



AGENDA
Committee on Public Safety Special Meeting
Tuesday, October 30, 2018 @ 4:00 p.m.
City Council Conference Room, 10th Floor

Council Member Carol Wood, Chair
Council Member Adam Hussain, Vice Chair
Council Member Jeremy Garza, Member

- 1. Call to Order**
- 2. Roll Call**
- 3. Public Comment on Agenda Items**
- 4. Discussion:**

A. DISCUSSION–Pleasant Grove & Holmes Shopping Center; Alleged Nuisance Violations

- 5. Other**
- 6. Adjourn**



COMMITTEE Public Safety-Special Meeting

DATE OCT 30, 2018

[illegible]



City of Lansing

OFFICE OF THE CITY ATTORNEY

James D. Smiertka, City Attorney

October 24, 2018

Balbir Singh
Resident Agent, Mandeep Inc.
3434 Pleasant Grove Rd
Lansing, Michigan 48910

RE: Request for attendance at Public Safety Committee Meeting Tuesday, October 30th, 4:00pm

Dear Balbir Singh-

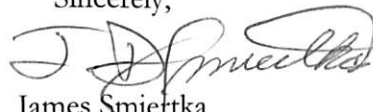
Lansing City Council, at a meeting held on Monday October 21, 2018, passed the enclosed resolution authorizing an investigation into alleged nuisance activity at the Pleasant Grove/Holmes Plaza ("Plaza").

The Lansing City Council and the City Attorney's Office have attempted to work collaboratively with the owners of the Plaza on a number of occasions. Recently, all calls that the Lansing City Attorney's office have placed to the contact number, have gone straight to voicemail. Numerous requests to attend Public Safety Committee meetings have been declined.

Pursuant to the enclosed resolution, City Council is requesting that the owner of the Plaza attend an upcoming Public Safety Committee meeting. Therefore, we again request that the owner of the Plaza attend a Special Public Safety Committee meeting on **Tuesday, October 30th, 2018 at 4:00pm**. Please contact Lisa Hagen at 517-483-4320 to confirm whether the Plaza owner will attend this meeting. Failure to respond to this communication or appear at the above meeting may result in City Council opening an investigation, which could lead to the issuance of subpoenas and other formal intervention.

Should you have any questions or concerns, please reach out to our office.

Sincerely,



James Smiertka
City Attorney

Enclosure: Resolution 2018-274

RESOLUTION #2018-274
BY THE COMMITTEE ON PUBLIC SAFETY
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING, MICHIGAN

WHEREAS, pursuant to City Charter, Chapter 3, Section 3-206.1, "The City Council may make investigations into the affairs of the City . . ."; and

WHEREAS, the Public Safety Committee has devoted many hours of time receiving, discussing, and analyzing complaints of public nuisance issues at the Pleasant Grove/Holmes Plaza ("Plaza") and the immediate surrounding area; and

WHEREAS, the Public Safety Committee now recommends that the full City Council make an investigation into such alleged nuisance activities at the Plaza and the immediate surrounding area.

NOW, THEREFORE, BE IT RESOLVED, that the City Council make an investigation pursuant to City Charter 3-206.1 into the alleged public nuisance activities at the Pleasant Grove/Holmes Plaza and the immediate surrounding area.

BE IT FINALLY RESOLVE THAT prior to the opening of such investigation the City Attorney shall invite the owner of the Plaza to meet with the City Attorney and the Public Safety Committee within two weeks concerning alleged nuisance activities. Failing such meeting, or a lack of a satisfactory result of such meeting, and upon recommendation of the Public Safety Committee, the investigation shall commence.



Chris Swope, CMMC/MMC
Lansing City Clerk

I hereby certify that the foregoing is true
and is a complete copy of the action
adopted by the Lansing City Council.

ACTIVITY REPORT

PLEASANT GROVE AND HOLMES

AND

LOGAN SQUARE

PLEASANT GROVE AND HOLMES

POLICE

- The patrol division has expended 532 overtime hours since June 26, 2018, engaging in a focused cycle of engagement within the proximity of the Center on neighborhood complaints of loitering, trespassing, urination in public, homelessness, pandering, loud noise, drug use, trafficking, shootings, and a host of other nuisance issues. The patrol division has been advised to respond with increased patrols, to include, but not be limited to, overtime assignments, patrol extra attention, communication with business owners, and camera technology improvements.
- Incident reports and calls for service are reviewed with OCA.
- Engaged with Michigan State University for recommendations regarding the environmental design of the Center and its effect on nuisance and crime issues.
- Installation a high definition camera in the parking lot of one of the establishments to increase visibility.
- Application of a variety of police deployment techniques in the area to increase policing efficiencies.
- Continuation of active liquor license compliance checks.

