

**PROPOSED MINUTES OF THE VIRTUAL & IN-PERSON
REGULAR MEETING OF THE HIGHLAND PARK CITY COUNCIL**

January 20, 2026

Council convened at 7:15 p.m. with Council President Pro Tem Robinson presiding.

Present: Councilman Ash-Shafii, Councilwoman Martin, Council Pro Tem Robinson. (3)

Absent: Councilwoman Manica and Council President Thomas (2).

A quorum being present, Council was declared in session.

APPROVAL OF AGENDA

Moved by Councilwoman Martin

Supported by Councilman Ash Shafii

To approve the agenda with the addition of Resolution 1-20-26 Requesting Online Publication of all full ordinances for public access. Yes (3), Nays (0), Absent (2).

Moved by Councilwoman Martin

Supported by Councilman Ash Shafii

To place the resolution under Council Affairs. Yeas (3), Nays (0), Absent (2)

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Moved by Councilwoman Manica

Support by Councilman Ash Shafii

To approve the minutes of the In-Person and Virtual Regular meeting held December 1, 2025. Yeas (3), Nays (0), Absent (2).

CITY ADMINISTRATOR:

V. 1-20-26

The following communication was received from the City Administrator.

Re: Notice of Intent and Reimbursement resolution 2026 Capital Improvement Bonds (limited Tax General Obligation)

Moved by Councilwoman Martin

Supported by Councilman Ash Shafii

Whereas, the City of Highland Park, County of Wayne, State of Michigan (the "City"), intends to issue and sell bonds in one or more series pursuant to Act 34, Public Acts of Michigan, 2001, as amended ("Act 34"), in an aggregate amount not to exceed Three Million Two Hundred Fifty Thousand Dollars (\$3,250,000) and in one or more series (the Bonds"), for the purpose of paying all or a part of the costs of acquiring, constructing, installing, repairing and improving certain capital improvements in the City, including but not limited to sewage disposal system collection system improvements consisting generally

of the (i) rehabilitation of approximately 15,984 linear feet of existing sanitary sewer by lining with cured-in-place sewer lining method and replacing approximately 6,066 linear feet of existing sanitary sewer lines, (ii) replacement, rehabilitation and repair of sanitary sewer manholes in multiple locations in the City, south of Ford Street and east of Hamilton Avenue; and (iii) cleaning and televising for various sewer segments throughout the City, together with all necessary interest in land, rights-of-way, appurtenances and attachments thereto (the "Project"); and

WHEREAS, the City has been advised by the Michigan Department of Environment, Great Lakes and Energy that financial assistance to accomplish the acquisition and construction of the Project is available through the Clean Water Revolving Fund ("CWRF") loan program administered by the Michigan Finance Authority; and

WHEREAS, the city has made application for participation in the CWRF loan program; and

WHEREAS, a notice of intent to issue the Bonds must be published before the issuance of the Bonds to comply with the requirements of Section 517 of Act 34' and

WHEREAS, to be reimbursed from proceeds of the Bonds, the city must state its intention to do so in advance;

NOW, THEREFORE, BE RESOLVED THAT:

1. The City Clerk is authorized and directed to publish a notice of intent to issue bonds in the Michigan Chronicle, a newspaper of general circulation in the city.

2. The notice of intent shall be published as a display advertisement not less than one quarter (1/4) page in size in substantially the form attached to this resolution as Exhibit A.

3. The City Council does hereby determine that the foregoing form of Notice of Intent to Issue Bonds and the manner of publication directed is the method best calculated to give notice to the City's electors and taxpayers residing in the boundaries of the City of the City's intent to issue the Bonds, the maximum amount of the Bonds, the purpose of the Bonds, the source of payment for the Bonds and the right of referendum relating thereto, and the newspaper named for publication is hereby determined to reach the largest number of persons to whom the notice is directed.

4. The City makes the following declarations for the purpose of complying with the reimbursement rules of Treas. Reg. 1.150-2 pursuant to the Internal Revenue Code of 1986, as amended:

(a) As of the date hereof, the City reasonably expects to reimburse itself for the expenditures described in (b) below with proceeds of debt to be incurred by the City.

(b) The expenditures described in this paragraph (b) are for the paying of the costs of the Project which were paid or will be paid subsequent to sixty (60) days prior to the date hereof from revenues of the sewage disposal supply system or the general funds of the City.

