



# City of Ann Arbor

301 E. Huron St.  
Ann Arbor, MI 48104  
<http://a2gov.legistar.com/Calendar.aspx>

## Meeting Agenda - Final-revised City Council

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Monday, December 21, 2015

7:00 PM

Larcom City Hall, 301 E Huron St, Second Floor,  
City Council chambers

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City Council will meet in caucus the Sunday prior to each regular session at 3:30 p.m. in Council Chambers.

**CALL TO ORDER**

**MOMENT OF SILENCE**

**PLEDGE OF ALLEGIANCE**

**ROLL CALL OF COUNCIL**

**APPROVAL OF AGENDA**

**AC COMMUNICATIONS FROM THE CITY ADMINISTRATOR**

AC-1 [15-1572](#) Agenda Response Memo - December 21, 2015  
(City Administrator - Tom Crawford, Interim City Administrator)  
**Attachments:** Agenda Responses 12-21-15  
(Added 12/21/15)

**INT INTRODUCTIONS**

**PUBLIC COMMENTARY - RESERVED TIME (3 MINUTES PER SPEAKER)**

**\* (SPEAKERS ARE NOT PERMITTED TO GRANT THEIR RESERVED TIME TO AN ALTERNATE SPEAKER)**

**\* ACCOMMODATIONS CAN BE MADE FOR PERSONS NEEDING ASSISTANCE WHILE ADDRESSING COUNCIL**

1. Rosalind Wares - Deer Cull (DC-2)
2. Andy Poli - Deer Cull (DC-2)
3. William Kirst - Deer Cull (DC-2)

4. Mirmala Hanke - Deer Cull (DC-2)
5. Nancy Witter - Deer Cull (DC-2)
6. Shunah Sii - Access to City Parks (DC-2)
7. Sarah Byers - Deer Cull (DC-2)
8. David Silkworth - Deer Cull (DC-2)
9. Karen Freeland - Deer Cull (DC-2)
10. Louis Daher - Deer Cull (DC-2)

**Alternates:**

1. Kathy Griswold - Deer Cull (DC-2)
2. Jane Klingston - Zoning and Site Planning

**CC COMMUNICATIONS FROM COUNCIL**

**MC COMMUNICATIONS FROM THE MAYOR**

- MC-1 [15-1524](#) Appointments - Confirmations  
(Mayor's Office)

**CA CONSENT AGENDA**

- CA-1 [15-1420](#) Resolution to Approve a Purchase Order with Trojan Technologies for Replacement Parts at the Wastewater Treatment Plant (\$85,000.00)  
(Waste Water Treatment Plant - Craig Hupy, Public Services Area Administrator)  
**Attachments:** Trojan FY 2016 quote.pdf
- CA-2 [15-1489](#) Resolution to Approve a Contract with the Washtenaw County Sheriff's Office for Weapons Screening Services in the Ann Arbor Justice Center (\$160,000.00)  
(Fifteenth District Court Services - Shryl Samborn, 15th District Court Administrator)  
**Attachments:** D15\_WCSO\_LobbySecurity\_2016
- CA-3 [15-1485](#) Resolution to Approve a Professional Services Agreement with Fiberlink,

Inc. for Fiber Optic Network (FON) Design and Engineering Services (Total Contract NTE \$476,256.00)

(Information Technology Services - Tom Crawford, Interim City Administrator)

**Attachments:** RFP\_930\_Document

CA-4 [15-1512](#) Resolution to Approve a Purchase Order to Environmental Systems Research Institute (ESRI) for the Annual Geographic Information System Software Maintenance and License Agreement (\$52,576.00)

(Information Technology Services - Tom Crawford, Interim City Administrator)

CA-5 [15-1446](#) Resolution Authorizing Sanitary Sewer and Water Improvement Charges for 582 Archwood Dr. (\$14,756.12)

(Financial and Administrative Services - Matthew V. Horning, Treasurer/Interim CFO)

CA-6 [15-1514](#) Resolution to Approve November 19, 2015 Recommendations of the Board of Insurance Administration

