

March 3, 2020 Approved Minutes

**Official Proceedings
Pontiac City Council
142nd Session of the Tenth Council**

Call to order

A Formal Meeting of the City Council of Pontiac, Michigan was called to order in City Hall, Tuesday, March 3, 2020 at 6:01 p.m. by Council President Kermit Williams.

Invocation- Alicea Davis

Pledge of Allegiance

Roll Call

Members Present: Carter, Miller, Pietila, Taylor-Burks, Waterman, G. Williams and K. Williams.

Members Absent: None.

Mayor Waterman was present.

Clerk announced a quorum.

Approval of the Agenda

20-87 **Approval of the Agenda.** Moved by Councilperson Pietila and second by Councilperson Carter.

Ayes: Miller, Pietila, Taylor-Burks, Waterman, G. Williams, K. Williams, and Carter

No: None

Motion Carried.

Approval of Minutes

20-88 **Approve meeting minutes for February 25, 2020.** Moved by Councilperson G. Williams and second by Councilperson Pietila.

Ayes: Pietila, Taylor-Burks, G. Williams, K. Williams, Carter, and Miller

No: None

Abstain: Waterman

Motion Carried.

Subcommittee Reports

Received Community Development- February 25, 2020

Received Finance- February 11, 2020

Received Law/50th District- February 25, 2020

Received Public Safety- February 14, 2020

Special Presentations

Pontiac Schools Bond and Sinking Fund

Presentation Presenters: Kelley Williams, Superintendent, and James Graham, Director of Business Services

Proposed Request for Proposal (RFP) for Management of Phoenix Center Amphitheater

Presentation Presenters: Mayor Deirdre Waterman and Dan Ringo, Interim DPW Director

Recognition of Elected Officials

Mattie Hatchett, Pontiac Library Board; Sherman Williams, II, President, Pontiac School Board; ShaQuana Davis-Smith, Pontiac School Board and Mike McGinnis, Pontiac School Board.

Resolutions

Department of Public Works (DPW)

20-89 **Resolution to authorize the Mayor to sign an “as-needed” contract with Pipeline Management Co., Inc. for Storm Sewer Maintenance and Repairs for one year, with three years of optional extensions.** Moved by Councilperson G. Williams and second by Councilperson Pietila.

Whereas, the City of Pontiac has reviewed pricing provided by Oakland County MiDeal and determined that the current contract (ID No.005992) between Pipeline Management and WRC would provide the City with needed capacity, and;

Whereas, City staff has reviewed the contract documents and met with Pipeline Management, who has agreed to extent current pricing to the City, and;

Whereas, Pipeline Management Co., Inc. has performed these necessary services to the City for the past several years and has proved to be effective and efficient,

Now Therefore, Be It Resolved, The Pontiac City Council authorizes the Mayor or Deputy Mayor to enter into an as-needed contract with Pipeline Management Co., Inc. for Storm Sewer Maintenance and Repairs for one year, with three years of optional extensions.

Ayes: Taylor-Burks, Waterman, G. Williams, K. Williams, Carter, Miller, and Pietila

No: None

Resolution Passed.

20-90 **Resolution to acknowledge and accept the Phoenix Center Parking Garage A/E Selection Committee’s recommendation, which satisfied the City’s RFP process, completed comprehensive bid reviews and interviews; and to award the Professional Engineering and Architectural Services contract for the Phoenix Center to IDS in the amount of \$659,000 (5.68%), with a Not to Exceed Cost of Reimbursable Expenses of \$13,000.** Moved by Councilperson Waterman and second by Councilperson Taylor-Burks.

Whereas, the City of Pontiac Financial Services – Purchasing Division was supported by AUCH

Construction in Requesting Proposals from qualified firms for Professional Engineering and Architectural services related to the Phoenix Garage. The process included public advertising the Request for Proposals on BidNet Direct and individual invitations sent to known qualified firms.

Whereas, on December 6th a Public Bid Opening was conducted at the City of Pontiac and (8) Proposals were received, the “As Read” results being attached for reference. The Proposals were reviewed and ranked by the Selection Committee consisting of Jessica Massey, Dan Ringo and Gerry McClelland (AUCH) to generate a list of 3 firms to be interviewed, and from those interviews and other considerations a recommendation was made.

Now Therefore, Be It Resolved That, in acknowledgment of the Phoenix Center Parking Garage A/E Selection Committee, which satisfied the City’s RFP process, completed comprehensive bid reviews, interviews, and detailed scoring, the committee’s recommendation is accepted; that the Professional Engineering and Architectural Services contract for the Phoenix Center be awarded to IDS in the amount of \$659,000 (5.68%), with a Not to Exceed Cost of Reimbursable Expenses of \$13,000, to be paid exclusively from the general fund.

Ayes: Waterman, G. Williams, K. Williams, Miller, Pietila, and Taylor-Burks

No: Carter

Resolution passed.

Finance

20-91 **Resolution to commit the \$540,000.00 that the City has collected in Medical Marihuana Application Fees 101-000-478.001 to Department 255 Medical Marihuana Applications. (The City Clerk and Finance Director are working out the details. The City Clerk is requesting that this item be deferred for one week.) Motion to defer for one week.** Moved by Councilperson Waterman and second by Councilperson Miller.

Ayes: G. Williams, K. Williams, Carter, Miller, Pietila, and Waterman

No: None

Motion passed

Planning

20-92 **Resolution to approve a Zoning Map Amendment request [ZMA 19-11] for Parcel No. 64-14-18-351-012 to amend the current site zoning C-4 Suburban Commercial to M-1 Light Manufacturing with CR Conditional Rezoning. Motion to send Zoning Map Amendment back to the Planning Commission.** Moved by Councilperson Miller and second by Councilperson Carter.

