

**MINUTES OF THE
VIRTUAL REGULAR MEETING OF THE HIGHLAND PARK CITY COUNCIL
FEBRUARY 1, 2021**

Council convened at 7:02 p.m. with Council President Clyburn presiding.

Present: Council Pro Tem Patrick remotely from Highland Park, MI; Councilmember Jackson remotely from Highland Park, MI; Councilmember Bates remotely from Highland Park, MI; Councilmember Armstrong remotely from Highland Park, MI and Council President Clyburn remotely from Highland Park, MI (5).

Absent: (0).

A quorum being present, Council was declared in session.

APPROVAL OF AGENDA

Moved by Council Pro Tem Patrick
Supported by Councilmember Bates

To approve the agenda with the removal of item VIb from City Council and a revision of the resolution regarding zoning designation for Hamilton Corridor/Greystone Project. Yeas (5), Nays (0), Absent (0).

APPROVAL OF MINUTES

Moved by Councilmember Armstrong
Supported by Councilmember Jackson

To approve the minutes of the Virtual Workshop meeting held December 21, 2020. Yeas (5), Nays (0), Absent (0).

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Moved by Councilmember Bates
Supported by Councilmember Armstrong

To approve the minutes of the Virtual Workshop meeting held January 19, 2021. Yeas (5), Nays (0), Absent (0).

Moved by Councilmember Bates
Supported by Councilmember Jackson

To approve the minutes of the Virtual Regular meeting held January 19, 2021. Yeas (5), Nays (0), Absent (0).

CITY ADMINISTRATOR
02-01-21 V

The following resolution was submitted for approval.

RESOLUTION TO APPROVE ENGAGEMENT OF MILLER CANFIELD TO REPRESENT THE CITY IN THE ESTABLISHMENT OF A BROWNFIELD REDEVELOPMENT AUTHORITY

Moved by Council Pro Tem Patrick
Supported by Councilmember Bates

WHEREAS, the City of Highland Park seeks to establish a brownfield redevelopment authority; and

WHEREAS, the City seeks to hire Miller Canfield to represent the City in connection with the establishments of a Brownfield redevelopment authority, the approval of Brownfield plans by the authority, and the negotiation and drafting of related documents for certain developments within the City; and

WHEREAS, Miller Canfield will charge the City at a blended hourly rate of \$295 per hour.

NOW, THEREFORE, BE IT RESOLVED, that the City Council approve the engagement of Miller Canfield to represent the City in the establishment of a Brownfield redevelopment authority in accordance with the provisions of the attached engagement letter and Standard Terms of Agreement. Yeas (5), Nays (0), Absent (0).

CITY COUNCIL
02-01-21 VI

The following resolution was submitted for approval.

**HIGHLAND PARK CITY COUNCIL RESOLUTION EXECUTING THE CITY
CHARTER MANDATE FROM CHAPTER 4: OFFICERS; SECTION 4-13 TO
HOLD A SPECIAL ELECTION FOR THE DISTRICT 1 CITY COUNCIL SEAT ON
TUESDAY, AUGUST 3, 2021**

Moved by Council Pro Tem Patrick
Supported by Councilmember Armstrong

WHEREAS, the Highland Park City Charter governs, guides and mandates the City government of the City of Highland Park, **and**

WHEREAS, unfortunately, the Highland Park City Council lost one of its Elected Councilmembers due to the untimely passing of District 1 representative, Councilwoman Norma Lewis in September of 2020, **and**

WHEREAS, the Highland Park City Council executed the mandate spelled out in the City Charter to appoint the ‘next highest vote recipient’ to occupy the District 1 vacancy left by her passing, **and**

WHEREAS, the Highland Park City Council must, by City Charter, provide a ‘Special Election’ for the residents in District 1 to select its representative through the election process, **and**

WHEREAS, the Highland Park City Council is lawfully bound to follow and uphold the Highland Park City Charter, **NOW**,

THEREFORE, BE IT RESOLVED THAT, that the Highland Park City Council hereby requests that the Highland Park City Clerk conduct a Special Election to be held on Tuesday, August 3, 2021 to allow the residents of District 1 to vote for its Highland Park City Council representation. Yeas (5), Nays (0), Absent (0).

**COMMUNITY DEVELOPMENT
02-01-21 VII a**

The following resolution was submitted for approval.

