

City of Ann Arbor

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



Action Minutes - Draft

Monday, December 1, 2025

7:00 PM

This meeting will be broadcast live on CTN Cable Channel 16,
ATT Channel 99, and online at a2gov.org/watchCTN
Larcom City Hall, 301 E Huron St, Second floor, City Council

Chambers
To sign up for public comment, call the City Clerk's Office
between 8am - 5pm at 734-794-6140 on the day of the meeting.
City Council

Public commentary can be made in person or by calling Zoom at:
877-853-5247 or 888-788-0099

Enter Meeting ID 942 1273 2148 or online at a2gov.org/CouncilZoom

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL OF COUNCIL

Present: 9 - Mayor Christopher Taylor, Councilmember Erica Briggs, Councilmember Lisa Disch, Councilmember Jen Eyer, Councilmember Travis Radina, Councilmember Cynthia Harrison, Councilmember Chris Watson, Councilmember Jennifer Cornell and Councilmember Jon Mallek

Absent: 2 - Councilmember Ayesha Ghazi Edwin and Councilmember Dharma Akmon

APPROVAL OF AGENDA

Approved

AC COMMUNICATIONS FROM THE CITY ADMINISTRATOR

AC-1 [25-2119](#) Agenda Response Memo and eComments - December 1, 2025

Attachments: 251201 Agenda Response MemoFinal.pdf
Received and Filed

AC-2 [25-2116](#) City Administrator's Report - December 1, 2025

Attachments: 251201 City Administrator's ReportFinal.pdf
Received and Filed

INT INTRODUCTIONS

INT-1 [25-2041](#) Independent Community Police Oversight Commission (ICPOC) Update
Received and Filed

PUBLIC COMMENTARY (3 MINUTES PER SPEAKER, 45 MINUTES TOTAL)*

***WHEN MORE THAN 30 SPEAKERS HAVE SIGNED UP TO SPEAK AT A COUNCIL MEETING, EACH SPEAKER SHALL BE GIVEN 2 MINUTES TO SPEAK AT THAT MEETING**

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

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

**TO PARTICIPATE ONLINE, CALL ZOOM AT: 877 853 5247 or 888 788 0099
ENTER MEETING ID 942 1273 2148**

PHONE CALLERS CAN PRESS *9 TO RAISE HANDS AND *6 TO UNMUTE THEIR PHONES WHEN CALLED UPON TO SPEAK.

1. Adam Jaskiewicz - Public Summary of Proposed Arbor South Development Agreement (DC-2) & Vision Zero (in person)
2. Paul Krutko - Public Summary of Proposed Arbor South Development Agreement (DC-2) (in person)
3. Jeff Hayner - Resolution to Determine Salaries of the Mayor and City Council Members for FY 2027 and FY 2028 (E-11) (phone)
4. Ryan Housekeeper - Public Summary of Proposed Arbor South Development Agreement (DC-2) (in person)
5. Jeremy Haley - Public Summary of Proposed Arbor South Development Agreement (DC-2) (in person)
6. Margaret McCall - Vision Zero priority and the spending of the \$500,000 on major road safety improvements (phone)
7. Jirka Hladis - Vision Zero (in person)
8. Kirk Westphal - Emergency Safe Speed Resolution (in person)
9. Peter Houk - Transportation Commission Annual Safety Street Update (in person)
10. Adam Goodman - Vision Zero (Zoom)
11. Rachel Pooley - Ann Arbor Land Trust (in person)
12. Blaine Coleman - We are against military aid to Israel (in person)

- 13. Mark Scerbo - Safe speed street design (in person)
- 14. Mozhgan Savabieasfahani - We are against military aid to Israel (in person)
- 15. Pwon Bailey - Life in Ann Arbor (in person)
- 16. Kathy Griswold - Solutions to pedestrian safety crisis (in person)
- 17. Abubaker Ibrahim - Zoning and permits (in person)

CC COMMUNICATIONS FROM COUNCIL

MC COMMUNICATIONS FROM THE MAYOR

MC-1 [25-2023](#) Appointments - Confirmations
Approved

CA CONSENT AGENDA

Passed on consent agenda

Approved as presented

CA-1 [25-1952](#) Resolution to Approve Street Closures for the Downtown Ann Arbor
Midnight Madness Events on Friday, December 5, 2025 from 9:00 AM
until Midnight

