



**Official Proceedings of the City Council
City of Lansing
December 11, 2023**

Tony Benavides Lansing City Council Chambers
Lansing, Michigan

The City Council of the City of Lansing met in regular session and was called to order at 7:00 p.m. by President Wood

PRESENT: Council Members Brown, Garza, Hussain, Jackson, Kost, Spadafore, Wood

ABSENT: Council Members Spitzley

A quorum was present.

Vice President Garza asked people to remember Stephen Romero and John Morales Jr., who recently passed away, during the moment of Meditation. The Council observed a moment of Meditation followed by the Pledge of Allegiance led by President Wood.

Special Ceremonies

Tribute; in recognition of Council President Carol Wood

Resolution #2023-320

Resolved by the City Council of the City of Lansing

WHEREAS, in November 1999 Carol Wood was elected to serve the City of Lansing residents as an At-Large Member of the Lansing City Council and was officially sworn in on January 1, 2000; and

WHEREAS, in 1989 Carol moved back to the very block she grew up on, right next door to her family home. In this family neighborhood, three other family members have moved back to either their parents' homes, or homes on the block they grew up; and

WHEREAS; Carol has been a member of the community long before being elected to Lansing City Council, making the decision to run for elected office based on her ability to help neighborhoods; and

WHEREAS, prior to being elected as an At Large Council Member, Carol worked alongside her mother Ruth Hallman making a difference in the Lansing Community which included changes in the Housing Code as well as helping implement team policing with the Lansing Police Department. In 1988 out of 400 housing units in the Genesee Neighborhood Association there were 137 documented reports with LPD, and today there are less than 6 properties with the same distinction; and

WHEREAS, during her 23 years of service as a Council Member to the City of Lansing residents and businesses, Council Member Wood served on the Committee on Public Service for nineteen (19) years, and in 2002, 2010, 2011, 2012, 2015, 2016, 2018, 2019, and 2022 served as the Committee Chairperson. In addition, Carol served as Committee Chairperson on the Committee on Ways & Means for seventeen (17) years, Committee on Personnel for twelve (12) years, Ad Hoc Committee on Diversity & Inclusion for four (4) years, Ad Hoc Committee on Rental & Housing Conditions for four (4) years, Committee on Development and Planning for three (3) years, and Ad Hoc Committee on Supplier Diversity for three (3) years; and

WHEREAS, during her time, if not serving as Chairperson of the Committee, she was serving as Vice Chairperson on the Ad Hoc on Audit in 2021 and 2022; Committee on Public Safety in 2017, 2020, 2021 and 2023, Committee on Ways and Means in 2013, 2015, 2016 and 2023; and the Committee on General Services in 2014, 2015, 2016 and 2020; and

WHEREAS, as a Council Member she served a total of fourteen (14) years on the Committee on General Services in some capacity, the Committee on Intergovernmental Relations for a total of five (5) years, Committee on Public Service for a total of four (4) years, Ad Hoc Audit Committee for two (2) years, Ad Hoc Committee on Housing for two (2) years, Ad Hoc for SLBA, Ad Hoc on Snow Removal, Ad Hoc on Park Naturalization, and Ad Hoc on Housing & Rental Safety all for one (1) year; and

WHEREAS, as a Council Member, Carol was a strong advocate for the retirees of the City of Lansing, and spent 18 of her 23 years on Council advocating for them by serving on the Employees Retirement Board and the Police and Fire Retirement Board; and

WHEREAS, first elected as Council President in 2003 by her fellow Council Members, Council Member Wood was again elected as Council President in 2013, 2018, 2019, and in her final year as an elected official served as President in 2023. She was elected by her peers as Council Vice President in 2017 and 2022, leading to serve in Council leadership for seven (7) of the years she served on Council; and

WHEREAS, during her time in Council leadership, Carol lead Council in diligently addressing gun safety, massive red and pink tagged properties in the City, noise concerns in the neighborhoods surrounding commercial businesses, addressing parking concerns throughout the City, staying current on the International Property Maintenance Code, addressing fireworks concerns, tackling the issues that assisted residents with their health, safety and wellbeing; and

WHEREAS, during her leadership years in 2022 and 2023, Council Member Wood supported the establishment of the Ad Hoc Committee on Housing and Resident Safety and the Ad Hoc Committee on Homelessness & Solutions. These Committees brought forth suggestions and recommendations that Council acted on to provide better education to tenants, work on the Eviction and Community Courts, addressed the homeless population in the City of Lansing, approved funding for the opening of a warming and cooling center, encouraged the State Legislation to enact relocation assistance for tenants, prioritize rental inspections; and

WHEREAS, during 2015 through 2018 while serving as the Chairperson on the Ad Hoc on Diversity and Inclusion, Council adopted Resolutions including ICE procedures within governmental facilities, Snow Sergeants Project, Social Justice training, amending Chapter 206 adding sexual orientation and gender identity to non-discriminating provision, Section 206.20(b); and

WHEREAS, either a member of Council or sitting in a role on a Committee, Carol was involved in many aspects of government that brought change to the City. This included establishment of the first Diversity & Inclusion Committee, acting on the funding of grants for, lifesaving equipment for the Lansing Fire Department and Lansing Police Department, Homeland Security Grants, Sobriety Court and Justice Assistance Grants, STOP Violence Against Women, and VOCA-CARE Grants, to name just a few; and

WHEREAS, Council Member Wood did not hesitate to serve in every role asked of her, and also served in the greater Lansing area on the Tri-County Regional Planning Commission, Community Corrections Advisory Board, Greater Lansing Convention & Visitors Bureau, and Police & Fire and Employees' Retirement Boards; and

WHEREAS, Carol was the constant beacon of hope for any resident that needed her. Whether she provided assistance, information, direction or just an ear and a shoulder, the residents of the City of Lansing could always call her anytime and feel that they were heard.

NOW THEREFORE BE IT RESOLVED, the Lansing City Council recognizes Carol Wood for her twenty three (23) years of service to the residents of the City of Lansing. We greatly appreciate your dedication to the Lansing Community and wish her continued success in her next endeavors.

By Vice President Garza

Motion Carried

Council Members, Brown, Garza, Hussain, Kost, Spadafore, spoke in support of the tribute. Mayor Schor and Clerk Swope also spoke in support of the tribute. Council President Wood thanked everyone for their comments and shared a few thoughts at her last Council meeting before her term ends.

Comments by Council Members and the City Clerk

Council Member Hussain thanked those that attended and participated in the Holiday in the Square event. He acknowledged the attendance of the Waverly Middle School Student Council at tonight's meeting. Council Member Hussain thanked Sherrie Boak and Renee Richmond as well as all other Council staff and City departments for their work this year.

Council Member Kost spoke about his Constituent Contact Meeting at the Allen Neighborhood Center. Council Member Kost wished the public a Happy Holiday season and thanked the City staff for their hard work.

President Wood thanked Vice President Garza for his collaboration throughout the year. She thanked staff for their efforts and thanked Internal Auditor, Emily Linden.

City Clerk Swope spoke about the upcoming Presidential Primary, and that the Election Unit has moved and is now located at the old Reo School located at 1221 Reo Rd. Clerk Swope reminded the public of the deadline to file as a candidate for the Charter Commission.

Community Event Announcements

Loretta Stanaway spoke about the celebration for Mt. Hope Cemetery volunteers at the Cemetery Courtesy Office.

Nicklas Zande spoke about the upcoming New Years Eve Belle Isle 5K run in Detroit, MI.

Speaker Registration for Public Comment on Legislative Matters

City Clerk Swope announced that the public comment registration form(s) for those intending to address Council on legislative matters will be collected and that only those persons who have fully completed the form(s) will be permitted to speak.

Mayor's Comments

Mayor Schor spoke about the Old Town celebration of Krampusnacht and the Lansing Hispanic Christmas Symposium. He welcomed Rawley Van Fossen as the new Director of Economic Development & Planning. Mayor Schor notified the public that 17 new Lansing Police Department Officers were recently sworn in. He acknowledged that the Lansing Fire Department is also hiring until the end of December, 2023. He congratulated the Lansing School District for their increased enrollment and the school index is also up 66%. Mayor Schor thanked the school board, administrators, teachers and staff for their hard work. Mayor Schor addressed the editorial put out by the Detroit Free Press, and notified the public that he found the article to be in poor taste, and the City will respond in the Detroit Free Press. He wished the public a safe and Happy Holiday Season.

Public Comment on Legislative Matters

Legislative Matters included the following public hearings:

Noise Special Permit; Leavitt and Starck Excavating, Inc., to conduct work as part of the CSO 015 South Project

Resolution #2023-214

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, two public hearings were held; July 10, 2023 and August 14, 2023, in consideration of the request by Leavitt and Starck Excavating, Inc., the construction contractor for the Combined Sewer Overflow (CSO) 015South Project, for issuance of a waiver of the noise ordinance on Saturdays from 8:00 AM to 4:30 PM for the periods July 8, 2023, through November 11, 2023, April 20, 2024, through October 26, 2024, and April 26, 2025, through October 25, 2025; and

WHEREAS, timely completion of this project is specifically required by Administrative Consent Order #ACO-05153, entered Dec. 19, 2019; and

WHEREAS, the large amount of construction required for this project will encompass the rest of the 2023 construction season, all of the 2024 construction season and most of the 2025 construction season; and

WHEREAS, this project includes a significant amount of utility work and other improvements on the local neighborhood streets within the project area and on major streets, Martin Luther King, Jr. Blvd., Shiawassee St., Ottawa St., and Jenison St.; and;

WHEREAS, the City of Lansing Public Service Department recommends that the contractor be granted the requested noise waiver in order to:

- reduce the amount of time local access for property owners is impacted;
- allow the contractor to have the ability to work some Saturdays when necessary for completion of important work activities; and
- keep the project on-schedule based on rain days.

