

City Council Regular Meeting  
Madison Heights, Michigan  
June 27, 2022

A City Council Regular Meeting was held on Monday, June 27, 2022 at 7:30 PM at Fire Station 1 Training Room - 31313 Brush Street

**PRESENT**

Mayor Roslyn Grafstein  
Councilwoman Toya Aaron  
Mayor Pro Tem Mark Bliss  
Councilman Sean Fleming  
Councilor Emily Rohrbach  
Councilman David Soltis  
Councilor Quinn Wright

**ALSO PRESENT**

City Manager Melissa Marsh  
City Attorney Larry Sherman  
City Clerk Cheryl Rottmann

Mayor Pro Tem Bliss gave the invocation and the Pledge of Allegiance followed.

**CM-22-209. Additions/Deletions.**

Motion made by Councilor Wright, Seconded by Councilor Rohrbach, to add the following items to tonight's agenda:

Under Reports, Item 11, Tentative Agreement between the Supervisor and Assistants Union (AFSCME Local 1917.33) and the City of Madison Heights, Item 12, Tentative Agreement between the Municipal Employees Union (TPOAM) and the City of Madison Heights, and Item 13, Tentative Agreement between the Department of Public Services Field Union (TPOAM) and City of Madison Heights.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**Meeting Open To The Public**

Kevin Wright, resident and member of the HREC, stated it was great that the Festival in the Park returned yesterday and stated that DPS did an awesome job. Last weekend was Juneteenth and it was nice to have back to back celebrations. Juneteenth doubled last year's attendance and the event was paid for by grants and run by volunteers. He thanked all the event sponsors and gave a special thank you to Madison Heights Citizens United Board of Directors for working hundreds of hours to put Juneteenth together. He also thanked Council for attending; it was perfect weather and he is already looking forward to next year's event.

City Clerk Rottmann read a text message received from Michael Howard thanking everyone for coming out and supporting the Juneteenth and DPS for helping with the event. He noted that Madison Heights is the 61<sup>st</sup> largest city in Michigan and hosted the largest Juneteenth celebration in Metro Detroit.

**CM-22-210. Crystal Fox - Resignation from the Environmental Citizens Committee.**

Motion made by Councilor Rohrbach, Seconded by Councilman Fleming, to accept the resignation from Crystal Fox from the Environmental Citizens Committee and declare the seat vacant and send a certificate of appreciation.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright

**CM-22-211. Finance Director - FY 2022 Budget Amendments and FY 2023 Carryforwards.**

Motion made by Councilwoman Aaron, Seconded by Councilor Wright, to approve the FY 2022 Budget Amendments and FY 2023 Carryforward as attached.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-212. Resolution Opening Marihuana Application Period.**

Motion made by Mayor Pro Tem Bliss, Seconded by Councilor Rohrbach, to approve the Resolution which opens the Marihuana Application Period, as follows:

RESOLUTION ESTABLISHING ADDITIONAL APPLICATION  
PERIOD AND PROCESS REGARDING THE ISSUANCE OF  
MEDICAL MARIHUANA FACILITIES AND CO-LOCATED  
ADULT-USE MARIHUANA LICENSES

WHEREAS, on June 13, 2022, the City Council of the City of Madison Heights adopted ordinance 2181 adopting a new Code of Ordinances by amending Article XVI, Chapter 7, Section 7-308 of the City's Code of Ordinances, to amend scoring criteria for Medical Marihuana Facilities and Co-Located Adult-Use Marihuana Establishments, to protect the public health, safety and welfare; and

WHEREAS, Section 7-406(b) allows Council by Resolution to establish application periods for available licenses of Medical Marihuana Facilities and Co-Located Adult-Use Marihuana Establishments; and

WHEREAS, since obtaining a Medical Marihuana Facilities license is required for obtaining Adult-Use Marihuana Establishment licenses that must be operated on a co-located parcel within the City's designated "Green Zone," pursuant to Sections 7-308

and 7-408, the selection of licensees will be based on the requirements set forth in Sections 7-305, 7-307, and 7-308.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF MADISON HEIGHTS HEREBY RESOLVES:

1. The City Council shall declare the application period for any available Medical Marihuana Facilities and Co-Located Adult-Use Marihuana Establishments licenses to be open until August 12, 2022 at 11:00 a.m. The City shall only accept applications for co-located Adult-use and Medical Marihuana Licenses during this declared application period.
2. Applications shall be required in electronic format via flash drive, USB, or file hosting service such as dropbox providing triplicate data storage devices with fees of \$500 per license type applied for being paid at the time the application is submitted; fees may be waived based upon prior applications for same legal entity and principal owners.
3. Applications received after August 12, 2022 at 11:00 a.m. will not be accepted. Incomplete applications will not be considered.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilor Wright

Voting Nay: Councilman Soltis

Motion Carried 6-1.