Attachments: MSAA MM Map.pdf

Approved

Enactment No: R-25-415

CA-2 [25-1807](#) Resolution to Approve Change Order #2 (\$522,010.44) to the
Construction Contract with Michels Construction, Inc. (Michels) and to
Appropriate Additional General Funds in the Amount of \$350,000.00 for
the Barton Dam Right Embankment Remediation Project (Total Contract
\$9,974,754.26) **(8 Votes Required)**

Attachments: Barton Embankment_Michels_CO2_20251015.pdf,
2024-09-22_MICHELS CONSTRUCTION INC - Construction
Agreement.pdf, R-24-336 - Michels Contract.pdf, 2025-07-02_MICHELS
CONSTRUCTION INC - Change Order_executed.pdf

Approved

Enactment No: R-25-416

CA-3 [25-1713](#) Resolution to Approve Amendment 1 to the General Services Agreement

with Howden USA Company to Increase Compensation by \$67,419.88 to Perform Phase Two Preventative Maintenance Services on Three Turblex/Siemens Process Air Blowers at the Water Resource Recovery Facility (Total \$121,320.38)

Attachments: HOWDEN USA COMPANY - Amendment.pdf, Ammendment scope v2 Exhibit A.pdf, Exhibit B.pdf, HUSADLL.AFM.005711_B - Service Quote.pdf, HUSADLL.AFM.005712_D - Quote (002).pdf, SOLE_SOURCE-BEST_SOURCE_JUSTIFICATION_Howden USA 2026 Blower PM.pdf, Howden sole source letter August 2025.pdf

Approved

Enactment No: R-25-417

CA-4 [25-1775](#) Resolution to Approve a General Services Agreement for the Purchase of Automatic Flushing Units from Core & Main, LP (\$201,777.00, ITB No. 4776)

Attachments: itb_4776_document.pdf, 2025 Autoflusher ITB Core and Main Bid.pdf, CORE & MAIN LP - General Services Agreement (GSA).pdf

Approved

Enactment No: R-25-418

CA-5 [25-1849](#) Resolution to Increase a Best Source Purchase Order with Safety Services Inc. for As Needed Safety Supplies and Personal Protective Equipment for FY26 (\$20,000.00 Increase, Total Purchase Value \$45,000.00)

Attachments: Safety Services Inc Best Source.pdf, Original Best Source PO - Safety Services.pdf

Approved

Enactment No: R-25-419

CA-6 [25-1884](#) Resolution to Authorize the Purchase of Four Automated Side Load Drop Frame Refuse Trucks on Autocar Chassis' from Fredrickson Supply (Sourcewell: \$2,179,549.20)

Attachments: Ann Arbor Labrie Expert Helping Hand 10.14.2025.pdf, FS Quote 2110 - Ann Arbor - Dual Expert HH.pdf, Labrie Contract 110223.pdf

Approved

Enactment No: R-25-420

CA-7 [25-1960](#) Resolution to Approve the Renewal of Interlocal Agreement between City of Dearborn and City of Ann Arbor for Fire Vehicles

Attachments: Dearborn - Ann Arbor Fleet Share Argeement Original 07252023 to 07252025.pdf, CITY OF DEARBORN - Renewal Fire Vehicles.pdf

Approved

Enactment No: R-25-421

- CA-8** [25-1901](#) Resolution to Approve a 2026 Plan Year Exemption of the Publicly Funded Health Insurance Contribution Act, Public Act 152 **(8 Votes Required)**
Approved

Enactment No: R-25-422
- CA-9** [25-1899](#) Resolution to Approve a Professional Services Agreement with Exeter Associates, Inc. for Consulting Services Related to Development of a Cost of Service Study and Rates for the Sustainable Energy Utility (\$312,489.27)

Attachments: Exeter Associates, Inc._Professional Services Agreement.pdf, Exeter Associates, Inc._Exhibit_A.pdf, Exeter-Ricardo Revised Fee Proposal.pdf, rfp_25-44_document.pdf, Exeter-Ricardo Proposal in Response to RFP 25-44.pdf

