

**MINUTES OF THE TWO THOUSAND FOURTEENTH REGULAR
MEETING APRIL 14, 2025**

On April 14, 2025, the above meeting was held at the City Hall, 33000 Civic Center Drive, Livonia, Michigan, and was called to order by the President of the Council at 7:03 p.m. Councilmember Scheel led the meeting with the Pledge of Allegiance.

Roll was called with the following result: Lynda Scheel, Scott Morgan, Laura Toy, Rob Donovic, Martha Ptashnik, and Brandon McCullough. Absent: Carrie Budzinski.

Elected and appointed officials present: Carter Fisher, City Attorney; Lori L. Miller, City Clerk; Mark Taormina, Planning and Economic Development Director; Sara Kasproicz, Program Supervisor of Council Office; and Todd Zilincik, City Engineer.

On a motion by Councilmember Toy, supported by Vice President Ptashnik, and unanimously adopted, it was:

#100-25 RESOLVED, that the Minutes of the 2013th Regular Meeting of the Council held March 31, 2025 are approved as presented.

Senator Dayna Polehanki, will have a Town Hall on Monday, April 21st in Canton at 5:00pm. There will be a Senior Summit on Friday, May 16th at 11:00am at the Costick Activities Center. Senator Polehanki spoke about the Earned Income Tax Credit, the changes made to unemployment, and the changes to unemployment/earned sick time.

During Audience Communication, Cindy Fleming, Seedlings Braille Books for Children, noted that Seedlings is having an open house on May 8th at 5pm with refreshments.

Ellen Dorman, 17211 Mayfield, spoke about how she was here last meeting and expressed her concern against the elderly homes near her house.

Deb Christiansen, Livonia Resident, asked about upcoming plans for Livonia's Pride Month.

Greg Ralko, Golfridge Villa, expressed his concern of the upcoming appeal of a rezoning denial by Rite Aid and Sheetz. Secondly, reiterated the need to limit new gas stations in Livonia.

Steve King, 33950 Coventry, asked the City to take the problem of dead and dying trees seriously. He then expressed his opinion on the upcoming millage being disingenuous.

Frank Youvon, 38509 Elsie St., inquired if the property Noble Library resides on has been sold.

Christopher Martin, Livonia resident, asked for anybody that is running for City Council to attend and participate in meetings and expressed his opposition to the upcoming millage.

John Schafer, 15638 Brookfield, gave his opinion opposing multi-family housing that has been proposed lately. Secondly, questioned whether or not the City still has generators for the streetlights.

President McCullough announced New Data for Agenda items 7-9.

President McCullough wished Vice President Ptashnik and Judge James J. Jolly a happy early birthday.

Vice President Ptashnik addressed the condition of 7 Mile Road. There will be a project this summer to fix the road. Vice President Ptashnik addressed the creek bridge on Wayne Road receiving additional signage letting residents know the nearby businesses are still open. Vice President Ptashnik announced Livonia's Pride Day will be on June 21st from 11-2pm at Schoolcraft. Lastly, regarding the limiting of gas stations, there was an ordinance that was recently passed limiting the number of gas stations per intersection.

Councilmember Donovic gave his condolences regarding the recent passing of a Livonia resident's family member. Secondly, the street light outage was fixed with the cooperation of DTE and the Department of Public Works. Councilmember Donovic addressed the concern on group homes, notifying the audience that the City does not have jurisdiction over group homes. Lastly, regarding Sheetz and their upcoming zoning denial appeal, Councilmember Donovic stated petitioners have the right to appeal or seek relief.

Councilmember Morgan notified residents the property that the Noble Library resides has not been sold. Councilmember Morgan announced Jerry Sabo as a retiree that has been with the City for forty-seven years.

Councilmember Toy gave an update report on former Councilmember Joe Laura, he is doing much better and is currently located at the VA Hospital. Councilmember Toy suggested contacting State Representatives regarding group homes.

President McCullough announced an Easter egg hunt on Saturday at Rotary Park.

Councilmember Donovic notified the audience that Council has to approve the sale of land. Therefore, it would be something residents would be aware of.

