



City of Ann Arbor

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

Meeting Agenda - Final-revised City Council

Monday, April 19, 2021

7:00 PM

Electronic Meeting

This meeting will be broadcast live on CTN Cable Channel 16, ATT Channel 99, and online at a2gov.org/watchCTN

To speak at public comment call: 877 853 5247 or 888 788 0099

Enter Meeting ID 942 1273 2148

Council meets in Caucus at 6:00 p.m. on the Sunday prior to each Regular Session.

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL OF COUNCIL

APPROVAL OF AGENDA

AC COMMUNICATIONS FROM THE CITY ADMINISTRATOR

AC-1 [21-0697](#) Memorandum from City Administrator - Response to Resolution R-18-291 - FY21Q3 Equity and Inclusion Report - March 30, 2021

(City Administrator - Tom Crawford, City Administrator)

Attachments: Equity Status Report FY21Q3 3-30-21_.pdf

AC-2 [21-0698](#) Memorandum from City Administrator: Prevailing Wage Report - April 7, 2021

(City Administrator - Tom Crawford, City Administrator)

Attachments: Prevailing Wage Update Memo - 2021 Final.pdf

- AC-3** [21-0575](#) Report on Community Engagement for Four Downtown City-Owned Properties as Affordable Housing and Update on Ten City-Owned Properties
(Housing Commission - Jennifer Hall)
Attachments: PRES 2021-0419 Affordable Housing Engagement 4 downtown sites.pdf, 2021-0419 350 S 5th Update.pdf, Ann Arbor, MI Downtown Housing Needs Assessment.pdf
- AC-4** [21-0716](#) Gelman Plume and 1.4-Dioxane Update January - March 2021
(City Administrator - Tom Crawford, City Administrator)
Attachments: 1st Qtr 2021_A2 Quarterly Update.pdf
(Added 4/12/21)
- AC-5** [21-0730](#) Memorandum from City Administrator: Chapter 120 (Solicitation of Immigrant Status) Annual Report - April 7, 2021
(City Administrator - Tom Crawford, City Administrator)
Attachments: 210407 Chapter 120 Report on Violation Complaints.pdf
(Added 4/12/21)
- AC-6** [21-0738](#) Ann Arbor Housing Commission (AAHC) FY22-3 Budget Regarding Staffing
(City Administrator - Tom Crawford, City Administrator)
Attachments: 210413 AAHC FY22-23 Staffing.pdf
(Added 4/13/21)
- AC-7** [21-0769](#) Agenda Response Memo and eComments - April 19, 2021
(City Administrator - Tom Crawford, City Administrator)
Attachments: 210419 Agenda Response Memo Final.pdf, ecomments_export.pdf
(Added 4/16/21) (Attachment Added 4/19/21)
- AC-8** [21-0799](#) City Administrator's Report - April 19, 2021
(City Administrator - Tom Crawford, City Administrator)
Attachments: 210419 City Administrator's UpdateFinal.pdf
(Added 4/19/21)

INT INTRODUCTIONS

- INT-1** [21-0729](#) Proclamation honoring City of Ann Arbor Water Plant Employees
(Mayor's Office)
(Added 4/12/21)

- INT-2 [21-0800](#) Arab American Heritage Month proclamation
(Mayor's Office)
(Added 4/19/21)
- INT-3 [21-0652](#) City Administrator's Presentation to Council of the Proposed FY2022 City Budget
(City Administrator - Tom Crawford, City Administrator)
Attachments: 210419 April 2021 City Administrator's Budget Presentation.pdf
(Attachment Added 4/13/21)

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. Eric Zechar - Bike Lane Level-of-Service (CA-2); Accessory Dwelling Units (C-1); Rezoning: Valhalla Dr. and S. Main St. (C-2)
2. Anne Bannister - Psychedelic-Assisted Therapy Awareness Month (DC-3)
3. Ron Suarez - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
4. Eric Lipson - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
5. Sonia Schmerl - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
6. Brian Chambers - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
7. Jim Pyke - Resolution to Remove Councilmember Hayner from Current Appointments
8. Jonathan Levine - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
9. John Smith - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)
10. Tonya Huffman - Resolution to Remove Councilmember Hayner from Current Appointments