Approved

Enactment No: R-25-423
- CA-10** [25-1972](#) Resolution to Accept a Sidewalk Easement at 3035 Brockman Boulevard from Karen G. Richard and Barbara Jo Smith **(8 Votes Required)**

Attachments: Sidewalk Easement-3035 Brockman Blvd.pdf

Approved

Enactment No: R-25-424
- CA-11** [25-2046](#) Resolution to Approve the First Renewed and Amended Water Supply Agreement Between the City and Ann Arbor Charter Township

Attachments: FIRST RENEWED AND AMENDED WATER SUPPLY AGMT CITY-TWP 11-17-25 FINAL w Attachments.pdf

Approved

Enactment No: R-25-425
- CA-12** [25-2067](#) Resolution Authorizing Summary Publication of Ordinance 25-33 - An Ordinance to Amend Section 5.16.3.F of Chapter 55 (Unified Development Code) of Title V of the Code of the City of Ann Arbor (Marijuana Facilities School Separation Distance Reduction)
Approved

Enactment No: R-25-426

PH PUBLIC HEARINGS (3 MINUTES PER SPEAKER)

FOR ZOOM MEETINGS, PHONE CALLERS CAN PRESS *9 TO RAISE HANDS AND *6 TO UNMUTE THEIR PHONES WHEN CALLED UPON TO SPEAK.

- PH-1** [25-1696](#) An Ordinance to Amend Chapter 40 (Trees and Other Vegetation) of

Title III (Parks and Public Grounds) of the Code of the City of Ann Arbor
(ORD-25-34)

Attachments: ORD-25-34 Briefed As Amended on 111725.pdf, ORD-25-34 As Amended on 111725.pdf, ORD-25-34 Briefed.pdf, Chapter 40 Amendments V2.pdf, Amendment to Chapter 40 Trees and Other Vegetation.pdf

Held and Closed

Enactment No: ORD-25-34

PH-2 [25-2040](#)

Resolution to Approve a Brownfield Plan for Townie Homes at 1780 and 1788 Scio Church Road, 225 and 235 South Wagner Road, 1535, 1563, 1565 and 1567 South Maple Road, and 1288 and 1369 Jewett Avenue

Attachments: Townie Homes BF Plan 11062025 - Compiled.pdf, Townie Homes City BF Staff Report 11-18-25.pdf

Held and Closed

Enactment No: R-25-429

A **APPROVAL OF COUNCIL MINUTES**

A-1 [25-2059](#)

Regular Meeting Minutes of November 17, 2025

Attachments: 11-17-25 Draft Minutes.pdf, City Council Emails 11.17_Redacted.pdf

Approved

B **ORDINANCES - SECOND READING**

B-1 [25-1696](#)

An Ordinance to Amend Chapter 40 (Trees and Other Vegetation) of Title III (Parks and Public Grounds) of the Code of the City of Ann Arbor (ORD-25-34)

Attachments: ORD-25-34 Briefed As Amended on 111725.pdf, ORD-25-34 As Amended on 111725.pdf, ORD-25-34 Briefed.pdf, Chapter 40 Amendments V2.pdf, Amendment to Chapter 40 Trees and Other Vegetation.pdf

Enactment No: ORD-25-34

Amended

Enactment No: ORD-25-34

Adopted as Amended on Second Reading

Yeas: 8 - Mayor Taylor, Councilmember Briggs, Councilmember Disch, Councilmember Eyer, Councilmember Harrison, Councilmember Watson, Councilmember Cornell and Councilmember Mallek

Nays: 1 - Councilmember Radina

Absent: 2 - Councilmember Ghazi Edwin and Councilmember Akmon

Enactment No: ORD-25-34

C ORDINANCES - FIRST READING**D MOTIONS AND RESOLUTIONS****DC New Business - Council:**

DC-1 [25-2089](#) Resolution to Authorize Settlement of *Sobhi Abed v. City of Ann Arbor, Daniel Horning, and Citizens United Reciprocal Exchange*, Washtenaw County Circuit Court Case No. 25-001097-NI

Approved

Enactment No: R-25-427

DC-2 [25-2106](#) Resolution to Provide a Public Summary of the Proposed Public-Private Development Agreement Between the Developer of Arbor South and the City of Ann Arbor