Councilmember Morgan assured residents that the City does in fact have generators that do get used for street lighting when they are needed.

On a motion by Councilmember Morgan, supported by Councilmember Donovic, it was:

#101-25 RESOLVED, that having considered the report and recommendation of the Assistant Director of Public Works, dated March 12, 2025, which bears the signatures of the Director of Public Works and the Director of Finance, and is approved for submission by the Mayor, the Council does hereby accept the quote of Vacuum Truck Rentals, 13075 Newburgh Rd., Livonia, MI 48150 for performing all necessary emergency repairs to the 2021 Vactor truck (#342), including repair to the boom extend/retract cylinder and the swivel for the front hose reel extender, in a total amount not to exceed \$24,492.20; FURTHER, the Council does hereby authorize an appropriation and expenditure in an amount not to exceed \$24,492.20 from funds budgeted in Account No. 592-559-939-000 for this purpose; FURTHER, the Council does hereby authorize the action herein without competitive bidding in accordance with Section 3.04.140.E.1 of the Livonia Code of Ordinances, as amended.

#102-25 RESOLVED, that having considered the report and recommendation of the Assistant Director of Public Works, dated March 12, 2025, which bears the signatures of the Director Public Works and the Director of Finance, and is approved for submission by the Mayor, the Council does hereby authorize the purchase of one (1) Sewer Line Rapid Assessment Tool (SL-RAT) from Infosense Inc., 8116 S. Tryon St., Suite B3-203, Charlotte, NC 28273, in an amount not to exceed \$35,475.00, to be utilized by the Sewer Department for sewer inspection assessment; FURTHER, the Council does hereby authorize an expenditure in an amount not to exceed \$35,475.00 from funds budgeted in Account No. 592-559-971-000 (Capital Outlay \$16,032.13/Ford Donation

\$19,442.87) for this purpose; FURTHER, the Council does hereby determine to authorize the said purchase without competitive bidding in accordance with the provisions set forth in Section 3.04.140.E.3 of the Livonia Code of Ordinances, as amended, for the reason that InfoSense Inc. is a sole source supplier of the Sewer Line Rapid Assessment Tool (SL-RAT) and no advantage would result from requiring competitive bidding.

#103-25 RESOLVED, that having considered a communication from the Assistant Director of Public Works, dated March 13, 2025, which bears the signatures of the Director of Public Works and the Director of Finance, and is approved for submission by the Mayor, and which sets forth Council Resolution 198-22, adopted on June 27, 2022, the Council does hereby approve a two-year extension of the existing contract, with no increase in pricing, with D'Angelo Brothers, Inc., 30750 Eight Mile Road, Farmington Hills, MI 48336, for performing all work required in connection with water main taps and service connections, 3/4" to 2", at various locations throughout the city, as well as emergency water and sewer repairs, at the unit prices bid, for a period of two years, commencing July 1, 2025 through July 1, 2027, in an annual amount not to exceed \$375,000.00; FURTHER, the Council does hereby authorize an appropriation and expenditure in an annual amount not to exceed \$375,000.00 from funds budgeted in Account Nos. 592-158-000 and 592-158-023 for this purpose; FURTHER, the Council does hereby authorize the action herein without competitive bidding for the reasons indicated in the aforesaid communication, and such action is taken in accordance with Section 3.04.140.E.3 of the Livonia Code of Ordinances, as amended, and the Mayor and City Clerk are hereby authorized for and on behalf of the City of Livonia to execute a contract extension with the aforesaid company and to do all other things necessary or incidental to the full performance of this resolution.

#104-25 RESOLVED, that having considered a communication from the Assistant City Engineer, dated March 17, 2025, which bears the signatures of the Library Director, the Director of Housing, the Finance Director and the City Attorney, and is approved for submission by the Mayor, and subsequent communications from the Library Director, dated March 26, 2025, and from the Mayor, dated March 28, 2025, the Council does hereby refer this item to the Capital Outlay and Infrastructure Committee for further discussion and recommendation.