Alternates:

1. **Zachary Storey - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)**
2. **Joe Spaulding - Resolution to Remove Councilmember Hayner from Current Appointments (DC-5)**

CC COMMUNICATIONS FROM COUNCIL

MC COMMUNICATIONS FROM THE MAYOR

CA CONSENT AGENDA

- CA-1** [21-0646](#) Resolution to Approve Construction Contract Change Order No. 1 with E.T. MacKenzie Company RFP No. 19-04 (\$54,731.67 Increase, with Total Contract Amount of \$304,731.67)

(Public Works - Craig Hupy, Public Services Area Administrator)

Attachments: E.T. MacKenzie Contract Resolution.pdf, E.T. MacKenzie Executed Construction Contract.pdf, Vicinity sketch - lpp & A2 wood apts - 210326.pdf, Sewer Break - Lamp Post Plaza - 210224.jpg, Lamp Post Plaza - open cut alternative - final - 210317.pdf, Change Order #1_E.T. MacKenzie.pdf

- CA-2** [21-0615](#) Resolution to Appropriate Funds and to Amend the Public Services Area Alternative Transportation Fund Operations and Maintenance Budget to Support increased Bike Lane Level-of-Service (\$100,000.00) **(8 Votes Required)**

(Public Services - Craig Hupy, Public Services Area Administrator)

- CA-3** [21-0610](#) Resolution to Direct the Ann Arbor Housing Commission, and Its Affiliated Legal Entities, to Complete Due Diligence to Enable Rezoning and Land Division of 721 N Main to Develop Affordable Housing on the W Summit Portion of the Property

(Housing Commission - Jennifer Hall, Executive Director)

- CA-4** [21-0647](#) Resolution to Direct the Ann Arbor Housing Commission, and its Affiliated Legal Entities, to Develop 353 S Main as Affordable Housing

(Housing Commission - Jennifer Hall, Executive Director)

CA-5 [21-0648](#) Resolution to Direct the Ann Arbor Housing Commission, and its Affiliated Legal Entities, to Develop 1510 E Stadium as Affordable Housing
(Housing Commission - Jennifer Hall, Executive Director)

CA-6 [21-0649](#) Resolution to Approve Amendment Number 2 to the Professional Services Agreement with Rivenoak Law Group, P.C. for Legal Services Relative to Sustainability Initiatives (\$20,000.00; total not to exceed \$65,000.00)
(City Attorney Services - Stephen K. Postema, City Attorney)

Attachments: Amendment 2 and Amended and Restated Exhibits A and B.pdf
(Revised 4/12/21)

PH PUBLIC HEARINGS (3 MINUTES PER SPEAKER)

PH-1 [21-0341](#) An Ordinance to Amend Chapter 55 (Unified Development Code), Zoning of 1.2 Acres from PUD (Planned Unit Development) to R4C (Multiple-Family Dwelling), Near North Rezoning, 700 North Main Street, (CPC Recommendation: Approval - 9 Years and 0 Nays) (ORD-21-07)
(City Planning Commission - Derek Delacourt, Community Services Area Administrator)

Attachments: ORD-21-07 Briefed.pdf, ORD-21-07 Briefed.docx, January 5, 2021 Planning Staff Report, January 5, 2021 Planning Commission Meeting Minutes, Ordinance to Zone 700 N Main R4C.pdf, WLN clipping 700 North Main Annex - Public Hearing Notice.pdf

(See B-1)

PH-2 [21-0342](#) Resolution to Approve Near North Site Plan with Planned Project Modifications and Development Agreement, 700 North Main Street (CPC Recommendation: Approval - 9 Years and 0 Nays)
(City Planning Commission - Derek Delacourt, Community Services Area Administrator)