(c) The maximum principal amount of debt expected to be issued for the Project including issuance costs, is \$3,250,000.

5. The Mayor, City Administrator, City Clerk and Finance Director are authorized and directed to take other steps as necessary or convenient to carry out the purpose of this resolution.

6. The City Council hereby confirms the retention of Miller, Canfield, Paddock and Stone, P.L.C. ("Miller Canfield") as bond counsel in connection with the issuance of the Bonds. The fees of Miller Canfield shall be paid from the proceeds of the sale of the Bonds, or other money legally available therefor. The City has been advised that Miller Canfield has represented the Michigan Finance Authority in the past and may be representing the Michigan Finance Authority presently in connection with various unrelated matters and the City consents to the representation of the Michigan Finance Authority by Miller Canfield in connection with these unrelated matters.

7. The City hereby confirms the appointment of Robert W. Baird & Co., Incorporated, to act as its Municipal Advisor with respect to the Bonds. The fees of the Municipal Advisor shall be paid from the proceeds of the sale of the Bonds, or other money legally available therefor.

8. All resolutions and parts of resolutions insofar as they conflict with the provisions of this resolution and the same hereby are rescinded. Yeas (2), Nays (1) Councilman Ash Shafii, Absent (2).

30TH DISTRICT COURT:

VI-01-20-26

Moved by Council Pro Tem Robinson
Supported by Councilwoman Martin

Table the following resolution and hold a workshop on February 2, 2026. Council Pro Tem Robinson requested that the reports from 2023, 24 and 25 be submitted. Yeas (3), Nays (0), Absent (2).
Councilman Ash Shafii stated his decision doesn't reflect what he's going thru in the 30th District right now.

**RESOLUTION TO ACCEPT MICHIGAN INDIGENT DEFENSE FUND GRANT #E20260117-00
FROM THE STATE OF MICHIGAN**

WHEREAS, the State of Michigan, under the Michigan Indigent Defense Commission Act of 2013 (MCL 780.981 – 780.1003, requires minimum standards that are designed to ensure that the provision of indigent criminal defense services meet constitutional requirements for effective assistance of counsel; and

WHEREAS, the City of Highland Park applied to the Michigan Indigent Defense Commission (MIDC) for grants funds in order to implement the State-mandated requirements; and

WHEREAS, the City has received notification from the Michigan Indigent Defense Commission advising of its intent to award the amount of \$123,254.93 in order to fund implementation; and

WHEREAS, the city has a local match requirement of \$13,864.50 and now therefore,

BE IT RESOLVED, that the Highland Park City Council hereby authorizes the appropriate City officials to accept Michigan Indigent Defense Commission Grant#E20260117-00 in the amount of \$123,254.93 and to budget the appropriate revenue expenditure accounts in Fund 260 (indigent Defense Fund).

COMMUNITY DEVELOPMENT:

VII-a 1-20-26

Moved by Councilwoman Martin

Supported by Councilman Ash Shafii

****Councilman Ash Shafii wants to add a 6th WHEREAS containing amendments to the resolution.**

RESOLUTION TO APPROVE THE BARTLETT AND SECOND AVENUE REZONING TO M-UV (MIXED-USE URBAN VILLAGE DISTRICT) AND IRD (INDUSTRIAL REDEVELOPMENT DISTRICT)

WHEREAS, THE City of Highland Park Planning Department has received a request to rezone selected parcels located along Bartlett Street, Second Avenue, and Third Street from R-UV (Residential Urban Village District) to M-UV (Mixed-Use Urban Village District) and IRD (Industrial Redevelopment District); and

WHEREAS, the properties proposed for rezoning include:

To M-UV (Mixed-Use Urban Village District) 15120 3rd Street, 15841 2nd Avenue, 15840 2nd Avenue, and 15100 2nd Avenue;

To IRD (Industrial Redevelopment District); 52 Bartlett Street, 20 Sears (Second Rear Woodward) 15111 2nd Avenue, 15051 2nd Avenue, 15001 2nd Avenue and 15004 3rd Street; and

WHEREAS, the Planning Commission held a duly noticed public meeting on October 8, 2025, to review the proposed Zoning Map Amendments, found them to be consistent with the Highland Park Master Plan and determined that they further the City's goals of fostering employment, mixed-use development, and economic diversification; and

WHEREAS, the proposed rezonings will promote investment and redevelopment consistent with the intent of the m-UV and IRD districts, providing flexibility for commercial, residential, and light industrial uses; and

WHEREAS, following public hearing and staff review, the Planning Commission voted to recommend that the City Council approve the rezoning requests.