(Financial and Administrative Services - Matthew Horning, Interim CFO)

**PH PUBLIC HEARINGS (3 MINUTES PER SPEAKER)**

PH-1 [15-1457](#) Resolution to Approve 220 W. Ann St. Site Plan (CPC Recommendation: Approval - 8 Yeas and 0 Nays)

(Community Services - Larry Collins, Interim Community Services Area Administrator)

**Attachments:** 220 W Ann Staff Report with Attachments, 10-20-2015 CPC Minutes with Live Links1

(See DB-3)

PH-2 [15-1366](#) Resolution Approving the Issuance of Bonds by the Wisconsin Public Finance Authority for University Corporation for Advanced Internet Development (a/k/a Internet2)

(Financial and Administrative Services - Matthew V. Horning, Treasurer/Interim CFO)

(See DS-1)

PH-3 [15-0786](#) An Ordinance to Amend Chapter 55 (Zoning), Zoning of 69 Acres from TWP (Township District) to R4A (Multiple-Family Dwelling District) WITH CONDITIONS, Nixon Farm North Zoning, 3381 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (Ordinance No. Ord-15-15) **(8 Votes Required)**

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmsNorthOrdinance - Conditional Zoning, Nixon Farm North Conditional Zoning 12-17-15, NixonFarmNorthStatement 10-14.pdf, NixonFarmsNorthStatement, 15-15 Nixon Farm North Rezoning Briefed.pdf, Ordinance to Zone Nixon Farm North (3381 Nixon Road).pdf, 12/16/14 Planning Staff Report, Nixon Agenda Questions and Responses July-Nov 2015, 12/16/14 Planning Commission Minutes, 10/21/14 Planning Staff Report, 10/21/14 Planning Commission Minutes, Nixon Farm North Zoning Protest 8VOTES 08-14-15, Nixon North and South protest petitions 081215, Nixon Farm rezoning 100ft objection letters 081115, Letter of protest Nixon North - H. Peng 081015, Nixon Farm Concerns and Opposition Emails.pdf, Nixon Farm Opposition Email.pdf, Nixon Farm Protest Emails 8-6-15.pdf, Nixon Farm Protest Letters 8-7-15.pdf, Ann Arbor letter of rezoning objection, Nixon Farm Opposition emails 8-14-15.pdf, Nixon Farm Opposition Email 8-16-15.pdf, Nixon Farm Opposition Email 8-17-15.pdf, Nixon Farm Opposition Email 8-17-15.pdf, Nixon Farm Communication from Jason Minock.pdf, Toll Brothers memo request to postpone, Xiaoping Shen Communication Email re Nixon Farm Development.pdf, Nixon Area Neighborhood letter 11-24-15.pdf

(See B-1) (Continued from the 11/16/15 regular session)

PH-4 [15-0953](#)

Resolution to Approve Nixon Farm North Site Plan and Development Agreement with Modifications to Chapter 62 Landscaping and Screening, and Wetland Use Permit, 3381 Nixon Road (CPC Site Plan Recommendation: Denial - 5 Yeas and 2 Nays) (CPC Modifications and Wetland Use Permit Recommendation: Approval - 7 Yeas and 0 Nays)

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmNorthDevAgree11-13rev, NixonFarmNorthDevAgree11-12rev, Site Plan for Council Approval NORTH 12-18-15, Nixon Farm Traffic Mitigation Agreement 12-18, TrafficMitigationAgreement 11-12, 12/16/14 Planning Staff Report, 10/21/14 Planning Staff Report, 12/16/14 Planning Commission Minutes, 10/21/14 Planning Commission Minutes, Nixon\_Farms\_Traffic Agreement Draft 8-14-15, Exhibit B - Conceptual Plan, Site Plan for Council Approval NORTH

(See DB-1) (Continued from the 11/16/15 regular session)

PH-5 [15-0787](#)

An Ordinance to Amend Chapter 55 (Zoning), Zoning of 41 Acres from TWP (Township District) to R4A (Multiple-Family Dwelling District) WITH CONDITIONS, Nixon Farm South Zoning, 2999 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (Ordinance No. ORD-15-16) **(8 Votes Required)**