NOW THEREFORE BE IT RESOLVED that the City Council grant a waiver of the noise ordinance to Leavitt and Starck Excavating, Inc., while the company is conducting work as part of the CSO 015South Project on Saturdays from 8:00 AM to 4:30 PM for the periods July 8, 2023, through November 11, 2023.

Council Member Hussain gave an overview of the public hearing.

Public Comment on Legislative Matters:

Carol Rall spoke in opposition to the Noise Special Permit.

Deborah Mulcahey spoke in opposition to the Noise Special Permit.

Daniel Arnold thanked President Wood for her extensive public service.

Luna Brown spoke in support of virtual participation in Council Meetings.

Kelsey Brianne spoke in support of, virtual participation in Council Meetings.

Nicklas Zande spoke in support of virtual participation in Council Meetings.

Willie Hobbs thanked President Wood for her work in the City of Lansing.

Clerk Swope acknowledged several written communications.

Legislative Matters

Referral of Public Hearings

Noise Special Permit; Leavitt and Starck Excavating, Inc., to conduct work as part of the CSO 015 South Project
Referred to the Committee on City Operations

Consent Agenda

By Vice President Garza

To approve all items on the Consent Agenda.

Motion Carried

Resolution #2023-321

By Council Members Brown, Garza, Hussain, Jackson, Kost, Spadafore, Spitzley, Wood
Resolved by the City Council of the City of Lansing

WHEREAS, ATHENA was created 42 years ago from Martha Mertz while serving on the Lansing Regional Chamber of Commerce Board of Directors; and

WHEREAS, in 1982 the ATHENA recognitions, has spread worldwide with more than 8,000 recognitions in over 500 communities worldwide representing 48 states and 11 countries; and

WHEREAS, the ATHENA honors individuals who strive towards the highest levels of professional accomplishment, excel in their chosen field, devote time and energy to their community, and pave paths for other women to follow; and

WHEREAS, with a goal to inspire and empower women to lead with confidence, create a more equitable workplace and society, and to leave a lasting legacy of leadership for future generations; and

WHEREAS, in conjunction the Lansing Regional Chamber of Commerce and volunteers created a Hall of Fame to be located at the Lansing Center to recognize recipients of the ATHENA Leadership Award and will be unveiled on December 5, 2023.

NOW, THEREFORE, BE IT RESOLVED, that the City of Lansing City Council hereby congratulate the creation of ATHENA Hall of Fame at the Lansing Center.

Adopted as part of the Consent Agenda

Resolution #2023-322

By Councilmember Hussain

Resolved by the City Council of the City of Lansing

WHEREAS, the 3rd Ward Council Member Adam Hussain has recommended the appointment of Rachelle Franklin, of 3524 Seaway Dr., Lansing Michigan, 48911 to fill the vacancy of the 3rd Ward Member position on the Board of Ethics with a term to expire June 30, 2027; and

WHEREAS, the recommendation has been vetted and meets all Charter Requirements.

NOW, THEREFORE BE IT RESOLVED the Lansing City Council, hereby, appoints Rachelle Franklin, of 3524 Seaway Dr., Lansing Michigan, 48911 to fill the vacancy of the 3rd Ward Member position on the Board of Ethics with a term to expire June 30, 2027.

Adopted as part of the Consent Agenda

Resolution #2023-323

By the Committee on City Operations

Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Bliesner Street and Pheasant Avenue, upon the request by a resident; and

WHEREAS, the Transportation and Non-Motorized Section performed a safe approach speed study and revealed a safe approach speed of fifteen miles per hour; and

WHEREAS, the Transportation and Non-Motorized Section recommends the installation of a yield sign on Bliesner Street at the intersection of Pheasant Avenue due to the safe approach speed at this intersection; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-26, thereby authorizing the Assistant City Engineer to install a yield sign on Bliesner Street at the intersection of Pheasant Avenue;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-26 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate sign is installed.

Adopted as part of the Consent Agenda

Resolution #2023-324

By the Committee on City Operations

Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Thomas Street and Winston Avenue, upon the request by a resident; and

WHEREAS, the Transportation and Non-Motorized Section performed a safe approach speed study and revealed a safe approach speed of eleven miles per hour; and

WHEREAS, the Transportation and Non-Motorized Section recommends the removal of the existing yield signs and the installation of stop signs on Winston Avenue at Thomas Street due to the safe approach speed at this intersection; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-25, thereby authorizing the Assistant City Engineer to install stop signs on Winston Avenue at Thomas Street;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-25 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate signs are installed.

Adopted as part of the Consent Agenda

Resolution #2023-325

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department received a request to change the existing parking regulations along Spencer Street from Michigan Avenue to Ottawa Street; and

WHEREAS, the Transportation and Non-Motorized Section provided a parking petition to be signed by the residents of properties along Spencer Street from Michigan Avenue to Ottawa Street; and

WHEREAS, based on the parking petition being signed by a majority of residents of properties along Spencer Street from Michigan Avenue to Ottawa Street, the Transportation and Non-Motorized Section recommends that the existing No Parking 7am – 4pm, School Days parking restriction along the east side of the street be removed to allow unrestricted parking; and

WHEREAS, the parking along Spencer Street between Michigan Avenue and Ionia Street is currently controlled by a single Traffic Control Order; and

WHEREAS, the proposed Traffic Control Order No. 22-09 contains this change, and the proposed Traffic Control Order Nos. 22-10 and 22-11 maintain the status quo along the remainder of Spencer Street from Ottawa Street to Ionia Street; and

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office; and

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board; and

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board.

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No's. 22-09, 22-10, and 22-11, thereby authorizing the Transportation Engineer to regulate parking along Spencer Street;

BE IT FINALLY RESOLVED that Traffic Control Order No's. 22-09, 22-10, and 22-11 shall become effective when signed by the Transportation Engineer and filed with the City Clerk and the appropriate signs are removed.

Adopted as part of the Consent Agenda

Resolution #2023-326

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, based on Cityworks service request #140414 submitted by a resident, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Chicago Avenue and Daleford Avenue; and

WHEREAS, based on the results of the study, the Transportation and Non-Motorized Section recommends the installation of a yield sign on Chicago Avenue at Daleford Avenue; and

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office; and

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board; and

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board.

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 22-12, thereby authorizing the Transportation Engineer to install a yield sign on Chicago Avenue at Daleford Avenue;

BE IT FINALLY RESOLVED that Traffic Control Order No. 22-12 shall become effective when signed by the Transportation Engineer and filed with the City Clerk and the appropriate sign is installed.

Adopted as part of the Consent Agenda

Resolution #2023-327

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department received a request from the Allen Neighborhood Center to regulate parking along the north side of the 1600 block of East Kalamazoo Street to better meet the needs of those who live, work and frequent the multiple entities contained in this block; and

WHEREAS, the Allen Neighborhood Center property (1611 East Kalamazoo Street) fronts the entire north side of the 1600 block of East Kalamazoo Street; and

WHEREAS, the Allen Neighborhood Center has requested that parking along the north side of the street be restricted to two hour parking from 8am-6pm, Monday through Friday and to provide a designated loading / unloading zone with a maximum stay of twenty minutes at the western end of the block near Allen Street; and

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office; and

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board; and

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board.

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 22-83 thereby authorizing the Transportation Engineer to regulate parking along the 1600 block of East Kalamazoo Street;

BE IT FINALLY RESOLVED that Traffic Control Order No. 22-83 shall become effective when signed by the Transportation Engineer and filed with the City Clerk and the appropriate signs are installed.

Adopted as part of the Consent Agenda

Resolution #2023-328

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Donora Street and Motor Avenue, upon the request by a Public Service Department employee; and

WHEREAS, the Transportation and Non-Motorized Section performed a safe approach speed study and revealed a safe approach speed of 15 miles per hour; and

WHEREAS, the Transportation and Non-Motorized Section recommends the installation of a yield sign on Motor Avenue at Donora Street to assign right-of-way at this intersection; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-05, thereby authorizing the Assistant City Engineer to install a yield sign on Motor Avenue at Donora Street;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-05 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate sign is installed.

Adopted as part of the Consent Agenda

Resolution #2023-329

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department received a request to change the existing parking regulations along the east side of Gary Avenue from Douglas Avenue to the southern dead end; and

WHEREAS, Gary Avenue is 26 feet wide with curb and gutter and unrestricted parking along both sides of the street; and

WHEREAS, based on the resident request and the street width, the Transportation and Non-Motorized Section recommends that parking be prohibited along the east side of Gary Avenue from Douglas Avenue to the southern dead end; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-06 thereby authorizing the Assistant City Engineer to regulate parking along Gary Avenue;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-06 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate signs are installed.

Adopted as part of the Consent Agenda

Resolution #2023-330

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Elizabeth Street and Foster Avenue, and

WHEREAS, the Transportation and Non-Motorized Section performed a safe approach speed study and revealed a safe approach speed of 15 miles per hour; and

WHEREAS, the Transportation and Non-Motorized Section recommends the installation of stop signs for eastbound and westbound Elizabeth St at Foster Avenue based on the safe approach speed and to assign right-of-way at this intersection; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-18, thereby authorizing the Assistant City Engineer to install stop signs on Elizabeth Street at Foster Avenue;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-18 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate signs are installed.

Adopted as part of the Consent Agenda

Resolution #2023-331

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department received a request from a City of Lansing staff member to remove the handicap reserved parking space along the north side of Michigan Ave west of the City Hall garage driveway; and

WHEREAS, the handicap reserved parking space along the north side of Michigan Ave west of the City Hall garage is not ADA compliant; and

WHEREAS, based on this parking space not being ADA compliant the Transportation and Non-Motorized Section recommends that this parking space be

removed. Furthermore, there is a need for additional curb side loading / unloading space in this block to reduce the potential for delivery vehicles unloading in the center of the street. It is recommended that the two parking spaces west of the City Hall garage driveway be converted into a curbside loading / unloading zone; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-23 thereby authorizing the Assistant City Engineer to regulate parking along 100 West Michigan Avenue;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-23 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate signs and are installed.