WHEREAS, certain use are not permitted in any zoning districts included by Special Land Use correctional facilities, detention facilities, incarnation facilities, holding facilities or any facility use for the confinement or detention of individuals by a governmental or private entity including but not limited to, Federal, State, County or immigration related detention shall be prohibited in all zones districts within the City of Highland Park public facilities and institution use shall not include correction facilities, detention facilities, incarnation facilities or centers or facilities primarily designated for secure confinement or restriction detention of persons Special Land Use approval shall not be granted for any use that involves detention, incarnation or confinement of individuals regardless of the zoning district in which such use is proposed notwithstanding any other provision of this ordinance detention or correctional facilities should not be permitted either by right or by Special Land Use within the Mix-Use Urban Village District of the Industrial Redevelopment District IRD this is my propose language for tonight.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Highland Park hereby approves the rezoning of the above-referenced parcels from R-UV (Residential Urban Village District) to M-UV (Mixed-Use Urban Village District) as legally described in the accompanying planning documents with the amendments. Yeas (3), Nays (0), Absent (2)

VII-b
1-20-26

Moved by Councilman Ash Shafii
Supported by Council Pro Tem Robinson

***Councilman Ash Shafii added amendments to the resolution**

**RESOLUTION TO APPROVE THE OAKMAN AND DORIS AVENUE REZONING TO U-UV
(MIXED-USE URBAN VILLAGE DISTRICT)**

WHEREAS, the City of Highland Park Planning Department has received a request to rezone multiple parcels along Oakman Boulevard and Doris Avenue, currently zoned R-UV (Residential Urban Village District,) to M-UV (mixed-Use Urban Village District); and

WHEREAS, the proposed rezoning includes, but is not limited to, the following addresses:

Oakman Boulevard: 121,115,85,75,71,65,55,54,43,41,39,33,29,25,24,21,19,16, and 15 Oakman, including parcels 43-010-02-0013-000, 43-010-02-0012-000, 43-010-02-0011-000 and 43-010-02-0010-000;

Doris Avenue: 15-59 (odd) and 14-56 (even) Doris Avenue and 14416 Lincoln Street; and

WHEREAS, the Planning Commission held a duly noticed public meeting on October 8, 2025 to consider the rezoning request, received public comment, and reviewed the proposal for consistency with the City of Highland Park Master Plan and Future Land Use Map; and

WHEREAS, the planning Department found that the proposed rezoning supports the City's economic development goals, promotes mixed-use and infill development, and enhances opportunities for small business, residential, and commercial investment; and

WHEREAS, the planning Commission voted to recommend approval of the rezoning to the City Council;

WHEREAS, certain use are not permitted in any zoning districts included by Special Land Use correctional facilities, detention facilities, incarnation facilities, holding facilities or any facility use for the confinement or detention of individuals by a governmental or private entity including but not limited to, Federal, State, County or immigration related detention shall be prohibited in all zones districts within the City of Highland Park public facilities and institution use shall not include correction facilities, detention facilities, incarnation facilities or centers or facilities primarily designated for secure confinement or restriction detention of persons Special Land Use approval shall not be granted for any use that involves detention, incarnation or confinement of individuals regardless of the zoning district in which such use is proposed notwithstanding any other provision of this ordinance detention or correctional facilities should not be permitted either by right or by Special Land Use within the Mix-Use

Urban Village District of the Industrial Redevelopment District IRD this is my propose language for tonight.

NOW, THEREFORE, BE IT RESOLVED, that the City Council of the City of Highland Park hereby approves the rezoning of the above-referenced parcels from R-UV (Residential Urban Village District) to M-UV (Mixed-Use Urban Village District) as legally described in the accompanying planning documents with the amendments. Yeas (2), Nays (1) Councilwoman Martin, Absent (2).

