



FINAL

SPECIAL STUDY SESSION MEETING MINUTES

A Special Study Session meeting of the Farmington City Council was held on October 21, 2013, in Conference Room A, Farmington City Hall, Farmington, MI. Notice of the meeting was posted in compliance with Public Act 267-1976.

The meeting was called to order at 6:00 PM by Mayor J.T. Buck.

1. ROLL CALL

Attendee Name	Title	Status	Arrived
Greg Cowley	Councilmember	Present	
William Galvin	Mayor Pro Tem	Present	
JoAnne McShane	Councilmember	Present	
Steve Schneemann	Councilmember	Present	
J.T. Buck	Mayor	Present	

2. APPROVAL OF AGENDA

The agenda was amended to reverse the order of Items 4 & 5.

RESULT:	APPROVED AS AMENDED [UNANIMOUS]
MOVER:	William Galvin, Mayor Pro Tem
SECONDER:	Greg Cowley, Councilmember
AYES:	Cowley, Galvin, McShane, Schneemann, Buck

3. PUBLIC COMMENT

No public comment was heard.

4. IMPROVEMENTS AT GRAND RIVER/SHIAWASSEE CORNER

1. Discussion - Establish Ad Hoc Committee for Improvement at Grand River/Shiawassee

Present: Penny Oglesby, Farmington resident

Pastue advised at a recent study session Penny Oglesby expressed interest in working with the City to make the Grand River/Shiawassee intersection more

aesthetically appealing. He stated City Administration is recommending Council establish an ad hoc committee to address improvements at that intersection.

McShane recommended this matter be turned over to the Beautification Committee.

Oglesby discussed installing a gazebo on the triangle of property at the intersection. She spoke about a \$1,000 gazebo kit she had seen recently. She wanted to ensure it was historically appropriate by involving the Historical Commission in the project.

Discussion followed regarding the possible involvement of both the Historic District Committee and Historical Commission.

Discussion continued regarding the need to take into consideration the sight lines for vehicles relative to this project.

Schneemann stated this is a very important project given the importance of this intersection as a gateway into the downtown. He offered to serve on the ad hoc committee.

Discussion followed regarding future road development for that area; and City Commissions that should be involved in this project, including the Downtown Development Authority Design Committee.

McShane emphasized the need to involve the Beautification Commission in this project.

Oglesby stated she would attend the next Beautification Committee meeting to discuss the project.

5. TEN MILE ROAD IMPROVEMENTS

1. Review of Ten Mile Road On-Street Parking Study and Sidewalk Improvements

Pastue advised the City of Farmington Hills is planning improvements along Ten Mile Road from Farmington to Orchard Lake using federal grant money. He stated Farmington Hills invited Farmington to work cooperatively with them regarding sidewalk and parking improvements.

Pastue discussed the options that were made available and recommended Option #4. He stated Option #4 would provide additional parking that is more structured. The estimated cost is \$31,000 which would be paid out of the Major Street Fund. This cost is included in a budget amendment on the regular meeting agenda.

Pastue advised City Administration also recommended that a sidewalk be constructed between Power and Ten Mile roads.

Pastue discussed the requirement of 3-4 feet of paved shoulder under federal road funding. He spoke about the need for bike lanes, but recommended the paved shoulder be recognized as a lane for bikes reflecting what Farmington Hills is doing as well.

Schneemann expressed support for installing a sidewalk.

Discussion following regarding the possibility of installing an asphalt walking/bike lane.

Discussion continued regarding the goal of connecting bike lanes in the city.

6. OTHER BUSINESS

Pastue advised the \$100 fee for Pawnbrokers and Precious Metal and Gem Dealers included on the amended fee schedule scheduled for Council approval on the regular meeting agenda must be reduced to \$50 due to Statute of Limitations.

Pastue discussed the construction estimate for the streetscape and utilities improvements on the regular agenda. He spoke about the number of subcontractors included on this estimate.

Responding to questions, Pastue advised the retention percentage on the project is 5% and final payment would likely be made in January.

Schneemann pointed out the project would not likely be completed before the snow flies, therefore final payment would probably not be made until Spring.

Schneemann confirmed with City Administration that if the Historical Commission would have a binding review, the process would no longer go through the Planning Commission. He further confirmed that if there were setback issues, height issues, footprint issues, etc., they would be handled administratively.

Pastue noted there would be less involvement from the State Historic Preservation office than in the past due to the fact there are no historic tax credits available. He pointed out the City Council would establish the regulatory standards for the Historic District.

Discussion followed regarding a parcel of land in back of the Maxfield Training Center owned by the Farmington Schools that may be problematic for the District.

Discussion continued regarding standards for identifying an historic home.

Schneemann noted that a yes vote on an Historic District study demonstrates an openness by Council for establishing the District which is a huge concern for him.

Discussion followed regarding the qualifications of members of the Historic District Committee and how members are chosen.

Galvin pointed out none of the proposed committee members have been vetted.

Discussion followed regarding the establishment of guidelines by the Department of Interior and the framework within which a committee operates.

Cowley indicated he would like to see support from more than 50% of the homeowners in the Historic District before the study is undertaken.

McShane disagreed that such support was necessary before moving forward with the study.

Schneemann indicated he has lived in the Historic District for fourteen years and knew virtually nothing about the requirements of establishing a state recognized Historic District. He made the point that if he knew very little even with his involvement in City government, think about residents who have not been involved. He agreed with Cowley that there needs to be significant buy-in.

McShane pointed out that all of the surrounding communities have Historic Districts to ensure historic structures are maintained.

Buck suggested education and polling of residents take place to determine if there is wide support for the district.

Council concurred to remove the Historic District agenda item from the regular meeting agenda.

7. COUNCIL COMMENT

No Council Comments were heard.

8. ADJOURNMENT

Motion to adjourn the meeting

RESULT:	APPROVED [UNANIMOUS]
MOVER:	William Galvin, Mayor Pro Tem
SECONDER:	Greg Cowley, Councilmember
AYES:	Cowley, Galvin, McShane, Schneemann, Buck

The meeting adjourned at 7:04 p.m.

Mayor J.T. Buck

Susan K. Halberstadt, City Clerk

Approval Date: _____