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmsSouthOrdinance - Conditional Zoning, Nixon Farm South Conditional Zoning 12-17-15, NixonFarmsSouthStatement 10-14.pdf, NixonFarmsSouthStatement, Ordinance to Zone Nixon Farm South (2999 Nixon Road).pdf, Nixon Farm South Staff Report 12-16-14 w Attachments.pdf, Nixon Agenda Questions and Responses July-Nov 2015, 12/16/14 Planning Commission Minutes, Nixon Farm South Staff Report with Attachments 10-21-14.pdf, 10/21/14 Planning Commission Minutes, Nixon Farm South Zoning Protest 8VOTES 08-14-15, Northbury condo Nixon south protest 081315, Nixon Farm south protest letter 081315, Nixon North and South protest petitions 081215, 2765 Nixon Road protest Nixon South 081215, Lakehurst residents objections Nixon south 081215, Nixon Farm rezoning 100ft objection letters 081115, Nixon Farm Concerns and Opposition Emails.pdf, Nixon Farm Opposition Email.pdf, Nixon Farm Protest Emails 8-6-15.pdf, Nixon Farm Protest Letters 8-7-15.pdf, Ann Arbor letter of rezoning objection, Northbury condo vp president ltr 081415, Nixon Farm Opposition emails 8-14-15.pdf, Nixon Farm Opposition Email 8-16-15.pdf, Nixon Farm Opposition Email 8-17-15.pdf, Nixon Farm Communication from Jason Minock.pdf, Toll Brothers memo request to postpone, Xiaoping Shen Communication Email re Nixon Farm Development.pdf, Nixon Area Neighborhood letter 11-24-15.pdf

(See B-2) (Continued from the 11/16/15 regular session)

PH-6 [15-0954](#)

Resolution to Approve Nixon Farm South Site Plan and Development Agreement, with Modifications to Chapter 62 Landscaping and Screening, and Wetland Use Permit, 2999 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays)

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmSouthDevAgree11-13rev, NixonFarmSouthDevAgree11-12rev, Site Plan for Council Approval SOUTH 12-18-15, Nixon Farm Traffic Mitigation Agreement 12-18, TrafficMitigationAgreement 11-12, 12/16/14 Planning Staff Report, 10/21/14 Planning Staff Report, 12/16/14 Planning Commission Minutes, 10/21/14 Planning Commission Minutes, Nixon\_Farms\_Traffic Agreement Draft 8-14-15, Exhibit B - Conceptual Plan, Site Plan for Council Approval SOUTH

(See DB-2) (Continued from the 11/16/15 regular session)

## A APPROVAL OF COUNCIL MINUTES

A-1 [15-1563](#)

Regular Session Meeting Minutes of December 7, 2015

(City Clerk - Jacqueline Beaudry)

**Attachments:** 12-07-15 Draft Minutes, Council emails 12-7-2015\_Redacted

## B ORDINANCES - SECOND READING

### B Unfinished Business - Staff:

B-1 [15-0786](#)

An Ordinance to Amend Chapter 55 (Zoning), Zoning of 69 Acres from TWP (Township District) to R4A (Multiple-Family Dwelling District) WITH

CONDITIONS, Nixon Farm North Zoning, 3381 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (Ordinance No. Ord-15-15) **(8 Votes Required)**

(Community Services - Sumedh Bahl, Community Services Area Administrator)

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(See PH-3) (Postponed from the 11/16/15 Regular Session) (Revised 12/18/15)

DB-1 [15-0953](#)

Resolution to Approve Nixon Farm North Site Plan and Development Agreement with Modifications to Chapter 62 Landscaping and Screening, and Wetland Use Permit, 3381 Nixon Road (CPC Site Plan Recommendation: Denial - 5 Yeas and 2 Nays) (CPC Modifications and Wetland Use Permit Recommendation: Approval - 7 Yeas and 0 Nays)

(Community Services - Sumedh Bahl, Community Services Area Administrator)

