City Council Regular Meeting

Monday, September 21, 2026 at 7:00 PM

27400 Southfield Road, Lathrup Village, Michigan 48076

1. **Call to Order** by Mayor Kantor at 7:07 PM

2. **Roll Call**

   Present: Kantor, Hammond, Sousanis, Garrett (arrived at 7:20 PM)
   Excused: Jennings
   Also Present: CA Greene, Attorney Baker

3. **Pledge of Allegiance**

4. **Approval of Agenda**

Moved by Councilmember Hammond, seconded by Sousanis, to approve the agenda as presented.

Yes: Kantor, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings, Garrett
Motion Passed

5. **Presentations**

A. Proclamation - Don't Engage N Road Road 5K Walk & Run 2026-2027
B. Proclamation - Constitution Week 2026
C. Proclamation - Hispanic Heritage Month
D. LVPD - Community Service Citation

6. **Public Comment for Items on the Agenda**

Johnathan Terra – Requesting that Council not be looney tonight. Submitted written comments: Item 8G in the agenda for today's regular council meeting is asking council to approve a transition from CivicPlus AAM Essential to CivicPlus AAM Select. CivicPlus is the city's current agenda management platform which the city currently pays $5400/year for AAM Essential generates the current extraordinary inaccessible agenda packets which can range from this month's brief 200 pages to 500 pages or more of essentially stapled together material from multiple sources. If we stay with CivicPlus, we have no choice but to transition at the end of the current fiscal year, as the current product is being discontinued. I cannot find where this has

been previously discussed, and I feel the presentation of a motion for approval is premature. We should perform due diligence to examine alternatives and put out an RFQ. I have done some preliminary investigations, and feel that there may be better alternatives that can in fact perform a better job and give residents greater transparency and accessibility at slightly lower cost. There are arguably better alternatives available: Municipal One stands out a potentially superior alternative. One aspect of the proposed contract that should not be so easily brushed aside is a 5% yearly increase every year after the first two years. This is a quickly compounding escalator.

Autumn Sousanis – Piggybacking on Mr. Terra's comments, and that CivicPlus software should be scrutinized. Hopes the Council tables the first reading of the ordinance, and the agreement with Surnow has been done in bad faith.

Rick Wisz – Is it normal for a firm that determines a need for a project to also manage/inspect the project? Did the City get bids for the chipping or do it ourselves? Is it normal for an employer to pay union dues for its employees? For the liquor sales, does the City need a gas station selling alcohol?

Laurie Kunz – Wants the City Council included in the rules for the Council Rules or Procedures update and wants them to maintain the breach of peace.

Ms. Anderson – Representing the Southfield School Board and invited the Council and public to upcoming ribbon-cutting ceremonies.

Diane Dampskey – Appreciates the discussion during the Study Session. Why would the City agree to a change in the ordinance if the City is not getting anything in return? The City has revenue issues, so the City needs tax revenues, not payment in lieu of taxes.

Diane Anderson – Study Sessions are not supposed to be actionable items, and she believes the City conducted a straw vote regarding the PILOT ordinance.

7. **Consent Agenda**

A. Approval of Minutes

   i. 8-17-26 - City Council Study Session

   ii. 8-17-26 - City Council Regular Meeting

   iii. 8-24-26 - City Council Special Meeting

   iv. 8-31-26 - City Council Special Meeting

B. Finance Department Reports
C. Building & Code Enforcement Report
D. LVPD Monthly Report
E. Community & Economic Development Report

Moved by Mayor Pro-Tem Garrett, seconded by Councilmember Sousanis, to approve the consent agenda.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

8. Action Requests - For Consideration / Approval

A. Request to Approve Special Land Use - 28939 Southfield Road (Exxon)

Moved by Mayor Pro-Tem Garrett, seconded by Councilmember Hammond, to accept the Planning Commission recommendation and not approve the special land use request for 28939 Southfield Road.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

B. First Reading - Ordinance #2026-01 - An Ordinance to Amend Chapter 77. Urban Redevelopment, by Adding a New Article, Article III. Workforce Housing PILOT, to Provide for Approval of an Exemption From Ad Valorem Property Taxes for Housing, as Authorized by Provisions of the State Housing Development Authority Act of 1966, Public Act 346 of 1966, as Amended, MCL 125.1401, ET SEQ.

Moved by Councilmember Sousanis, seconded by Councilmember Hammond, to table item 8.B.