A roll call vote was taken on the foregoing resolutions with the following result:

AYES: Scheel, Morgan, Toy, Donovic, Ptashnik,
and McCullough.

NAYES: None.

Councilmember Donovic reported on the Capital Outlay and Infrastructure meetings held March 12 and April 2, 2025, re: the subject matter of the planning, design and construction of the new Civic Center Campus. (CR 330-24) Item will remain in Committee.

John Schafer, 15638 Brookfield, inquired on the language regarding which millages will be included.

Laura Janika, Munger St., explained her confusion about whether or not the new library will be conjoined with the new city hall.

Jim Biga, 35354 Lancashire, requested the previous item be voted on in November rather than August.

Gini Krenz, 34075 Pembroke, questioned where the bike loop would be located, the condition of the Police Station, and the amount the Civic Center project would cost.

Justin Gooch, 9971 Garvett, suggested a parking structure be included in the Civic Center project, public art be on display at the new library, additional housing downtown, and a way to connect the development on Plymouth Rd. to the City Center.

William McEvoy, 33900 Wadsworth, asked if the amount residents will be taxed to fund the Civic Center Campus will increase over time.

Jennifer O'Connor, Livonia resident, inquired on behalf of another resident, how the maintenance of the newly built City Center would be handled.

Deb Christiansen, Livonia resident, questioned if other City owned buildings would be properly maintained along with the new City Center.

Steve King, 33950 Coventry, suggested basing the City Center project around a central gathering place and slowing down the project with concerns of the increased cost of living.

Samantha Lewis, 29815 Hoy, expressed concern of the idea of a conjoined Library and City Hall posing a security risk, and if residents have a safety net regarding the millage and proper spending.

Greg Ralko, Golfridge Villa, asked for the City to be more transparent on the budgeting of the City Center Project.

Christopher Martin, Livonia Resident, questioned the extent of access for residents to the future City Hall.

Vice President Ptashnik addressed the parking, bike loop, a Capital Planning Manager, and voter accessibility.

Councilmember Donovic explained the purpose of the Regular Meeting to the audience.

Councilmember Scheel gave First Reading to the following Ordinance:

An Ordinance Amending Sections 110, 120, 220 Of Title 6 (Animals), Chapter 01, Of The Livonia Code Of Ordinances, As Amended.

The foregoing Ordinance, when adopted, is filed in the Journal of Ordinances in the Office of the City Clerk and is the same as if word for word repeated herein.

Vice President Ptashnik gave First Reading to the following Ordinance:

An Ordinance Amending Title 3, Chapter 04 (Financial Procedures) Of The Livonia Code Of Ordinances, As Amended.

The foregoing Ordinance, when adopted, is filed in the Journal of Ordinances in the Office of the City Clerk and is the same as if word for word repeated herein.

Councilmember Toy gave First Reading to the following Ordinance:

An Ordinance Amending Chapter 23 (Department Of Management Information Systems) Of Title 2 Of The Livonia Code Of Ordinances, As Amended

The foregoing Ordinance, when adopted, is filed in the Journal of Ordinances in the Office of the City Clerk and is the same as if word for word repeated herein.

Councilmember Donovic gave First Reading to the following Ordinance:

An Ordinance Repealing Chapter 25 (Capital Improvement) To Title 2 Of The Livonia Code Of Ordinances, As Amended.

The foregoing Ordinance, when adopted, is filed in the Journal of Ordinances in the Office of the City Clerk and is the same as if word for word repeated herein.

Councilmember Donovic took from the table for Second Reading and adoption, the following Ordinance:

An Ordinance Vacating The Use Of Portions Of Street,
Alley, And Public Ground. (Petition 2024-10-03-02)

A roll call vote was taken on the foregoing Ordinance with the following result:

AYES: Scheel, Morgan, Toy, Donovic, Ptashnik, and
McCullough

NAYES: None.

President McCullough declared the Ordinance would become effective upon publication.