VII-c
1-20-26

Moved by Council Pro Tem Robinson
Supported by Councilman Ash Shafii

Table the following resolution and hold a Workshop on February 2, 2026. Yeas (3), Nays (0), Absent (2).

**RESOLUTION TO ADOPT THE HIGHLAND PARK ECONOMIC DEVELOPMENT
STRATEGY PLAN DOCUMENT**

WHEREAS, the City of Highland Park has prepared the Highland Park Economic Development Strategy (EDS) as comprehensive policy framework to guide the city's economic growth, business development, and community revitalization efforts over the next five years; and

WHEREAS, the State of Michigan Treasury and the State Land Bank grant funded Economic Development Strategy establishes a long-term vision for sustainable and inclusive economic growth by aligning local objectives with regional and state-level opportunities, emphasizing collaboration, innovation, and equitable investment; and

WHEREAS, the Highland Park Economic Development Strategy was developed through an extensive planning process led by the Highland Park Economic Development Department, incorporating data analysis, stakeholder engagement, and public participation to ensure the strategy reflects community priorities and values; and

WHEREAS, the Planning Commission meeting was held on December 10, 2025, to review and consider the Highland Park Economic Development Strategy, and following discussion and review, voted to recommend adoption of the plan to the City Council; and

WHEREAS, adoption of the Highland Park Economic Development Strategy will provide a framework for guiding economic development initiatives, attracting investment, supporting existing businesses, improving public spaces and enhancing the overall quality of life for Highland Park residents; and

WHEREAS, the Economic Development Strategy aligns with the MEDC Redevelopment Ready Community criteria, the City's Master Plan and reinforces Highland Park's commitment to equitable growth, fiscal sustainability, and community-driven revitalization.

NOW THEREFORE BE IT RESOLVED, that the City Council of the City of Highland Park hereby adopts the Highland Park Economic Development Strategy (EDS) as the policy guide for the city's economic development activities and related planning initiatives; and

BE IT FURTHER RESOLVED, THAT THE City staff and the Economic Development Department are directed to use the EDS to inform decision-making, pursue funding and partnership opportunities, and monitor implementation progress.

ENGINEERING DEPT:

VIII. 1-20-26

Moved by Councilman Ash Shafii

Supported by Council Pro Tem Robinson

RESOLUTION TO ACCEPT WAYNE COUNTY ANNUAL MAINTENANCE PERMIT A-26-58, ANNUAL
PAVEMENT RESTORATION PERMIT A-26113 AND ANNUAL PERMIT FOR SPECIAL EVENTS A-26146
AS REQUESTED BY THE CITY ENGINEERING DEPARTMENT

Whereas, City of Highland Park (hereinafter the ("Community") periodically applies to the County of Wayne Department of Public Service, Engineering Division Permit Office (hereinafter the County) for permits to conduct emergency repairs, annual maintenance work, and for other purposes on local and County road located entirely within the boundaries of the Community, as needed from time to time to maintain the roads in condition reasonably safe and convenient for public travel; and

WHEREAS, PURSUANT TO Act 51 of 1951, being MCL 247.651 et seq., the County permits and regulates such activities noted above and related to temporary road closures; and

NOW THEREFORE BE IT RESOLVED, IN CONSIDERATION OF THE County granting such permit (hereinafter the "Permit") the Community agrees and resolved that:

Any work performed for the Community by a contractor or subcontractor will be solely as a contractor for the Community and not as a contractor or agent of the County. Any claims by any contractor or subcontractor will be the sole responsibility of the Community. The County shall not be subject to any obligations or liabilities by vendors and contractors of the COMMUNITY, OR THEIR SUBCONTRACTORS.

The Community shall take no unlawful action or conduct, which arises either directly or indirectly out of its obligations, responsibilities, and duties under the Permit which results in claims being asserted against or judgment being imposed against the County, and all officers' agents and employees thereof pursuant to a maintenance contract. In the event that same occurs, for the purpose of the permit, it will be considered a breach of the permit thereby giving the County a right to seek and obtain any necessary relief or remedy, including, but not by way of limitations, a judgement for money damages;

With respect to any activities authorized by Permit, when the Community requires insurance on its own or its contractor's behalf, it shall also require that such policy include as named insured the County of Wayne and all officers, agents and employee thereof.

