AGENDA

Committee on Development and Planning
AGENDA FOR NOVEMBER 16, 2021 AT 3:30 PM

Lansing City Hall, 124 W. Michigan Avenue
City Council Conference Room
To provide input or ask questions on any item that is listed on the agenda,
members of the public may contact the City Council at city.council@lansingmi.gov (517)483-4177 prior to the meeting.

**Based on the recommendations from the Centers for Disease Control (CDC)
City Council President Spadafore is requesting members of the public, City Staff and Council Members wear face coverings at meetings of the City Council and their Committees.**

Council Member Spitzley, Chairperson
Council Member Garza, Vice Chairperson
Council Member Hussain, Member

1. **Call to Order**
2. **Roll Call**
3. **Minutes**
   - A. October 19, 2021
4. **Public Comment on Agenda Items (Up to 3 Minutes)**
5. **Discussion/Action:**
   - B. RESOLUTION - Appointment; Dr. Alane Laws-Barker; At-Large Member of the Economic Development Corporation/Tax Increment Finance Authority / Lansing Brownfield Redevelopment Authority Board of Directors; Term Expire February 28, 2027
   - C. RESOLUTION - Repassage of ACT-1-2020; Jerome St., N. Holmes St. Street Vacations
6. **Other**
7. **Adjourn**

Persons with disabilities who need an accommodation to fully participate in these meetings should contact the City Council Office at 517-483-4177 (TTY 711) 24 hour notice may be needed for certain accommodations. An attempt will be made to grant all reasonable accommodation requests.

MINUTES
Committee on Development and Planning
Tuesday, October 19, 2021@ 4:30 p.m.
City Council Conference Room

CALL TO ORDER
Council Member Spitzley called the meeting to order at 4:30 p.m.

PRESENT via audio/video
Council Member Spitzley, Chair
Council Member Garza, Vice-Chair
Council Member Hussain, Member

OTHERS PRESENT via audio/video
Sherrie Boak, Council Staff
Lisa Hagen, OCA
Greg Venker, OCA
John Shaski

MINUTES
MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE MINUTES FROM SEPTEMBER 7, 2021 AS PRESENTED. MOTION CARRIED 3-0.

PUBLIC COMMENT
No public comment at this time.

Discussion/Action
RESOLUTION – Appointment; John Shaski; Member Saginaw Street Corridor Improvement Authority; Term to Expire June 30, 2025
Council Member Spitzley acknowledged Mr. Shaski for his willingness to serve.

Mr. Shaski explained to the Committee he was a Lansing resident and on this board would represent as a business member as he works for Sparrow Health Systems and they occupy a large anchor on the Saginaw Corridor. Mr. Shaski also confirmed he currently serves as Chair of the Capital Region Airport Authority for the City of Lansing representation.

Council Member Garza asked about the intentions at the St. Lawrence campus with Sparrow Health Systems. Mr. Shaski briefly outlined what is currently occurring with his employer at that site.

MOTION BY COUNCIL MEMBER GARZA TO APPROVE THE RESOLUTION FOR THE APPOINTMENT OF JOHN SHASKI TO THE SAGINAW STREET CORRIDOR IMPROVEMENT AUTHORITY; TERM TO EXPIRE JUNE 30, 2025. MOTION CARRIED 3-0.

Adjourn

Adjourned at 4:43 p.m.
Submitted by Sherrie Boak
Recording Secretary, Lansing City Council
Approved by the Committee on

Application for Appointment to Board or Commission

Thank you for your interest in serving on a Lansing Board, Commission, or Committee.

Certain boards, commissions, or committees require appointees to be a registered elector in the City of Lansing (Charter Section 2-102) and be a resident of Lansing for one year prior to taking office (Charter Section 2-102).

Appointees to every board, commission, or committee must not be in default to the City at the time of taking office (Charter Section 2-103.2) and not have been convicted, within 20 years of taking office, of a violation of the election laws of the City of Lansing, State of Michigan, or the United States; a violation of public trust; or any felony (Charter Section 2-103.1).

Lansing City Charter, Section 5-104, Ineligibility For Boards, restricts certain City employee activities on some boards: "No person holding another City office or activity employed by the City shall be eligible to be a voting member on any board."

Date	09/29/2021
First Name	Alane
Middle	Marie
Last Name	Laws-Barker
Other name(s) by which you have been known, including maiden names	Alane Laws-Barker, MD
Date of Birth	,
Address	6438 Ridgepond Place
City	East Lansing
State	Michigan
Zip Code	48823
Email	Laney9866@gmail.com
Gender	Female

If you don't know which ward you live in, visit the Lansing Neighborhoods Ward Map and type in your address to find out!

Ward	Regional
Best Phone Number to Contact You	5178874320
In what year did you move to Lansing?	1991
Additional Information Regarding Experience and Credentials	Jobs and economic development are my passion. Over the last 11 years I have worked diligently in the Greater Lansing area to improve the economic landscape. I was a founding member of the Lansing Black Chamber of Commerce. I served the organization for 11 years. I was president, vice president, financial secretary and membership chair. I have been a board member of the Lansing Regional Chamber of Commerce for 5 years. During the pandemic BIPOC businesses were suffering. I created a Black and brown business directory, engaged media outlets to increase visibility and support. During this time I founded The Melanated Business alliance. My organization's primary goal was to educate and empower business to make them sustainable. I hosted zoom sessions to educate businesses on completing grant and loan applications. Partnered with LEAP to educate, distribute and review applications for grants. I currently serve on the LEAP board representing the BIPOC community. I served as co-chair of the Mayors Racial Justice and Equity Alliance as the Co-chair of the Job and Economic Development Committee. Our committee worked serval months to develop an recommendations for an economic plan for Lansing.
Occupational Background	I have worked in the city of Lansing for 22 years as an obstetrician gynecologist. I have been very active in the community. As Lead Ob/Gyn for Sparrow Hospital I serve in many capacities. As part of Sparrow's collaboration with Ingham County Health Department to give back to the community, I represent Sparrow as the clinical leader at Ingham County Women's Health. My role there involves ensuring that our clinic provides quality care, an creates access to care. Both of our organizations serve the underserve and it is my job duty to ensure that we remain fiscally sound so that we can continue to take care of our community. The art and an business of medicine have been my life's work. I have served on the finance committee of Sparrow medical group. I am a member of Sparrow Hospitals quality committee and Ob/gyn service line committee. Recent times have brought many challenges. My business education has helped me assist with many decisions during the Covid pandemic.
Educational Background	Board Certified Ob/Gyn- 22 years Masters of Business -Indiana University Kelley School of Business Bachelor of Science- Psychology
Current Appointments	Governor's Task Force on Child Abuse and Neglect, Citizen's Review Panel Chair.
Please attach a resume if available.	*File(s) attached:* Alane's CV.doc
First Choice for Board to Serve on	Economic Development Corporation / Tax Increment Finance Authority / Brownfield Redevelopment Authority

