



City Council Study Session Minutes

Monday, October 4, 2021 at 6:00 PM
Remote Meeting via Zoom

In accordance with Emergency Orders issued by local officials, and State of Michigan legislation, which allows for electronic meetings of public bodies, notice is hereby given that the City of Lathrup's City Council will be meeting electronically using www.Zoom.us for videoconference and public access.

1. **Call to Order** by Mayor Garrett (in accordance with PA 254 of 2020, the members should identify their physical location by stating the county, city, township, or village and state from which he or she is attending the meeting remotely).

Meeting was called to order by Mayor Pro Tem Kantor at 6:02 p.m.

Present: Mayor Mykale Garrett and Mayor Pro Tem Kantor

Council members present: Ian Ferguson, Saleem Siddiqi

Council members: Saleem Siddiqi and Dawn Medley

All City Council members announced that they are in Lathrup Village, Michigan – Oakland County. Council member Medley located in Old Field, Suffolk County, NY.

Present: City Administrator, Dr. Sheryl L. Mitchell Theriot, City Administrator/Treasurer, Pamela Bratschi, City Attorney, Scott Baker, Police Chief, Scott McKee, Director, Community and Economic Development/DDA, Susie Stec, Government Services, Kelda London and City Clerk, Yvette Talley

Also Present: Jill Bahm and Scott Ringler – Giffels Webster, Alex Rucinski, RCOC

2. **Discussion Items**

A. Speed Bumps & Traffic Controls – Red River/Morningside Circle Area

Traffic speed throughout neighborhood streets Dr. Sheryl Mitchell Theriot stated there has been concern regarding speed on residential streets. Scott Ringler, stated speed humps -vs- speed bumps which would be better? Speed humps cost \$3,000-\$5,000 for each. They are a better transition surface. Reasons they are installed – resident driven petition where 75% of residents have to request Oakland County Road Commission to look into this.

Alex Rucinski, Traffic Engineer -RCOC stated he doesn't recommend speed bumps because they are damaging to equipment and jarring to drivers.

Pro's- Speed Humps

Extremely durable and light weight

Can be used as a permanent and/or temporary solution

Won't crack or fade like asphalt and requires minimum

Molded tape has much longer lifespan than paint

Speed humps are designed to drive over safely at about 20 mph.

Speed humps are highly effective when used in a systematic approach. Community buy in is important. Most of the people speeding in the neighborhood are residents of that neighborhood. RCOG will do a road study, 2–3-day count of traffic speed.

Con's – Speed bumps

They are damaging to equipment and jarring to drivers.

A disruption of the movement of emergency vehicles

Undesirable increase in noise

Problem for snow removal

Pricy to install

Location- they will be installed in front of someone's home

Dr. Sheryl Mitchell Theriot will speak to other City Managers with similar situations and bring this back for discussion.

B. Tower Lease Agreement – American Tower – 19625 Sunnybrook

Discussion:

Dr. Sheryl Mitchell Theriot gave an overview and answered specific questions.

American Tower – T-Mobile merged with Sprint. The city owns the land and American Tower leases from the city. City Attorney Baker stated maintaining the land will be an asset to the city. They are offering a buy-out.

Option 1:

Escalation reduction from 25% to 10%

Reduce rent by \$200/month (negotiable to \$100/month)

\$1,500 cooperation bonus

Option 2:

Lease Buy-out \$825,000; comparable to:

- \$41,250/yr for 20 years

- \$27,500/yr for 30 years

- 60-year term easement

- No leases or carrier payments

- Minimizes risk

Regarding the Electronic Vehicles (EV), they are moving to the 5G network.

Council member Ferguson said long-term owning this tower will be a plus for the city. Council member Medley suggested that we ask experts at a non-profit or someone at the University to take a look at this matter. Council asked that someone from the Tower company come to

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the next City Council meeting. City Council directed City Administrator to ask for additional time to respond.

C. Cannabis Ordinances – Discussion

Susie Stec – Looking at scoring matrix criteria and continuing to update. Survey is on website, e-newsletter and thus far, there has been a good response.

Council member Medley – discussion relevant to parking criteria, point levels new building vs- an existing building. Specify more when it comes to point totals. Susie said it's possible there will be a point range. Points have not been finalized yet and it will be a cap on how many points can be earned in a category. Security plan would be better as a comprehensive plan and a deterrent strategy.

Attorney Baker stated he wanted to encourage applicants to think outside the box and award points for creativity.

Council member Ferguson – discussion of point system -building improvements, energy efficiency. Instead, give points to true energy efficiency such as electric vehicle charging, solar panel charging etc.

Mayor Pro Tem Kantor discussion – of scoring matrix - improvements within last 12 months and using a licensed surveyor.

Attorney Baker stated these are the next steps:

1. Complete the application & scoring matrix with resolution presented to Council
2. When will the city open the application period?

Council member Medley stated she would like a resolution to approve this process at the next City Council meeting. Open this process up on November 1, 2021.

Mayor Garrett stated she feels Council should take more time to go through the process.

3. Mayor and Council Comments

Mayor Pro Tem Kantor said – received a suggestion to reduce cut through traffic Sunnybrook, Cambridge, Meadowbrook where there is a lot of cut-through traffic, if the city would ask Road Commission to place proper curb in the area it will dramatically reduce the cut-through traffic.

Council member Ferguson said tree trimming companies have been leaving branches in culverts.

Dr. Sheryl Mitchell Theriot said there will be a Planning Commission meeting in October.

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Connect 225 Coffee & Conversation with Dr. Sheryl Mitchell Theriot at Panera Bread on Southfield Rd. Thursday, October 7th 8:00 a.m.-9:00 a.m.

4. Public Comments

Jason Hammond – stated the candidate forum was good.

Adjourned:

Meeting adjourned at 7:46 p.m.