Attachments: January 5, 2021 Planning Staff Report, January 5, 2021 Planning Commission Meeting Minutes, Near North DA 11-12-20.pdf, WLN clipping Near North Resolution - Public Hearing Notice.pdf

(See DB-1)

A APPROVAL OF COUNCIL MINUTES

A-1 [21-0699](#) Regular Session Meeting Minutes of April 5, 2021
(City Clerk - Jacqueline Beaudry)

Attachments: 04-05-21 Draft Minutes.pdf, Council Emails 4-5-2021.pdf, 04-15-21 Closed Captioning.pdf

(Attachment Added 4/13/21)

B ORDINANCES - SECOND READING

- B-1** [21-0341](#) An Ordinance to Amend Chapter 55 (Unified Development Code), Zoning of 1.2 Acres from PUD (Planned Unit Development) to R4C (Multiple-Family Dwelling), Near North Rezoning, 700 North Main Street, (CPC Recommendation: Approval - 9 Yeas and 0 Nays) (ORD-21-07)
(City Planning Commission - Derek Delacourt, Community Services Area Administrator)
- Attachments:** ORD-21-07 Briefed.pdf, ORD-21-07 Briefed.docx, January 5, 2021 Planning Staff Report, January 5, 2021 Planning Commission Meeting Minutes, Ordinance to Zone 700 N Main R4C.pdf, WLN clipping 700 North Main Annex - Public Hearing Notice.pdf
- (See PH-1)

DB New Business - Boards and Commissions:

- DB-1** [21-0342](#) Resolution to Approve Near North Site Plan with Planned Project Modifications and Development Agreement, 700 North Main Street (CPC Recommendation: Approval - 9 Yeas and 0 Nays)
(City Planning Commission - Derek Delacourt, Community Services Area Administrator)
- Attachments:** January 5, 2021 Planning Staff Report, January 5, 2021 Planning Commission Meeting Minutes, Near North DA 11-12-20.pdf, WLN clipping Near North Resolution - Public Hearing Notice.pdf
- (See PH-2)

C ORDINANCES - FIRST READING**C New Business - Staff:**

- C-1** [21-0589](#) An Ordinance to Amend Section 5.15 (Table 5-15-2) and Section 5.16.6 of Chapter 55 (Unified Development Code) of Title V of the Code of the City of Ann Arbor (Accessory Dwelling Units)
(City Planning Commission - Derek Delacourt, Community Services Area Administrator)
- Attachments:** ADU Amendment REV.pdf, ADU Staff Report March 16 2021 w A2 attachmnts.pdf, ADU Staff Report March 2 2021 revised.pdf, CPC 3-2-21 Action Minutes.pdf

- C-2 [21-0634](#) An Ordinance to Amend Chapter 55 (Unified Development Code), Rezoning of 9.8 Acres from TWP(Township), R1C (Single-Family) and R1A (Single-Family) to R4E With Conditions (Multiple-Family Dwelling District with Conditions), Valhalla Ann Arbor Conditional Rezoning, 31, 50, 57, 77, 97, 98, 107, 145, 147, 151, 155, 159, 163 Valhalla Drive and 2065, 2099 South Main Street (CPC Recommendation: Approval - 8 Yeas and 1 Nay)

(City Planning Commission - Derek Delacourt, Community Services Area Administrator)

Attachments: Valhalla Staff Report 6-2-2020 w Attachments.pdf, Valhalla Staff Report 7-21 UPDATE memo.pdf, 7-21-2020 CPC Approved Minutes w Links.pdf, Valhalla Conditional Zoning Ordinance.pdf, Valhalla Zoning Statment of Conditions.pdf, MKSK Ann Arbor Vallhalla City Council .pdf, UM Letter Valhalla.pdf, UMICH update 2021.01.04.pdf, 201118 AAValhalla_GC CorridorLimits.pdf