Approved

Enactment No: R-25-428

DB New Business - Boards and Commissions:**DS New Business - Staff:**

DS-1 [25-2040](#) Resolution to Approve a Brownfield Plan for Townie Homes at 1780 and 1788 Scio Church Road, 225 and 235 South Wagner Road, 1535, 1563, 1565 and 1567 South Maple Road, and 1288 and 1369 Jewett Avenue

Attachments: Townie Homes BF Plan 11062025 - Compiled.pdf, Townie Homes City BF Staff Report 11-18-25.pdf

Approved

Enactment No: R-25-429

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 MCL 15.268 (1) (C), (D) (E), AND (H).

E & F CLERK'S REPORT OF COMMUNICATIONS

E The following communications were referred as indicated:

Passed on consent agenda

Approved as presented

- E-1** [25-1931](#) Communication from Bodman PLC Regarding Notice of Intent to Establish Condominium Project: River North 4 - Assessor, Planning & Development Services, Sustainability, City Attorney
Attachments: River North 4 Condo Establishment Intent.pdf
Approved
- E-2** [25-1939](#) Communication from Jay Calewarts, Director of Adult Foster Care/HFA and Camps Licensing Regarding a Newly Licensed Foster Care Facility, Yost House, located at 2706 Yost Blvd - Planning and Development Services
Attachments: Adult Foster Care License Issued - Yost House.pdf
Approved
- E-3** [25-1941](#) Communication from Comcast Regarding Removal of Channels Owned by Versant from Digital Economy Tier, Effective January 8, 2026 - CTN, City Attorney
Attachments: Comcast Communications - Channel Changes.pdf
Approved
- E-4** [25-2065](#) Communication from Washtenaw County Board of Canvassers Regarding the Canvass of Votes Cast at the November 4, 2025 Special Election
Attachments: November 4, 2025 Election Canvass.pdf
Approved
- E-5** [25-2022](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) NO. MIG760068 to the Racquet Club of Ann Arbor Facility - Public Works, Sustainability
Attachments: Application_[HQ7-QE3C-QN09X_v3].pdf, NPDES COC-DRAFT for Public Notice_Racquet Club of Ann Arbor.pdf
Approved
- E-6** [25-2028](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760034 to the Orchard Hills Athletic Club for the Orchard Hills Dolphin Pool Facility - Public Works, Sustainability
Attachments: Application_[HQ6-V6X7-KCXXK3_v2].pdf, NPDES COC- DRAFT for Public Notice_Orchard Hills AC- Dolphin Pool.pdf
Approved

- E-7** [25-2029](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760033 to the Orchard Hills Athletic Club for the Yorktown Pool - Public Works, Sustainability
- Attachments:** Application_[HQ6-SJDR-QYBSQ_v2].pdf, NPDES COC-DRAFT for Public Notice_Orchard Hills AC-Yorktown Pool.pdf
- Approved**
-
- E-8** [25-2032](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760018 to the Weber's Inn for the Weber's Inn - Public Works, Sustainability
- Attachments:** Application_HQB-3T21-90RCQ_v3.pdf, NPDES COC-Draft for Public Notice_Webers Inn.pdf
- Approved**
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- E-9** [25-2042](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760073 to the MASSS, LLC for the BigBlue Swim School Facility - Public Works, Sustainability
- Attachments:** NPDES COC-DRAFT for Public Notice_Big Blue Swim School- Ann Arbor.pdf, Application_[HQB-0KK4-3YXSQ_v5].pdf
- Approved**
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- E-10** [25-2073](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760021 to the Ann Arbor MI Owner 1301 LLC, c/o Arbor Lodging Management for the Marriott TownePlace Suites - Public Works, Sustainability
- Attachments:** NPDES COC-DRAFT for Public Notice_Marriott TownePlace Suites.pdf, Application_[HQ8-XYEG-T3K3S_v2].pdf
- Approved**
-
- E-11** [25-2069](#) Resolution to Determine Salaries of the Mayor and City Council Members for FY 2027 and FY 2028
- Attachments:** CPI-U - Metrics 1 & 2.pdf, Nonunion Wages - Metrics 3 & 4.pdf, MML Mayor and Council Data 2025.xlsx, Conference of Western Wayne-Council 2025.pdf, Conference of Western Wayne-Mayor 2025.pdf, Resolution FILED with City Clerk's Office.pdf
- Approved**