Adopted as part of the Consent Agenda

Resolution #2023-332

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, the Transportation and Non-Motorized Section of the Public Service Department conducted an investigation to determine sight distance and traffic control requirements at the intersection of Alpine Drive / Tennyson Lane and Brighton Drive, upon the request by a resident; and

WHEREAS, the Transportation and Non-Motorized Section performed a safe approach speed study and revealed a safe approach speed of eleven miles per hour; and

WHEREAS, the Transportation and Non-Motorized Section recommends the removal of the existing yield signs and the installation of stop signs on Alpine Drive at Brighton Drive and on Tennyson Lane at Brighton Drive to assign right-of-way at this intersection; and

WHEREAS, the Public Service Board, concurs with the recommendation of the Public Service Department;

WHEREAS, the minutes containing the Public Service Board's recommendation on this matter are on file with the City Clerk's office;

WHEREAS, the Mayor concurs with the recommendation of the Public Service Board;

WHEREAS, the Committee on City Operations met on December 11, 2023, and reviewed the report and concurs with the recommendation of the Public Service Board;

NOW, THEREFORE, BE IT RESOLVED, that the Lansing City Council approves Traffic Control Order No. 23-24, thereby authorizing the Assistant City Engineer to install stop signs on Alpine Drive at Brighton Drive and on Tennyson Lane at Brighton Drive;

BE IT FINALLY RESOLVED that Traffic Control Order No. 23-24 shall become effective when signed by the Assistant City Engineer and filed with the City Clerk and the appropriate signs are installed.

Adopted as part of the Consent Agenda

Resolution #2023-333

By the Committee on Ways and Means
Resolved by the City Council of the City of Lansing

NOW, THEREFORE, BE IT RESOLVED that the Lansing City Council, hereby, appropriates the following grant award amounts for the following purpose:

\$33,000 State Grant Revenue	273.000000.730000.17221
\$32,065 Contractual Services	273.132201.743000.17221
\$225.00 Supplies	273.132201.742000.17221
\$710.00 Training	273.132201.747000.17221

To assist in the basic funding of 54A District Court's Specialty Court, for things such as testing and treatment, with grant resources from Michigan Drug Court Grant Program administered by the State Court Administrative Office. The grant period is October 1, 2023 through September 30, 2024.

BE IT FINALLY RESOLVED, the Administration is authorized to create appropriate accounts and to make the necessary operating transfers for the expenditure and control of the balance of the awarded grant funds.

Adopted as part of the Consent Agenda

Resolutions

Resolution #2023-334

By the Committee on Public Safety
Resolved by the City Council of the City of Lansing

WHEREAS, the Code Compliance Officer has determined that the building located at 619 W. MT HOPE AVE., 33 01 01 28 102 181, LOT 6 DUPLEX PARK ADD, City of Lansing, is an unsafe or dangerous building as defined in Section 108.1 of the International Property Maintenance Code as adopted by Lansing Codified Ordinance 1460.01, and the Housing Law of Michigan, and the building was red tagged on 08/26/2019; and

WHEREAS, a hearing was held by the Lansing Demolition Board on JULY 27, 2023 at which the Hearing Officer determined that said building was an unsafe and dangerous building and ordered the building demolished or made safe by 08/27/2023 and

WHEREAS, said Hearing Officer filed a report of their findings and order with the City Council and requested the City Council to take appropriate action under the Lansing Codified Ordinances and the Housing Law of Michigan; and

WHEREAS, the Housing Law of Michigan and Lansing Codified Ordinances require a hearing be conducted to give the property owner an opportunity to show cause why a dangerous structure should not be demolished or otherwise made safe; and

WHEREAS, the City Council held a public show cause hearing on October 30, 2023, to review the findings and the order of the Hearing Officers, and the owners were notified in writing of said hearing and had an opportunity to appear and show cause why said building should not be demolished or otherwise made safe; and

WHEREAS, the Code Compliance Office has determined that compliance with the order of the Lansing Demolition Hearing Board Officer has not occurred.

NOW, THEREFORE, BE IT RESOLVED that the owner(s) of 619 W. MT HOPE AVE., as legally described above, are hereby directed to comply with the order of the Hearing Officers to demolish or otherwise make safe the said building within 30 days from the date of this resolution, December 11, 2023.

BE IT FURTHER RESOLVED that the property owner(s) is hereby notified that this order must be appealed within twenty days pursuant to MCL 125.542 and should the owners fail to comply with the Hearing Officers' order for demolition or make safe, the Code Compliance Officer is hereby directed to proceed with demolition of said building.

BE IT FURTHER RESOLVED, whether demolition is accomplished by said property owner or the City, that appropriate seeding and restoration of property take place to avoid run-off to adjacent properties.

BE IT FURTHER RESOLVED that if the demolition is accomplished by the City, the cost of such demolition shall be a lien against the real property and shall be reported to the City Assessor.

BE IT FINALLY RESOLVED that the owners in whose name the property appears upon the last local tax assessment record shall be notified by the City Assessor of the amount of such cost by first class mail at the address shown on the records. Upon the owner's failure to pay the same within thirty (30) days after mailing by the City Assessor of the notice of the amount thereof, the amount of said costs shall be a lien and shall be filed and recovered as provided by law and the lien shall be collected and treated in the same manner as provided for property tax liens under the general property tax act.

By Council Member Hussain

Motion Carried

Resolution #2023-335

City of Lansing
Counties of Ingham and Eaton, State of Michigan

A RESOLUTION ENACTED UNDER THE PROVISIONS OF ACT 94, PUBLIC ACTS OF MICHIGAN, 1933, AS AMENDED, AUTHORIZING AND PROVIDING FOR THE ISSUANCE OF SEWAGE DISPOSAL SYSTEM REVENUE BONDS FOR THE PURPOSES OF PAYING FOR IMPROVEMENTS TO THE SYSTEM, AND PAYING COSTS RELATING THERETO; AUTHORIZING DETERMINATION OF STANDING AND PRIORITY OF LIEN WITH RESPECT TO OUTSTANDING SEWAGE DISPOSAL SYSTEM REVENUE BONDS OF THE CITY ISSUED UNDER CITY ORDINANCE NO. 29-A, AS AMENDED AND SUPPLEMENTED; PROVIDING FOR RETIREMENT AND SECURITY OF THE BONDS HEREIN AUTHORIZED; AND PROVIDING FOR OTHER MATTERS RELATIVE THERETO.

WHEREAS, the City of Lansing, Counties of Ingham and Eaton, State of Michigan (the "**City**") by Ordinance No. 29-A, as amended and supplemented by Ordinance Nos. 31-A, 32-A, 33-A, 35-A, 838, 873, 993, 0544, 2010-423 and 2012-269, and by Resolution Nos. 2021-264 and 2022-317 (collectively, the "**Outstanding Bond Ordinances**") has provided for the issuance by the City of Sewage Disposal System Revenue Bonds; and

WHEREAS, the State of Michigan Department of Environment, Great Lakes, and Energy ("**EGLE**"), through its Administrative Consent Order #ACO-05153 (the "**Consent Order**") dated December 12, 2019, ordered the City to abate raw sewage overflows from its sewerage collection system; and

WHEREAS, EGLE and the City have agreed to implement the City's Wet Weather Control Plan, as amended (the "**Wet Weather Control Plan**"), in compliance with the Consent Order;

WHEREAS, it is now deemed necessary by the City Council of the City (the "**Council**") to equip, improve, rehabilitate, acquire, construct and install certain improvements to the City's Sewage Disposal System (the "**System**"), including but not limited to sanitary sewer overflow remediation, together with any appurtenances and attachments thereto and any related site acquisitions or improvements (the "**2024 SRF Improvements**") in compliance with the plans approved under the Consent Order and according to the Wet Weather Control Plan; and

WHEREAS, Act 94, Public Acts of Michigan, 1933, as amended ("**Act 94**"), authorizes the Council to issue bonds under Act 94 without submitting the proposition to the voters of the City for approval and without publishing a notice of intent when the bonds are issued to comply with an order or permit requirement of a state or federal agency of competent jurisdiction to prevent or limit pollution of the environment; and

WHEREAS, the City intends to finance construction and acquisition of the 2024 SRF Improvements through issuance of sewage disposal system revenue bonds (the "**2024 SRF Bonds**"), and to sell the 2024 SRF Bonds to the Michigan Finance Authority (the "**Authority**"); and

WHEREAS, Section 19 of Ordinance No. 29-A authorizes the issuance of revenue bonds of equal standing and priority of lien with the Outstanding Senior Lien Bonds authorized by the Outstanding Bond Ordinances as follows:

(a) For subsequent repairs, extensions, enlargements and improvements to the System or for the purpose of refunding part of any Bonds then outstanding and paying costs of issuing such Additional Bonds including deposits which may be required to be made to the Bond Reserve Account. Bonds for such purposes shall not be issued pursuant to this subparagraph (a) unless the average actual or augmented Net Revenues of the System for the then last two (2) preceding twelve month operating years or the actual or augmented Net Revenues for the last preceding twelve month operating year, if the same shall be lower than the average, shall be equal to at least one hundred thirty (130%) percent of the maximum amount of principal and interest thereafter maturing in any operating year on the then outstanding Bonds and on the Additional Bonds then being issued. If the Additional Bonds are to be issued in whole or in part for refunding outstanding Bonds the maximum annual principal and interest requirements shall be determined by deducting from the principal and interest requirements for each operating year the annual principal and interest requirements of any Bonds to be refunded from the proceeds of the Additional Bonds. For purposes of this subparagraph (a) the City may elect to use as the last preceding operating year any operating year ending not more than sixteen months from the date of delivery of the Additional Bonds and as the next to the last preceding operating year, any operating year ending not more than twenty-eight months from the date of delivery of the Additional Bonds. If the System rates, fees or charges shall be increased at or prior to the time of authorizing the Additional Bonds, the Net Revenues for each of the two preceding operating years shall be augmented by an amount reflecting the effect of the increase had the System's billings during such operating years been at the increased rates. In addition, the actual Net Revenues for each of the two preceding operating years may be augmented by the estimated increase in Net Revenues to accrue as a result of the acquisition of the repairs, extensions, enlargements and improvements to said System to be paid for in whole or in part from the proceeds of the Additional Bonds to be issued. In addition, the actual Net Revenues may be augmented by an amount equal to the investment income representing interest on investments estimated to be received each operating year from the addition to the Bond Reserve Account to be funded from the proceeds of the Additional Bonds being issued. Determination by the Council as to existence of conditions permitting the issuance of Additional Bonds shall be conclusive. No Additional Bonds of equal standing as to the Net Revenues of the System shall be issued pursuant to the authorization contained in this subparagraph if the City shall then be in default in making its required payments to the Operation and Maintenance Fund or the Redemption Fund;