**RESOLUTION TO GRANT ZONING DESIGNATION TO ESTABLISH
AN INDUSTRIAL DEVELOPMENT DISTRICT
FOR HYUNDAI MOBIS NORTH AMERICA**

Moved by Councilmember Bates
Supported by Councilmember Jackson

WHEREAS, on January 20, 2021, a Public Hearing was held by the City of Highland Park Planning Commission wherein a formal request was made by Hyundai Mobis North

America ("Mobis"), that an Industrial Development District ("IDD") be established within the footprint known as Oakland Park Business District

WHEREAS, Oakland Park Business District had previously received a recommendation from the Highland Park Planning Commission for a final Site Plan Approval, subject to the terms and conditions set forth by the Highland Park City Council; and

WHEREAS, the Highland Park Planning Commission recommends that the zoning designation be granted and in compliance with the Highland Park Zoning Ordinance.

NOW, THEREFORE, BE IT RESOLVED, that the City Council approve the rezoning request by the Highland Park Planning Commission to establish an IDD for Hyundai Mobis North America within the Oakland Park Business District. Yeas (5), Nays (0), Absent (0).

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02-01-21 VII b

The following resolution was submitted for approval.

RESOLUTION TO CHANGE ZONING DESIGNATION FROM URBAN VILLAGE RESIDENTIAL ("R-UV") AND URBAN VILLAGE MIXED USE ("M-UV") TO INDUSTRIAL RESEARCH DEVELOPMENT ("IRD") FOR HAMILTON CORRIDOR/GREYSTONE PROJECT

Moved by Council Pro Tem Patrick

Supported by Councilmember Jackson

WHEREAS, on January 20, 2021, a Public Hearing was held by the City of Highland Park Planning Commission wherein a formal request (as revised) was made by Hamilton Corridor, LLC, that the footprint known as the Hamilton Corridor/Greystone Project be rezoned from its current status of Urban Village Residential ("R-UV") and Urban Village Mixed Use ("M-UV"), to Industrial, Research, and Development ("IRD").

WHEREAS, Hamilton Corridor, LLC, had previously received a recommendation from the Highland Park Planning Commission for Conditional Site Plan Approval, subject to the terms and conditions set forth by the Highland Park City Council; and

WHEREAS, the Highland Park Planning Commission recommends that the Footprint be rezoned and in compliance with the Highland Park Zoning Ordinance.

NOW, THEREFORE, BE IT RESOLVED, that the City Council approve the rezoning request by the Highland Park Planning Commission to establish zoning designation of "IRD" for Hamilton Corridor, LLC "R-UV" and "M-UV". Yeas (5), Nays (0), Absent (0).

02-01-21 VII c

The following resolution was submitted for approval.

RESOLUTION APPROVING THE APPOINTMENT OF HISTORIC DISTRICT COMMISSIONERS

Moved by Council Pro Tem Patrick
Supported by Councilmember Bates

WHEREAS, Frank Ross resigned as Chair of the Highland Park Historic District Commission and recommended Commissioner Anne Zobel to fill the vacancy; and

WHEREAS, Commissioner Alexis Williams passed away in February 2020, which created an additional vacancy; and

WHEREAS, the terms of Commissioner Vice Chair Anne Zobel and Commissioner Secretary Jeffrey Harris' expired in June 2020.

NOW THEREFORE BE IT RESOLVED that City Council approve the appointment of Malika Pryor to fill the seat of Alexis Williams, the appointment will expire June, 2021.

BE IT FURTHER RESOLVED that the appointments of Anne Zobel and Jeffrey Harris be extended to June 30, 2023. Anne Zobel filling the position created by the resignation of Chairman Frank Ross. Yeas (5), Nays (0), Absent (0).

**30th DISTRICT COURT
02-01-21 VIII**

The following resolution was submitted for approval.

RESOLUTION TO APPROVE ACCEPTANCE OF THE 20-21 MENTAL HEALTH COURT GRANT

Moved by Councilmember Bates
Supported by Council Pro Tem Patrick

WHEREAS, the State of Michigan created the mental health court statute in December 2013. The statute provides authority for the trial courts to develop and operate mental health courts statewide. Specifically, MCL 600.1090(e)(ii) guides courts in program implementation by adhering to the *Essential Elements of a Mental Health Court*; and

WHEREAS, there is a need to continue the program that gives intensive services to those with mental health issues, as approximately 20% of nonviolent misdemeanants have been diagnosed with a mental health illness, serious emotional disturbance or a developmental

disability; and

WHEREAS, the 30th District Court has received notification from the Michigan Supreme Court, State Court Administrative Office, advising of its intent to reimburse the amount of \$41,000.00 in order to fund implementation of the mental health docket for the 2020-2021 fiscal year.

NOW, THEREFORE, BE IT FINALLY RESOLVED, that the Highland Park City Council hereby authorizes appropriate City officials to do all things necessary to accept the 2021 Mental Health Court Grant in the amount of \$41,000.00, to amend the adopted 2020-21 budget (Grant Code SMHC-MENT-21), and to appropriate funds in all future fiscal years that funds remain available from the grantor to the 30th District Court. Yeas (5), Nays (0), Absent (0).