Yes: Garrett, Hammond, Sousanis
No: Kantor
Absent/Excused: Jennings
Motion Passed

C. First Reading - EBikes Ordinance #2026-02 - An Ordinance to Add Article VII to Chapter 74. Traffic and Vehicles, Sections 74-110 through 74-119, and by Amending Chapter 46. Miscellaneous Offenses, Provisions, Forfeitures and Penalties, Article XII. Parks and Recreation Protection, Section 46-179

Moved by Councilmember Hammond, seconded by Councilmember Sousanis, to approve the First Reading - EBikes Ordinance #2026-02 - An Ordinance to Add Article VII to Chapter 74. Traffic and Vehicles, Sections 74-110 through 74-119, and by Amending Chapter 46. Miscellaneous Offenses, Provisions, Forfeitures and Penalties, Article XII. Parks and Recreation Protection, Section 46-179; and schedule a second reading for October 19, 2026.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

D. Request to Approve Zoning Ordinance #2026-03 - Artisan Manufacturing

Moved by Councilmember Hammond, seconded by Sousanis, to approve Zoning Ordinance #2026-03 – Artisan Manufacturing with the modification to section 4.22(1) to read "The scale and impacts of the use shall be consistent with the other uses in the district in which it is located."

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

E. First Reading - Ordinance #2026-04 - An Ordinance to Amend the City of Lathrup Village Code of Ordinances at Chapter 46. Miscellaneous Offenses, Provisions, Forfeitures and Penalties, Article XII. Parks and Recreation Protection, by Amending Section 46-176. Conduct Within Parks

Moved by Councilmember Hammond, seconded by Councilmember Sousanis, to approve the First Reading - Ordinance #2026-04 - an Ordinance to Amend the City of Lathrup Village Code of Ordinances at Chapter 46. Miscellaneous Offenses, Provisions, Forfeitures and Penalties, Article XII. Parks and Recreation Protection, by Amending Section 46-176. Conduct Within Parks; and schedule a second reading for October 19, 2026.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

F. Request to Approve Getac Body Cam & In-Car Camera License

Moved by Mayor Pro-Tem Garrett, seconded by Councilmember Hammond, to approve the purchase of Getac cloud storage licenses from Midwest Public Safety for a cost of $7,992.00.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

G. Request to Approve the CivicPlus Statement of Work - AAM Select Agenda/Meeting Management Software

Moved by Councilmember Hammond, seconded by Mayor Pro-Tem Garrett, to approve the CivicPlus Statement of Work and transition to AAM Select for agenda/meeting management software.

Yes: Garrett
No: Kantor, Hammond, Sousanis
Absent/Excused: Jennings
Motion Failed

H. Request to Approve the State and Local Cybersecurity Grant Program Contractor

Moved by Councilmember Hammond, seconded by Councilmember Sousanis, to award the State and Local Cybersecurity Grant Program (SLCGP) contract to VC3 for the estimated flat cost of $21,828.03 plus $3,900 in recurring services.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

I. Request to Approve the Emergency Purchase Contract with Fontenot Services

Moved by Councilmember Hammond, seconded by Mayor Pro-Tem Garrett, to approve the Emergency Purchase Contract with Fontenot Services.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

J. Request to Approve Updated 2026 City Council Meeting Dates & Start Time

Moved by Councilmember Sousanis, seconded by Councilmember Hammond, to approve the updated 2026 City Council Meeting Dates & Times, changing the November 2 Study Session to November 9, and changing the City Council Regular Meeting start time to 7:30 PM.

Yes: Kantor, Garrett, Hammond, Sousanis
No: N/A
Absent/Excused: Jennings
Motion Passed

9. **City Administrator Report** – N/A

10. **City Attorney Report** – No report. At Mayor Kantor's request, Attorney Baker responded to a Public Comment question related to Straw Polls and Study Sessions.

11. **Reports of Boards, Commissions, and Committees**

a. Downtown Development Authority – No quorum for the meeting last Friday, and the Meeting was rescheduled for Wednesday, September 23, 2026 at 6:00pm.

b. Parks & Recreation – Handled the Kid's Zone at the Lathrup Village Music Festival and it went well, the Fall Fest is October 17th from 1:00pm – 3:00pm which includes: making smores, pumpkin carving, and a petting zoo, and thanks to the Lathrup Village Homeowner's Association who have funded the event. Thanks to resident Meredith Rogalski a resident, who volunteered to DJ at the Fall Fest. October 10th is the last Inside Out (Art display) walking tour with Chuck Snelling who is a Docent at the DIA. Thanks to Amelia Robinson and her husband who have been fundraising for Sarrackwood Park, including at a booth at the LVMF and raising over $2,000 which they are going to use as well as their labor and working with the City to build a new sand pit for kids and to paint the playscape.

