



FINAL

REGULAR MEETING MINUTES

A regular meeting of the Farmington City Council was held on November 17, 2014, in City Council Chambers, 23600 Liberty Street, Farmington, MI. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 7:00 PM by Mayor William Galvin.

1. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Greg Cowley	Councilmember	Present	
William Galvin	Mayor	Present	
JoAnne McShane	Councilmember	Absent	
Steve Schneemann	Mayor Pro Tem	Present	
Jeff Scott	Councilmember	Present	

City Administration Present

Superintendent Eudy
City Clerk Halberstadt
Assistant to the City Manager Knowles
City Manager Pastue
Attorney Schultz
Director Demers
Treasurer Weber

2. PLEDGE OF ALLEGIANCE

The pledge of allegiance was led by Public Safety Director, Frank Demers.

3. PUBLIC COMMENT

No public comment was heard.

4. APPROVAL OF ITEMS ON CONSENT AGENDA

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

- A. Minutes of the City Council - Regular - Oct 20, 2014 7:00 PM**
- B. Farmington Monthly Payments Report, October 2014**
- C. Public Safety Monthly Report**
- D. Farmington Financial Report Quarter Ended June 30, 2014 and September 30, 2014**
- E. Farmington Investment Report Quarter Ended June 30, 2014 and September 30, 2014**
- F. 47Th District Court Financial Report Quarter Ended June 30, 2014 and September 30, 2014**
- G. Consideration to Participate in the Election of the 2014 MMRMA Board of Directors**

5. APPROVAL OF REGULAR AGENDA

Motion to amend the agenda adding Department Head Comment as Item No. 9 and moving Council Comment to Item No. 10, subsequent agenda items changing accordingly.

RESULT: APPROVED AS AMENDED [UNANIMOUS]
MOVER: Jeff Scott, Councilmember
SECONDER: Steve Schneemann, Mayor Pro Tem
AYES: Cowley, Galvin, Schneemann, Scott
ABSENT: McShane

6. PRESENTATION/PUBLIC HEARINGS

A. Public Safety Department Promotional Oaths of Office

Council recognized the appointment of Frank Demers as Director of Public Safety. Clerk Halberstadt administered the oath to Director Demers.

Director Demers offered comments on his appointment and the direction of his department. He then recognized the following promotions:

Bob Houhanisin - Commander
Todd Anderson - Commander

Andrew Morche - Sergeant
Shane Wash - Sergeant

Director Demers administered the oath to Matthew Miracle, a new Public Safety Officer.

In conclusion, Director Demers recognized the retirement of Debbie Comini from the Department after 23 years of service.

B. Consideration to Adopt Resolution Approving the 2015 DDA Community Events

Assistant to the City Manager, Annette Knowles, was present to discuss the proposed 2015 DDA community events calendar.

Motion to adopt a resolution approving the 2015 Downtown Development Authority community events calendar, temporary liquor license applications, street closures, and designated sidewalk shopping date. [SEE ATTACHED RESOLUTION 11-14-027].

The votes were taken in the following order: Galvin, Schneemann, Scott, Cowley.

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

C. Public Hearing Program Year 2015 Community Development Block Grant Application

Mayor Galvin requested a motion to open the public hearing to received public comment on the Community Development Block Grant funding for program year 2015.

Motion to open the public hearing.

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

Motion to close the public hearing

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

7. UNFINISHED BUSINESS

A. Consideration to Approve 2015 CDBG

City Administration reviewed the Community Development Block Grant 2015 application process.

Motion to approve a resolution adopting the Community Development Block Grant Application for program year 2015. [SEE ATTACHED RESOLUTION NO. 11-14-028]

The votes were taken in the following order: Schneemann, Scott, Cowley, Galvin.

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

B. Consideration to Approve Planned Unit Development (PUD) Concept Plan and Agreement with Windmill Homes LLC for Development of Riverwalk of Farmington (Flanders School Site)

Mayor Galvin advised public comment would be allowed on this agenda item.

City Administration requested approval of a Planned Unit Development Concept Plan and Agreement for the development of the Riverwalk of Farmington.

Mayor Galvin invited public comment.

George Wright, 21492 Birchwood, was present to thank City Council, the Planning Commission, City Administration and Windmill Homes, developer of the Riverwalk of Farmington, for working together to develop a plan that preserves 2.3 acres as a playground.

Stuart Michaelson, principal of Windmill Group, was present to express his appreciation for the opportunity to build 33 homes in Farmington. He stated the development will be called the Riverwalk of Farmington. He noted they have

already received reservations for some of the sites.