Ayes: G. Williams, K. Williams, Carter, Miller, Pietila, and Waterman

No: None

Motion passed.

20-93 **Resolution to approve a Zoning Map Amendment request [ZMA 20-01] for Parcel No. 64-14-21-302-001 to amend the current site zoning R-1 One Family Dwelling to R-3 Multiple Family Dwelling.** Moved by Councilperson Taylor-Burks and second by Councilperson Pietila.

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Whereas, The City has received an application for a Zoning Map Amendment with Conditions for 191 N Glenwood, identified as PIN 64-14-21-302-001 from Wallick Communities for the rezoning of the aforementioned parcel; and

Whereas, The Planning Division has reviewed the applicant's rezoning request in regards to the City's Master Plan and the request conforms to the goals and vision contained within the plan; and

Whereas, The Planning Division has reviewed the applicant's rezoning request and the requirements set forth by Section 6.804 on the Zoning Ordinance, the Planning Division has determined the aforementioned request and proposed intended use of the property complies with the City of Pontiac Zoning Ordinance; and

Whereas, In accordance with the procedures outlined in the Zoning Ordinance, Sections 6.802 and 6.807 as it relates to Zoning Map Amendment with Conditions, the request has undergone the required:

Technical Review, Public Hearing, and Planning Commission Recommendation; and

Whereas, On February 5, 2020, A Public Hearing was held, and in consideration of public opinion, the Planning Commission recommends City Council approve the Zoning Map Amendment request for 191 N. Glenwood Avenue, approving the change from the current R-1 One Family Dwelling zoning district to R-3 Multiple Family Dwelling zoning district; and

Whereas, the applicant submitted Conditions to the rezoning including:

- a) Property will be age restricted at Age 55+ for a 45-year period per the LIHTC programmatic restrictions and will be listed in the Land Use Restriction Agreement and recorded with the Property Deed.
- b) Property will be income and rent restricted based upon LIHTC programmatic restrictions and will be listed in the Land Use Restriction Agreement and recorded with the Property Deed.
- c) R-3 Multiple Family Dwelling zoning district will revert back to R-1 One Family Dwelling zoning district if the property acquisition is not completed with 36 months from the date of City Council approval of Zoning Map Amendment with Conditions.

Now Therefore, Be It Resolved, That the City Council for the City of Pontiac approve the Planning Commission recommendation for the Zoning Map Amendment (ZMA 20-01) request for 191 N. Glenwood Avenue, also known as Parcel No. 64-14-21-302-001 to amend the current site zoning from R-1 One Family Dwelling to R-3 Multiple Family Dwelling zoning district.

Ayes: Carter, Miller, Pietila, Taylor-Burks, Waterman, G. Williams, and K. Williams

No: None

Resolution passed.

20-94 **Resolution to authorize the Mayor to enter into an expanded Service Agreement with Wade Trim in order to augment and promptly serve the growing number of construction projects, as outlined in their January 16, 2020 correspondence. (This item was referred to the Finance Subcommittee on February 18, 2020.)** Moved by Councilperson Waterman and second by Councilperson Pietila.

Whereas, the construction of the two Amazon facilities is anticipated to be completed in 18 months, and;
Whereas, the simultaneous phasing of the two facilities (distribution and fulfillment), necessitates an accelerated inspection program to ensure safe construction and facilities that meet all building codes, and;

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Whereas, meeting the construction schedule will require on-site inspectors during much of the construction, and;

Whereas, the City's contract with Wade Trim states that "for all building projects in excess of \$1 million in construction value, Wade Trim will prepare a proposal of additional staff and resources needed to adequately service that project for approval of additional fees by the City Finance Director", and;

Whereas, the Building Permit fees for the two facilities is \$1,610,300, and;

Whereas, State Law requires all building permit fees to cover the costs of performing inspections and administering the department, and;

Whereas, the Building Safety Department needs to be able to respond to other inspection and permit requests a timely manner by providing trade inspections within 72 hours of a request and building inspections within 48 hours as best possible, and;

Whereas, the additional demands of the Amazon construction will necessitate the hiring of additional inspection staff to ensure that the both citizens of Pontiac and the Amazon construction team will continue to receive timely inspections and permits;

Therefore, be it resolved that the Mayor is authorized to negotiate and enter into an additional service agreement with Wade time as outlined in their letter dated January 16, 2020.

Ayes: Miller, Pietila, Taylor-Burks, Waterman, G. Williams, K. Williams, and Carter

No: none

Resolution passed.

Mayoral Monthly Reports

20-95 **Received Mayoral Monthly Reports #15 - #17 from the Mayor's Office.** Moved by Councilperson Waterman and second by Councilperson Pietila.

Ayes: Pietila, Taylor-Burks, Waterman, G. Williams, K. Williams, Carter, and Miller

No: none

Council President Williams left the meeting, President Pro Tem Carter assumed the chair.

Public Comment

Fourteen (14) individuals addressed the body during public comment.

Mayor, Clerk and Council Closing Comments

Mayor Waterman, Garland Doyle, Interim City Clerk, Councilwoman Waterman, Councilman G. Williams, Councilwoman Pietila, Councilwoman Taylor-Burks, Councilwoman Miller and President Pro-Tem Carter made closing comments

Adjournment

Council President Pro Tem Carter adjourned the meeting at 8:26 p.m.

GARLAND S DOYLE
INTERIM CITY CLERK