**CM-22-213, Tentative Agreement between the Supervisors and Assistants Union (AFSCME Local 1917.33) and the City of Madison Heights.**

Motion made by Mayor Pro Tem Bliss, Seconded by Councilor Rohrbach, to approve the Tentative Agreement between the Supervisors and Assistants Union (AFSCME Local 1917.33) and the City of Madison Heights.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-214, Tentative Agreement between the Municipal Employees Union (TPOAM) and the City of Madison Heights.**

Motion made by Mayor Pro Tem Bliss, Seconded by Councilor Wright, to approve the Tentative Agreement between the Municipal Employees Union (TPOAM) and the City of Madison Heights.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-215, Tentative Agreement between the Department of Public Services Field Union (TPOAM) and City of Madison Heights.**

Motion made by Councilor Wright, Seconded by Councilor Rohrbach, to approve the Tentative Agreement between the Department of Public Services Field Union (TPOAM) and City of Madison Heights.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-216. Parcel Redevelopment Program (Bid Award).**

Motion made by Mayor Pro Tem Bliss, Seconded by Councilor Rohrbach, to award the Parcel Redevelopment program to HP Snap Investment for the purchased properties with an option to extend next year if tax foreclosure properties are available, pending final legal review of the contract and authorizing the City Manager to sign all related documents.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-217. Parcel Redevelopment Program (Properties).**

Motion by Mayor Pro Tem Bliss, Seconded by Councilman Fleming, to authorize the City to purchase from Oakland County the following foreclosed parcels for the minimum bid which includes delinquent taxes, interest and fees along with any maintenance cost incurred by the Oakland County Treasurer's Office and to sell these parcels to HP Snap in accordance with the Parcel Redevelopment Program:

Parcel	Address
25-12-280-021	1600 Oakland Drive
25-12-280-022	1600 Oakland Drive
25-12-280-023	1600 Oakland Drive
25-13-301-021	27741 Groveland Street
25-14-401-022	27847 Hampden Street
25-23-481-007	71 W Dallas Ave
25-24-102-007	26628 Groveland Street

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-218. Council Chambers Broadcast Equipment Improvements for Civic Center Complex Project.**

Motion made by Mayor Pro Tem Bliss, Seconded by Councilman Soltis, to approve a contract with Advanced Lighting and Sound for this project in the amount of \$18,797 as being in the best interest of the City.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-219. Ordinance 2183 - 2021 Property Maintenance Code - Second Reading.**

Motion made by Councilwoman Aaron, Seconded by Councilor Rohrbach, to adopt Ordinance No. 2183, 2021 Property Maintenance Code, on Second Reading, as follows:

ORDINANCE NO. 2183  
CITY OF MADISON HEIGHTS, OAKLAND COUNTY, MICHIGAN  
AMENDMENT TO THE CODE OF ORDINANCES

An ordinance to amend ordinance 571 being an ordinance codifying and adopting a new Code of Ordinances for the City of Madison Heights by amending Chapter 6, Article VII, to adopt a property maintenance code to insure the public health, safety, and welfare.

THE CITY OF MADISON HEIGHTS ORDAINS:

**Section 1.**

The existing sections 6-141 and 6-142 of Article VII of Chapter 6 of the Madison Heights Code of Ordinances are hereby repealed and the following new sections are hereby adopted to stand in their place:

ARTICLE VII. PROPERTY MAINTENANCE CODE  
DIVISION 1. GENERALLY

**Sec. 6-141. - Adoption.**

There is hereby adopted by reference the International Property Maintenance Code, 2021 Edition, as promulgated, published and approved by the International Code Council, Inc., together with all amendments, references and supplements are hereby

adopted by reference as if fully set forth herein except as otherwise set out in the Code of Ordinances; provided, that any provisions thereof are not in conflict of any provisions of this Code of Ordinances. The building official is designated as the enforcing agent to discharge the responsibilities and enforce the provisions of this code.

**Sec. 6-142. - Amendments, deletions and additions.**

The following sections and subsections of the International Property Maintenance Code, 2021 Edition, are hereby amended or deleted, and additional sections and subsections are added as hereinafter set forth. Subsequent section numbers used herein shall refer to the like numbered sections or subsections of the International Property Maintenance Code.

**THE REMAINDER OF THIS SECTION IS UNALTERED AND REMAINS IN FULL FORCE AND EFFECT AS IT WAS PRIOR TO THIS AMENDMENT.**

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-220. Ordinance 2186 - 2021 International Fire Code - Second Reading.**

Motion made by Councilwoman Aaron, Seconded by Councilor Wright, to adopt Ordinance No. 2186, 2021 International Fire Code on Second Reading, as follows:

ORDINANCE NO. 2186  
CITY OF MADISON HEIGHTS, OAKLAND COUNTY, MICHIGAN  
AMENDMENT TO THE CODE OF ORDINANCES

An Ordinance to amend Ordinance No. 571, being an Ordinance codifying and adopting a new Code of Ordinances for the City of Madison Heights by amending Chapter 12-26 and 12-27, of the Code of Ordinances to adopt by reference the 2021 Edition of the International Fire Code, including Appendix Chapters B,C,D,E, F and G, as published by the International Fire Code Council, to protect the public health, safety, welfare and property within the City of Madison Heights.