Second Choice of a Board to Serve on	Next Michigan Development Corporation
Please comment briefly on why you wish to serve on a particular board or commission. Please be specific as to your goals and ideas about how you wish to contribute to the work of the board or commission.	I have lived in the Greater Lansing Area for 30 years. During my time here I have seen a great deal of change. Lansing is THE Capital City and has great potential. I envision what Lansing could be with people in place to do the work to get us there. I am one of those people. I believe in this city and what it has to offer. I wish to contribute my time, my talent and my integrity to this work. My desire is to ensure that as Lansing continues to grow the needs of the BIPOC community remain heard. My goal is to contribute to the opportunity for economic grow and development, engage projects that are good for the city and the people, and to ensure that all areas of our city benefit from the projects that we engage in.

This certification is not required but may impact potential consideration of the appointment being sought. I authorize the use of the information provided above to conduct a background search, including but not limited to criminal history, residency, and indebtedness to the City of Lansing. If selected to serve, I further authorize additional background checks during the term of my service to ensure the required criteria continue to be met. I also acknowledge that I have the affirmative duty to inform the City if I become aware of any change or condition in my status that fails to meet the required criteria.

Agreement to Background Check Authorization	• I agree
Please type your name in this box to signify that you can serve on a board or commission and the information in this application is accurate to the best of your knowledge.	Alane Laws-Barker, MD
Date & Time	09/29/2021 11:00 PM (EDT)
Receive an email copy of this form.	Yes

CURRICULUM VITAE

ALANE MARIE LAWS-BARKER, M.D.
1809 Cahill Drive
East Lansing, Michigan 48823
Home: 517-336-9535 Cell: 517-256-8044

Education

May 2019	**Indiana University Kelley School of Business** **Masters of Business Administration** **Honors**
June, 2003	**RESIDENCY: OBSTETRICS and GYNECOLOGY** Hurley Medical Center Flint, Michigan *Chief Administrative Resident, 2002-2003 *MSU Resident Clinical Instructor 1999-2003
June, 1999	**INTERNSHIP: OBSTERICS and GYNECOLOGY** Hurley Medical Center Flint, Michigan *Chief Administrative Resident 2002-2003
May 1999	**DOCTOR OF MEDICINE** **Michigan State University College of Human Medicine** *Honors: *Recipient of Arthur L. Foley II Endowed Memorial Scholarship, 1998-1999 *Recipient of Alexander Family Scholarship, 1998-99 *Recipient of McAllister/Armenteros Family Endowed Scholarship, 1998-99 *Recipient of Mid-Michigan Medical Society Foundation Scholarship, 1998 *Recipient of Robert L. Young Award, 1998-99 *Recipient of W. Donald Weston Award, 1993-94 *Recipient of Women in Medicine Scholarship, 1993-94
June 1997-98	*President, Minority Medical Student Association
June 1996-97	*Vice-President, American Medical Student Association
June 1992	* Post-Baccalaureate ABLE Pre-Medical Program Michigan State University College of Human Medicine East Lansing, Michigan

June 1991 **BACHELOR OF SCIENCE**
University of California at Davis, Davis California
Major: Psychology

CERTIFICATION:

November 2006 **American Board of Obstetricians and Gynecologists Board Certified**

January 2007 **Fellow of the American College of Obstetricians and Gynecologist**

WORK EXPERIENCE

CURRENT EMPLOYMENT: **Sparrow Women's Health Lead OB/ GYN Ingham County Health Department Women's Services.** Supervise clinical services. I have a staff that consists of 4 nurse practitioners, 4 registered nurses, 6 medical assistants, and support staff. I also continue to see complex cases, perform surgeries, teach students/ residents and. Serve on administrative leadership team, women's service line committee, quality committee.

2004-2017 **Sparrow Medical Group /Midwest OB/GYN 2004 - present**
***Practice Leader**- administrative duties, staffing schedules, meetings, residency faculty, PA/NP school preceptor. Finance Committee Member, Peer Review and Quality Committee Member Physician Lead on Triage improvement Project

1987-1991 **COMMUNITY HEALTH EDUCATOR**: The Birthing Project Sacramento, California. Assisted in obtaining grant from the Kellogg Foundation to start a program to help high risk pregnant women overcome obstacles in obtaining healthcare. The goal was to decrease the infant mortality in the African American community by using community outreach, available resources and mentor support. Duties: home visits, lectures, health education seminars, writing the program model, data collection, preparing the quarterly reports for the Kellogg Foundation.

1989-1991 **CERTIFIED NURSING ASSISTANT**: Mercy San Juan Nursing Home Sacramento, California

1985-1987 **TEACHING ASSISTANT**: Redbud Montessori School Davis, California

AFFILIATIONS

2020- Present	Melanated Business Alliance-Founder, Board President
2004-present	Michigan State University Assistant Clinical Professor-Instructing and mentoring residents and medical students
2010-present	Grand Valley State University-Clinical Faculty-instructor preceptor for Physician Assistant students • Preceptor of the Year 2016
2010-present	Central Michigan University-Clinical Faculty-Instructor preceptor for Physician Assistant Students
2009-present	Michigan State University School of Nursing- Clinical Faculty Preceptor for Nurse Practitioner students.
2005-present	Mid-Michigan Medical Society- Vice President *Fundraising Chair *Community Outreach liaison
2004-Present	Michigan State Medical Society
1991-Present	National Minority Medical Association *Past President Lansing Chapter 2 terms
2009-Present	Susan G Komen Foundation-Speaker for Lansing Area Sororities and Churches.-Helped a local sorority obtain a grant to increase awareness in the Lansing community.
2007-Present	Les Meres et Debutantes Club of Greater Lansing *Past President 2009-2011 *Program Coordinator-organizing many community service projects for Boys and Girls Club of America, Salvation Army, Lansing food bank and the Ronald McDonald House. *Teen Wellness Program-Host monthly meetings teaching approximately 30 young women how to do better, academically, mentally and spiritually.
2009-Present	Girl Scout Troop leader *Created collaboration between the Mid-Michigan Girl Scouts of America and the Les Meres et Debutante Club of Greater Lansing to increase community service and reach at risk girls. Preside over 6 troops.
2010-Present	Jack and Jill of America Inc. *Foundation Chair, Group Coordinator

