



Special City Council Meeting  
7:00 PM, MONDAY, APRIL 4, 2016  
City Council Chambers  
23600 Liberty Street  
Farmington, MI 48335

FINAL

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## SPECIAL MEETING MINUTES

A special meeting of the Farmington City Council was held on April 4, 2016, in 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
Sara Bowman	Council Member	Present	
Greg Cowley	Councilmember	Present	
William Galvin	Mayor	Present	
Steve Schneemann	Mayor Pro Tem	Present	
Jeff Scott	Councilmember	Present	

#### City Administration Present

Director Christiansen  
Director Demers  
Superintendent Eudy  
Deputy Clerk Mullison  
City Manager Murphy  
Attorney Saarela

### 2. APPROVAL OF AGENDA

**Motion to approve the agenda as amended, adding a Closed Session as Agenda Item No. 10.**

<b>RESULT:</b>	<b>APPROVED AS AMENDED [UNANIMOUS]</b>
<b>MOVER:</b>	Steve Schneemann, Mayor Pro Tem
<b>SECONDER:</b>	Greg Cowley, Councilmember
<b>AYES:</b>	Bowman, Cowley, Galvin, Schneemann, Scott

### 3. PUBLIC COMMENT

Diane Cassidy of Ferndale, business owner in downtown Farmington for 30 years, commented on the disparity between North and South areas for residential parking.

**4. PRESENTATION: BOSCH SMART CITY: KIM LINDSEY-FEAGIN AND SCOTT AVERITT, MANAGER OF GOVERNMENT RESEARCH AND DEVELOPMENT**

Scott Averitt presented on Bosch Smart Cities, supported by Kim Lindsey-Feagin.

Schneeman stated that Averitt touched on a few issues that might directly affect what is going on in Farmington. He asked about when autonomous vehicle technology will be available to the public. Averitt reported that the technology is in existence right now.

Bowman was interested in technology being put in place for the bus system by the State and in liability issues between cars that are driver-controlled and those that are autonomous.

Cowley discussed geothermal capabilities and parking systems in nearby communities and invited Bosch to present to the parking committee about autonomous parking.

Scott stated that autonomous parking would help a parking structure to be smaller.

Galvin asked what elements of the presentation could be used in Master Planning, including some of the infra-structure Averitt discussed.

**5. CONSIDERATION TO APPROVE ESTIMATE FOR SANITARY OUTFALL SEWER**

Director Eudy spoke about Farmington's ownership of a sewer line up to and including the tap of the Detroit sewer. His department has consulted with DWSD and they have determined that Detroit should take ownership of the pipeline not in Farmington proper.

Scott was concerned that with the turn over back to Detroit we might get maintenance fees.

Galvin questioned Saarela about whether an amendment to the contract had been made yet. Saarela answered in the negative.

Schneemann stated an agreement should release the city from any future obligations.

Eudy stated that the cost of this project would be taken from the amended budget of the current year, coming from Water and Sewer funds.

**Motion to approve CIPP lining from IWPC in the amount of \$8,957.60 for lining of the City of Farmington sanitary outfall sewer.**

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Steve Schneemann, Mayor Pro Tem
<b>SECONDER:</b>	Greg Cowley, Councilmember
<b>AYES:</b>	Bowman, Cowley, Galvin, Schneemann, Scott

## 6. DISCUSSION: IMPROVING WALKABILITY WITHIN KEY AREAS OF THE DOWNTOWN

Galvin introduced the discussion by stating that, in light of new parking regulations and more people having to walk further to their workplace, some parts of downtown Farmington could be improved. Farmington has a walkable downtown, but there is room for improvement especially since we have a four-lane road which is atypical of other downtowns.

Cowley said crosswalks are not appropriate to discuss until studies on roads and parking are complete. Scott agreed that spending time on walkability is not yet a topic the Council needs to discuss, citing the need for street lighting first. He would like to wait until a more formal plan is made about where the parking structure will be located.

Schneemann disagreed with the statement that Farmington is a very walkable town. He stated that some strides were made in the last decade, but the city needs to do more. He noted walkability should not be held hostage to parking decisions. He advised that if the city is forcing employees and customers to cross major arteries due to limited parking, we should make them safer. He thinks the city could do a whole lot better. Scott asked Schneemann to indicate how this will be done. Schneemann advised dollars should be allocated, and that if the city is committed to follow up the visitor-centric plan, it should do more.

Bowman agreed that the city should not necessarily wait until a parking structure site is chosen. Improvements can be made to the three major crosswalks on Grand River through better signage or rumble strips.