Mayor Galvin thanked all participating parties in bringing this development to fruition.

Motion to approve Planned Unit Development (PUD) Concept Plan and PUD Agreement with Windmill Homes LLC (or a related entity to be created) for development of Riverwalk of Farmington residential development on the old Flanders School site, because the proposed development meets the eligibility requirements for a PUD given its redevelopment of a greyfield site; its provision for open space and higher quality architectural design above what is normally required; and its compatibility with the surrounding neighborhood and creation of a walkable neighborhood connected with surrounding neighborhoods. Approval is subject to the following conditions:

- 1. Closing on the purchase of the property from Farmington Public Schools;**
- 2. Final site plan approval by the Farmington Planning Commission that incorporates recommendations contained in the October 7, 2014 correspondence submitted by LSL Planning as part of their site analysis and engineering analysis submitted by Orchard Hiltz and McCliment (OHM) dated October 7, 2014;**
- 3. All conditions and requirements set forth in the PUD agreement, including any non-substantive changes to the Agreement authorized by both the City Manager and City Attorney;**
- 4. Resolution to the timing associated with planting right-of-way trees; final wearing course for asphalt, and transfer of the park to the city; and**
- 5. In the event there is an engineering determination regarding storm water management there may be a portion of the northeast corner of the park that may need to be used for that purpose.**

The votes were taken in the following order: Scott, Cowley, Galvin, Schneemann.

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

C. Administrative Reorganization Plan

City Administration recommended that the City Council adopt a resolution that provides an incentive allowing all administrative employees currently eligible to retire to receive two years of additional credited service if they were to retire between January 1, 2015 and April 30, 2015.

Responding to a question from Galvin, Pastue stated the two of the most notable changes resulting from this reorganization would include the additions of a Public Safety Officer and a Parks Maintenance position.

Motion to adopt a resolution approving administrative reorganization plan that provides additional service credits for eligible clerical-administrative personnel, creates a parks maintenance position, reinstates Deputy Director position in the Department of Public Safety, and authorizes City Manager to execute necessary documents and to approve internal personnel transfers. [SEE ATTACHED RESOLUTION NO. 11-14-029]

The votes were taken in the following order: Cowley, Galvin, Schneemann, Scott.

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

8. NEW BUSINESS

A. Consideration to Approve Water Meter Replacement Proposal

City Administration requested ratification of a water meter replacement proposal from SLC Meter, Inc.

Responding to a question from Cowley, Eudy stated the water meter replacement program requires access to homes.

Motion to ratify approval of Water Meter Replacement proposal from SLC Meter, Inc. for a not-to-exceed amount of \$210,892.

The votes were taken in the following order: Galvin, Schneemann, Scott, Cowley.

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

9. DEPARTMENT HEAD COMMENT

Eudy discussed the progress of the leaf pick-up program. He advised salt prices have doubled over last year. He noted the new salt truck will be delivered in February. A new staff member was added to the Water and Sewer Department.

Pastue recognized Director Christiansen and Attorney Schultz for their hard work on the three Planned Unit Developments currently in process.

Pastue discussed his recent submittal to Council of his letter of intent to leave the city. He commented on his positive experience serving as City Manager of Farmington. He stated he is at a point both personally and professionally where a career move makes sense.

10. COUNCIL COMMENT

Cowley recognized the accomplishments of City Manager Pastue during his tenure at Farmington.

Galvin noted November has been designated as awareness of men's health month.

With regard to the City Manager search, Galvin advised a special meeting has been scheduled on November 25, 2014 to review a request for proposal for an executive search firm. He discussed the process going forward.

11. CLOSED SESSION

1. Review of City Attorney Confidential Correspondence

Motion to enter closed session to discuss confidential attorney correspondence.

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

The votes were taken in the following order: Schneemann, Scott, Cowley, Galvin.

Council entered closed session at 8:19 pm.

Motion to exit closed session.

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

Council exited closed session at 9:20 pm.

12. OTHER BUSINESS

Council discussed the Kimco PUD and related easement agreement. Discussion followed regarding Council's desire for a pass-through in the Kimco Center, truck access and circulation pattern for Fresh Thyme, and possible no-build designation for some or all of the city parking lot.

13. ADJOURNMENT

1. Motion to adjourn the meeting.

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

The meeting adjourned at 10:10 pm.

William E. Galvin, Mayor

Susan K. Halberstadt, City Clerk

Approval Date: December 15, 2014