*Program Director 2015-2017 - Superior programming award 2 years

2011-Present

Black Chamber of Commerce of Lansing
*President
*Financial Secretary 5 years
Charter Member

2013-Present

Alpha Kappa Alpha Sorority Incorporated

- President 2016-present
  - Exemplary Chapter 3 years
  - Outstanding Chapter Program Implementation 3 years
- Social Justice Chair
- Healthy Sisters Tea chair

2017- Present

Lansing Regional Chamber of Commerce Board Member

2015-2019

March of Dimes

- Co-Chair signature chefs auction
- Board Member Lansing

Awards and Honors

- 2016 Grand Valley University Faculty Preceptor of the Year
- 2017 Zonta Lansing Area Woman of the Year Yellow Rose Recipient
- 2019 Outstanding President Alpha Kappa Alpha Great Lakes Region
- 2016, 2017, 2018, 2019 Outstanding Chapter Great Lakes Region Alpha Kappa Alpha (I serve as president)
- 2019 Woman of Achievement Kappa Alpha Psi Lansing Alumnae Foundation

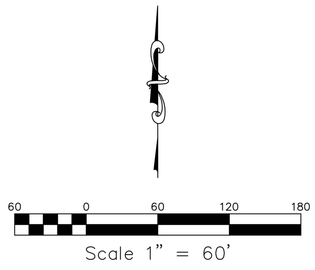
BY THE COMMITTEE ON DEVELOPMENT & PLANNING
RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

WHEREAS, the Mayor has made the appointment of Dr. Alane Laws-Barker as an At-Large member of the Economic Development Corporation/Tax Increment Finance Authority / Lansing Brownfield Redevelopment Authority Board of Directors for a term to expire February 28, 2027; and

WHEREAS, the nominee has been vetted by the Mayor's Office and meets the qualifications as required by the City Charter; and

WHEREAS, the Committee on Development and Planning met on November 16, 2021 and took affirmative action.

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, confirms the appointment of Dr. Alane Laws-Barker as an At-Large member of the Economic Development Corporation/Tax Increment Finance Authority / Lansing Brownfield Redevelopment Authority Board of Directors for a term to expire February 28, 2027.

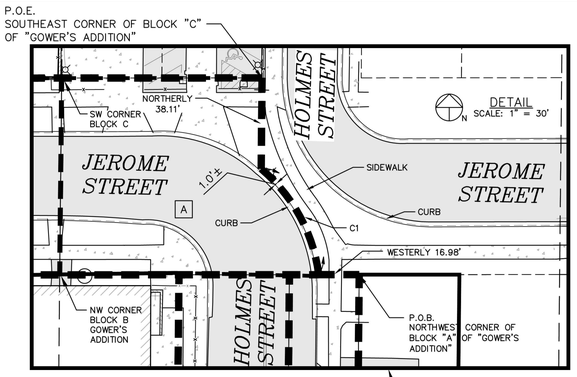


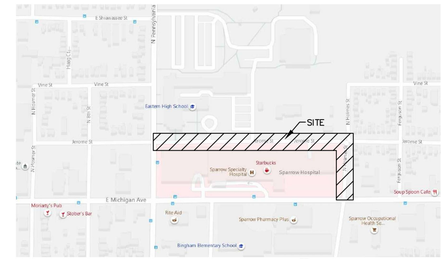
CURVE TABLE

NUMBER	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD DIRECTION	CHORD LENGTH
C1	51.70'	69.39'	42°41'23"	NORTHWESTERLY	50.51'