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(See PH-4) (Postponed from the 11/16/15 Regular Session) (Revised 12/18/15)

B-2 [15-0787](#)

An Ordinance to Amend Chapter 55 (Zoning), Zoning of 41 Acres from TWP (Township District) to R4A (Multiple-Family Dwelling District) WITH CONDITIONS, Nixon Farm South Zoning, 2999 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays) (Ordinance No. ORD-15-16) **(8 Votes Required)**

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmsSouthOrdinance - Conditional Zoning, Nixon Farm South Conditional Zoning 12-17-15, NixonFarmsSouthStatement 10-14.pdf, NixonFarmsSouthStatement, Ordinance to Zone Nixon Farm South (2999 Nixon Road).pdf, Nixon Farm South Staff Report 12-16-14 w Attachments.pdf, Nixon Agenda Questions and Responses July-Nov 2015, 12/16/14 Planning Commission Minutes, Nixon Farm South Staff Report with Attachments 10-21-14.pdf, 10/21/14 Planning Commission Minutes, Nixon Farm South Zoning Protest 8VOTES 08-14-15, Northbury condo Nixon south protest 081315, Nixon Farm south protest letter 081315, Nixon North and South protest petitions 081215, 2765 Nixon Road protest Nixon South 081215, Lakehurst residents objections Nixon south 081215, Nixon Farm rezoning 100ft objection letters 081115, Nixon Farm Concerns and Opposition Emails.pdf, Nixon Farm Opposition Email.pdf, Nixon Farm Protest Emails 8-6-15.pdf, Nixon Farm Protest Letters 8-7-15.pdf, Ann Arbor letter of rezoning objection, Northbury condo vp president ltr 081415, Nixon Farm Opposition emails 8-14-15.pdf, Nixon Farm Opposition Email 8-16-15.pdf, Nixon Farm Opposition Email 8-17-15.pdf, Nixon Farm Communication from Jason Minock.pdf, Toll Brothers memo request to postpone, Xiaoping Shen Communication Email re Nixon Farm Development.pdf, Nixon Area Neighborhood letter 11-24-15.pdf

(See PH-5) (Postponed from the 11/16/15 Regular Session) (Revised 12/18/15)

DB-2 [15-0954](#)

Resolution to Approve Nixon Farm South Site Plan and Development Agreement, with Modifications to Chapter 62 Landscaping and Screening, and Wetland Use Permit, 2999 Nixon Road (CPC Recommendation: Approval - 7 Yeas and 0 Nays)

(Community Services - Sumedh Bahl, Community Services Area Administrator)

**Attachments:** NixonFarmSouthDevAgree11-13rev, NixonFarmSouthDevAgree11-12rev, Site Plan for Council Approval SOUTH 12-18-15, Nixon Farm Traffic Mitigation Agreement 12-18, TrafficMitigationAgreement 11-12, 12/16/14 Planning Staff Report, 10/21/14 Planning Staff Report, 12/16/14 Planning Commission Minutes, 10/21/14 Planning Commission Minutes, Nixon\_Farms\_ Traffic Agreement Draft 8-14-15, Exhibit B - Conceptual Plan, Site Plan for Council Approval SOUTH

(See PH-6) (Postponed from the 11/16/15 Regular Session) (Revised 12/18/15)

## C ORDINANCES - FIRST READING

None.

## D MOTIONS AND RESOLUTIONS

### DC New Business - Council:

DC-1 [15-1564](#)

Resolution to Amend the 2016 Council Calendar

(City Administrator - Tom Crawford, Interim City Administrator)