FIRE

Fire inspections were performed on portions of the premises and only minimal violations were observed. A request for inspection of the remaining vacant units and other areas was made, and, if no permission is granted for entry an administrative search warrant will be requested from OCA.

BUILDING SAFETY/CODE COMPLIANCE

- Multiple compliance visits and inspections have been made to the site by Code Compliance and Building Safety. The property has been cited for a trash violation.
- Signs in the right of way have been cited at multiple locations and these have been removed as of the August 23 visit.
- The vehicle for sale at 2200 W Holmes has been removed as of the September 5 inspection.
- Pot holes throughout the parking lots at 2201, 2215, 2227, and the vacant parcels surrounding these properties, resulted in a contract in place with an asphalt company to have the parking lots repaired by October 31.

CITY ATTORNEY

- Since July 1, 2018, the office (OCA) has been implementing a monitoring and zero tolerance policy for incidents arising within a quarter mile radius of this location. Files are then flagged for the prosecutors. Some incidents are referred to the Ingham County Prosecutor (ICPO) either by the police or this office. Three OCA cases have occurred in this area since July 1. One is in warrant status; one conviction for open alcohol has recently been obtained; and one is still with LPD in an unknown status. Four cases in ICPO are in an unknown status and one conviction for assault and battery has been obtained.
- OCA continues to coordinate with different departments for enforcement of any issues when complaints are made to this office.
- In-person contact has been made with the owner of the Center on at least two occasions and a signed promise letter has been obtained. Currently, the City Attorney is attempting to arrange an on-site meeting with the owner regarding compliance with the letter.
- OCA provided some legal assistance with documents related to the easement for Town Square.
- The Office is standing ready for administrative search warrant requests to support inspection activities.

NEIGHBORHOODS AND CITIZEN ENGAGEMENT

- Performed planning work for the new Town Square.

PUBLIC SERVICE

- Reviewed public square configuration in connection with the Town Square project.

LOGAN SQUARE

POLICE

- Continuing to monitor two suspect activities in the Center for compliance with law.
- Since the gambling shut down, not much significant activity has been reported; however, homeless issues appear from time to time.

FIRE

- As a result of a code inspection, Fire was alerted to fire suppression issues and an administrative search warrant was obtained for the balance of the inspection of vacant suites. The inspection did occur and problems with the fire suppression systems were found and violation notices were issued together with one notice for an egress door.

BUILDING SAFETY/CODE COMPLIANCE

- Logan Square was cited for violations such as , pot holes in the parking lot; damage to ground signs; window signs exceeding allowable coverage; and storage of shopping carts behind buildings. All have been corrected.

- A complete team of inspectors went through the entire premises and Center was cited for trash, waste, and debris.
- The Department communicated in person with all tenants regarding building and premises issues.
- The Mayor, LEAP, and the Director have met with the owner regarding the future of Logan Square and offered assistance with future plans.

CITY ATTORNEY

- Have met with the owner on two occasions regarding compliance and tenant issues.
- Procured an administrative search warrant for Fire inspection.
- OCA is continuing a zero tolerance policy here as noted in Pleasant Grove above. Since July 1, there have been three incidents- 1 Assault and Battery in warrant status; 1 ICPO pending; 1 LPD pending for an unknown suspect.
- OCA continues to coordinate different department responses for enforcement of any issues or complaints as they are presented to the office.

PUBLIC SERVICE

- Catch basins were examined to determine if the sewer is in danger of collapse. No imminent danger was found, but the condition was referred to Code Compliance for plumbing and maintenance code examinations.

PROMISE LETTER

These promises are being made by Amarjit Singh^{MS} to the City of Lansing, relative to the Pleasant Grove/Holmes Plaza, located in Lansing, Michigan.

I, Amarjit Singh^{MS}, do hereby promise that upon becoming owner of the Pleasant Grove and Holmes Plaza, ("Plaza"), agree to perform the following obligations in a lawful, satisfactory, and proper manner and in accordance with the all policies, procedures, and requirements, which have been or, from time to time, may be prescribed by the City as follows:

1. Close on the sale of the Plaza and clear up liens on the titles within 90 days from June 27, 2018.
2. Install working cameras in front of all tenant spaces within ⁶⁰30 days of closing on the sale of the Plaza.
3. Upon closing of the sale of the Plaza, _____ will sell the Town Center portion to South West Action Group.
4. Complete parking lot repairs.
5. Effectively communicate with LPD regarding any and all inappropriate and illegal acts.
6. Upgrade lights to LED lights within the Plaza.
7. ~~Remove the concrete barriers that invite loitering, and consider other options such as bollards.~~
8. Sign and post a "No Loitering" letter.
9. Sign up for the "Scram Program."

SIGNATURES:

On behalf of _____

Acceptance, acknowledgement of receipt,
and to place on file.



Amarjit Singh



James D. Smiertka
City Attorney

8-17-18
Date

8/17/18
Date