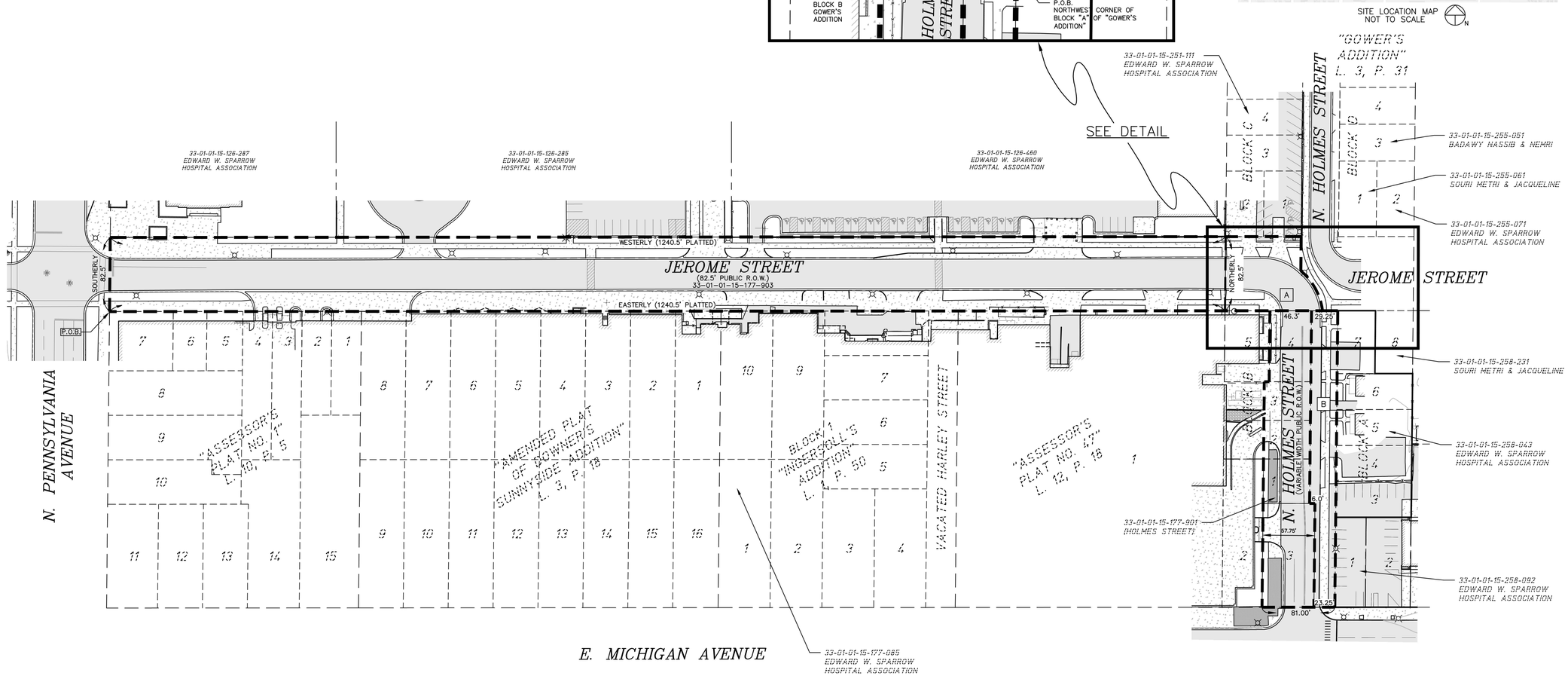
LEGEND

LIMITS OF PROPOSED STREET VACATION AND EASEMENT





SITE LOCATION MAP
NOT TO SCALE



JEROME STREET DESCRIPTIONS

TAX PARCEL NUMBER: 33-01-01-15-177-903

PART OF THE NORTHWEST 1/4 OF SECTION 15, T4N,R2W, CITY OF LANSING, INGHAM COUNTY, MICHIGAN BEING DESCRIBED AS: BEGINNING AT THE NORTHWEST CORNER OF LOT 7 OF "ASSESSOR'S PLAT NO. 1"; THENCE EASTERLY TO THE NORTHWEST CORNER OF BLOCK "B" OF "GOWER'S ADDITION"; THENCE NORTHERLY, 82.5 FEET TO THE SOUTHWEST CORNER OF BLOCK "C" OF SAID "GOWER'S ADDITION"; THENCE WESTERLY TO THE EAST LINE OF PENNSYLVANIA AVENUE; THENCE SOUTHERLY, 82.5 FEET TO THE POINT OF BEGINNING.

AND

A THAT PART OF JEROME STREET PLATTED IN "GOWER'S ADDITION" LYING WESTERLY OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF BLOCK "A" OF "GOWER'S ADDITION"; THENCE WESTERLY, ALONG THE SOUTHERLY LINE OF JEROME STREET, 16.98 FEET; THENCE 51.70 FEET ALONG A 69.39 FOOT RADIUS CURVE TO THE LEFT, SAID CURVE HAVING A CENTRAL ANGLE OF 42°41'23" AND A CHORD OF NORTHWESTERLY, 50.51 FEET; THENCE NORTHERLY, 38.11 FEET TO THE SOUTHEAST CORNER OF BLOCK "C" OF "GOWER'S ADDITION" AND THE POINT OF ENDING.

HOLMES STREET DESCRIPTIONS

TAX PARCEL NUMBER: 33-01-01-15-177-901

LOT 3 OF "ASSESSOR'S PLAT NO. 47"; LOTS 1 AND 4, ALSO THE EASTERLY 51.75 FEET OF LOTS 2 AND 3 IN BLOCK "B" OF "GOWER'S ADDITION".

AND

B THAT PART OF HOLMES STREET PLATTED IN "GOWER'S ADDITION" LYING NORTH OF THE NORTH LINE OF MICHIGAN AVENUE AND SOUTH OF THE SOUTH LINE OF JEROME STREET.

GENERAL NOTES:

1) Drawing orientation based upon Michigan State Plane Coordinate System, South Zone.

2) See Sheet 2 of 2 for utilities within street right of ways.

NO.	DATE	REVISIONS/SUBMITTALS	BY
4	4/9/20	ADDED UTILITIES TO STREET R.O.W.'S	JML
3	4/9/20	ROTATED TO STATE PLANE COORDINATES	JML
2	4/9/20	UPDATED ASSESSING INFO.	JML
1	6/14/17	MISC. REVISION	EAI
	6/13/17	REVISE JEROME LEGAL DESCRIPTION	WRW
	1/13/17	REVISED ROW PER CITY	
	9/7/16	DESCRIPTIONS	WRW
	8/30/16	ROW REVISED AND PLATS ADDED	WRW
	8/11/16	OWNER REQUESTED REVISION	SEP

LSG Engineers & Surveyors
3135 PINE TREE ROAD
SUITE D
LANSING, MI 48911
PH. (517) 393-2902
FAX (517) 393-2608
www.lsg-es.com