On a motion by Councilmember Morgan, supported by Vice President Ptashnik, and unanimously adopted, it was:

#105-25 RESOLVED, that the City Engineer having filed with the City Clerk a statement dated March 20, 2025, on all matters required by Sections 3.08.060 and 3.08.140 of the Livonia Code of ordinances, as amended, and a first public hearing having been held thereon on March 31, 2025, after due notice as required by Section 3.08.070 of said Code, and careful consideration having been given to all such matters, the Council does hereby, pursuant to Section 3.08.080 of said code, reject said statement and the proposed special assessment street lighting project for the Baci's Estates Condominium is hereby denied.

On a motion by Councilmember Morgan, supported by Councilmember Donovic, and unanimously adopted, it was:

#106-25 RESOLVED, that the City Engineer having filed with the City Clerk a statement dated March 20, 2025, on all matters required by Sections 3.08.060 and 3.08.140 of the Livonia Code of ordinances, as amended, and a first public hearing having been held thereon on March 31, 2025, after due notice as required by Section 3.08.070 of said Code, and careful consideration having been given to all such matters, the Council does hereby, pursuant to section 3.08.080 of said code, reject said statement and the

proposed special assessment street lighting project for the Sunset View Site Condominium and Sunset Subdivision is hereby denied.

On a motion by Councilmember Donovic, supported by Councilmember Toy, and unanimously adopted, it was:

#107-25 RESOLVED, that having considered a communication from the Planning and Economic Development Director, dated April 8, 2025, which bears the signature of the City Attorney, and is approved for submission by the Mayor, regarding a request from Doraid Markus, on behalf of Haggerty Six Partners, LLC, to approve an amendment to The Shoppes at College Park Planned General Development Agreement between the City of Livonia and Haggerty Six Partners, LLC, approved by Council on December 18, 2024, pursuant to CR 431-24, in connection with Petition 2024-02-02-03, previously approved by Council on April 15, 2024, pursuant to CR 135-24, the Council does hereby approve an amendment to the Shoppes at College Park Planned General Development agreement between the City of Livonia and Haggerty Six Partners, LLC, amending paragraph 1.6 of the agreement which addresses the timing of construction of the project's residential and retail components, as follows:

1.6 The parties recognize that a development of this size typically includes project phases. Under Section 5.02(5)(G) of the City's Zoning Ordinance, no commercial structure shall be constructed before the construction of not less than thirty (30) percent of the dwelling units approved as part of the development. To expedite the opening of the retail buildings, the developer shall be permitted to construct and open the commercial structures (including the retail buildings and grocery store) after (i) the installation of the foundation for the apartment building; or (ii) the posting of a bond with the City in an amount of One Million Dollars(\$1,000,000).

and the Mayor and City Clerk are hereby authorized to execute said Amended Agreement, approved as to form and substance by the Department of Law, for and on behalf of the City of Livonia and to do all things necessary or incidental to the full performance of this resolution.

On a motion by Councilmember Toy, supported by Councilmember Morgan, and unanimously adopted, it was:

#108-25 RESOLVED, that having considered a communication from the City Engineer, dated March 31, 2025, which bears the signatures of the Director of Public Works, the Director of Finance and the City Attorney, and is approved for submission by the Mayor, to which is attached a proposal to amend the Engineering contract between the City of Livonia and OHM Advisors in connection with the Newburgh Road Reconstruction Project, previously approved by Council on April 15, 2024, pursuant to Council Resolution 142-24, the Council does hereby authorize the Mayor and City Clerk, for and on behalf of the City of Livonia, to execute a contract amendment between the City of Livonia and OHM Advisors, 34000 Plymouth Road, Livonia, Michigan 48150, for additional preliminary engineering (PE) design services in connection with the Newburgh Road reconstruction project from Ann Arbor Trail to Plymouth Road, in an amount not to exceed \$32,019.00, increasing their contract amount from \$320,000.00 to \$352,019.00; such action is taken without competitive bidding through the Qualification Based Selection Process and in accordance with Section 3.04.140.E.2.b of the Livonia Code of Ordinances, as amended; FURTHER, the Council does hereby authorize an expenditure in an amount not to exceed \$32,019.00 from Account No. 204-447-818-102 (Engineering Consultant) for this purpose.