c. Planning Commission – At the September meeting there was a Public Hearing on Artisan and Manufacturing Zoning ordinances which were approved by City Council tonight. The Commission discussed moving the Planning Commission meeting day cadence earlier in the month in an effort to get Planning Commission site plan approvals completed before the regular meeting of the City Council, but after reviewing they did not think it was going to have any effect in 2026, but in December the Planning Commission will vote on meeting dates for 2027 and it is likely that they will shift which day of the month they actually meet on in order to accomplish the goal of getting site plans reviewed before the regular meeting of the City Council every month and not have to wait until the next month's regular meeting in cases like Special Land Uses. They continued working on the update to the Comprehensive and Master Plan, and discussed a key point regarding future land uses pertaining to certain parcels in the City that are in the Village Center District that are residential and changing them to single family residential. The Planning Commission also discussed Parks and green spaces in the City and potentially introducing a new zone for them which could provide some flexibility in terms of the ordinances that are utilized in order to enforce how those areas are utilized and what's allowed to happen there, and how they are maintained, it was an idea that Chair Hillman had brought to the Commission based on research on other Cities doing similar things.

d. Tree Committee – The meeting on September 14th, they reported that they did apply for the Michigan DNR DTE Energy Grant, asking for 40 additional trees to go into the Parks area and it is a 50/50 match of $4,000, but instead of money it can be done as volunteer hours, and we are hoping to hear back in December on that grant.

e. Communications & Engagement – Did meet in September and elected Chuck Snelling as the new Chairman, welcomed new member Diane Damsky, they focused on the last steps of getting the Communication survey out, and launched it last Thursday,

the hard copies were mailed today, that will go to every business and resident, and they will track where people responded from and it closes on September 30th, and it came in under budget. The Committee discussed how to surface concerns and suggestions that they have, and there will be more coming out of the Committee soon.

f. Southfield School Board – Ribbon cutting for Thompson on October 20th at 4:30pm, for Levy on September 29th at 4:30pm, and Birney on October 6th at 4:30pm

g. Chamber of Commerce – No report

12. **Unfinished / New Business -** None

13. **Public Comment**

Lauren Bares, commented in part: – Thank you for the Lathrup Village Music Festival, especially all the volunteers.

Johnathan Terra, commented in part: – Previous software engineer, and the .org domains are less than $30 per year.

Lillian Kyser Lowery, commented in part: – The thought of registering her E-Bike is absurd. The City had a storm in July that was not picked up, which may have added to the cost. Utilized AI to find recommended companies. Should tie the City Administrator bonus to City savings. The City has been transparent and allows the residents to speak.

Diane Anderson, commented in part: – Why does Boys to Men get free use of the City facilities? Why does the City Council not support the Southfield/Lathrup Chamber of Commerce? Did the LOGOs church pay full usage of room rates? Believes the City is violating the Open Meetings Act. The Historic District Commission doesn't even meet.

Autumn Sousanis, commented in part: – Has not seen Boys 2 Men events given free use of the City facilities. Wants to talk about standards, especially lighting standards, that a few buildings currently are violating. The City needs to do better. Food Truck permits and that the City does not have permits for Food Truck Fridays. Why does the Finance Director not have to attend the meetings? E-bikes, kids whizzed past her house on her way here this evening.

14. **Mayor and Council Comments**

Mayor Kantor commented in part:
-City pays the union dues and takes the payment out of officer checks.
-The City currently receives $0 from the school property. If the project were to move forward, the City could receive $40,000 once it is built.
-Lighting ordinance issues have been brought forward to staff.
-Finance Director/Treasurer is not required to attend meetings; while some have attended in

the past due to multiple roles they were holding.
-Food Truck Friday trucks do not necessarily need a permit from the City, as it is a City event.
-Upcoming Office Hours.
-Condolences to the Ferguson family.
-LVPD is hosting an upcoming Fraud Prevention workshop

Mayor Pro Tem Garrett commented in part:
-The City has partnered with the Southfield Chamber of Commerce over the past 8 years; so has the LVDDA.
-It is tiring hearing the same issues, especially related to Boys 2 Men.
-The Southfield Chamber used to be the Southfield/Lathrup Chamber and has been an advocate of having a stand along LV Chamber for years.
-Great job, LVMF.
-Condolences to the Ferguson family

Councilmember Hammond commented in part:
-Condolences to the Ferguson family
-The school has been floated as a community center for years. However, the cost is a significant limiting factor and is viewed as a non-starter.
-Surnow has communicated to the City in the past about potential development of the school site, and they believe this is the best option at this point.

Councilmember Sousanis commented in part:
-This Council is addressing specific rules that clearly lay out how City facilities are used.
-Weed spraying of green spaces and would like this as a topic at a future Study Session.
-Flock Camera contract overseen by the DDA. Does not believe the DDA should renew the contract without more public engagement.
-Different points of view of the Surnow project. It is an opportunity and an opportunity cost.

15. **Adjourn**

Moved by Councilmember Hammond, seconded by Mayor Pro-Tem Garrett to adjourn at 9:51 PM.