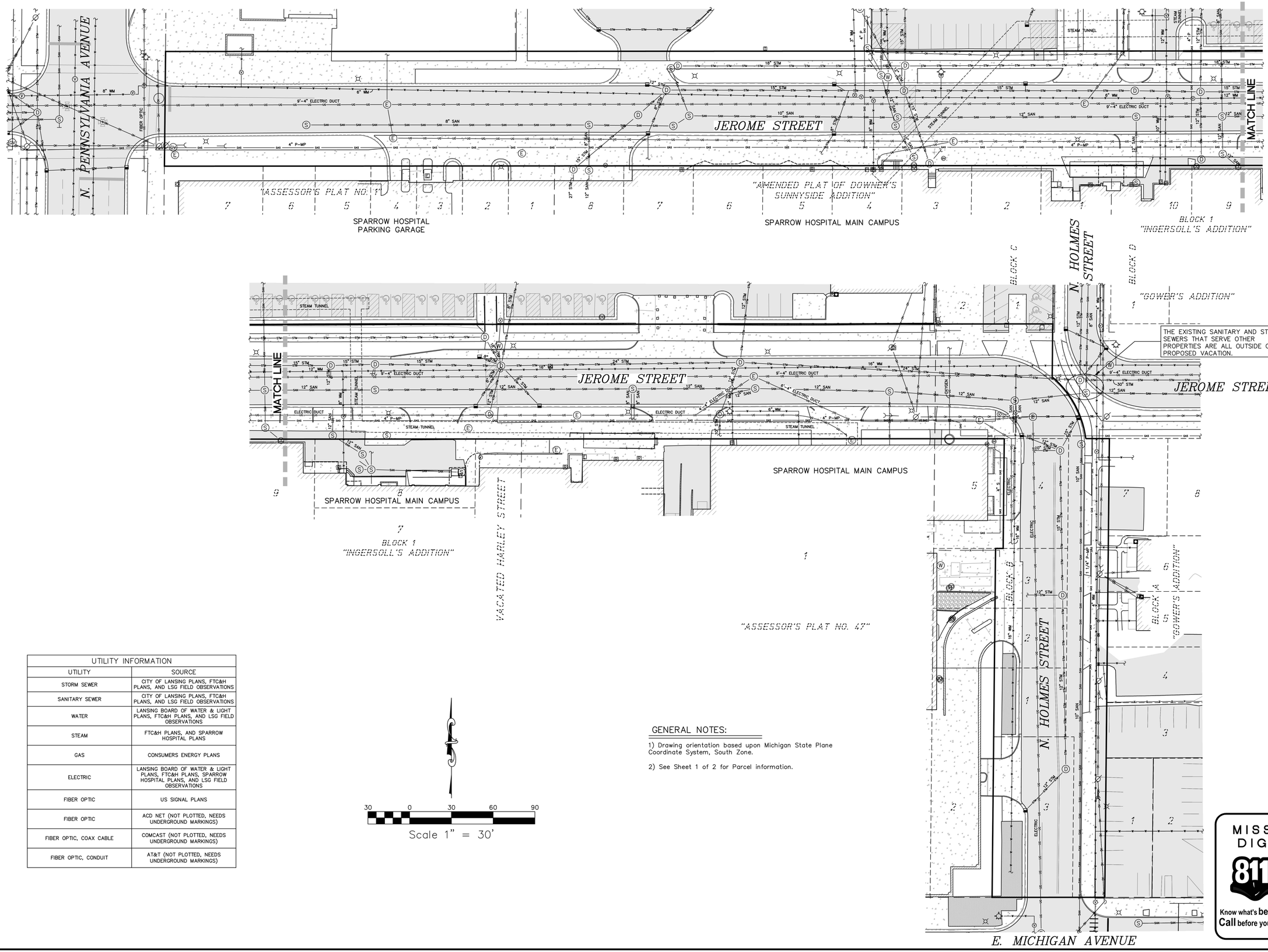
PREPARED FOR:
SPARROW HEALTH SYSTEM
1215 E. MICHIGAN AVENUE
LANSING, MICHIGAN 48912

JEROME AND HOLMES STREET VACATION PLAN
FOR
SPARROW MAIN CAMPUS
1215 E. MICHIGAN AVENUE
LANSING, MICHIGAN 48912

MISS DIG 811
Know what's **below.** **Call** before you dig.

FILE	VACATION-PLAN.DWG
DESIGNED BY	EAI
DRAWN BY	JML
CHECKED BY	DKR
DATE	8/10/2016
SCALE HOR.	1" = 60'
SCALE VERT.	N/A
PROJECT NO.	1793
SHEET NO.	1 OF 2

FILE: L:\1793 (SPARROW-EASTERN HIGH SCHOOL)\SVACATION-PLAN.DWG - PLOT DATE: 4/16/2020 9:06 AM BY: Joseph Levi SCALE: 1:1



UTILITY INFORMATION	
UTILITY	SOURCE
STORM SEWER	CITY OF LANSING PLANS, FTC&H PLANS, AND LSG FIELD OBSERVATIONS
SANITARY SEWER	CITY OF LANSING PLANS, FTC&H PLANS, AND LSG FIELD OBSERVATIONS
WATER	LANSING BOARD OF WATER & LIGHT PLANS, FTC&H PLANS, AND LSG FIELD OBSERVATIONS
STEAM	FTC&H PLANS, AND SPARROW HOSPITAL PLANS
GAS	CONSUMERS ENERGY PLANS
ELECTRIC	LANSING BOARD OF WATER & LIGHT PLANS, FTC&H PLANS, SPARROW HOSPITAL PLANS, AND LSG FIELD OBSERVATIONS
FIBER OPTIC	US SIGNAL PLANS
FIBER OPTIC	ACD NET (NOT PLOTTED, NEEDS UNDERGROUND MARKINGS)
FIBER OPTIC, COAX CABLE	COMCAST (NOT PLOTTED, NEEDS UNDERGROUND MARKINGS)
FIBER OPTIC, CONDUIT	AT&T (NOT PLOTTED, NEEDS UNDERGROUND MARKINGS)

30 0 30 60 90

Scale 1" = 30'

GENERAL NOTES:

1) Drawing orientation based upon Michigan State Plane Coordinate System, South Zone.

2) See Sheet 1 of 2 for Parcel information.

BY	DATE	REVISIONS/SUBMITTALS
JML	4/9/20	ADDED UTILITIES TO STREET R.O.W.'S
JML	4/9/20	ROTATED TO STATE PLANE COORDINATES
EAI	4/9/20	UPDATED ASSESSING INFO.
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WRW	6/13/17	REVISE JEROME LEGAL DESCRIPTION
WRW	1/13/17	REVISED ROW PER CITY
WRW	9/7/16	DESCRIPTIONS
WRW	8/30/16	ROW REVISED AND PLATS ADDED
SEP	8/11/16	OWNER REQUESTED REVISION
BY	DATE	DESCRIPTION

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MISS DIG 811
Know what's below. Call before you dig.

FILE	VACATION-PLAN.DWG
DESIGNED BY	EAI
DRAWN BY	JML
CHECKED BY	DKR
DATE	8/10/2016
SCALE HOR.	1" = 30'
VERT.	N/A
PROJECT NO.	1793
SHEET NO.	2 OF 2

FILE: L:\1793 (SPARROW-EASTERN HIGH SCHOOL)\S\VACATION-PLAN.DWG – PLOT DATE: 4/16/2020 9:07 AM BY: Joseph Levi SCALE: 1:1

HOLMES STREET DESCRIPTIONS

TAX PARCEL NUMBER: 33-01-01-15-177-901

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JEROME STREET DESCRIPTIONS

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Andy Schor
Mayor

LANSING PLANNING BOARD
Regular Meeting
July 7, 2020
6:30 p.m., Virtual Meeting

The meeting was conducted as an online teleconference in compliance with State of Michigan Executive Order No. 2020-75, to allow for the continued operation of the City while complying with Executive Order No. 2020-92.

MINUTES – *Approved 9/1/20*

1. OPENING SESSION

Mr. Ruge called the meeting to order at 6:30 p.m.

a. Present: John Ruge, Katie Alexander, Marta Cerna, Farhan Bhatti, Monte Jackson, Josh Hovey
b. Absent: Gary Manns (excused), Tony Cox
c. Staff: Sue Stachowiak, Andy Fedewa

2. APPROVAL OF AGENDA

2021-2026 Capital Improvements Plan was removed from the agenda. The Board approved the agenda as revised by unanimous consent.