THE CITY OF MADISON HEIGHTS ORDAINS:

**Sec. 12-26. – Adoption of fire prevention code.**

A certain document, a copy of which is on file in the office of the City Clerk of the City of Madison Heights, being marked and designated as the 2021 Edition of the International Fire Code, including Appendix Chapters B, C, D, E, F, G, and H, as

published by the International Code Council, is hereby adopted by reference as the code of the City of Madison Heights for regulating and governing the safeguarding of life and property from fire and explosion hazards arising from the storage, handling and use of hazardous substances, materials and devices, and from conditions hazardous to life or property in the occupancy of buildings and premises in the City of Madison Heights and providing for the issuance of permits for fire suppression systems, fire alarm systems and other uses or operations; and each and all of the regulations, provisions, conditions and terms of such International Fire Code, 2021 Edition, published by the International Code Council, on file in the office of the City Clerk are hereby referred to, adopted and made a part hereof as if fully set forth in this chapter

**Sec. 12-27. - Amendments to the 2021 Edition of the International Fire Code.**

The following sections of the 2021 Edition of the International Fire Code are amended, deleted, supplemented, or additional sections added as follows:

**THE REMAINDER OF THIS SECTION IS UNALTERED AND REMAINS IN FULL FORCE AND EFFECT AS IT WAS PRIOR TO THIS AMENDMENT.**

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**CM-22-221. Regular City Council Minutes of June 13, 2022 and Special City Council Minutes of June 20, 2022.**

Motion made by Councilwoman Aaron, Seconded by Councilor Wright, to approve the Regular City Council Minutes of June 13, 2022 and Special City Council Minutes of June 20, 2022, as printed.

Voting Yea: Mayor Grafstein, Councilwoman Aaron, Mayor Pro Tem Bliss, Councilman Fleming, Councilor Rohrbach, Councilman Soltis, Councilor Wright  
Motion Carried.

**COUNCIL COMMENTS**

Councilwoman Aaron stated that the last three weekends in Madison Heights has been really busy and wants to give a big shout out for anyone who helped with any of these events, Pride Picnic, Juneteenth, and the Festival in the Park. She thanked Brooke Heisler for the great job that she did on the Festival in the Park event.

Mayor Pro Tem Bliss stated that he missed these great events due to a breakthrough COVID case. It was the first Festival in the Park that he has missed in his entire lifetime, but he will be back for the next one. He gave kudos to the Juneteenth event and Citizens United for their work on the event and commented that he was sad that he had to miss it, but he will be there next year.

Councilor Wright echoed the sentiments on the Festival in the Park, noting a superb job was done by DPS and Brooke Heisler on the event. He also stated that the Police did an awesome job and it made our city look fantastic. Many people from surrounding communities attended these events. He continued that Juneteenth was a great event and hats off to all those involved. He believes that it is important that the City stay involved in the Juneteenth event. Just remember to be kind, there are a lot of tough things going on in this world right now.

City Attorney Sherman had no comments this evening.

City Attorney Marsh had no comments this evening.

City Clerk Rottmann stated that absentee applications are available in the City Clerk's office. Voter ID cards were just mailed to all registered voters as required by law. This is due to redistricting and all the legislative numbers in Madison Heights changing. If you receive a card for someone who no longer lives at your residence, please notify our office. We are required by law to send out a card to anyone still registered. They may not have changed their voter registration address when they moved and this will help us initiate clarification of where they should be registered.

Councilor Rohrbach echoed the sentiments on the Festival in the Park. The Festival was an amazing event and very special thank everyone for their work, especially Brooke Heisler. The Juneteenth event was a powerful celebration and received positive praise - thank you for all the planning and work of Citizens United. The Pride Picnic was fantastic. Upcoming events include a Native Plant Sale, Book Sale, and Trail Tunes. Get your absentee ballot and plan on participating in our democracy. Do your research and see what you are voting on. After the overturning of Roe v Wade by the Supreme Court, many like me are feeling upset and frustrated and ready to take action. The biggest way we can take action is to vote for those that will support the values of the community in our State Legislature.

Councilman Fleming announced that the Crime Commission has a new chair, Martha Covert. The Crime Commission is inviting Attorney General Nessel to speak about consumer protection and fraud. This will be good information for all and once date is settled, an announcement will be made. July is Minority Mental Health Month and it is important to support all those that are suffering. He is hoping to partner with Oakland County on some future mental health programming.

Councilman Soltis stated that Martha Covert is an incredible asset to the community. He apologize to anyone he offended with his statement at the last meeting. He congratulated Sheriff Bouchard for obtaining the "2022 Michigan Sheriff of the Year" award from the Michigan Sherriff's Association.

Mayor Grafstein noted that the bulk of the events held in the City are organized and funded by private groups. If anyone wants to host here, please reach out. Civic Center Park is a great place to host an event and these events are great for the community, businesses and surrounding the communities as well. Mental Health month should be addressed every day, not just for a month. We need to be aware of mental health every day. The next City Council meeting is July 11th.

**CM-22-222. Adjournment.**

There being no further business, Mayor Grafstein adjourned the meeting at 8:08 p.m.

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Roslyn Grafstein  
Mayor

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Cheryl E. Rottmann  
City Clerk