WHEREAS, the City has met or will meet all the conditions and requirements of Section 19 of Ordinance No. 29-A for the issuance of the proposed 2024 SRF Bonds as bonds of equal standing and priority of lien with the Outstanding Senior Lien Bonds issued pursuant to the Outstanding Bond Ordinances, or such 2024 SRF Bonds will be issued on a subordinate, junior lien basis to the Outstanding Senior Lien Bonds and on equal standing and priority of lien with the Outstanding Junior Lien Bonds; and

WHEREAS, all things necessary to the authorization and issuance of the 2024 SRF Bonds under the Constitution and laws of the State of Michigan, particularly Act 94, the Charter and ordinances of the City, and the Outstanding Bond Ordinances, have been done or will be done, and the Council is now empowered and desires to authorize the issuance and sale of the 2024 SRF Bonds; and

WHEREAS, the Council wishes to authorize the Authorized Officers (as defined herein) to finalize the terms of the issuance and sale of the 2024 SRF Bonds without further resolution of the Council.

NOW, THEREFORE, THE CITY OF LANSING RESOLVES:

Section 1. Definitions. All terms not defined herein shall have the meanings set forth in the Outstanding Bond Ordinances and whenever used in this Resolution, except when otherwise indicated by the context, the following terms shall have the following meanings:

(a) "2024 SRF Construction Fund" means the 2024 SRF Construction Fund established pursuant to Section 10 of this Resolution for the deposit of the proceeds of the 2024 SRF Bonds for the purpose of constructing and acquiring the 2024 SRF Improvements.

(b) "2024 SRF Improvements" means the following improvements to the System: equipping, improving, rehabilitating, acquiring, constructing and installing certain improvements to the City's Sewage Disposal System, including but not limited to sanitary sewer overflow remediation, together with any appurtenances and attachments thereto and any related site acquisitions or improvements as required under the Consent Order and evidenced in the Wet Weather Control Plan.

(c) "2024 SRF Bonds" means the Sewage Disposal System SRF Revenue Bonds, Series 2024 authorized by Section 5 of this Resolution for the purpose of paying for the 2024 SRF Improvements and paying the costs of issuing the 2024 SRF Bonds.

(d) "Authority" means the Michigan Finance Authority.

(e) "Authorized Officer" means any one of the following officials of the City: the Mayor, the Deputy Mayor, the Finance Director or the Chief Strategy Officer.

(f) "Bond Reserve Requirement" means the lesser of (1) maximum annual debt service due on the Outstanding Senior Lien Bonds (including the 2024 SRF Bonds, if applicable), (2) 125% of the average annual debt service on Outstanding Senior Lien Bonds, or (3) 10% of the original aggregate face amount of each series of bonds currently outstanding, reduced by the net original issue discount, if any.

(g) "Junior Lien Bonds" means any bonds issued on a subordinate basis to any of the City's Outstanding Senior Lien Bonds and on a parity basis with the City's Outstanding Junior Lien Bonds.

(h) "Outstanding Junior Lien Bonds" means the City's Sewage Disposal System Revenue Bonds (SRF Project #5005-24) (Junior Lien), Series 2022 and Sewage Disposal System Revenue Bonds (SRF Project #5005-25) (Junior Lien), Series 2023.

(i) "Outstanding Senior Lien Bonds" means any bonds currently outstanding under the Outstanding Bond Ordinances, which have not been paid or defeased, payable on a priority basis over the City's Outstanding Junior Lien Bonds or any additional Junior Lien Bonds.

(j) "Outstanding Bond Ordinances" means Ordinance No. 29-A, as amended and supplemented by Ordinance Nos. 30-A, 31-A, 32-A, 33-A, 35-A, 838, 873, 993, 0544,, 2010-423 and 2012-269 and by Resolution Nos. 2021-264 and 2022-317.

(k) "Senior Lien Bonds" means any bonds issued pursuant to Section 19 of Ordinance 29-A and on a parity basis with the City's Outstanding Senior Lien Bonds.

(l) "SRF Program" means the State of Michigan Revolving Fund Program.

Section 2. Conditions Permitting Issuance of Additional Bonds. Pursuant to Section 19 of Ordinance 29-A, if the 2024 SRF Bonds will be of equal standing and priority of lien to the Outstanding Senior Lien Bonds, the Council hereby determines that the 2024 SRF Bonds will be issued within the following parameters:

(a) the average actual or augmented Net Revenues of the System for two consecutive preceding twelve-month operating years ending not more than twenty-eight months from the date of delivery of the 2024 SRF Bonds are equal to at least 130% of the maximum amount of principal and interest thereafter maturing in any operating year on the then Outstanding Senior Lien Bonds and the 2024 SRF Bonds, as required by Section 19(a) of Ordinance No. 29-A; and

(b) the City is not in default in making its required payments to the Operation and Maintenance Fund or the Redemption Fund established by Ordinance No. 29-A.

As applicable, an Authorized Officer shall determine that the conditions of the Outstanding Bond Ordinances including Section 19 of Ordinance 29-A for the issuance of the 2024 SRF Bonds as Senior Lien Bonds have been met.

If the 2024 SRF Bonds will be issued as Junior Lien Bonds, the 2024 SRF Bonds will otherwise be issued pursuant to the requirements of State of Michigan law, the Outstanding Ordinances and specifically the projected annual Net Revenues of the System after payment of the Outstanding Senior Lien Bonds will be at least 1.0x the annual principal and interest due on the 2024 SRF Bonds and any other Outstanding Junior Lien Bonds.

An Authorized Officer is authorized to direct the creation of such accounts and subaccounts within the Funds created by Ordinance 29-A, including but not limited to for the purposes of setting aside Revenues each month as described in Section 13 of Ordinance 29-A for the purpose of paying principal and interest on the 2024 SRF Bonds issued as Junior Lien Bonds, after Revenues have been allocated as required for the Outstanding Senior Lien Bonds.

Section 3. Necessity of 2024 SRF Improvements. It is hereby determined to be necessary for the public health and welfare of the City to proceed to acquire and construct the 2024 SRF Improvements in accordance with approved plans and specifications.

Section 4. Cost and Useful Life of 2024 SRF Improvements. The cost of the improvements to support the City's Wet Weather Control Plan (including the 2024 SRF Improvements) is estimated not to exceed Thirteen Million Dollars (\$13,000,000) including the payment of incidental expenses as specified in Section 5 of this Resolution, which estimate of cost is hereby approved and confirmed, and the period of usefulness of the 2024 SRF Improvements is estimated to be not less than thirty (30) years.

Section 5. Payment of Costs of 2024 SRF Improvements and Authorization of 2024 SRF Bonds. It is hereby determined that the City shall borrow the sum of not-to-exceed Thirteen Million Dollars (\$13,000,000) as finally determined by an Authorized Officer upon the sale of thereof, and the 2024 SRF Bonds shall be issued pursuant to the provisions of Act 94 to pay the cost of acquiring and constructing the 2024 SRF Improvements, including the payment of engineering, legal, financial, bond insurance, underwriter's discount and other expenses incident thereto and incident to the issuance and sale of the 2024 SRF Bonds. The balance of the cost of the 2024 SRF Improvements, if any, will be paid from other funds of the City legally available therefor.

The 2024 SRF Bonds shall be designated as the SEWAGE DISPOSAL SYSTEM [JUNIOR LIEN] REVENUE BONDS (SRF PROJECT #5005-26), SERIES 2024, with such modifications as may be approved by an Authorized Officer, and, unless required by the Authority and as authorized by Act 94, shall not be a general obligation of the City, but be revenue bonds, payable solely out of the Net Revenues of the System. The 2024 SRF Bonds may constitute an Additional Bond as defined in the Outstanding Bond Ordinances, having equal standing and priority of lien as to the Net Revenues of the System with the Outstanding Senior Lien Bonds, or the 2024 SRF Bonds may be issued as Junior Lien Bonds, as determined by an Authorized Officer.

Section 6. Year of Sale. If the 2024 SRF Bonds, or any series thereof, are not sold or delivered in calendar year 2024, then references to the name of the bonds, funds and accounts approved by this Resolution may be changed to reflect the year in which such bonds will be sold or delivered.

Section 7. 2024 SRF Bond Details. The 2024 SRF Bonds shall be issued in the form of one or more fully-registered, nonconvertible bonds, dated as of the date of delivery, payable in annual principal installments in the amounts and on the dates as determined by the order of the EGLE and approved by the Authority and the Authorized Officer, provided that the final payment on the 2024 SRF Bonds shall occur within the period of usefulness of the 2024 SRF Improvements as set forth in Section 4 of this Resolution. Final determination of the principal amount and the payment dates and amounts of principal installments of the 2024 SRF Bonds shall be evidenced by execution of a Purchase Contract (the "**Purchase Contract**") between the City and the Authority providing for sale of the 2024 SRF Bonds, and the Authorized Officer is authorized and directed to execute and deliver the Purchase Contract.

