



**City Council Meeting**  
**7:00 p.m., Tuesday, September 3, 2024**  
**Conference Room**  
**23600 Liberty Street**  
**Farmington, MI 48335**

## REGULAR MEETING MINUTES

A meeting of the Farmington City Council was held on September 3, 2024, at 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 7:07 PM by Mayor LaRussa.

### 1. ROLL CALL

Attendee Name	Title	Status	Arrived
Johnna Balk	Mayor Pro-Tem	Present	
Joe LaRussa	Mayor	Present	
Kevin Parkins	Councilmember	Present	
Steve Schneemann	Councilmember	Present	
Maria Taylor	Councilmember	Present	

#### **City Administration Present**

City Manager David Murphy  
 City Clerk, Meaghan Bachman  
 DPW Superintendent Chuck Eudy  
 Assistant City Manager, Chris Weber  
 Public Safety Director, Bob Houhanisin  
 City Treasurer, Jaime Pohlman  
 City Attorney, Tom Schultz

### 2. PUBLIC COMMENT

No public comment was heard.

### 3. APPROVAL OF ITEMS ON CONSENT AGENDA

**Move to approve the consent agenda with the addition of item #5, consideration to amend the Fiscal Year 2024-25 Budget.**

<b>RESULT:</b>	<b>APPROVED UNANIMOUS</b>
<b>MOVER:</b>	Taylor, Councilmember
<b>SECONDER:</b>	Balk, Councilmember

### 4. Bicentennial Special Event Applications

- Farmington Timeline Mural Unveiling
- Bicentennial Light Show

Move to approve the following special event applications: 1. Farmington Timeline Mural Unveiling to be held in the alley between Fresh Thyme and Salon Suites on Sept. 25 at 5:30 p.m. and 2. Farmington Bicentennial Light Show to be held in the Farmington Road vicinity between Grand River Avenue and State Street on Sept. 27 at 8 p.m.

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
<b>MOVER:</b>	Taylor, Councilmember
<b>SECONDER:</b>	Parkins, Councilmember

**5. Consideration to Amend Fiscal Year 2024-25 Budget**

The Bicentennial Committee has been successful in securing grants, sponsorships, and merchandise revenue to supplement and expand their programming for the Bicentennial. Additional programming includes a mural in the Fresh Thyme Alley and a light show on Farmington Road. The added budgeted expenditures are entirely offset by increases to budgeted revenue.

**Move to adopt Budget Amendment Resolution #3, amending Fiscal Year 2024-25 Budget.**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
<b>MOVER:</b>	Parkins, Councilmember
<b>SECONDER:</b>	Maria, Councilmember
<b>AYES:</b>	Balk, LaRussa, Parkins, Schneemann, Taylor

**6. Thomas Street Concept Plan**

Thomas Street will be rebuilt with the construction of the Hillside Towne Homes project. This gives the city the opportunity to redesign Thomas Street between Warner and Farmington. OHM Advisors presented a concept plan to begin the planning. Councilmember Schneemann noted safety concerns due to broken concrete in the area that has heavy traffic. He suggested a phased approach to fix the areas that are in need. Councilmember Taylor agreed with the phased approach. Mayor LaRussa asked if this project is part of the DDA Design Committee and noted that the DDA should be involved in discussion and to assist with the financing of the project because it is in their district. Further discussion was had regarding the project design ideas and timelines. The following amended motion was made:

**Move to approve the proposed concept design and preliminary opinion of cost for the Thomas Street Alley from OHM in an amount not to exceed \$52,000, with the caveat that there will be a phase approach that addresses some of the immediate safety concerns in the area.**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
<b>MOVER:</b>	Schneemann, Councilmember
<b>SECONDER:</b>	Taylor, Councilmember
<b>AYES:</b>	LaRussa, Parkins, Taylor, Schneemann, Balk

**7. Parking lot repairs following Emergency Water Main Repairs**

Last winter Public Works conducted emergency water main repairs at LOC Federal Credit Union located at 22891 Farmington Road in the parking lot. Due to the extent of damage, the amount of asphalt replacement exceeds Public Works capabilities. City Administration has requested quotes from the asphalt contractor we have open contracts with and two local asphalt contractors.

Quotes:

- Best Asphalt \$32,915
- Hutch Paving \$19,910
- Bush Brothers Asphalt Paving Incorporated Option #1 \$12,600 Option #2 \$15,400
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City Administration recommends awarding the 22891 Farmington Road Parking Lot Surface Repairs to Bush Brothers Asphalt Paving located at 20788 Osmus, Farmington Hills MI 48336 in the amount of \$15,400 for the option 2 repair which includes concrete curb replacement with approximately 15% contingency totaling \$17,710.

**Move to award LOC Federal Credit Union parking lot surface repairs to Bush Brothers Incorporated in the amount of \$17,710 and allow City Administrators to execute contract documents.**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
<b>MOVER:</b>	Taylor, Councilmember
<b>SECONDER:</b>	Balk, Mayor Pro-Tem
<b>AYES:</b>	Parkins, Schneemann, Taylor, Balk, LaRussa

**8. Reappointments to the Farmington Zoning Board of Appeals**

**Move to reappoint Paul Bertin, Matt Schiffman, and Eric Gensheimer to the Farmington Zoning Board of Appeals for 3-year terms ending June 30, 2027.**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
MOVER:	Schneemann, Councilmember
SECONDER:	Taylor, Councilmember

**9. Consideration of Resolution Establishing a Moratorium on the Creation of Private Murals on the Exterior of Buildings Within the Downtown District in the City**

The City has worked with the DDA to implement several public art installations in the Downtown District over the past several years. The public art has been installed by the City. The City has received recent requests to consider the installation of private murals on buildings within the Downtown District. However, because the City does not have an ordinance or policy in place regarding the process for review and implementation of standards for the display of private murals in the Downtown District, City Staff and consultants have started reviewing the public art policies and ordinances of other Michigan communities. While publicly displayed art is desirable and the City seeks to consider implementation on a larger scale in the Downtown District, the creation of private murals or other artistic displays on panels on the exterior walls of buildings without established standards and a designated public body for review of each proposal may result in a proliferation of blight and unregulated graffiti within the Downtown District. City Staff and consultants will consider and study possible regulations and legislation to address issues related to the display of private murals on exterior private building walls over the 120-day moratorium period in order to get standards and a review procedure in place. \*Note: it was originally proposed as a 90-day period and changed to 120-day day period.

**Move to Resolution Establishing a Moratorium on the creation of Private Murals on the Exterior of Buildings Within the Downtown District in the City**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
MOVER:	Taylor, Councilmember
SECONDER:	Balk, Mayor Pro-Tem

**10. Closed Session – To discuss confidential written communication from legal counsel**

**Move to convene into closed session to discuss confidential written communication from legal counsel at 8:25 PM.**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
MOVER:	Taylor, Councilmember
SECONDER:	Balk, Mayor Pro-Tem

**Move to re-convene into open session at 9:45 PM**

<b>RESULT:</b>	<b>APPROVED – UNANIMOUS</b>
<b>MOVER:</b>	Schneemann, Councilmember
<b>SECONDER:</b>	Taylor, Councilmember

**10. ADJOURNMENT**

**Move to adjourn the meeting.**

<b>RESULT:</b>	<b>APPROVED - UNANIMOUS</b>
<b>MOVER:</b>	Balk, Mayor Pro-Tem
<b>SECONDER:</b>	Schneemann, Councilmember

The meeting adjourned at 9:45 p.m.

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Joe LaRussa, Mayor

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Meaghan Bachman, City Clerk

Approval Date: