

**CITY OF GROSSE POINTE FARMS CITY COUNCIL
REGULAR MEETING MINUTES
July 8, 2024 at 7:00 P.M.**

A regular meeting of the City Council for the City of Grosse Pointe Farms was held at City Hall, 90 Kerby Road and called to order at 7:05 p.m. on Monday, July 8, 2024, by Councilmember Beth Konrad-Wilberding.

- 1. Pledge of Allegiance.**
- 2. Roll Call.**

Present: Mayor Pro Tem Beth Konrad-Wilberding, Councilmembers Sierra Leone Donaven , John J. Gillooly, Joe Ricci, Neil Sroka and Lev Wood.

Absent: Mayor Louis Theros

Others Present: Shane Reeside, City Manager, Derrick Kozicki, Assistant City Manager & City Clerk; Tim Rowland, Finance Director; John Hutchins, Director of Public Safety, Andrew Rogers, Deputy Director of Public Safety; and William T. Burgess, City Attorney.

There was a quorum present.

MOTION: Motion by Councilmember Beth Konrad-Wilberding seconded by Councilmember Neil Sroka to excuse the absence of Mayor Louis Theros. CARRIED 6 to 0.

- 3. Reading and consideration of the minutes of the Regular Meeting held on June 10, 2024.**

MOTION: Motion by Mayor Pro Tem Beth Konrad-Wilberding to approve the minutes of the Regular Meeting held on 6/10/2024.

VOTE: Yes: 6; No: None; Absent: Mayor Louis Theros. CARRIED 6 to 0.

- 4. Consideration of a request to approve a site plan for a gatehouse located on Provencal Road at Kercheval Avenue.**

Joseph Wortman, Stephen Brownell and Wendy McMillan spoke on behalf of the Provencal Road Association.

Councilmember John J. Gillooly asked the applicant if there was any votes in opposition to the project and if the project requires public funds.

Wortman stated that a vote was taken and the results were 25 yes and 9 no.

Councilmember John J. Gillooly asked if they would agree not to install license plate readers at the gate unless City Council granted permission.

The applicant stated they would agree not to install license plate readers at the gate unless City Council granted permission.

Councilmember Lev Wood asked if they would agree to use native plantings and shield the lighting downwards.

The applicant stated that they would agree to use native plantings and shield the lighting downwards.

Councilmember Lev Wood asked if Country Club of Detroit approved of the project.

The applicant stated that Country Club of Detroit approved of the project.

Councilmember Lev Wood asked why the gate is going to remain in the same location instead of in the center of the road.

The applicant stated that they could not acquire the land needed to position the gatehouse in the middle of the road.

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 7:12 p.m.

Scott Sauerbier, 234 Provencal Road was not in favor of the project because the current gatehouse would be demolished and that three existing trees would be removed.

Catherine Sauerbier, 234 Provencal Road was against the project due to privacy concerns related to the technology used in the proposed gatehouse.

John Axe, 481 Kercheval stated he owns the land needed to move the gatehouse to the center of the road but will not grant an easement until operational costs are reduced.

Mayor Pro Tem Beth Konrad-Wilberding closed public comment at 7:31 p.m.

MOTION: Motion by Councilmember Lev Wood, second by Councilmember Sierra Leone Donaven that the City Council approve the site plans submitted on May 6, 2024 by Dr. James Fox on behalf of the Provencal Association.

Approval of the site plans will allow for the construction of a proposed new gate house, roadway expansion and landscaping at the intersection of Provencal and Kercheval Avenue.

Approval of this site plan is subject to the following conditions:

1. No software enabling the collection of visitor demographic information or license plate can be installed for the gatehouse without the Applicant receiving prior authorization from the City Administration.
2. Native plantings will be used wherever possible to reduce maintenance and watering requirements.
3. Proposed lighting fixtures and any additional lighting should be appropriately shielded and down-directed so as not to cause any unnecessary light pollution. No additional lighting on the building will be allowed without the authorization from the City staff.
4. All building materials will comply with those shown in the Mosher Design Company’s plans.
5. Removal trees due to this project must be approved by Public Service Director Matthew Baka.

VOTE: Yes: Mayor Pro Tem Beth Konrad-Wilberding; Councilmembers Sierra Leone Donaven, John J. Gillooly, Neil Sroka and Lev Wood; No: Joe Ricci; Absent: Mayor Louis Theros. **CARRIED 5 to 1.**

5. Consideration of a request to approve a site plan for the replacement of a wall behind the Chase Bank located at 460 Moross Road.

David Stengal, Architect 200 S. Michigan Avenue, Chicago Illinois, Cathy Constance, 11 Polaris Parkway, Columbus, Ohio and Tony Bore 11 Polaris Parkway, Columbus, Ohio were present on behalf of the applicant Chase Bank.