The 2024 SRF Bonds shall bear interest at a rate or rates to be determined by the Authorized Officer at the time of execution of the Purchase Contract, but in any event not exceeding the maximum amount permitted by law, payable semiannually on the dates as determined in the Purchase Contract. In addition, if required by the Authority, the 2024 SRF Bonds will bear additional interest, under the terms required by the Authority, in the event of a default by the City in the payment of principal or interest on the 2024 SRF Bonds when due. The 2024 SRF Bonds principal amount is expected to be drawn down by the City periodically, and interest on each installment of the principal amount shall accrue from the date such principal installment is drawn down by the City. Principal installments of the 2024 SRF Bonds will be subject to prepayment prior to maturity as permitted by the Authority and approved by the Authorized Officer.

The Mayor and City Clerk are authorized to execute the 2024 SRF Bonds by manual or facsimile signature. If required, at least one signature on the 2024 SRF Bonds shall be a manual signature. The 2024 SRF Bonds shall have the facsimile corporate seal of the City printed or impressed thereon. The 2024 SRF Bonds may be transferred by the bondholder as provided in the 2024 SRF Bonds as executed.

Section 8. State Revenue Sharing Pledge. If required by the Authority, as additional security for repayment of the 2024 SRF Bonds, the Council agrees to pledge the state revenue sharing payments that the City is eligible to receive from the State of Michigan under Act 140, Public Acts of Michigan, 1971, as amended, to the Authority as purchaser and holder of the 2024 SRF Bonds. The Authorized Officer is authorized to execute and deliver a revenue sharing pledge agreement between the City and the Authority.

Section 9. Applicability of the Outstanding Bond Ordinances. Except to the extent supplemented or otherwise provided in this Resolution (such as if the 2024 SRF Bonds are issued on a subordinate basis to the Outstanding Bonds), the provisions and covenants provided in the Outstanding Bond Ordinances shall apply to the 2024 SRF Bonds issued pursuant to provisions of this Resolution, such provisions of said Ordinances being made applicable to the 2024 SRF Bonds herein authorized, the same as though said 2024 SRF Bonds were originally authorized and issued as a part of the Outstanding Bonds issued pursuant to the Outstanding Bond Ordinances.

Section 10. 2024 SRF Bond Proceeds. The proceeds of the sale of the 2024 SRF Bonds as received by the City shall be deposited in an account separate from other money of the City and held in a bank or banks qualified to act as depository of the proceeds of sale under the provisions of Section 15 of Act 94 designated "2024 SRF Project Construction Fund" (the "**2024 SRF Construction Fund**"). Moneys in the 2024 SRF Construction Fund shall be applied solely in payment of the cost of the 2024 SRF Improvements including any engineering, legal and other expenses incident thereto and to the costs of issuance of the 2024 SRF Bonds. Any balance remaining in the 2024 SRF Construction Fund after completion of the 2024 SRF Improvements may be used for any other improvements to the System if such use is permitted by state law and will not cause the interest on the 2024 SRF Bonds to be included in gross income for federal income tax purposes within the meaning of the Internal Revenue Code. Any remaining balance shall be paid into the Redemption Fund and used as permitted by state law.

Section 11. Bond Reserve Requirement. The City hereby covenants and agrees with the holders of the Bonds that, if an Authorized Officer determines that the 2024 SRF Bonds shall have equal standing and priority of lien with the Outstanding Bonds, the City shall maintain on deposit in the Bond Reserve Account an amount not less than the Bond Reserve Requirement. If at any time there is any excess in the Bond Reserve Account over the Bond Reserve Requirement, such excess may be transferred to such fund or account as the City shall direct.

Section 12. Bond Form. The 2024 SRF Bonds shall be in substantially the following form subject to changes, including references to additional security, as may be required by the Authority:

[Form of Bond To Be Completed After Bond Sale]
United States of America
State of Michigan
Counties of Ingham and Eaton

CITY OF LANSING
SEWAGE DISPOSAL SYSTEM
[JUNIOR LIEN] REVENUE BOND (SRF PROJECT #5005-26), SERIES 2024

The CITY OF LANSING, Counties of Ingham and Eaton, State of Michigan (the "City"), for value received, acknowledges itself to owe, and for value received hereby promises to pay, but only out of the hereinafter described Net Revenues of the City's Sewage Disposal System (hereinafter defined), to the Michigan Finance Authority (the "Authority") the principal amount of this Bond or so much thereof as shall have been advanced to the City pursuant to a Purchase Contract between the City and the Authority and a Supplemental Agreement by and among the City, the Authority and the State of Michigan acting through the Department of Environment, Great Lakes, and Energy. During the time funds are being drawn down by the City under this Bond, the Authority will periodically provide the City a statement showing the amount of principal that has been advanced and the date of each advance, which statement shall constitute prima facie evidence of the reported information; provided that no failure on the part of the Authority to provide such a statement or to reflect a disbursement or the correct amount of a disbursement shall relieve the City of its obligation to repay the outstanding principal amount actually advanced, all accrued interest thereon, and any other amount payable with respect thereto in accordance with the terms of this Bond.

The Principal Amount shall be payable on the dates and in the annual principal installment amounts set forth on Schedule I attached hereto and made a part hereof, as Schedule I may be adjusted if less than \$[amount] is disbursed to the City. Interest is first payable on [April 1, 202_/October 1, 202_], and semiannually thereafter, and principal is payable on the first day of [April/October] commencing [April 1, 202_/October 1, 202_] (as identified in the Purchase Contract) and annually thereafter.

The Bond is subject to prepayment by the City prior to maturity only with the prior written consent of the Authority and on such terms as may be required by the Authority.

Notwithstanding any other provision of this Bond, as long as the Authority is the owner of this Bond, (a) this Bond is payable as to principal, premium, if any, and interest at U.S. Bank Trust Company, National Association or at such other place as shall be designated in writing to the City by the Authority (the "Authority's Depository"); (b) the City agrees that it will deposit with the Authority's Depository payments of the principal of, premium, if any, and interest on this Bond in immediately available funds by 12:00 noon at least five business days prior to the date on which any such payment is

due whether by maturity, redemption or otherwise; in the event that the Authority's Depository has not received the City's deposit by 12:00 noon on the scheduled day, the City shall immediately pay to the Authority as invoiced by the Authority an amount to recover the Authority's administrative costs and lost investment earnings attributable to that late payment; and (c) written notice of any redemption of this bond shall be given by the City and received by the Authority's Depository at least 40 days prior to the date on which such redemption is to be made.

Additional Interest

In the event of a default in the payment of principal or interest hereon when due, whether at maturity, by redemption or otherwise, the amount of such default shall bear interest (the "additional interest") at a rate equal to the rate of interest which is two percent (2%) above the Authority's cost of providing funds (as determined by the Authority) to make payment on the bonds of the Authority issued to provide funds to purchase this Bond but in no event in excess of the maximum rate of interest permitted by law. The additional interest shall continue to accrue until the Authority has been fully reimbursed for all costs incurred by the Authority (as determined by the Authority) as a consequence of the City's default. Such additional interest shall be payable on the interest payment date following demand of the Authority. In the event that (for reasons other than the default in the payment of any municipal obligation purchased by the Authority) the investment of amounts in the reserve account established by the Authority for the bonds of the Authority issued to provide funds to purchase this Bond fails to provide sufficient available funds (together with any other funds which may be made available for such purpose) to pay the interest on outstanding bonds of the Authority issued to fund such account, the City shall and hereby agrees to pay on demand only the City's pro rata share (as determined by the Authority) of such deficiency as additional interest on this Bond.

For prompt payment of principal and interest on this Bond, the City has irrevocably pledged the revenues of its Sewage Disposal System, including all appurtenances, extensions and improvements thereto (the "System"), after provision has been made for reasonable and necessary expenses of operation, maintenance and administration (the "Net Revenues"), and a statutory lien thereon is hereby recognized and created. [This Bond is of [equal][junior] standing and priority of lien as to the Net Revenues of the System with the _____.]

[This Bond is one of a series of bonds aggregating the principal sum of \$_____, issued pursuant to Ordinance No. 29-A, as amended and supplemented by Ordinance Nos. 30-A, 31-A, 35-A, 838, 873, 993, 0544, 2010-423, Ordinance No. 2012-269, and Resolution Nos. 2021-264, 2022-317 and Resolution No. _____, each duly adopted by the City Council of the City, and under and in full compliance with the Constitution and statutes of the State of Michigan, including specifically Act 94, Public Acts of Michigan 1933, as amended for the purposes of constructing and acquiring improvements to the System, and refunding certain outstanding sewage disposal system revenue bonds of the City.]

For a complete statement of the revenues from which and the conditions under which this Bond is payable, a statement of the conditions under which additional bonds of equal standing may thereafter be issued and the general covenants and provisions pursuant to which this bond is issued, reference is made to the above-described Ordinances. Copies of the Ordinances are on file at the office of the City Clerk and reference is made to the Ordinances and any and all supplements thereto and modifications and amendments thereof, if any, and to Act 94 for a more complete description of the pledges and covenants securing the bonds, the nature, extend and manner of enforcement of such pledges, the rights and remedies of the registered owners of the bonds with respect thereto and the terms and conditions upon which the bonds are issued and may be issued thereunder. To the extent and in the manner permitted by the terms of the Ordinances, the provisions of the Ordinances or any resolution or agreement amendatory thereof or supplemental thereto, may be modified or amended by the City, except in specified cases, only with the written consent of the registered owners of at least fifty-one percent (51%) of the principal amount of the bonds then outstanding.