**WATER/ENGINEERING
02-01-21 IX a**

The following resolution was submitted for approval.

A RESOLUTION AUTHORIZING THE DEPARTMENT OF ENVIRONMENT, GREAT LAKES, AND ENERGY (EGLE) AND METRO CONSULTING ASSOCIATES (MCA) TO CONDUCT THE EGLE WATER LEAK PILOT PROGRAM AS PART OF PUBLIC NO: 0116 OF 2020

Moved by Council Pro Tem Patrick
Supported by Councilmember Jackson

WHEREAS, Metro Consulting Associates (MCA) is currently contracted to perform services as Directors of the Highland Park Water Department and Billing, Operations & Maintenance services; and

WHEREAS, MCA was contacted directly by the Department of Environment, Great Lakes, and Energy and the Office of the Clean Water Public Advocate (OCWPA) independent of the Highland Park Water Department to establish a leak pilot program that would be eventually utilized statewide; and

WHEREAS, MCA assisted EGLE and the OCWPA with the selection of the City of Highland Park based on its long-standing relationship, as well as the City of Benton Harbor, due to similarities with the City of Highland Park as it relates to the water infrastructure and other financial considerations; and

WHEREAS, MCA shall enter into a separate financial agreement with EGLE to implement the Water Leak Pilot program only, with assistance from additional program partners selected by EGLE: The Highland Park Human Rights Coalition, the University of Michigan Water Center, Safe Water Engineering, and Benkari Plumbing; and

WHEREAS, the EGLE Water Leak Pilot program consists of reducing water and energy waste and the financial burden associated with water leaks for the customer, while looking at the water-energy nexus (the relationship between water used for energy production). The EGLE Water Leak Pilot shall provide education related to leaks and energy conservation and provide funding to support premise plumbing repairs in approximately 100 single-family homes each in the City of Highland Park and the City of Benton Harbor; and

WHEREAS, the City of Highland Park and the Highland Park Water Department shall be burdened by cost associated with the EGLE Water Leak Pilot Program based on the attached Memorandum of Understanding (MOU); and

WHEREAS, MCA has designated staff generally not associated with the Highland Park Water Department day to day activities to implement the EGLE Water Leak Pilot program per the MOU; and

WHEREAS, EGLE shall indemnify the City of Highland Park with the EGLE Water Leak Pilot Program based on the MOU; and

WHEREAS, the EGLE Water Leak Pilot Program shall not interfere with the Highland Park Water Department daily duties and responsibilities; and

BE IT RESOLVED, the Highland Park City Council APPROVES The Department of Environment, Great Lakes, And Energy and Metro Consulting Associates to conduct the EGLE Water Leak Pilot Program, agreement attached to this resolution. Yeas (5), Nays (0), Absent (0).

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02-01-21 IX b

The following resolution was submitted for approval.

A RESOLUTION TO APPROVE THE ADVERTISEMENT FOR REQUESTING PROPOSALS FOR ADMINISTERING THE HIGHLAND PARK CROSS CONNECTION CONTROL AND BACKFLOW PREVENTION PROGRAM

Moved by Council Pro Tem Patrick
Supported by Councilmember Jackson

WHEREAS, City Council has the responsibility for approving contracts under Chapter 14 of the Highland Park City Charter; and

WHEREAS, pursuant to chapter 1440 of the City Code of Ordinances, it is the responsibility of the City of Highland Park to approve and control the Cross Connection Control Plan and Backflow Prevention Program; and

WHEREAS, it is necessary for the City of Highland Park Water Department to continue to address items identified in the 2016 MDEQ (EGLE) Violations Notice and Administrative Consent Order; and

WHEREAS, the City of Highland Park previously received a Significant Deficiency Violation Notice from EGLE on April 11, 2016 regarding the existing water infrastructure; and

WHEREAS, it is the intent of the Water Department Director that the City of Highland Park shall adhere to all standards and regulation in accordance with the Cross Connection Control Plan and Backflow Prevention Program and EGLE; and

BE IT RESOLVED, the City of Highland Park City Council approves the advertisement for requesting proposals for administering the Highland Park Cross Connection Control Plan and Backflow Prevention Program. Yeas (5), Nays (0), Absent (0).

ADJOURNMENT

Moved by Council Pro Tem Patrick
Supported by Councilmember Jackson

To adjourn the meeting, motion carried, meeting adjourned at 7:52 p.m.

CERTIFICATE

I hereby certify that the attached is a copy of the minutes of the Virtual Regular Meeting held the 1st day of February 2021 and that said minutes are available for public inspection at the address designated on the posted public notice.



Cidia Wicker-Brown, Deputy City Clerk