- E-12** [25-2101](#) Communications from the Michigan Department of Environment, Great Lakes, and Energy (EGLE) Regarding Public Notice for the Proposed Reissuance Expired Permit of National Pollutant Discharge Elimination System (NPDES) Certificate of Coverage (COC) No. MIG760066 to the Stellar Development LLC for the Homewood Suites Pool- Ann Arbor - Public Works, Sustainability
- Attachments:** NPDES COC-DRAFT for Public Notice_Homewood Suites Pool- Ann Arbor.pdf, Application_[HQB-E6RT-CJ834_v2].pdf
- Approved**

F The following minutes were received for filing:

- F-1** [25-1516](#) Historic District Commission Meeting Minutes of July 10, 2025
- Attachments:** July 10, 2025 HDC Meeting Minutes.pdf
- Approved**
- F-2** [25-1706](#) September 16, 2025 City Planning Commission Meeting Minutes
- Attachments:** September 16, 2025 City Planning Commission Meeting Minutes.pdf
- Approved**
- F-3** [25-1769](#) Human Rights Commission Minutes of October 8, 2025
- Attachments:** Human Rights Commission Minutes - October 8, 2025.pdf
- Approved**
- F-4** [25-1781](#) Transportation Commission Meeting Minutes of September 2025
- Attachments:** September 2025 - Meeting Minutes.pdf
- Approved**
- F-5** [25-1910](#) November 5, 2025 City Planning Commission Meeting Minutes
- Attachments:** November 5, 2025 City Planning Commission Meeting Minutes.pdf
- Approved**
- F-6** [25-1590](#) Airport Advisory Committee Meeting Minutes of July 16, 2025
- Attachments:** Meeting_Minutes_7-16-2025.pdf
- Approved**
- F-7** [25-1712](#) Local Development Finance Authority Meeting Minutes of September 25, 2025
- Attachments:** 09-25-2025 Meeting Minutes.pdf
- Approved**

- F-8** [25-1747](#) Independent Community Police Oversight Commission Meeting Minutes of September 2025
Attachments: ICPOC September 2025 Meeting Minutes.pdf
Approved
- F-9** [25-1813](#) Commission on Disability Issues Minutes of October 15, 2025
Attachments: Commission on Disability Issues Minutes - October 15, 2025.pdf
Approved
- F-10** [25-1876](#) September 11, 2025 Historic District Commission Meeting Minutes
Attachments: 9-11-2025 HDC Meeting Minutes.pdf
Approved
- F-11** [25-2060](#) The City of Ann Arbor Employees' Retirement System Board Meeting Minutes of October 16, 2025
Attachments: B BDMTG October 2025.pdf
Approved
- F-12** [25-2061](#) The City of Ann Arbor Retiree Health Care Benefit Plan & Trust Board Meeting Minutes of October 16, 2025
Attachments: B VEBA BD October 2025.pdf
Approved
- F-13** [25-1994](#) Ann Arbor Housing Commission Board Minutes of September 17, 2025
Attachments: 9.17.25 AAHC Meeting Minutes.pdf

G COMMUNICATIONS FROM THE CITY ATTORNEY

PUBLIC COMMENT - CONTINUED (3 MINUTES EACH - IF NECESSARY)

***THIS SECTION IS FOR SPEAKERS WHO SIGNED UP FOR PUBLIC COMMENTARY BUT WERE UNABLE TO SPEAK AT THE BEGINNING OF THE MEETING DUE TO THE 45-MINUTE TIME LIMIT.**

FOR ZOOM MEETINGS, PHONE CALLERS CAN PRESS *9 TO RAISE HANDS AND *6 TO UNMUTE THEIR PHONES WHEN CALLED UPON TO SPEAK.

ADJOURNMENT

Adjourn

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

LIVE: MONDAY, DECEMBER 1, 2025 @ 7:00 P.M.

REPLAY: FRIDAY, DECEMBER 5, 2025 @ 8:00 P.M.

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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 during regular business hours.