**Sponsors:** Taylor

- DC-2 [15-1569](#) Resolution Concerning Park and Nature Area Closures  
(City Council)  
**Sponsors:** Briere and Smith  
(Added 12/18/15)
- DB **Unfinished Business - Boards and Commissions:**
- DB **New Business - Boards and Commissions:**
- DB-3 [15-1457](#) Resolution to Approve 220 W. Ann St. Site Plan (CPC Recommendation:  
Approval - 8 Yeas and 0 Nays)  
(Community Services - Larry Collins, Interim Community Services Area Administrator)  
**Attachments:** 220 W Ann Staff Report with Attachments, 10-20-2015 CPC Minutes with  
Live Links1  
(See PH-1)
- DS **New Business - Staff:**
- DS-1 [15-1366](#) Resolution Approving the Issuance of Bonds by the Wisconsin Public  
Finance Authority for University Corporation for Advanced Internet  
Development (a/k/a Internet2)  
(Financial and Administrative Services - Matthew V. Horning, Treasurer/Interim CFO)  
(See PH-2) (Revised 12/21/15)

#### COMMUNICATIONS FROM COUNCIL

#### E COMMUNICATIONS FROM THE CITY ATTORNEY

#### F & G CLERK'S REPORT OF COMMUNICATIONS, PETITIONS AND REFERRALS

#### F The following communications were referred as indicated:

- F-1 [15-1490](#) Ann Arbor Area Transportation Authority Board Month End Reports for  
October 2015  
(City Clerk Services)  
**Attachments:** AAATA R3ab Financial Report Oct 30 2015.pdf, AAATA R4 Performance  
Reports.pdf
- F-2 [15-1491](#) Comcast Communication regarding Price Changes Effective January 1,  
2016 - CTN, City Attorney  
(City Clerk Services)  
**Attachments:** Comcast Communication.pdf



**G The following minutes were received for filing:**

- G-1**    [15-1075](#)    Environmental Commission Meeting Minutes for June 25, 2015  
(Environmental Commission)  
**Attachments:**    City of Ann Arbor Environmental Commission Meeting Minutes - 6.25.2015
- G-2**    [15-1189](#)    Building Board of Appeals Minutes July 29, 2015  
(Building Board of Appeals)  
**Attachments:**    BBA Minutes 7-29-15.pdf
- G-3**    [15-1302](#)    Ann Arbor Housing Commission Board Meeting Minutes of September 16, 2015  
  
(Ann Arbor Housing Commission - Jennifer Hall, Executive Director)  
**Attachments:**    Minutes Sept 16 2015 AAHC Board meeting.pdf
- G-4**    [15-1328](#)    Ann Arbor Commission on Disability Issues Minutes of October 21, 2015  
(Commision on Disability Issues)  
**Attachments:**    Ann Arbor Commission on Disability Issues Minutes 10-21-15.docx
- G-5**    [15-1334](#)    City Election Commission Meeting Minutes of October 13, 2015  
(City Clerk Services - Jacqueline Beaudry, City Clerk)  
**Attachments:**    2015-10-13 Election Commission minutes
- G-6**    [15-1400](#)    Historic District Commission Meeting Minutes of October 8, 2015  
(Planning and Development Services)  
**Attachments:**    10-8-2015 HDC Minutes with Live Links2.pdf
- G-7**    [15-1405](#)    Ann Arbor Energy Commission Meeting Minutes of October 13, 2015  
(Energy Commission)  
**Attachments:**    Energy Commission Minutes 10-13-15.pdf
- G-8**    [15-1421](#)    Airport Advisory Committee Minutes - September 16, 2015  
(Fleet & Facilities Services - Matthew J Kulhanek)  
**Attachments:**    AAC Minutes 091615.pdf
- G-9**    [15-1427](#)    September 29, 2015 City Planning Commission Meeting Minutes  
(Planning and Development Services)  
**Attachments:**    9-29-2015 CPC Minutes with Live Links1.pdf