3. COMMUNICATIONS – None

4. COMMENTS FROM THE AUDIENCE –

Nancy Mahlow, president of the Eastside Neighborhood Organization, questioned if the streets would stay paved surfaces and publically accessible if the proposed street vacations under Act-1-2020 are approved.

5. PUBLIC HEARINGS – None

6. RECESS – Not taken

7. BUSINESS

A. Consent Items

(1) Minutes for approval: March 3, 2020
March 3, 2020 minutes were approved by unanimous consent

B. Old Business – None

C. New Business –

(1) Act-1-2020, Vacation of Jerome Street between N Holmes St. and N Pennsylvania Ave. and the vacation of N Holmes Street between Jerome St. and E Michigan Ave.

Eric Iversen, Senior Project Manager at LSG Engineers & Surveyors presented the application. He explained that Sparrow Health Systems is requesting the vacation of Jerome Street between N Holmes St. and N Pennsylvania Ave. and the vacation

of N Holmes Street between Jerome St. and E Michigan Ave. He stated that Sparrow owns the properties on both sides of both streets. Mr. Iverson stated that the portion of Jerome St. is part of the non-motorized system in the *Design Lansing* Comprehensive Plan.

Mr. Iversen addressed Ms. Mahlow's question and stated that while Sparrow could not commit to future plans, the non-motorized pedestrian access will be maintained in one form or another.

Mr. Fedewa stated that the request can be granted without a significant impact on the transportation circulation network. Sparrow traffic is already isolated from the neighborhood, and Jerome will remain the preferred non-motorized transportation route. Easements for water, electric, street lighting and communications will be necessary to maintain service.

Mr. Fedewa said that staff is recommending that the City vacate the Jerome Street ROW (Pennsylvania Ave. to N. Holmes, and N Holmes Street (from E Michigan Ave. to Jerome St.) with the conditions that:

- Sparrow enters into a maintenance agreement for the signal at Jerome & Pennsylvania
- The street light agreement (for Jerome St.) with Board of Water and Light will be transferred to Sparrow Health Systems
- The non-motorized access along Jerome, from Pennsylvania to Holmes will be preserved
- Easements for existing utilities (water, electric, street lighting, communications) will need to be reserved
- The agreement with ACD for their cell network antenna would need to be transferred to/renegotiated with Sparrow

Mr. Jackson made a motion, seconded by Mr. Hovey to approve Act-1-2020: Vacation of Jerome Street between N Holmes St. and N Pennsylvania Ave. and the vacation of N Holmes Street between Jerome St. and E Michigan Ave. with the following conditions:

- **Sparrow Health Systems enters into a maintenance agreement for the signal at Jerome & Pennsylvania**
- **The street light agreement (for Jerome St.) with Board of Water and Light will be transferred to Sparrow Health Systems**
- **The non-motorized access along Jerome, between Pennsylvania Ave. and Holmes St. will be preserved**
- **Easements for existing utilities (water, electric, street lighting, communications) will need to be reserved**
- **The agreement with ACD for their cell network antenna would need to be transferred to/renegotiated with Sparrow**

On a roll call vote, the motion carried unanimously (6-0)

(2) **Act-2-2020,** 1506 N Grand River Ave. (PID # 33-01-01-09-177-003) Permanent Utility Easement

Mr. Fedewa stated that the City of Lansing proposes to acquire a permanent utility easement for a public sanitary sewer at the southwest corner of 1506 N Grand River Ave., currently owned by the Ingham County Land Bank, with a total area of approximately 389 square feet. Alec Malvetis, Assistant City Engineer, presented the application. Mr. Malvetis stated the construction project that is the subject of this easement is a joint City and Board of Water & Light project that has the City installing new BWL water mains. He said that the City has worked with BWL engineers on the specific design of this project. He also said that BWL does not have a utility easement on the subject property currently, but rather they are located within the Josephine Dr. right-of-way. Mr. Malvetis stated the project is another part of the ongoing sewer separation project the City has been doing for years.

Mr. Hovey made a motion, seconded by Mr. Jackson, to approve Act-2-2020: 1506 N Grand River Ave. (PID # 33-01-01-09-177-003) Permanent Utility Easement, as presented. On a roll call vote, the motion carried unanimously (6-0)

8. **REPORT FROM PLANNING MANAGER** – None

9. **COMMENTS FROM THE CHAIRPERSON** – None

10. **COMMENTS FROM BOARD MEMBERS –** None

11. **PENDING ITEMS: FUTURE ACTION REQUIRED** - None

12. **ADJOURNMENT** – The meeting was adjourned at 7:15 p.m.

Andy Schor
Mayor

LANSING PLANNING BOARD
Regular Meeting
November 3, 2021
6:30 p.m.
Neighborhood Empowerment Center 600 W Maple St.

MINUTES – *DRAFT*

1. OPENING SESSION

Mr. Hovey called the meeting to order at 6:30 p.m.

a. Present: Katie Alexander, Dr. Farhan Bhatti, Marta Cerna, Tony Cox, Josh Hovey, Thomas Morgan, John Ruge
b. Absent: Monte Jackson (excused)
c. Staff: Sue Stachowiak, Andy Fedewa

2. APPROVAL OF AGENDA –

Planning & Zoning Staff requested that Act-8-2021 be removed from the agenda and that Act-1-2020 be added to Report from the Planning Office.

Dr. Bhatti made a motion, seconded by Mr. Morgan, to table Act-8-2021, Sale of City-Owned Property, Lot 50. On a voice vote the motion passed unanimously (7-0).

The revised Agenda was approved without objection.

3. COMMUNICATIONS – None

4. PUBLIC HEARINGS –

A. SLU-1-2021, Special Land Use Permit for a surface parking lot, Parcel ID #33-01-01-17-226-182 (commonly known as 611 N Butler Blvd.):

Ms. Stachowiak stated this is a request from A. L. Williams Consulting for a Special Land Use Permit to construct an off-street surface parking lot at Parcel ID #33-01-01-17-226-182, which is commonly known as 611 N Butler Blvd. This parcel is vacant and adjacent to commercial properties along the south 900 block of W Saginaw St.