On a motion by Vice President Ptashnik, supported by Councilmember Scheel, and unanimously adopted, it was:

#109-25 RESOLVED, that having considered the report and recommendation of the City Engineer, dated March 31, 2025, which bears the signature of the Director of Public Works, and is approved for submission by the Mayor, the Council does hereby authorize the release to Belaggio Homes, Inc., 37771 Seven Mile Road, Suite C, Livonia, MI 48152, the proprietor of Livonia Manor III Site Condominium, located on the North side of Seven Mile Road, between Canterbury Avenue and Shrewsbury Drive in the Southeast $\frac{1}{4}$ of Section 3, the financial assurances previously deposited pursuant to Council Resolution 09-21, adopted on January 13, 2021, specifically:

a) General Improvement	\$ 9,547.00 (all cash)
b) Sidewalk	\$ 330.00 (all cash)
c) Monuments & Markers	\$ 250.00 (all cash)
d) As-Built Drawings	\$ 4,000.00 (all cash)
	<u>\$14,127.00</u>

FURTHER, all other financial assurances now on deposit with the City, if any, with respect to this subdivision shall remain the same

and unchanged; and the action herein being taken is for the reasons indicated in the aforementioned report of the City Engineer that all these improvements have been satisfactorily installed in accordance with the rules and regulations and ordinances of the City of Livonia.

On a motion by Councilmember Donovic, supported by Councilmember Toy, and unanimously adopted, it was:

#110-25 RESOLVED, that having considered a communication from the Department of Law, dated March 10, 2025, approved for submission by the Mayor, transmitting for Council acceptance a Grant of Easement from Pastor 4G's LLC, executed by John R. Pastor, Its President, for Scooter's Coffee & Lickity Split Development at 19100 Farmington Road, for a public utility easement in connection with the subject location in the Northwest 1/4 of Section 10, more particularly described as:

A Public Utility Easement over Parcel 038-99-0027-002, being a part of the NW ¼ of Section 10, Town 1 South, Range 9 East, City of Livonia, Wayne County, Michigan. described as commencing at the NW corner of Section 10; thence South 60.01 feet along the West line of Section 10 and the Centerline of Farmington Road; thence N 89°34'25" E, 208.50 feet along the Southerly right-of-way of Seven Mile Road (60.00 feet = ½ row) to the Westerly line of Garden Grove Sub. as recorded in liber 54 of plats on page 80, Wayne County Records; thence due South 107.37 feet, along the Westerly line of said Garden Grove Sub. to the point of beginning; thence South 12.00 feet; thence West 6.00 feet; thence North 12.00 feet; thence East 6.00 feet to the point of beginning.

The Council does hereby, for and on behalf of the City of Livonia, accept the aforesaid Grant of Easement and the City Clerk is hereby requested to have the same recorded in the Office of the Register of Deeds and to do all other things necessary or incidental to fulfill the purpose of this resolution.

On a motion by Councilmember Scheel, supported by Councilmember Morgan, and unanimously adopted, it was:

#111-25 RESOLVED, that having considered a communication from the Department of Law, dated March 25, 2025, approved for submission by the Mayor, transmitting for Council acceptance a Grant of Easement from TCM Development, LLC, executed by Gaspare Campo, Jr., Its Managing Member, for a public utility easement in connection with development of a new sanitary sewer

constructed at 19400 Newburgh Road in the Southwest ¼ of Section 5, more particularly described as:

Twenty-Foot Wide Sanitary Sewer Easement

The West 20 feet of the following described parcel:

Part of the Southwest ¼ of Section 5, Town 1 South, Range 9 East; commencing at the Southwest corner of Section 5; thence North 00°00'14" West, 1092.75 feet along the West line of Section 5; thence North 89°59'46" East, 60.00 feet to the point of beginning; thence North 00°00'14" West, 76.00 feet; thence North 89°59'46" East, 202.45 feet to the West line of Fox Creek Meadows Subdivision as recorded in liber 103, pages 36 & 37; thence South 00°00'14" East, 76.00 feet along said West subdivision line; thence South 89°59'46" West, 202.45 feet to the point of beginning. containing 15,386 sq. ft.