- G-10**    [15-1428](#)    October 20, 2015 City Planning Commission Meeting Minutes  
(Planning and Development Services)  
**Attachments:**    10-20-2015 CPC Minutes with Live Links1.pdf
- G-11**    [15-1479](#)    Ann Arbor Area Transportation Authority Board Meeting Minutes of  
September 17, 2015 and October 29, 2015  
(City Clerk Services)  
**Attachments:**    AAATA Minutes 9-17-15.pdf, AAATA Minutes 10-29-15.pdf
- G-12**    [15-1504](#)    Employees' Retirement System Minutes September and October 2015  
(Pension)  
**Attachments:**    Employees Retirement System Minutes October 2015.pdf, Employees  
Retirement System Minutes September 2015.pdf, Employees Retirement  
System Special Minutes October 20, 2015.pdf
- G-13**    [15-1506](#)    Retiree Health Care Benefit Plan & Trust Minutes of August, September  
and October 2015  
(Pension)  
**Attachments:**    Retiree Health Care Benefit Plan & Trust Minutes August 2015.pdf, Retiree  
Health Care Benefit Plan & Trust Minutes October 2015.pdf, Retiree Health  
Care Benefit Plan & Trust Minutes September 2015.pdf
- G-14**    [15-1516](#)    Downtown Development Authority Board and Executive and Operations  
Committee Minutes of November 2015  
(Downtown Development Authority)  
**Attachments:**    DDA Minutes November 2015
- G-15**    [15-1522](#)    Insurance Board Meeting Minutes - November 19, 2015  
(Financial and Administrative Services - Matthew Horning, Interim CFO)  
**Attachments:**    Insurance Board Minutes 11192015, Ann Arbor Insurance Board Loss Run  
- October 2015
- G-16**    [15-1532](#)    Elizabeth Dean Fund Committee Meeting Minutes March 10, 2015, April  
14, 2015, July 14, 2015, August 11, 2015 (no quorum), October 13, 2015,  
and November 10, 2015.  
**Attachments:**    MeetingMinutes\_031015\_FINAL.pdf, MeetingMinutes\_041415\_FINAL.pdf,  
MeetingMinutes\_071415\_Final.pdf, MeetingMinutes\_081115\_FINAL.pdf,  
MeetingMinutes\_101315\_FINALdocx.pdf,  
MeetingMinutes\_111015\_FINAL.pdf
- G-17**    [14-1584](#)    Ann Arbor Energy Commission Minutes of the October 14, 2014  
(Energy Commission)  
**Attachments:**    Energy Commission Minutes 10-14-14.pdf

**PUBLIC COMMENT - GENERAL (3 MINUTES EACH)**

**CLOSED SESSION UNDER THE MICHIGAN OPEN MEETINGS ACT, INCLUDING BUT NOT LIMITED TO, LABOR NEGOTIATIONS STRATEGY, PURCHASE OR LEASE OF REAL PROPERTY, PENDING LITIGATION AND ATTORNEY/CLIENT PRIVILEGED COMMUNICATIONS SET FORTH OR INCORPORATED IN MCLA 15.268 (C), (D) (E), AND (H).**

**ADJOURNMENT****COMMUNITY TELEVISION NETWORK (CTN) CABLE CHANNEL 16:**

**LIVE: MONDAY, DECEMBER 21, 2015 @ 7:00 P.M.**

**REPLAYS: TUESDAY, DECEMBER 22, 2015 AT 10:00 A.M. AND FRIDAY, DECEMBER 25, 2015 @ 7:30 P.M.**

**REPLAYS SUBJECT TO CHANGE WITHOUT NOTICE**

CTN's Government Channel live televised public meetings are also available to watch live online from CTN's website, [www.a2gov.org/watchctn](http://www.a2gov.org/watchctn). Live Web streaming is one more way, in addition to these listed below, to stay in touch with Ann Arbor City Council and board and commission actions and deliberations.

- Video on Demand: Replay public meetings at your convenience online at <http://a2govtv.pegcentral.com/>
- Cable: Watch CTN Government Channel public meeting programming via Comcast Cable channel 16.

All persons are encouraged to participate in public meetings. Citizens requiring translation or sign language services or other reasonable accommodations may contact the City Clerk's office at 734.794.6140; via e-mail to: [cityclerk@a2gov.org](mailto:cityclerk@a2gov.org); or by written request addressed and mailed or delivered to:

City Clerk's Office  
301 E. Huron St.  
Ann Arbor, MI 48104

Requests need to be received at least two (2) business days in advance of the meeting.

A hard copy of this Council packet can be viewed at the front counter of the City Clerk's Office.