[THIS BOND IS A SELF-LIQUIDATING BOND AND IS NOT A GENERAL OBLIGATION OF THE CITY AND DOES NOT CONSTITUTE AN INDEBTEDNESS OF THE CITY WITHIN ANY CONSTITUTIONAL, STATUTORY OR CHARTER LIMITATION, AND IS PAYABLE BOTH AS TO PRINCIPAL AND INTEREST, SOLELY FROM THE NET REVENUES OF THE SYSTEM AND CERTAIN FUNDS AND ACCOUNTS ESTABLISHED UNDER THE ORDINANCES. THE PRINCIPAL AND INTEREST ON THIS BOND ARE SECURED BY THE STATUTORY [FIRST][JUNIOR] LIEN HEREINBEFORE DESCRIBED.]

It is hereby certified and recited that all acts, conditions and things required by law to be done, precedent to and in the issuance of this bond and the series of bonds of which this is one, exist and have been done and performed in regular and due form and time as required by law.

IN WITNESS WHEREOF, the City of Lansing, Counties of Ingham and Eaton, State of Michigan, by authority of its City Council, has caused this bond to be signed for and on its behalf and in its name by the manual or facsimile signatures of the Mayor and Clerk of the City, and the official seal of the City or a facsimile thereof to be impressed or printed hereon, all as of the Date of Original Issue.

Name of Issuer: CITY OF LANSING
EGLE Project No.: 5005-26

EGLE Approved Amt: \$_____ SCHEDULE I

Based on the schedule provided below unless revised as provided in this paragraph, repayment of principal of the Bond shall be made until the full amount advanced to the City is repaid. In the event the Order of Approval issued by the Department of Environment, Great Lakes, and Energy (the "Order") approves a principal amount of assistance less than the amount of the Bond delivered to the Authority, the Authority shall only disburse principal up to the amount stated in the Order. In the event (1) that the payment schedule approved by the City and described below provides for payment of a total principal amount greater than the amount of assistance approved by the Order, or (2) that less than the principal amount of assistance approved by the Order is disbursed to the City by the Authority, the Authority shall prepare a new payment schedule which shall be effective upon receipt by the City.

	Amount of Principal
<u>Due Date</u>	<u>Installment</u>

Interest on the bond shall accrue on principal disbursed by the Authority to the City from the date principal is disbursed, until paid, at the rate of ____ % per annum, payable [date], and semi-annually thereafter.

The City agrees that it will deposit with U.S. Bank Trust Company National Association, or at such other place as shall be designated in writing

to the City by the Authority (the "Authority's Depository") payments of the principal of, premium, if any, and interest on this bond in immediately available funds by 12:00 noon at least five business days prior to the date on which any such payment is due whether by maturity, redemption or otherwise. In the event that the Authority's Depository has not received the City's deposit by 12:00 noon on the scheduled day, the City shall immediately pay to the Authority as invoiced by the Authority an amount to recover the Authority's administrative costs and lost investment earnings attributable to that late payment.

Section 13. Reimbursement; Non-Arbitrage Covenant. The City declares that it reasonably expects to make advances of funds to make 2024 SRF Improvements. The City makes the following declarations for the purpose of complying with the reimbursement rules of Treas. Reg. §1.150-2 pursuant to the Internal Revenue Code of 1986, as amended (the "**Code**"):

(a) As of the date hereof, the City reasonably expects to reimburse the City for the expenditures described in (b) below with proceeds of debt to be incurred by the City.

(b) The expenditures described in this paragraph (b) are for the costs of acquiring and constructing the 2024 SRF Improvements which were or will be paid subsequent to sixty (60) days prior to the date hereof.

The City covenants and agrees with the holders of the 2024 SRF Bonds that as long as any of the 2024 SRF Bonds remain outstanding and unpaid as to either principal or interest, the City shall not invest, reinvest or accumulate any moneys deemed to be proceeds of the 2024 SRF Bonds pursuant to the Code in such a manner as to cause the 2024 SRF Bonds to be "arbitrage bonds" within the meaning of the Code. The City hereby covenants that, to the extent permitted by law, it will take all actions within its control and that it shall not fail to take any action as may be necessary to maintain the exemption of interest on the 2024 SRF Bonds from gross income for federal income tax purposes, including but not limited to, actions relating to the rebate of arbitrage earnings, if applicable, and the expenditure and investment of bond proceeds and moneys deemed to be bond proceeds, all as more fully set forth in the Non-Arbitrage and Tax Compliance Certificate to be delivered by the City with the 2024 SRF Bonds.

Section 14. Municipal Advisor. The City is separately determining its selection of a municipal advisor, and such selected advisor will act as Municipal Advisor as necessary for the issuance of the 2024 SRF Bonds.

Section 15. Negotiated Sale; Application to EGLE and Authority. The Council has considered the option of selling the 2024 SRF Bonds through a competitive sale and a negotiated sale and determines that it is in the best interest of the City to negotiate the sale of the 2024 SRF Bonds to the Authority because the State Revolving Fund financing program provides significant savings to the City compared to a competitive sale in the municipal bond market. The Authorized Officer and the City's Director of Public Works are authorized to apply to the Authority and to EGLE for placement of the 2024 SRF Bonds with the Authority. The actions taken by the Authorized Officer and the Director of Public Works with respect to the 2024 SRF Bonds prior to the adoption of this Resolution are ratified and confirmed. The Authorized Officer is authorized to sell the 2024 SRF Bonds to the Authority and to execute and deliver the Purchase Contract, the Supplemental Agreement and the Issuer's Certificate in the forms provided by the Authority. The Authorized Officer and the Director of Public Works are further authorized to execute and deliver such contracts, documents and certificates as are necessary or advisable to qualify the 2024 SRF Bonds for the State Revolving Fund program.

Section 16. Bond Counsel. The City hereby appoints Dykema Gossett PLLC as Bond Counsel with respect to the 2024 SRF Bonds notwithstanding Dykema's occasional representation of the Authority in other unrelated transactions.

Section 17. Other Actions. The officers, administrators, agents and attorneys of the City are authorized and directed to take all other actions necessary and to facilitate issuance, sale, and delivery of the 2024 SRF Bonds, and to execute and deliver all other agreements, documents, and certificates and to take all other actions necessary or convenient to complete the issuance and delivery of the 2024 SRF Bonds in accordance with this Resolution, and to pay costs of issuance including Bond Counsel fees, Municipal Advisor fees, filing fees with State Treasury, costs of printing the 2024 SRF Bonds, and any other costs necessary to accomplish sale and delivery of the 2024 SRF Bonds. The Authorized Officer is authorized to determine final bond details for the 2024 SRF Bonds, to the extent necessary or convenient to complete the transactions authorized by this Resolution, to exercise the authority and make determinations authorized pursuant to Section 7a(1)(c) of Act 94, including but not limited to determinations regarding interest rates, prices, discounts, maturities, principal amounts, denominations, dates of issuance, interest payment dates, redemption rights, the place of delivery and payment, and other matters.

Section 18. Rates and Charges. Rates shall be fixed and revised from time to time by the Council so as to produce amounts that are sufficient to pay the expenses of administration and the costs of operation and maintenance of the System, to provide an amount of revenues adequate for the payment of principal of and interest on the SRF 2024 Bonds, reserve, replacement and improvement requirements, if any, and to otherwise comply with all requirements and covenants provided herein; and such that are reasonably expected to yield annual Net Revenues of the System to maintain compliance with Section 19 of Ordinance No. 29-A for any then Outstanding Senior Lien Bonds and equal to at least 100% of the average annual principal and interest thereafter maturing in any fiscal year on the then Outstanding Junior Lien Bonds; and promptly upon any material change in the circumstances which were not contemplated at the time such rates and charges were most recently reviewed, but not less frequently than once in each fiscal year, review the rates and charges for its services and promptly revise such rates and charges as necessary to comply with the foregoing requirement. The rates and charges for all services and facilities rendered by the System shall be reasonable and just, taking into consideration the costs and value of the System, the cost of maintaining, repairing, and operating the System, and the amounts necessary for the retirement of all SRF 2024 Bonds and interest accruing on all SRF 2024 Bonds, and there shall be charged such rates and charges as shall be adequate to meet the requirement of this and the preceding sections.

Section 19. No Free Service. No free service shall be furnished by the System to the City or to any individual, firm or corporation, public or private, or to any agency or instrumentality.

Section 20. Defeasance. In the event cash or direct obligations of the United States or obligations the principal of and interest on which are guaranteed by the United States, or a combination thereof, the principal of and interest on which, without reinvestment, come due at times and in

amounts sufficient to pay at maturity or irrevocable call for earlier optional or mandatory redemption, the principal of, premium, if any, and interest on any of the 2024 SRF bonds, shall be deposited in trust, this Resolution shall be defeased with respect to such Bonds (the “**Defeased Bonds**”), and the owners of the Defeased Bonds shall have no further rights under this Resolution except to receive payment of the principal of, premium, if any, and interest on the bonds from the cash or securities deposited in trust and the interest and gains thereon and to transfer and exchange bonds as provided herein. Defeased Bonds shall be treated as if they have been redeemed for all purposes under this Resolution.

Section 21. Fiscal Year of System. The fiscal year for operating the System shall coincide with the fiscal year of the City.

Section 22. Repeal, Savings Clause. All ordinances, resolutions of orders, or parts thereof, in conflict with the provisions of this Resolution are repealed.

Section 23. Severability; Paragraph Headings, and Conflict. If any section, paragraph, clause or provision of this Resolution shall be held invalid, the invalidity of such action, paragraph, clause or provision shall not affect any of the other provisions of this Resolution. The paragraph headings in this Resolution are furnished for convenience of reference only and shall not be considered to a part of this Resolution.

Section 24. Publication and Recordation. This Resolution shall be published in full in the Lansing City Pulse, a newspaper of general circulation in the City of Lansing, qualified under State law to publish legal notices, promptly after its adoption, and shall be recorded in the Ordinance Book of the City and such recording authenticated by the signatures of the President of the Council and the City Clerk.

Section 26. Effective Date. As provided in Act 94, this Resolution shall be effective upon its adoption.

