

FARMINGTON CITY COUNCIL
SPECIAL MEETING

A special meeting of the Farmington City Council was held on Tuesday, September 5, 2006, in Council Chambers, 23600 Liberty Street, Farmington, Michigan. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 7:04 p.m. by Mayor McShane.

COUNCIL MEMBERS PRESENT: Buck, Knol, McShane, Sutherland, Wiggins.

COUNCIL MEMBERS ABSENT: None.

CITY ADMINISTRATION: Clerk Halberstadt, City Manager Pastue, Attorney Schultz, Treasurer Weber.

APPROVAL OF AGENDA

09-06-168 MOTION by Knol, seconded by Sutherland, to amend the agenda, adding item 6A. Ratification of Changes to Charter Amendment Resolution and item 6B. Update on City Manager Work Plan. MOTION CARRIED UNANIMOUSLY.

UNFINISHED BUSINESS

CONSIDERATION TO ADOPT ORDINANCE C-717-2006 REGARDING TEXT CHANGES TO ZONING ORDINANCE, SECTION 35-34 – RIVER VALLEY FLOODPLAIN OVERLAY DISTRICT

09-06-169 MOTION by Sutherland, seconded by Wiggins, to adopt Ordinance C-717-2006 to amend Section 35-34, River Valley Floodplain Overlay District, of the Zoning Code, in order to amend reference to, and to incorporate the updated Federal Emergency Management Agency (FEMA) Oakland County, Michigan, Flood Insurance Study and corresponding flood insurance rate maps. **[SEE ATTACHED ORDINANCE].**

ROLL CALL

Ayes: Knol, McShane, Sutherland, Wiggins, Buck.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

CONSIDERATION TO ADOPT ORDINANCE C-718-2006 TO AMEND CHAPTER 7 OF CITY CODE, BUILDING AND BUILDING REGULATIONS

09-06-170 MOTION by Wiggins, seconded by Sutherland, to adopt Ordinance C-718-2006 to amend Chapter 7, Article 1, Section 7-1, the State Construction Code

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Ordinance, to designate regulated flood prone hazard areas within the City of Farmington as set forth in the most recent Federal Emergency Management Agency (FEMA) Oakland County, Michigan, Flood Insurance Study (FIS), and Flood Insurance Rate Maps (FIRMS) for the purpose of enforcing the State Construction Code regulations pertaining to flood zones in those regulated flood prone hazards areas within the City of Farmington. [SEE ATTACHED ORDINANCE].

ROLL CALL

Ayes: McShane, Sutherland, Wiggins, Buck, Knol.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

CONSIDERATION TO ADOPT RESOLUTION TO MANAGE FLOODPLAIN DEVELOPMENT FOR THE NATIONAL FLOOD INSURANCE PROGRAM

Administration advised that in addition to amending the City Code pertaining to Building Regulations the City must adopt a resolution to manage floodplain development for the National Flood Insurance Program.

RESOLUTION 09-06-171 Motion by Buck, seconded by Wiggins, to adopt a resolution to manage floodplain development for the National Flood Insurance Program. [SEE ATTACHED RESOLUTION]. MOTION CARRIED UNANIMOUSLY.

CONSIDERATION TO ADOPT ORDINANCE C-719-2006 TO AMEND TRAFFIC CONTROL ORDERS FOR TIME LIMITED PARKING IN DOWNTOWN MUNICIPAL LOTS

Councilmember Sutherland asked about the reduction of fines for timed parking.

City Manager Pastue responded the City would address changing fines within the next month by developing a process for administering fines without court involvement. He concurred the current fine level of \$60 is probably too high.

Responding to an additional question, Pastue stated eleven timed parking violations have been issued.

Mayor McShane concurred that the current fine level is too high and should be modified.

09-06-172 MOTION by Sutherland, seconded by Wiggins, to adopt Ordinance C-719-2006 to amend City Traffic Control Orders by establishing time limited parking requirements along Market Place and Market Street, and in the municipal lot north of Grand River east of Farmington Road and west of Warner Street. [SEE ATTACHED ORDINANCE].

