City Council Study Session

Monday, September 21, 2026 at 6:00 PM

27400 Southfield Road, Lathrup Village, Michigan 48076

1. **Call to Order** by Mayor Kantor at 6:00 PM

Present: Kantor, Hammond, Sousanis
Excused: Jennings
Also Present: CA Greene, Attorney Baker, Chief Zang, CED/DDA Bloom & Kennedy

2. Discussion Items

A. Volunteer Request & Approval Program

CA Greene mentioned that this draft includes updates based on the previous Study Session discussion.

Sousanis – Thoughts on entertaining service-type volunteers versus just labor. Examples could include social media consulting, ADA website updates, and accounting assistance.

Hammond – Service-type assistance could be incorporated later.

B. Proclamation Procedures

CA Greene mentioned that this draft includes updates based on the previous Study Session discussion. Includes a 30-day notice for organizations to make their request.

C. Newsletter Promotion

CA Greene discussed the request from the C&E Committee to get some feedback from the Council to finalize a Newsletter promotion procedure before the whole communication plan is finalized.

The Council discussed items such as what is promoted in the newsletter and how it is formatted.

Sousanis – Discussed what the C&E committee is working on and the initial report that the Council may be looking for. The committee is looking for clarification from the Council on whether they want one (1) formalized report and/or do they want early issue-by-issue recommendations.

Hammond – Is in favor of hearing recommendations as they come up, while the committee is working on a holistic report.

Kantor – Inquired about the Communications Plan in general. Sousanis noted that the C&E survey has begun to be published and mailers will be arriving to homes in the coming days. Those findings will assist with establishing the plan.

Hammond – Asked if the C&E Committee has discussed including private business advertisements within the newsletter. Sousanis noted that it has not, outside of potential advertisers, if the City were to bring back the printed newsletter.

Council/Attorney discussed potential legal issues if the City were to allow private ads within the newsletter versus selling ads.

D. Regular Meeting Agenda Items

Sousanis – E-bike ordinance process and whether there are opportunities to edit the ordinance. Attorney noted minor edits can take place.

Kantor – Status of liquor licenses within the City. Attorney noted that the applicant is proposing bringing a license in from the outside.

Kantor – Noted that the PC is not recommending approval as the applicant did not articulate the need. Hammond covered some of the points that were discussed at the PC meeting.

Sousanis – PILOT Ordinance: would like to see documentation that MSHDA is formally requesting these changes, as their minutes are not detailed. Believes the City is losing its leverage without a review period. Notes that the ordinance does not list a floor for the AMI while a max of 120% is listed. 1) Does the City want to give up its right to review the project? 2) Does the City want to set a floor for the AMI?

The Council and staff/attorney discussed the ordinance, the restrictive covenant, and the MSHDA approval.

Hammond – Clarified that if the loan was paid off early, the covenant would cease and the property would be subject to standard property taxes.

Kantor – Is there a middle ground that could be established with some type of by-right extension for the first and then Council-approved extensions?

3. Public Comments

Shelli Reves – Shares similar concerns as Councilmember Sousanis regarding the proposed PLIOT ordinance. The City does not need to take every type of development that comes before it.

Johnathan Terra – Don't only promote the newsletter. Item 8.G, in the regular meeting agenda, talks about the transition to CivicPlus new software. Believes this is premature and the City should go after different alternatives.

Rick Wisz – Normal procedure for a firm to recommend and then inspect projects; did the City solicit quotes for chipping services, or can the City pay for a chipper; is it normal for an employer to pay union dues for an employee; the idea of any gas station selling booze is something I don't understand.

Autumn Sousanis – Runs a Facebook Group and newsletter that talks about items going on in the City. Feels that it is wrong that the City did not include information from the MSHDA and Section 8 housing. The City deserves its fair share in taxes if the developer is going to make money on this project.

Lorie Kunz – PILOT program and that the only benefit is housing in a cash-strapped City. Believes that the City is covering up issues that are putting the City in debt. The project would not benefit Lathrup.

4. **Mayor and Council Comments** – N/A

5. **Adjourn**
   7:06 PM