The incorporation by the County of this Resolution as part of a permit does not prevent the County from requiring additional performance security or insurance before issuance of a Permit.

This Resolution stipulates that the requesting Community shall, at no expense to Wayne County, provide necessary police supervision, establish detours and post all necessary signs and other traffic controls devices in accordance with the Michigan Manual of Uniform Traffic Control Devices.

This Resolution stipulated that the requesting Community shall assume full responsibility for the cost of repairing damage done to the County Road during the period of road closure or partial closure.

This Resolution shall continue in force from the date of execution until cancelled by the community or the County with no less than thirty (30) days prior written notice to the other party. It will not be cancelled or otherwise terminated by the Community with regard to any Permit which has already been issued or activity which has already been undertaken.

The Community stipulates that it agrees to the terms of the County of Wayne permit at the time of permit is signed by the Community's authorized representative.

BE IT FURTHER RESOLVED, that the following individual is authorized in their official capacity as the Community's authorized representative to sign and so bind the Community to the provisions of any and all permits applied for to the County of Wayne, Department of Public Services Engineering Division Permit Office for necessary permits from time to time to work within County rod right-of-way or local roads on behalf of the Community. Yeas (3), Nays (0), Absent (2).

COUNCIL AFFAIRS:

IX. 1-20-26

Moved by Councilman Ash Shafii
Supported by Councilwoman Martin

RESOLUTION 1/20/2026

The Requesting Online Publication of All full Ordinances for Public Access

WHEREAS, the citizens of Highland Park have the right to know and understand the laws and ordinances they are governed by in the city where they live and work.

WHEREAS, the City Council of Highland Park recognizes that transparency and accountability are important and essential for public trust and that the city website having posted only 17 ordinances, representing a mere fraction of the total amount, does not meet that standard;

WHEREAS many ordinances of the City do not have their full legal text readily available and are currently enforced through administrative processes (forms, application, etc.) which deny citizens access and understanding of the enforced rules and regulations.

WHEREAS, various Special Events are continually held within the city, without the proper ordinance posted, organizers, residents/visitors cannot effectively plan for their own interests;

WHEREAS, it is the duty of all City officials, including the Mayor to uphold the rights of citizens and to ensure that ordinances are published and accessible.

WHEREAS, failure to publish ordinances publicly undermines due process, creates confusion, and risks the unlawful enforcement of regulations leading to unnecessary lawsuits.

WHEREAS, the City Council has the affirmative responsibility to proactively implement and make legislative decisions for good government, public peace, health, safety, and prosperity for the citizens of Highland Park.

NOW THEREFORE BE IT RESOLVED, that

1. The Highland Park City Council requests that the Mayor proactively provide full transparency in all matters of law and regulations so that the citizens of Highland Park can hold any institutions of government and the administration of the city accountable.

2. The Highland Park City Council requests that the Mayor publish all City ordinances in full online, including any ordinances currently enforced or scheduled for enforcement.

3. Publication shall be done in a manner that is complete, searchable, printable, and clearly indexed by chapter and section on the city's official website. (<https://www.highlandparkmi.gov/how-do-i-look-up/ordinances>) and or via Municode;

4. The City Council explicitly asserts the rights of Highland Park citizens to know the full content of any ordinance before it is enforced against them, and any failure by the Mayor to comply will be noted in the public record as a denial of transparency and a violation of citizens' rights;

5. The Council urges the Mayor to recognize that full publication of ordinance is a duty to the citizens, and that continued withholding of the full ordinances is as an actionable failure of government accountability and a willful neglect of duty.

BE IT FURTHER RESOLVED, that a copy of this resolution be distributed to the Mayor and the City Clerk and made available on the City website immediately so that citizens can be informed of this request for transparency. Yeas (3), Nays (0), Absent (2).

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Moved by Councilman Ash Shafii

Supported by Councilwoman Martin

Councilman Ash Shafii reconsidered his vote (Nay) on the Notice of Intent and Reimbursement resolution 2026 Capital Improvement Bonds (Limited Tax General Obligation). Councilman Ash Shafii voted Yes. Resolution passed. Yes (3), Nays (0), Absent (2).

ADJOURNMENT:

Moved by Councilman Ash Shafii

Supported by Councilwoman Martin

Motion carried, meeting adjourned at 8:54 p.m.