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ROLL CALL

Ayes: Wiggins, Buck, Knol, McShane, Sutherland.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

UPDATE REGARDING RODENT COMPLAINTS (NO HANDOUT)

City Manager Pastue provided an update on action taken by the City to address the rodent problem that included: hiring a professional pest control consultant, placement of bait boxes near Grand River and the Fink Street right-of-way, and mailing letters to property owners regarding clean-up requirements and elimination of food sources. He noted the bait that is used is not poisonous.

Responding to a question from Councilmember Knol, Pastue advised there is no specific timeline for remedy, noting success is dependent on the multiplier effect of the bait. He further responded that the bait boxes are checked once a week.

Responding to a question from Councilmember Sutherland, Pastue stated that Farmington Hills is not involved in addressing the rodent issue.

Responding to a question from Mayor McShane, Pastue advised the City would evaluate placing the bait boxes in other areas of the City if the need should arise.

Lawrence Hall, 23179 Lilac, read his letter concerning the negative impact of introducing bulk rat poison into the neighborhood ecosystem.

Kim Thompson, 21320 Lilac, expressed concern regarding a brush pile in Farmington Hills near where the bait boxes have been placed and an open dumpster at Fink Street and Orchard Lake Road. She requested continued communication from the City regarding this issue. She expressed gratitude to the City for their efforts thus far.

Annabelle Gabel, 23089 Violet, noted a house on Floral Street where rats have been cited.

Richard Wolf, 23259 Fink, asked regarding the City's policy on abandoned homes in terms of maintenance. Pastue responded the City cites the owner when grass is overgrown or when necessary, the City will do the clean-up and charge the cost to the owner.

Pastue stated the City would continue to address the rodent problem and will provide follow-up communication with property owners.

Mayor McShane noted the rodent problem is not just a Fink Street problem, but a City problem that will be addressed. She advised residents to refrain from letting their pets

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outside. She encouraged property owners to continue to call the City with their concerns.

NEW BUSINESS

PRESENTATION – PROPOSED SMART SERVICE CHANGES

Ron Ristau, Director of Service Development for SMART, was present to discuss proposed service changes. He discussed results of research conducted on teen ridership, ways to fashion the right service and promote safety, especially as it relates to teens. He further discussed the impact of establishing new routes as a result of Livonia opting out.

Discussion followed regarding the impact of proposed changes on Farmington riders.

Knol asked about extending SMART service to the Eight Mile and Haggerty Road intersection due to the high number of businesses in that area. Mr. Ristau noted the difficulty in extending service to that area due to Livonia opting out. He suggested other programs that might provide alternative solutions.

Sutherland noted that parents of teenagers will be hesitant in allowing them to ride the bus due to safety issues. She suggested increased public education regarding services and making the buses friendlier to the public. She observed that bus stops are often dark and usually not sheltered.

Mr. Ristau stated there would be further consideration of shelters and additional lighting once permanent routes have been established.

Mayor McShane pointed out that SMART received an affirmative vote by a number of communities who now trust that the appropriate level of services will be provided. She expressed her optimism that the best service plan will be implemented for the Farmington/Farmington Hills area.

Mayor McShane recommended SMART develop a strong campaign to educate the public on the availability of routes. She stated routes should be marketed as teen friendly.

Mr. Ristau stated that along with launching new routes at the end of November, SMART would work with the business community on developing a holiday promotion campaign.

Councilmember Buck noted that the Downtown Development Authority and the Chamber of Commerce are looking at co-op advertising opportunities that could work with SMART's campaign.

Council thanked Mr. Ristau for his presentation.

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Representative Aldo Vagnozzi noted a study currently being conducted by a legislator on regional transportation that could impact future transit systems. He suggested the use of vans from the senior program for teen ridership in the evenings. He further suggested that businesses sponsor shelters for bus stops.

ADMINISTRATIVE REORGANIZATION PLAN

Update

Administration discussed the reorganization of administrative offices including the separation of the Clerk/Treasurer function, review of functions within those departments, revision of job descriptions and adjustment to salary ranges.

Administration recommended Council approve the implementation of an early retirement plan for administration. Administration advised the City would also initiate negotiations with the Public Works bargaining unit to provide an early retirement opportunity for possibly 4-5 eligible employees.