The parcel is currently zoned R-6b Urban Residential, which would allow for a single detached house with up to six (6) dwelling units. Although the parcel is zoned residential, an off-street surface parking lot is allowed but only by a special land use permit heard by the Planning Board and approved by City Council. Ms. Stachowiak stated that staff recommends denial of the application based on the possible conflict between increased noise, headlight glare, and motor vehicle activity, and nearby residents' quiet enjoyment of their residential property.

Ms. Stachowiak explained that if the Planning Board did vote to recommend approval of the application, staff recommends they include the following conditions:

1. Installation of a 6-foot high, opaque fence along the south and west property lines, except within the 20-foot front yard setback area (the fence along the south property line may not extend closer than 20 feet to the front property line along Butler Blvd.); and
2. The parking lot is designed with the drive aisle located along the south property line (north of the required 5-foot landscape buffer strip) so that the row of parking on the subject property

will be north of the drive and the headlights from the parked vehicles will face north rather than towards the adjoining residential properties.

Mr. Ruge stated he is generally against allowing non-residential zoning and uses to expand into the residential side of the block since the block is nearly 50/50 MX-C and R-6b. Mr. Ruge questioned the actual need for additional parking at this location because there appears to be a lot of surface parking behind all the commercial buildings along this stretch of W Saginaw St.

Mr. Morgan stated that Lansing has been noted as the capital city with the worst over-abundance of surface parking lots. There is already too much parking downtown and there is plenty of parking along the streets in the neighborhoods surrounding downtown. Mr. Morgan agreed with Mr. Ruge that he does not see the need for this expansion.

Mr. Morgan made a motion, seconded by Mr. Ruge to deny SLU-1-2021, Special Land Use Permit for a surface parking lot, Parcel ID #33-01-01-17-226-182 (commonly known as 611 N Butler Blvd.)

Mr. Hovey asked the applicant to speak about the need for additional parking. Mr. Williams, applicant, described the businesses that are starting to move into the buildings he owns, one being a motor vehicle window-tinting business that regularly sees 20-40 vehicles coming and going each day. Mr. Williams stated that there is an expectation that these cars will use off-street parking because of the level of care they are given by their owners. Mr. Williams explained that other businesses he is starting to rent to on this block have determined that there is not enough parking for their client base and have explicitly requested additional off-street parking. Mr. Williams said that he agrees to Planning & Zoning staff's recommendations and does not want to be detrimental to his neighbors.

Dr. Bhatti explained that he works nearby and drives by this stretch of Saginaw St. daily. He commended the applicant for helping revive this block and getting new businesses in the area.

Ms. Alexander asked staff to confirm that public notices were mailed and if any comments were received. Ms. Stachowiak confirmed that property owners within 300 feet of the subject parcel were notified by mail and that she did not receive any comments.

Mr. Cox asked the applicant if parking is already leaking onto on-street parking. Mr. Williams replied yes.

Mr. Morgan stressed that patrons of these businesses are able to walk a short distance if necessary and it is the purpose of on-street parking to help with local traffic.

Mr. Hovey voiced support for helping local businesses succeed. Seeing no one wishing to make a comment, Mr. Hovey asked for a vote on the original motion.

On a roll call vote the motion failed (3-4). Ms. Alexander, Ms. Cerna, Mr. Cox, and Dr. Bhatti cast dissenting votes.

Dr. Bhatti made a motion, seconded by Ms. Alexander, to approve SLU-1-2021, Special

Land Use Permit for a new surface parking lot at 611 N Butler Blvd., with Staff's conditions that a 6-foot high, opaque fence be installed along the south and west property lines and that the parking lot be designed to direct motor vehicle headlights away from the adjoining residential properties.

Ms. Alexander requested staff to confirm that a site plan review will be required for the parking lot. Ms. Stachowiak stated that a site plan will be required and reviewed.

Mr. Morgan conveyed the charge of the Planning Board is to support the vision and implementation of the comprehensive plan and he does not believe additional surface parking in residential areas supports that work.

On a roll call vote the motion passed (4-3). Mr. Morgan, Mr. Ruge, and Mr. Hovey cast dissenting votes.

5. COMMENTS FROM THE AUDIENCE – None

6. RECESS – Not taken

7. BUSINESS

A. Consent Items

(1) Minutes for approval: October 5, 2021

The minutes from the October 5, 2021 Planning Board meeting were approved without objection.

B. Old Business – None

C. New Business – None

8. REPORT FROM PLANNING OFFICE –

A. Act-1-2020, Jerome St., N Holmes St. Street Vacation:

Mr. Fedewa reminded the Planning Board that at the July 2020 regular meeting they heard a request from Sparrow Health Systems to vacate that portion of Jerome St. between N Holmes St. and N Pennsylvania Ave. and vacate that portion of N Holmes St. between Jerome St. and E Michigan Ave. Sparrow Hospital owns properties on both sides of these stretches and wanted control of the rights-of-way for redevelopment purposes. The Board found that the request could be granted since these streets solely serve the hospital and it would not have a detrimental effect on the transportation circulation network, but that they agreed with Planning & Zoning Staff's conditions concerning infrastructure maintenance agreements, utility relocation or easements, third-party facilities agreements, and that the non-motorized access along Jerome St. detailed in the *Design Lansing* Comprehensive Plan be preserved.

Mr. Fedewa stated that it is common for the City Attorney to include an expiration term for street vacations if the conditions are not met and if the approved resolution is not filed properly. In this case, the resolution did expire, but Sparrow Health Systems still needs the vacation. Per ongoing discussions between Sparrow, the Board of Water & Light, and the City departments of Public Service, Economic Development & Planning, and the Office of the City Attorney, all parties have

agreed that the street vacation application that was heard July 2020 remains unchanged and that all conditions are still agreed on upon and able to be fulfilled.

Mr. Fedewa explained that a public hearing is not required for an Act-33 Review and that a new vote by the Planning Board is not necessary since their recommendation of approval of Act-1-2020 is still valid, but it will need to be reapproved by City Council due to the resolution expiring. Mr. Fedewa asked if any Board members had any comments, concerns, or discussion for the Act. No Board members expressed any comments or concerns.

9. COMMENTS FROM THE CHAIRPERSON – None

10. COMMENTS FROM BOARD MEMBERS –

Mr. Morgan asked if the meeting schedule is required to be posted at the Neighborhood Empowerment Center to comply with the Open Meetings Act. Mr. Fedewa replied that the meeting schedule is posted at the Planning & Zoning office, City Hall, and online, and that he would ask the City Clerk if it is also required at Planning Board's meeting location.

