are blocking the drain, however; he wants to look at it again in a wet period. He will give an update at the next meeting.

ITEM D: Proposal from George Mans re: Use of the Youth Center Building at Huroc Park.

Leon Simeck was present for discussion. It was determined more information is needed. Mr. Simeck and Mr. Mans will collaborate on more details and the City Attorney was directed to draft a lease for Council review.

NEW BUSINESS:

Item A – The Guidance Center 2006-07 Voluntary Assessment.

06-04-07-11 Motion by Gagne supported by Wrobel to approve the 2006-07 Assessment for Mental Health and Substance Abuse services and consultation in the amount of \$2,500.00.

All present voting yes. Motion carried unanimously.

Item B – City Attorney re: Negotiation Team for DPS Contract.

06-04-07-12 Motion by Jones supported by Dropiewski to appoint Council Members Martin and Wrobel to the negotiating team to discuss the DPS contract.

All present voting yes. Motion carried unanimously.

Item C – DPS Director: Permission to bid for water main replacement at Baker's Square Shopping Center. This project is being funded by the Community Development Block Grant program (CDBG).

06-04-07-13 Motion by Martin supported by Gagne to grant the DPS Director to advertise for bids. Bids due date is June 27, 2007.

All present voting yes. Motion carried unanimously.

Item D – Proposed extension of DDA Boundaries – Letter from City Attorney sent under separate cover.

06-04-07-14 Motion by Gagne supported by Wrobel to approve the Resolution to schedule a public hearing for July 16, 2007 at 7:30 p.m.

All present voting yes. Motion carried unanimously.

CORRESPONDENCE:

Item A – Planning Commission Minutes of April 23, 2007.

Item B – TIFA minutes of May 22, 2007.

Item C – Board of Review minutes of March 2, 2007.

06-04-07-15 Motion by Gagne supported by Dropiewski to go into Closed Session to discuss contract negotiations.

All present voting yes. Motion carried unanimously.

Mayor Jones called for a 5 minute recess at 8:45 p.m.

The meeting reconvened at 8:55 p.m. in closed session.

Open Session declared at 9:15 p.m.

06-04-07-16 Motion by Gagne supported by Dropiewski to close the Regular Meeting at 9:15 p.m.

All present voting yes. Motion carried unanimously.

Richard C. Jones, Mayor

Lorene Butski, City Clerk

Approved: _____