



**Special City Council Meeting
6:00 PM, TUESDAY, JANUARY 19, 2016
Conference Room
Farmington City Hall
23600 Liberty St
Farmington, MI 48335**

FINAL

SPECIAL MEETING MINUTES

A special meeting of the Farmington City Council was held on January 19, 2016, in Farmington City Hall, Farmington, MI. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 6:00 PM by Mayor William Galvin.

1. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Sara Bowman	Council Member	Absent	
Greg Cowley	Councilmember	Present	
William Galvin	Mayor	Present	
Steve Schneemann	Mayor Pro Tem	Present	
Jeff Scott	Councilmember	Present	

City Administration Present

Director Christiansen
Superintendent Eudy
City Clerk Halberstadt
City Manager Murphy

2. APPROVAL OF AGENDA

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Greg Cowley, Councilmember
SECONDER:	Jeff Scott, Councilmember
AYES:	Cowley, Galvin, Schneemann, Scott
ABSENT:	Bowman

3. PUBLIC COMMENT

No public comment was heard.

4. PRELIMINARY DISCUSSION ON UTILITY AVAILABILITY UPDATE

Present: Matt Parks, OHM

A. Availability of Municipal Utilities

Eudy began a preliminary discussion on utility availability and update by introducing Parks from OHM.

Parks presented information regarding the city's availability of utilities for future development. He cited the 2014 Water Reliability Study and provided GIS map of city infrastructure relative to water.

Parks advised scenarios can be run through GIS and AutoCad to create water models to provide accurate data on adequate utility availability.

Galvin questioned the location of the 2014 Water Reliability Study and GIS map/water model. Parks will provide a copy electronically and the City Manager's office will also maintain a copy.

Parks stated the model can provide a summary of recommendations that lists the projects the city should focus on. One of the recommendations is to replace 4 inch water pipe with 8 inch pipe.

Discussion followed that the majority of 4 inch water pipe is in the residential areas around the city and can be replaced on an as needed basis.

Galvin requested focusing the discussion on the downtown area around Maxfield, as this is the targeted area for significant redevelopment. Cowley was interested in keeping the focus on the Grand River corridor-east of Power.

Parks provided a diagram and map for the former Maxfield school site confirming there is adequate water support for different development intensities.

Scott questioned the water availability for high rise structures up to 6 stories and raised concern about the number of redevelopment projects and what that might mean for utility accessibility.

Parks indicated that the city would need to evaluate the water availability case by case. In general, there is adequate water pressure for redevelopment. In the case of a 6 story structure an internal boost may be needed. The water pressure should be fine, but the inflow and infiltration may be an issue. This can be addressed at the time of road replacement to 8 inch water pipe.

Discussion circled back to the replacement of 4 inch water pipe. Cowley questioned where the trouble spots may be. Parks reiterated that the majority of 4 inch water pipe lies in residential areas and should be replaced with ongoing road and sewer projects.

Schneemann noted that these trouble spots were unrelated to the redevelopment at hand. Parks mentioned that there are a few loops that need to be completed to help with fire flow. There also needs to be a new meter and connection at the old Kmart site.

Parks noted that there may not be a big water demand at the old Kmart facility due to it being proposed as a parking lot for Suburban Collection.

Christiansen advised that Suburban Collection may include a vehicle prep station and car wash on the site and this may impact water necessity.

Parks stated that in the future the city can contact OHM to run scenarios for water availability on properties based on the working water model. Christiansen responded

that the city can coordinate with OHM on new projects being proposed.

Cowley questioned any issues with the proposed Farmington Road streetscape. Discussion followed that there are no red flags on Farmington Rd.

Cowley summarized that what he is hearing is that there is no issue with the Grand River corridor, but there could be a problem with residential strategy in regards to water pipe.

Scott questioned how the City of Farmington compares in water pressure to other communities. Parks stated that the city compares well to others.

5. CITY BOARD AND COMMISSION INTERVIEWS

A. Interview Matt Schiffman for Boards and Commissions

Council interviewed Matt Schiffman for positions on the Zoning Board of Appeals and Construction Board of Appeals.

Motion to appoint Matt Schiffman to the Zoning Board of Appeals to fill an unexpired term ending June 30, 2019.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jeff Scott, Councilmember
SECONDER:	Greg Cowley, Councilmember
AYES:	Greg Cowley, William Galvin, Steve Schneemann, Jeff Scott
ABSENT:	Sara Bowman

B. Motion to appoint Matt Schiffman to the Construction Board of Appeals to fill an unexpired term ending June 30, 2018.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Jeff Scott, Councilmember
SECONDER:	Greg Cowley, Councilmember
AYES:	Greg Cowley, William Galvin, Steve Schneemann, Jeff Scott
ABSENT:	Sara Bowman

6. OTHER BUSINESS

Murphy questioned Council on whether or not it is important to live stream the Council meetings. He noted the meetings are taped and broadcast on cable within 24 hours. He advised the City is currently using Accela to live stream Council meetings and provide a software program for agendas and minutes at a cost of \$9,000 per year.

Discussion followed regarding less expensive options to Accela.

Tech support from Farmington Hills was mentioned in the discussion and their lack of support for the Accela software.

Galvin suggested that Murphy make a comment at a future meeting to prep the public that we are considering alternatives and the importance of cost saving matters.

7. COUNCIL COMMENT

Galvin advised that under Council Comment at the regular meeting he will request redevelopment of the Maxfield Training Center property be placed on the agenda of an upcoming joint meeting with Farmington Hills and the Farmington School Board.

Galvin also advised that he will comment on the need to pursue diversity at City Hall and practices currently in place to address same.

8. ADJOURNMENT**1. Motion To Adjourn**

The meeting adjourned at 6:56 PM.

RESULT:	APPROVED [UNANIMOUS]
MOVER:	Steve Schneemann, Mayor Pro Tem
SECONDER:	Greg Cowley, Councilmember
AYES:	Greg Cowley, William Galvin, Steve Schneemann, Jeff Scott
ABSENT:	Sara Bowman

William E. Galvin, Mayor

Susan K. Halberstadt, City Clerk

Approval Date: _____