Introduce Ordinance C-720-2006 to Add New Subsection to Section 2-386 Regarding Purchase of Service Credits and to Add Section 2-428 Regarding Early Retirement Incentive Program

Administration introduced Ordinance C-720-2006 that would amend the Retirement Ordinance by creating a section that would allow for purchase of service credit through either lump sum payment and/or transfer from deferred compensation; and a section that would provide one year of credited service if an employee retires prior to December 14, 2006.

09-06-173 MOTION by Knol, seconded by Sutherland, to introduce Ordinance C-720-2006 to amend Chapter 2, "Administration," V, "Employee Benefits," Division 2, "Retirement System," of the City Code in order to add a provision relating to the method of payment for purchase of service credit and an early retirement incentive program. **[SEE ATTACHED ORDINANCE]**. MOTION CARRIED UNANIMOUSLY.

Consideration to Adopt Resolution Amending Administrative and Employee Manual

Administration recommended adoption of a resolution that would establish a two-tiered structure for medical benefits. Administration advised that for employees hired after October 1, 2006 a new medical plan J would be provided and retiree healthcare benefits would no longer be given.

Councilmember Wiggins expressed concern regarding the impact of eliminating retiree healthcare for new employees as it relates to the City's ability to recruit highly qualified candidates.

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Buck asked about retiree healthcare options for new employees if coverage is not provided. Pastue stated the City sometime in the future would look at health savings accounts for employees.

Knol stated her belief that even with these changes in benefits the City continues to remain competitive within the public sector.

Buck applauded the efforts of administration in making changes that provide fair and equitable benefits. He noted that it is rare for an organization to offer healthcare benefits without premium sharing.

RESOLUTION 09-06-174 Motion by Knol, seconded by Buck, to adopt a resolution amending the Administrative and Employee Manual to establish a new medical benefit for employees hired after October 1, 2006, to no longer provide the retiree health and dental insurance benefit for employees hired after October 1, 2006, and to waive the medical and dental premium caps for employees retiring prior to December 14, 2006. [SEE ATTACHED RESOLUTION].

ROLL CALL

Ayes: Sutherland, Wiggins, Buck, Knol, McShane.

Nays: None.

Absent: None.

MOTION CARRIED UNANIMOUSLY.

OTHER BUSINESS

RATIFICATION OF CHANGES TO CITY CHARTER AMENDMENT PROPOSAL

City Attorney Schultz advised that at an earlier special meeting the City Council adopted a resolution to amend the City Charter making it gender-neutral. He further advised the proposed amendment was forwarded for approval to the Attorney General for placement on the November ballot. He noted the Attorney General found four areas in the amendment where gender-neutral changes should have been made. He stated the Attorney General has requested ratification of these changes by Council.

09-06-175 MOTION by Buck, seconded by Wiggins, to ratify four gender-neutral changes, as identified by the City Attorney, to Appendix A of Resolution No. 08-06-167 that proposes to amend the City Charter by re-stating it in gender-neutral terms. MOTION CARRIED UNANIMOUSLY.

CITY MANAGER WORKPLAN UPDATE

Pastue asked Council for feedback on a proposed work plan to achieve City goals.

Responding to a question from Mayor McShane, Pastue stated the goal of a joint marketing effort with the Downtown Development Authority would be added to the work plan list.

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Responding to an additional question from Knol, Pastue stated he would add the Corridor Redevelopment Committee to the list.

Pastue stated he would provide Council with established City goals so they could ensure the work plan is complete.

PUBLIC COMMENT

Noel Bain, 31655 West Nine Mile, Farmington Hills, expressed concern regarding the speed of traffic on Nine Mile.

Knol suggested a review of this issue by the Traffic and Safety Board.

Pastue stated he would talk to Director Nebus and notify Farmington Hills of this concern.

COUNCIL COMMENT

Wiggins reminded Council regarding Taste of the Farms event to be held on September 14, 2006 in support of Farmington Youth Assistance.

ADJOURNMENT

09-06-176 MOTION by Knol, seconded by Wiggins, to adjourn the meeting. MOTION CARRIED UNANIMOUSLY.

The meeting adjourned at 8:47 p.m.

JoAnne M. McShane, Mayor

Susan K. Halberstadt, City Clerk

APPROVED: September 18, 2006