



MINUTES
Committee on City Operations
Thursday, August 7, 2025 @ 4:00 p.m.
City Council Conference Room

CALL TO ORDER

Council Member Brown called the meeting to order at 4:00pm

PRESENT

Council Member Jeffrey Brown, Chair
Council Member Peter Spadafore, Vice-Chair
Council Member Jeremy Garza, Member

OTHERS PRESENT

Renee Richmond, Council Administrative Assistant
Marc Jones, Public Service
Scott Cook, Public Service
Abbie Tykocki, Riverwalk Theatre
Alan Greenberg, Riverwalk Theatre
No City Attorney present

MINUTES

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE MINUTES FROM JULY 14, 2025 AS PRESENTED. MOTION CARRIED 3-0.

PUBLIC COMMENT

Discussion/Action

RESOLUTION – Noise Special Permit; Hoffman Bros. Inc request to allow for the conducting work as part of the Combined Sewer Operations (CSO) 019 Project at 1038 N. Larch Street

Mr. Jones noted this is for the staging area which wasn't part of the original request. He has had several conversations with residents concerning noise/dust. He also talked to the contractors, and they agreed to take measures to mitigate some issues, i.e. watering to keep dust down, and being careful with dump trucks.

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE RESOLUTION FOR NOISE SPECIAL PERMIT FOR HOFFMAN BROS. INC REQUEST TO ALLOW FOR THE CONDUCTING WORK AS PART OF THE COMBINED SEWER OPERATIONS (CSO) 019 PROJECT AT 1038 N. LARCH STREET.

Councilmember Garza asked what feedback they received. Mr. Jones noted only one person spoke at the public hearing concerning noise and dust, he also had a few others reach out and spoke to one person. Councilmember Brown asked if he spoke to the others, Mr. Jones responded they were emails opposing. Councilmember Brown asked since residents are concerned with the staging area how the project is affected and does it have to be used during the same time. Mr. Jones noted he spoke with the contractors, and they can make other arrangements but create logistical issues, they also have an agreement with the property owner, and it is zoned industrial. Councilmember Spadafore noted it is just the property the residents don't want, and it will be used regardless of the Noise Waiver, Mr. Jones confirmed.

MOTION CARRIED 2-1.

RESOLUTION – Noise Special Permit; request from the Public Service Department to allow for rehabilitating Pleasant Grove Road from Holmes Road to Mt. Hope Avenue

Mr. Cook noted the project is anticipated to last 10 weeks and this is to accommodate potential clement weather, and is not aware of any opposing comments. One person reached out, but it was related to vibration and not the noise or Saturday work. Councilmember Garza noted the Pleasant Grove project and have they coordinated with them. Mr. Cook confirmed they are in contact, and on the same page.

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE RESOLUTION FOR NOISE SPECIAL PERMIT REQUEST FROM THE PUBLIC SERVICE DEPARTMENT TO ALLOW FOR REHABILITATING PLEASANT GROVE ROAD FROM HOLMES ROAD TO MT. HOPE AVENUE. MOTION CARRIED 3-0.

RESOLUTION – Liquor License; Community Circle Players, Inc. dba Riverwalk Theatre, 228 Museum Drive, request for Club License; new Sunday Sales Permit (PM), Outdoor Service Area, and Dance-Entertainment Permit

Mr. Greenberg explained the Riverfront Theatre is the center of amateur performing arts in the Greater Lansing area and has been around for 60+ years and at this location for 37 years. First, they are looking for a Club License to enhance the theatre experience for their members. Second, it is a revenue enhancement. Councilmember Garza asked what they would be serving, Mr. Greenberg answered a Club License includes everything, but they will be serving beer, wine, cider, and seltzers.

MOTION BY COUNCIL MEMBER SPADAFORE TO APPROVE THE RESOLUTION FOR LIQUOR LICENSE; COMMUNITY CIRCLE PLAYERS, INC. DBA RIVERWALK THEATRE, 228 MUSEUM DRIVE, REQUEST FOR CLUB LICENSE; NEW SUNDAY SALES PERMIT (PM), OUTDOOR SERVICE AREA, AND DANCE-ENTERTAINMENT PERMIT. MOTION CARRIED 3-0.

RESOLUTION – Liquor License; La Mulata Private Events LLC, 5335 S. Martin Luther King Jr. Blvd., request to Transfer Ownership, escrowed 2025 Class C & SDM license; new Sunda Sales Permit (PM), Outdoor Service Area, Dance-Entertainment Permit and Extended Hours
Councilmember Brown moved to the next meeting as he would like the owner present.

Other

Adjourn

Adjourned at 4:17pm

Submitted by Renee Richmond, Recording Secretary

Lansing City Council
Approved by the Committee on August 21, 2025