(Attachments Added 4/14/21, 4/16/21, & 4/19/21)

- C-3 [21-0542](#) An Ordinance to Amend Section 2:69 of Chapter 29 (Stormwater Rates) of Title II of the Code of the City of Ann Arbor

(Public Services Area - Craig Hupy, Public Services Area Administrator)

Attachments: Storm_Ordinance_FY22.pdf

D MOTIONS AND RESOLUTIONS

DC Old Business - Council:

- DC-1 [21-0576](#) Resolution to Appoint Deaver Armstrong to the Greenbelt Advisory Commission

(City Council)

Sponsors: Grand

(Referred from the April 5, 2021 Regular Session)

DC New Business - Council:

- DC-2 [21-0715](#) Resolution to Recommend Approval of Issuance of a Downtown Development District Liquor License to Kouzina Ann Arbor, LLC

(City Clerk - Jacqueline Beaudry)

Attachments: 332 S Main St - Kouzina Ann Arbor LLC Development Liquor License Request_Redacted.pdf

(Added 4/13/21)

- DC-3 [21-0737](#) Resolution Declaring April 2021 Psychedelic-Assisted Therapy Awareness Month in Ann Arbor, Michigan
(City Council)
Sponsors: Hayner and Griswold
(Added 4/13/21) (Revised 4/19/21)
- DC-4 [21-0736](#) Resolution to Approve the Settlement Agreement in Michigan Public Service Commission Case Nos. U-20713 and U-20851 Regarding DTE's Voluntary Green Pricing Program and Approve the Memorandum of Understanding with DTE to Work Together to Explore Potential Landfill Solar Project
(Sustainability and Innovations Unit - Missy Stults)
Sponsors: Taylor
Attachments: AnnArbor_VGP_Settlement_Memo_Apr_11_Public.pdf, Settlement Agreement 4.12.21 FINAL.pdf, Settlement Agreement 4-14-21 partially Executed.pdf, Ann Arbor Solar 24 MW MOU DTE_A2 DTE FINAL 4-15-21.pdf
(Added 4/16/21)
- DC-5 [21-0752](#) Resolution to Remove Councilmember Hayner from Current Appointments
(City Council)
Sponsors: Taylor, Grand and Eyer
(Added 4/16/21)
- DC-6 [21-0779](#) Resolution to Improve Council Effectiveness, Performance and Communications for Professional Services in the Amount of \$20,000 (**8 Votes Required**)
(City Council)
Sponsors: Griswold and Ramlawi
(Added 4/17/21)

DS **New Business - Staff:**

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).

E & F **CLERK'S REPORT OF COMMUNICATIONS, PETITIONS AND REFERRALS**

E **The following communications were referred as indicated:**

- E-1 [21-0691](#) City Clerk's Office 2020 Annual Report
(City Clerk - Jacqueline Beaudry)
Attachments: 2020 Annual Report formatted2.pdf
- E-2 [21-0689](#) Communication from the State of Michigan Public Service Commission regarding Notice of a Public Hearing for Electric Customers of DTE Electric Company in Case No. U-21015 Scheduled for April 20, 2021 - Sustainability - City Attorney
(City Clerk - Jacqueline Beaudry)
Attachments: DTE Communication U-21015.pdf
- E-3 [21-0690](#) Communication from Conlin, McKenney & Philbrick, P.C. regarding Notice of Intent to Establish Condominium Project: Maple Center Condominium - Assessor, Planning & Development Services, City Attorney
(City Clerk - Jacqueline Beaudry)
Attachments: Conlin, McKenney & Philbrick, Maple Center Condominium.pdf
- E-4 [21-0768](#) Proposed Amendments to Council Rules
(Council Administration Committee)
Sponsors: Council Administration Committee
Attachments: Proposed Council Rules Changes from Council Administration Committee.pdf
(Added 4/16/21)
- F **The following minutes were received for filing:**
- F-1 [21-0366](#) Minutes of the January 26, 2021 PAC Meeting
(Park Advisory Commission)
Attachments: 1-26-2021 PAC Minutes.pdf
- F-2 [21-0452](#) Greenbelt Advisory Commission Meeting Minutes November 5, 2020
(Greenbelt Advisory Commission (GAC))
Attachments: GAC Minutes November 2020.pdf
- F-3 [21-0453](#) Greenbelt Advisory Commission Meeting Minutes January 7, 2021
(Greenbelt Advisory Commission (GAC))
Attachments: GAC Meeting Minutes January 7, 2021.pdf