The Council does hereby, for and on behalf of the City of Livonia, accept the aforesaid Grant of Easement and the City Clerk is hereby requested to have the same recorded in the Office of the Register of Deeds and to do all other things necessary or incidental to fulfill the purpose of this resolution.

On a motion by Councilmember Toy, supported by Councilmember Scheel, and unanimously adopted, it was:

#112-25 RESOLVED, that having considered a communication from the Department of Law, dated March 25, 2025, approved for submission by the Mayor, transmitting for Council acceptance a Grant of Easement from TCM Development, LLC, executed by Gaspare Campo, Jr., Its Managing Member, for a public utility easement in connection with development of a new sanitary sewer constructed at 19414 Newburgh Road in the Southwest ¼ of Section 5, more particularly described as:

Twenty-Foot Wide Sanitary Sewer Easement

The West 20 feet of the following described Parcel:

Part of the Southwest ¼ of Section 5, Town 1 South, Range 9 East; commencing at the Southwest corner of Section 5; thence North 00°00'14" West, 1092.75 feet along the West line of Section 5; thence North 89°59'46" East, 60.00 feet; thence North 00°00'14" West, 76.00 feet to the point of beginning; thence North 00°00'14" West, 76.00 feet; thence North 89°59'46" East, 202.45 feet to the West line of Fox Creek Meadows Subdivision as recorded in liber

103, pages 36 & 37; thence South 00°00'14" East, 76.00 feet along said West subdivision line; thence South 89°59'46" West, 202.45 feet to the point of beginning. containing 15,386 sq. ft.

The Council does hereby, for and on behalf of the City of Livonia, accept the aforesaid Grant of Easement and the City Clerk is hereby requested to have the same recorded in the Office of the Register of Deeds and to do all other things necessary or incidental to fulfill the purpose of this resolution.

On a motion by Councilmember Morgan, supported by Vice President Ptashnik, and unanimously adopted, it was:

#113-25 RESOLVED, that having considered a communication from the Department of Law, dated March 25, 2025, approved for submission by the Mayor, transmitting for Council acceptance a Grant of Easement from TCM Development, LLC, executed by Gaspare Campo, Jr., Its Managing Member, for a public utility easement in connection with development of a new sanitary sewer constructed at 19428 Newburgh Road in the Southwest ¼ of Section 5, more particularly described as:

Twenty-Foot Wide Sanitary Sewer Easement

The West 20 feet of the following described Parcel:

Part of the Southwest ¼ of Section 5, Town 1 South, Range 9 East; commencing at the Southwest corner of Section 5; thence North 00°00'14" West, 1092.75 feet along the West line of Section 5; thence North 89°59'46" East, 60.00 feet; thence North 00°00'14" West, 152.00 feet to the point of beginning; thence North 00°00'14" West, 84.00 feet; thence North 89°59'46" East, 202.45 feet to the West line of Fox Creek Meadows Subdivision as recorded in liber 103, pages 36 & 37; thence South 00°00'14" East, 84.00 feet along said West subdivision line; thence South 89°59'46" West, 202.45 feet to the point of beginning. containing 17,006 sq. ft.

The Council does hereby, for and on behalf of the City of Livonia, accept the aforesaid Grant of Easement and the City Clerk is hereby requested to have the same recorded in the Office of the Register of Deeds and to do all other things necessary or incidental to fulfill the purpose of this resolution.

Denise Mika, 35354 Lancashire, asked council about the voter turnout in November compared to August.

Lori Shuk, Kimberly Oaks, expressed concern over the Livonia Pride event not being listed in the Connections magazine, and gave thanks to the City Clerk for handling the previous election well.

On a motion by Councilmember Scheel, supported by Councilmember Toy, and unanimously adopted, this 2,014th Regular Meeting of the Council of the City of Livonia was adjourned at 8:36 p.m.

Lori L. Miller, City Clerk