Passed and adopted by the City of Lansing, Counties of Ingham and Eaton, State of Michigan, on December 11, 2023.

By Vice President Garza

Motion Carried

Resolution #2023-336

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

Resolution Objecting to the Transfer of all Unsold Tax Reverted Properties from the Ingham County Treasurer to the City of Lansing

WHEREAS, Public Act 123 of 1999, hereinafter referred to as the “Act,” established an expedited process whereby property on which taxes have not been paid could be sold for unpaid taxes; and

WHEREAS, the Act creates a series of stages through which a property on which the taxes have not been paid must pass before that property can be sold; and

WHEREAS, the Act allowed each county in the State of Michigan to decide whether its treasurer or the State of Michigan would act as the governmental entity responsible for overseeing the stages through which a property on which the taxes have not been paid must pass before the property is sold; and

WHEREAS, the Act refers to the governmental entity responsible for overseeing the stages through which a property on which the taxes have not been paid must pass before the property is sold as the foreclosing governmental unit; and

WHEREAS, pursuant to a concurring resolution of the County Board of Commissioners, the Treasurer of Ingham, (hereinafter referred to as the “Treasurer”), is the foreclosing governmental unit under the Act with authority to take all actions, judicial or otherwise, required under the Act in order to sell property on which the taxes have not been paid in Ingham County; and

WHEREAS, pursuant to the Act fee simple title to a property on which the Treasurer has foreclosed vest in the Treasurer effective on the March 31st immediately succeeding the hearing for uncontested cases or 10 days after the conclusion of the hearing for contested cases; and

WHEREAS, the Act prescribes how the Treasurer is to dispose of property obtained by foreclosure; and

WHEREAS, the Act requires that the Treasurer give a list to the Clerk of the City of Lansing which list shall contain all the property in that city on which the Treasurer has foreclosed that has not been sold prior to December 1st of the year in which it is foreclosed upon; and

WHEREAS, unless the City of Lansing objects in writing, the Act requires the Treasurer to transfer to that city fee simple title to the property on that list; and

WHEREAS, the City has received from the Treasurer a list of property that may be transferred to it if it does not object; and

WHEREAS, the City of Lansing does not wish to obtain from the Treasurer any property upon which the Treasurer has foreclosed but not sold because of the cost of maintaining such property will exceed any benefit that will be obtained.

NOW, THEREFORE, BE IT RESOLVED, the City of Lansing hereby objects to the transfer of property foreclosed upon by the Treasurer but not sold that are contained on the list thereof filed with the City of Lansing Clerk and said transfers are, therefore, refused.

Parcel

Address

Legal Description

Zoning

33-01-01-10-157-191	N HIGH ST	N 2 R OF S 7 R LOT 1 BLOCK 2 HANDY HOME ADD	MX-C, Mixed-Use Center
33-01-01-10-157-201	N HIGH ST (1215)	N 2 R OF S 9 R LOT 1 BLOCK 2 HANDY HOME ADD	MX-C, Mixed-Use Center
33-01-01-10-180-211	MASSACHUSETTS AVE	LOT 189 HIGHLAND PARK	R-5, Urban Detached Residential
33-01-01-10-182-221	ILLINOIS AVE	LOT 130 CAPITOL HEIGHTS	R-5, Urban Detached Residential
33-01-01-10-331-271	CLEVELAND ST	N ½ LOT 7 BLOCK 2 ROUSES SUB REC L 2 P 7	R-5, Urban Detached Residential
33-01-01-14-310-061	323 S HAYFORD AVE	LOT 447 LESLIE PARK SUB	R-MX, Residential Mix
33-01-01-17-252-071	W IONIA ST (1412)	LOT 12 BLOCK 2 HOLMES PLAT REC L 2 P 41	R-6A, Urban Detached Residential
33-01-01-22-177-131	S HOLMES ST (1118)	S 34.5 FT LOTS 73 & 74 HUNTINGTON HEIGHTS SUB	R-6A, Urban Detached Residential
33-01-01-22-256-201	DAKIN ST (1224)	LOT 208 & N ½ LOT 207 EXCELSIOR LAND COMPANYS SUB	R-6A, Urban Detached Residential
33-01-01-22-309-081	DONORA ST (1531)	LOT 18 BLOCK 6 ASSESSORS PLAT NO 28 REC L 10 P 33	R-6A, Urban Detached Residential
33-01-01-29-428-041	804 LOA ST	LOT 85 LOGANCREST	R-5, Urban Detached Residential
33-01-05-08-226-155	DAFT ST	N 94 FT LOTS 52 & 53 SOUTHFIELD	R-3, Suburban Detached Residential

By Council Member Brown

Motion Carried

Resolution #2023-337

Committee on Development and Planning
Resolved by the City Council of the City of Lansing

Resolution to Set a Public Hearing Regarding the Establishment of
Neighborhood Enterprise Zone #25 – Wheel District

WHEREAS, the City of Lansing continues to promote the effort to improve neighborhoods by encouraging the rehabilitation of existing housing, promoting home ownership and facilitating construction of new housing units in the City; and

WHEREAS, the Michigan Neighborhood Enterprise Zone Act, being Public Act 147 of 1992, as amended, was enacted to encourage new housing construction and the renovation of existing properties in older established cities of the State, including the City of Lansing, by allowing cities to grant certain tax abatements on specific residential properties located in designated districts; and

WHEREAS, the addition of a Neighborhood Enterprise Zone near the downtown is a vital resource to further the goals of creating residential opportunities and redevelopment and promoting new construction and renovation of existing buildings for the purpose of creating unique residential housing units; and

WHEREAS, an additional Neighborhood Enterprise Zone near downtown will assist property owners and developers in making much needed improvements, including housing rehabilitation and new construction; and

WHEREAS, P.A. 147 of 1992, as amended, requires that the City Assessor and each taxing unit receive notification of the City's intent to establish a Neighborhood Enterprise Zone not less than 60 days prior to the designation action and further requires the City to hold a public hearing on the establishment of a Neighborhood Enterprise Zone not later than 45 days after said notification to the Assessor and the taxing units.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Lansing proposes the boundaries for the new Neighborhood Enterprise Zone as listed by parcel number in "Attachment A" and as represented on the map as "Attachment B" which have been filed with the City Clerk and as described below:

Wheel District, No. 25

Boundaries: An area bounded by East Saginaw Street to the south, the CSX Railroad to the west, East Oakland Avenue to the north and North Pennsylvania Avenue to the east, except the areas in the currently designated Neighborhood Enterprise Zones of "North Pennsylvania Corridor #5" and "Prudden Wheel Factory #9"

BE IT FURTHER RESOLVED that the City Clerk be directed to give the required 60 days notice of the intent to establish the Zone to the City Assessor and all taxing units with property tax powers within the proposed Neighborhood Enterprise Zone.

BE IT FINALLY RESOLVED that a public hearing be held in the Tony Benavides Lansing City Council Chambers of the City of Lansing, 10th floor, Lansing City Hall, Lansing, Michigan, on Monday, January 8, 2024 at 7:00 p.m., and that the City Clerk publish the requisite advanced notice of the hearing in a publication of general circulation in the City.

By Council Member Brown

Motion Carried

Resolution #2023-338

By the Committee on City Operations
Resolved by the City Council of the City of Lansing

WHEREAS, Willie Hobbs sought to eliminate a special assessment of \$3,622 for trash removal fees, associated penalties, and interest, on the property tax bill for 1217 Marquette Street (ID #33-01-01-05-403-002); and

WHEREAS, upon filing a claim to the Committee on City Operations, the Committee met on November 13, 2023 and November 27, 2023, and denies the claim in the amount of \$3,622.

THEREFORE, BE IT RESOLVED, the City Council, hereby denies the claim in the amount of \$3,622 for trash removal fees, associated penalties, and interest on the property tax bill for 1217 Marquette Street (Tax ID #33-01-01-05-403-002).

BE IT FURTHER RESOLVED, that the City Attorney shall take the appropriate steps to process this claim.

By Council Member Hussain to Adopt the resolution

By Council Member Jackson to Amend the resolution to \$200.00 in fees.

Motion Failed

The question being Adoption of the resolution

Motion Carried

Reports From Council Committees

Council Member Hussain gave an overview of the Committee on Public Safety Housing Update.

12/11/2023

Red Tag Crisis Update #3; HRCS, EDP/Code, Law and Administration

At the Special Meeting of the Committee of the Whole (COW) on Red Tags and Housing held April 3rd, the Public Safety Committee was charged with continuing the discussion and collaborative work with myriad departments and city employees on the topic and then engaging in periodic committee reports. The committee began meeting on this issue at its April 4th meeting and identified all unanswered questions and commitments that were made during the April 3rd COW meeting. We sent those items on to the various departments with jurisdiction and began meeting with them at our April 18th meeting. We've since met on this issue several times and have provided reports back to the full body when appropriate. To that end, we have received additional answers since our last report and have prepared a document that presents the answers we've received. If you have any questions, please feel free to reach out to any of the committee members.

Red Tag Crisis Update #3; HRCS, EDP/Code, Law and Administration

Questions for ED and P

Q.) We know that the Fee Study contract was awarded to Maner Costerisan. We were told the contract called for up to 160 hours of work and the expectation was 2-months of work. Where are we at on the study and release of information?

Answer: Fee study is ongoing. ED and P is expecting a rough draft of the report in 2-3 weeks. The reason for the delay is the amount of data and services from ED and P that had to be reviewed and considered.

Q.) We know there have been several difficulties with regard to the top-down analysis RFP. Issues with consultant fees, scope of work, structure of the RFP, and the like have all been referenced. Where are we at with this effort?

Answer: This effort is on hold. The new ED and P Director and Deputy Director are exploring next steps. One challenge that has persisted is staffing, with code operating at about 65% staffing level. Couple this reality with the added work involved with the fee study, and it was determined that a meaningful and productive top-down study was not feasible at this time.