- F-4 [21-0460](#) February 9, 2021 Meeting Minutes of the Elizabeth Dean Fund Committee
(Elizabeth Dean Fund Committee)
Attachments: AMENDED February Meeting Minutes.pdf
- F-5 [21-0553](#) Airport Advisory Committee Minutes - January 20, 2021
(Fleet & Facilities Services - Matthew J Kulhanek)
Attachments: AAC Minutes 012021.pdf
- F-6 [21-0555](#) March 2, 2021 City Planning Commission Draft Minutes
(Planning and Development Services)
Attachments: 3-2-2021 CPC Approved Minutes w Links.pdf
- F-7 [21-0565](#) Ann Arbor Housing Commission January 20, 2021 Minutes
(Housing Commission)
Attachments: AAHC Board Meeting Minutes 1.20.2021.pdf
- F-8 [21-0602](#) LDFA Board Meeting Minutes - January 28, 2021
(Local Development Finance Authority (LDFA) - Michael Pettigrew, Treasurer)
Attachments: LDFA Board Meeting Minutes - January 28, 2021.pdf
- F-9 [21-0614](#) ICPOC February Meeting Minutes
(Independent Community Police Oversight Commission)
Attachments: FebuaryMeetingMinutes03-Mar-2021-01-17-59.pdf
- F-10 [21-0685](#) Ann Arbor Board of Review Meeting Minutes - March 15, 2021 - March 18, 2021
(Board of Review - Gerard Markey, City Assessor)
Attachments: Board of Review Minutes - March 15, 2021 through March 18, 2021 .pdf, March 2021 Board of Review.pdf
- F-11 [21-0688](#) Insurance Board Meeting Minutes - March 25, 2021
(Insurance Administration, Board of - Michael Pettigrew, Treasurer)
Attachments: Insurance Board Minutes 032521.pdf, Insurance Board Loss Run - February 2021.pdf
- F-12 [21-0070](#) December 10, 2020 Historic District Commission Meeting Minutes
(Planning and Development Services)
Attachments: 12-10-2020 HDC Approved Meeting Minutes w Links.pdf

G COMMUNICATIONS FROM THE CITY ATTORNEY

PUBLIC COMMENT - GENERAL (3 MINUTES EACH)

COMMUNICATIONS FROM COUNCIL

ADJOURNMENT

COMMUNITY TELEVISION NETWORK (CTN) COMCAST CHANNEL 16, AT&T CHANNEL 99:

LIVE: MONDAY, APRIL 19, 2021 @ 7:00 P.M.

REPLAY: FRIDAY, APRIL 23, 2021 @ 8:00 P.M.

REPLAYS SUBJECT TO CHANGE WITHOUT NOTICE

Community Television Network live televised public meetings are also available to watch online live and on-demand from CTN's website, www.a2gov.org/watchctn <<http://www.a2gov.org/watchctn>>, on "The Meeting Place" page (<http://www.a2gov.org/livemeetings>).

Cable: Comcast Cable channel 16 or AT&T UVerse Channel 99

Videos are also available for a nominal fee by contacting CTN at (734) 794-6150.

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; or by written request addressed and mailed or delivered to:

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

Requests made with less than two business days' notice may not be able to be accommodated.

A hard copy of this Council packet can be made available upon request.