Mayor Pro Tem Beth Konrad-Wilberding stated that this bank branch is less appealing than other Chase Bank locations.

Councilmember John J. Gillooly stated that the proposed materials for the wall are low quality and better materials should be used.

Councilmember Neil Sroka stated that the bank branch’s landscaping must be improved and that they should incorporate stormwater management into the landscaping plans.

Councilmember Lev Wood stated that the parking lot has more parking spaces are required by the ordinance and that those excess spaces could be used to install green infrastructure to manage stormwater.

Mayor Pro Tem Beth Konrad-Wilberding asked the applicant if they have met with the neighboring properties.

The applicant stated they haven’t met with the neighboring properties.

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 7:56 p.m.

Eric Gunderson, 480 Belanger Road stated that the maintenance of public alley ways is important.

Larson Santrock, 443 Maison Road stated that he was opposed to the project because it does not address storm water management.

Gay Jackson, 444 Moross Road stated the property is not well maintained, has a rodent issue due to tall grass and is very loud on the weekends due to car radios in the ATM drive through.

MOTION: Motion by Councilmember Neil Sroka, second by Councilmember John J. Gillooly to table the item so the applicant can meet with the neighbors, consider Council’s concerns and revise their plans accordingly.

VOTE: Yes: Mayor Pro Tem Beth Konrad-Wilberding; Councilmembers Sierra Leone Donaven, John J. Gillooly, Joe Ricci, Neil Sroka and Lev Wood; No: None; Absent: Mayor Louis Theros. **CARRIED 6 to 0.**

6. Consideration of a request to approve the 2024 Water Main Replacement Project.

City Manager Shane Reeside presented the item.

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 8:09 p.m.

No public comment was heard.

Mayor Pro Tem Beth Konrad-Wilberding closed public comment at 8:13 p.m.

MOTION: Motion by Councilmember Lev Wood, seconded by Councilmember John Gillooly to award Bidigare Contractors, Inc. for the 2024 Water Main Replacement Project, as recommended by HRC, for the amount of \$501,639.00, plus a 10% contingency of \$50,163.90, including engineering of \$86,000, for a total cost not to exceed \$637,802.90.

VOTE: Yes: 6; No: None; Absent: Mayor Louis Theros. CARRIED 6 to 0.

7. Consideration of the Water Main Replacement Project

City Manager Shane Reeside presented the item.

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 8:12 p.m.

Andrew Dervan, 306 Fisher Road asked if the generator is backup power.

Mayor Pro Tem Beth Konrad-Wilberding closed public comment at 8:13 p.m.

MOTION: Motion by Councilmember John Gillooly seconded by Councilmember Lev Wood to award the low bidder Rauhorn Electric, Inc. for the 2024 Water Treatment Generator Installation Project, as recommended by HRC, for the amount of \$259,842.23, plus a 10% contingency of \$25,984.22, including a \$35,000.00 estimated allowance for DTE to provide a elevated gas pressure service required for the operation of the new generator, for a total cost not to exceed \$320,826.45.

VOTE: Yes: 6; No: None; Absent: Mayor Louis Theros. CARRIED 6 to 0.

8. Consent Agenda.

- a. Consideration of a request to approve June 2024 invoices.
- b. Consideration of a request to approve the purchase of an F-250 Pickup Truck for the Department of Public Works.
- c. Consideration of a request to approve the purchase of a Vactor Truck.

MOTION: Motion by Councilmember Neil Sroka, second by Councilmember John J. Gillooly to pull item c. and approve the balance of the Consent Agenda.

VOTE: Yes: 6; No: None; Absent: Mayor Louis Theros. CARRIED 6 to 0.

- a. Consideration of a request to approve the purchase of a Vactor Truck.

Councilmember Lev Wood asked Administration to provide information on how often the Vactor Truck is used.

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 8:13 p.m.

Mayor Pro Tem Beth Konrad-Wilberding closed public comment at 8:13 p.m.

MOTION: Motion by Councilmember Neil Sroka, second by Councilmember John J. Gillooly to approve the purchase of the Vactor Truck.

VOTE: Yes: 6; No: None; Absent: Mayor Louis Theros. CARRIED 6 to 0.

10. Reports
a. Receive the June 2024 Public Safety Report.

Council received the June 2024 Public Safety Report.

11. Other Business

Mayor Pro Tem Beth Konrad-Wilberding opened public comment at 8:29 p.m.

George Zerling, 82 Muskoka spoke regarding a bicycle accident.

Eric Gunderson, 480 Belanger spoke regarding the pool committee.

Mayor Pro Tem Beth Konrad-Wilberding closed public comment at 8:45 p.m.

Having reached the end of the agenda, the meeting was adjourned at 8:45 p.m.

Mayor Louis Theros

Derrick Kozicki, Assistant City Manager & City Clerk