Bowman and Galvin referenced an app entitled Walkscore.com, where Farmington got a 78/100 in walkability, which was higher than other nearby municipalities. Galvin also noted that there is room for improvement.

Responding to a question, Demers stated the city has experienced only four pedestrian/vehicle accidents over the last 5 years. He stated people do not understand how to use crosswalks and the Public Safety Department gets calls about that. He recommends that the Council compare with other cities similar to ours. Visibility in signage at crosswalks might help, such as lighted signs.

Eudy stated that his department would like to see better signage and safer crosswalks and that it is dangerous for workers to put out the existing movable signs. He would encourage a more permanent sign arrangement.

Christiansen reminded Council that this was not the first time they had addressed this issue. He cited a study in 2014 that identified a schedule to complete a Complete Streets Mobility plan. The city received one proposal at that time. Council put off the proposal because of budget and lack of competing ideas. He suggested that Council needs to evaluate and plan through current planning projects such as the DDA Master Plan or the City Master Plan.

Schneeman agreed that it should be part of one of those master plans and, but Council should also consider a Complete Streets ordinance associated with it.

Scott pointed out that the mill and fill of Grand River was coming up, and would allow the city to physically address this issue then. He also mentioned the upcoming road diet.

Galvin requested that Murphy come up with a plan to address this by bringing together various municipal entities such as the parking commission, the DDA, the Public Safety department, and the Public Services department.

**7. CONSIDERATION OF SECOND OFFER TO PURCHASE LAND UNDER PROPOSED SALE OF LAND AGREEMENT FROM DA BUILDING, LLC, FOR THE FORMER 47<sup>TH</sup> DISTRICT COURT PROPERTY ON TEN MILE ROAD**

Present: Scott Bowers, Bowers Associates, DA Building, LLC representative  
Dan Allor, DA Building, LLC

Director Christiansen introduced proposed sale of former 47<sup>th</sup> District Court property.

Scott Bowers reviewed an offer from DA Building, LLC to purchase the former 47<sup>th</sup> District Court property and provided information on the proposed development. Dan Allor also provided comment on the proposed project.

Scott was concerned with encroachment on the setbacks with the first two suggested plans. He stated that the only one he would consider is the plan for apartments.

Bowman inquired about whether a target market study had been done, or whether they were waiting for approval from council.

Cowley asked about the background of DA Building and price points.

Galvin commented on the inconsistency of apartments in that single-family corridor. He inquired of Eudy about water pressure and capabilities at this site.

Cowley expressed concern about traffic congestion in that area with the plan for apartments.

**8. OTHER BUSINESS**

No other business was heard.

**9. COUNCIL COMMENT**

Bowman reported on her recent work as a member of the Joint Intergovernmental task-force. She stated the taskforce has been discussing forming a Communities Cooperation Committee. Galvin encouraged her to work on synergy.

Schneeman referred to Ms. Cassidy's comments on downtown residential parking concerns and was surprised to hear about inequities in parking sign installment and enforcement. Galvin suggested the Parking Advisory Committee present to council. Director Demers gave an overview on what was currently in place as far as signage and enforcement. He stated that there were no complaints now, and suggested that Council wait to address Page's lot until the need arises. Cowley stated that as it stands, it's good. Schneemann wants policy applied fairly and equitably.

Cowley commented on the Parking Advisory Committee's plan of taking a site tour in nearby cities to see how parking structures are handled.

## 10. CLOSED SESSION

### 1. Motion to Enter Closed Session to Discuss Labor Negotiations

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Steve Schneemann, Mayor Pro Tem
<b>SECONDER:</b>	Sara Bowman, Council Member
<b>AYES:</b>	Bowman, Cowley, Galvin, Schneemann, Scott

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

Council entered into closed session at 9:00 pm.

#### City Administration Present

Director Demers  
Deputy City Clerk Mullison  
City Manager Murphy  
Attorney Saarela

### 2. Motion to Exit Closed Session

Council exited closed session at 9:28 pm.

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Jeff Scott, Councilmember
<b>SECONDER:</b>	Sara Bowman, Council Member
<b>AYES:</b>	Bowman, Cowley, Galvin, Schneemann, Scott

## 11. ADJOURNMENT

### 1. Motion to Adjourn

<b>RESULT:</b>	<b>APPROVED [UNANIMOUS]</b>
<b>MOVER:</b>	Jeff Scott, Councilmember
<b>SECONDER:</b>	Greg Cowley, Councilmember
<b>AYES:</b>	Bowman, Cowley, Galvin, Schneemann, Scott

The meeting adjourned at 9:29 pm.

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William E. Galvin, Mayor

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Susan K. Halberstadt, City Clerk

Approval Date: April 18, 2016