11. PENDING ITEMS: FUTURE ACTION REQUIRED – None

12. ADJOURNMENT – The meeting was adjourned at 6:55 p.m.

RESOLUTION #2021-___

BY THE COMMITTEE OF THE WHOLE

RESOLVED BY THE CITY COUNCIL OF THE CITY OF LANSING

Act-1-2020, Jerome St., N Holmes St. Street Vacations

WHEREAS, Sparrow Health Systems, 1215 E Michigan Ave. Lansing, MI has requested that the City vacate that portion of Jerome Street between N Holmes Street and N Pennsylvania Avenue and vacate that portion of N Holmes Street between Jerome Street and E Michigan Avenue; and

WHEREAS, Sparrow Health Systems owns all parcels of land on both sides of the subject rights-of-way; and

WHEREAS, on July 7, 2020, the Planning Board reviewed the proposal for the vacations of the subject rights-of-way, and found that:

- Both subject rights-of-way are platted, deeded, and parceled,
- Both subject parcels will be owned by Sparrow Health Systems; and

WHEREAS, the Planning Board voted unanimously (6-0) on the proposal to recommend the vacation of that portion of the Jerome Street between N Holmes Street and N Pennsylvania Avenue and the vacation of that portion of N Holmes Street between Jerome Street and E Michigan Avenue with the following conditions:

- Sparrow Health Systems will enter into a maintenance agreement for the signal at Jerome St. & N Pennsylvania Ave.,
- The street light agreement (for Jerome St.) with Board of Water and Light will be transferred to Sparrow Health Systems,
- The non-motorized access along Jerome, between Pennsylvania Ave. and Holmes St. will be preserved,
- Easements for existing utilities (water, electric, street lighting, communications) will be reserved,
- The agreement with ACD for their cell network antenna will need to be transferred to/renegotiated with Sparrow; and

WHEREAS, the Committee on Development and Planning has reviewed the report and recommendation of the Planning Board and concurs therewith;

NOW THEREFORE BE IT RESOLVED, the Lansing City Council hereby approves Act-1-2020, and approves the vacations of the subject rights-of-way, particularly described as:

That portion of the Jerome Street between N Holmes Street and N Pennsylvania Avenue legally described as:

Beginning at the Northwest corner of Lot 7 of “Assessor’s Plat NO: 1”; Thence easterly to the Northwest corner of Block “B” of “Gower’s Addition”; Thence northerly, 82.5 feet to the southwest corner of Block “C” of said “Gower’s Addition”; Thence westerly to the east line of Pennsylvania Avenue; Thence southerly, 82.5 feet to the point of beginning.

And

That part of Jerome Street platted in “Gower’s Addition” lying westerly of a line described as follows: Beginning at the Northwest corner of Block “A” of Gower’s Addition; Thence westerly, along the southerly line of Jerome Street, 16.98 feet; Thence 51.70 feet along a 69.39 foot radius curve to the left, said curve having a central angle of 42°41’23” and a chord of northwesterly, 50.51 feet; Thence northerly, 38.11 feet to the southeast corner of Block “C” of “Gower’s Addition” and the point of ending.

And that portion of N Holmes Street between Jerome Street and E Michigan Avenue legally described as:

Lot 3 of “Assessor’s Plat NO: 47”; Lots 1 and 4, also the easterly 51.75 feet of Lots 2 and 3 in Block “B” of “Gower’s Addition”.

And

That part of Holmes Street platted in “Gower’s Addition” lying north of the north line of Michigan Avenue and south of the south line of Jerome Street.

With the following conditions:

- Sparrow Health Systems will enter into a maintenance agreement for the signal at Jerome St. & N Pennsylvania Ave.,
- The street light agreement (for Jerome St.) with Board of Water and Light will be transferred to Sparrow Health Systems,
- The non-motorized access along Jerome, between Pennsylvania Ave. and Holmes St. will be preserved,
- Easements for existing utilities (water, electric, street lighting, communications) will be reserved,
- The agreement with ACD for their cell network antenna will need to be transferred to/renegotiated with Sparrow; and

BE IT FURTHER RESOLVED, that the Mayor and his Administration on behalf of the City may execute the necessary agreements described above to fulfil the conditions of this resolution, prior to vacation taking effect, subject to approval as to form by the City Attorney.

BE IT FURTHER RESOLVED, that upon the conditions above being met, and evidence of the same being presented to the City Clerk, the City Clerk shall forward certified copies of the resolution to the Ingham County Register of Deeds for recording and upon return, transmit a copy of the recorded resolution to the Michigan Department of Licensing and Regulatory Affairs, Office of Land Survey and Remonumentation (OLSR), the Planning and Assessor's Offices, the Department of Public Service, and the applicant. The vacation shall be effective upon the date of recording of the resolution with the Ingham County Register of Deeds.

BE IT FINALLY RESOLVED, that if the conditions in this resolution are not met within 6 months of its passage, no vacation shall occur and this resolution shall expire and be of no further effect.

PECSH Professional Employee Council of Sparrow Hospital

MI NURSES Association

November 15, 2021

To: Lansing City Council members
Re: ACT-1-2020

Dear City Council members,

I'm writing on behalf of the Professional Employee Council of Sparrow Hospital-Michigan Nurses Association (PECSH-MNA). We represent approximately 2,200 registered nurses and health professionals at Sparrow Hospital.

PECSH-MNA is currently in contract negotiations with Sparrow. Because of this evolving situation, we do not believe it is appropriate for Council to re-approve ACT-1-2020 at this time.

Our members are in the midst of a strike authorization vote and there is every chance of a strike occurring if we are unable to achieve a fair contract. Closing these streets to the public could interfere with our members' rights to demonstrate, including before or during a strike, as we did on Nov. 3 when more than 1,000 members and community residents held an informational picket outside the hospital.

We believe the fact that this matter is from last year and was allowed to expire shows there is no true urgency. We respectfully ask that Council table discussion and action on this matter until after PECSH-MNA's contract negotiations are resolved.

Thank you for your time. Please feel free to contact me with any questions or concerns.

Sincerely,

KPontifex

Katie Pontifex, BS, BSN, RN, CMSRN
President, Professional Employee Council of Sparrow Hospital-Michigan Nurses Association (PECSH-MNA)
Board member, Michigan Nurses Association
katie.pontifex@minurses.org

Submitted Comment