Q.) Are there any budget implications with regard to the two studies?

Answer: There are budget implications with both studies. They weren't originally contemplated in this past fiscal year budget and there was a budget amendment that was going to be necessary to execute both. With the delays, the department is now working on its FY 2025 budget and attempting to work these expenses in. The committee expressed its support for this measure.

Q.) Where are we with the 21 red-tagged houses with initial tag dates ranging from 2003-2012 (123 Isbell being the longest at 20 years;)? The last we

heard was that they were “all moving forward”. However, the only hard, verified numbers we received were 2 “in demo” and 1 “demo completed”. What are current numbers on “in demo”, “demo completed”, “permits pulled and work being conducted”, etc.? Do we have addresses for each?

Answer: The department provided addresses and the current status of each address at the Public Safety committee meeting on 12/5. **The document** includes not only the relevant 21 red-tagged houses, but also those dwellings that are red-tagged and considered the most severe/dangerous. All properties on the document are either being worked on or proceeding through the demo board process or have been through the demo board process and are set to be heard by Council. Delays in getting utilities shut off in preparation for demolition was also discussed. Consumers Energy and The Board of Water and Light had previously attended the Public Safety Committee with Public Services to discuss ways to streamline the process of getting utilities turned off and capped. They shared contact information and asked to be contacted when properties were moving through the process. **Renee Richmond found the contact information in her records and reshared with Economic Development and Planning.**

Q.) Have we begun to move red-tagged properties that don't meet the statutory SEV/Estimated Cost of Repairs threshold but have sat idle for at least 24 months through the process? Last we knew, law said that there are multiple avenues allowed per by the state and we were able to proceed on the foregoing.

Answer: The city has not engaged in this way. The department and Office of the City Attorney stated that we have not engaged because the city has not adopted such a standard. The statute under the building code states that an urban core city may adopt a stricter standard and have the 24-month piece embedded. We currently use the standard of estimated cost of repairs exceeding the SEV. If we want to adopt a stricter standard, we would have to adopt the standard and create a process to operationalize the standard. **Committee chairperson Hussain is to connect with ED and P and work on a joint ask of law to begin work on an ordinance change and related legal analysis.**

Q.) Have we begun to ask for timelines and evidence of financial wherewithal when permits are being pulled on red-tagged properties? In addition, have we identified perennial permit pullers and found a system to report and address? Last we heard was “not at this time”.

Answer: The city adheres to the state's construction code. Timelines and financial wherewithal are not recognized valued criteria. Therefore, BSO does not have the authority to deny a permit based on the foregoing criteria without changes to the state's construction code.

Q.) Have we had further conversation regarding a public dashboard of registered rentals with valid rental certifications such as what Grand Rapids has in place?

Answer: ED and P leadership met with IT on 12/7 to discuss. They are looking at emulating what Grand Rapids has developed and published, a list viewable by the public and updated weekly. Conversations and work are ongoing.

Q.) What is the red-tag, neat-team, pink tag, and duration numbers currently?

Answer: Red tag is at 557, pink tag is a 227, NEAT team is at 469, and make safe or demolish is down to 32. The duration continues to decline as well. The dashboard is again live and the numbers are believed to be accurate. A substantial cleaning of the list was completed prior to republishing. Examples of the work included getting rid of duplicate red tags and properties that were still on the list although they had been demolished quite some time ago.

Q.) Regarding NEAT team fees, we have learned that we can only bill addresses, not units. So, if an address has 10 units that are red-tagged, we can only bill that address the \$150 NEAT team fee, as opposed to \$1,500. That also impacts the numbers reflected in the dashboard. Sycamore Townhomes, as an example, had 344 units tagged but only had 68 unique addresses and that number is what was reflected in the monthly report. We were last told that law was looking into why we treat addresses and units in this way and whether there is something we can legally do with our ordinance to address this. Has there been further discussion on this?

Answer: ED and P has worked with Amanda O'Boyle on this. Ms. O'Boyle stated that these are assessed on a per building basis because that is what the ordinance states (1460.01). ED and P recognizes that this comes at a considerable loss to the city as this process doesn't allow for us to recoup the costs of doing business. **Law is looking into whether or not we can adjust our ordinances to bill units as opposed to addresses. With Ms. O'Boyle on leave, law has additional work to do.**

Q.) Have we done anything to address the sign and return process for compliance? Last we heard, it “needed to be examined further, even though the ordinance says that we SHALL reinspect and we may be violating our own ordinances.”

Answer: ED and P is not allowing for any life/safety issues to be completed through a sign and return process and, even with shortages in staffing, is now reinspecting all such issues. **ED and P to provide a list of life/safety issues to the committee and all code officers.**

Q.) Are we taking steps to implementing a system for evaluating employees and establishing professional development opportunities? Are we now able to track workload/time-on-task for code employees? Last we knew, we were exploring this.

Answer: We were told that evaluations of all staff are ongoing. All scheduled inspections are through BS and A. Every car in ED and P's fleet is now equipped with navigation so studies can be conducted in terms of work in the field when red flags are presented. Professional development is ongoing. Professional Improvement Plans (PIP) are written when necessary and approved by Human Resources. Code has weekly staff meetings on Tuesday and work performance is printed out and shared each Monday. In short, issues are addressed as they present themselves and on a regular basis as opposed to having a system of regularly scheduled evaluations/follow-up meetings (e.g. Bi-annual reviews). **However, HR is now working on city-wide policy for employee evaluation.**

Q.) We have quite a few vacancies in Code. What are our current vacancy numbers by position and where are we at in the hiring process?

Answer: We have 3 open code positions, 1 open premise position, 1 code officer is on FMLA, and the lead housing inspector position remains vacant. ED and P is communicating with HR as the staffing is at a critically low level. Finding qualified candidates has proven to be a challenge. As an example, of the 7 candidates in the last hiring cycle to test, all 7 failed the test. The good news is that an award letter is being extended to a premise candidate soon. New testing and interview cycles are being established, although the foregoing challenges remain. ED and P is now having conversations in earnest to consider what responsible growth looks (e.g. adding zoning designations for more rentals and onboard additional rental units) like and what the capacity of code can handle moving forward.

Q.) Have you identified a strategy to keep and demolish blighted homes pre-tax auction by the county?

Answer: Yes, there is a strategy. One of the considerations deals with available dollars to demolish such as CDBG funds and properties within CDBG-eligible areas. When not in CDBG-eligible areas, other dollars are explored before making a final decision.

By President Wood to Place Report on File

Motion Carried

Ordinances for Introduction

Introduction of Ordinance

The following ordinance of the City of Lansing, Michigan, for amending the Code of Ordinances by providing for the rezoning of property located in the City of Lansing, Michigan, and for the revision of the district maps adopted by Section 1242.02 of the Zoning Ordinance for property located at:

Z-10-2023 512 E. Miller Road – Rezoning from “R-3” Suburban Detached Residential to “S-C” Suburban Commercial.

was introduced by the Committee on Development & Planning, read a first time by its title and referred to the Committee on Development and Planning.

Resolution #2023-339

By the Committee on Development and Planning
Resolved by the City Council of the City of Lansing

Resolved by the City Council of the City of Lansing that a public hearing be set for Monday, January 8, 2024, at 7 p.m. in the Tony Benavides Lansing City Council Chambers, 10th Floor, Lansing City Hall, 124 W. Michigan Avenue, Lansing, Michigan, for the purpose of approving and/or opposing the Ordinance for rezoning:

Z-10-2023 512 E. Miller Road – Rezoning from “R-3” Suburban Detached Residential to “S-C” Suburban Commercial.

By President Wood

Motion Carried

Ordinances for Passage

Passage of Ordinance

An Ordinance of the City of Lansing, Michigan, providing for the Rezoning of parcels of real property located in the City of Lansing, Michigan and for the revision of the district maps adopted by section 1242.02 of the Code of Ordinances.

Z-9-2023: Osband Avenue, Parcel No.: 33-01-01-28-103-098, Rezoning from “IND-2” General Industrial to “R-6A” Urban Detached Residential

Was read a second time by its title and adopted by the following roll call vote:

Yeas: Council Members Brown, Garza, Hussain, Jackson, Kost, Spadafore, Wood

Nays: None

Ordinance #2633

AN ORDINANCE OF THE CITY OF LANSING, MICHIGAN, PROVIDING FOR THE REZONING OF A PARCEL OF REAL PROPERTY LOCATED IN THE CITY OF LANSING, MICHIGAN AND FOR THE REVISION OF THE DISTRICT MAPS ADOPTED BY SECTION 1242.02 OF THE CODE OF ORDINANCES.

The City of Lansing ordains:

Section 1. That the district maps adopted by and incorporated as Section 1242.02 of the Code of Ordinances of the City of Lansing, Michigan be amended to provide as follows:

To change the zoning classification of the property described as follows:

Case Number: Z-9-2023

Parcel Number's:	33-01-01-28-103-098
Addresses:	Vacant parcel south of 1917 Osband Avenue
Legal Descriptions:	Lots 21 & 22, Rockford Subdivision from "IND-2" General Industrial to "R-6A" Urban Detached Residential.

Section 2. All ordinances or parts of ordinances inconsistent with the provisions hereof are hereby repealed.

Section 3. This ordinance was duly adopted by the Lansing City Council on December 11, 2023, and a copy is available in the office of the Lansing City Clerk, 9th Floor, City Hall, 124 W. Michigan Avenue, Lansing, MI 48933.

Section 4. This ordinance shall take effect on the 30th day after enactment.

Speaker Registration for Public Comment on City Government Related Matters

City Clerk Swope announced that the public comment registration form(s) for those intending to address Council on City government matters will be collected and that only those persons who have fully completed the form(s) will be permitted to speak.

Reports From City Officers, Boards, and Commissions; Communications and Petitions; and Other City Related Matters

By Vice President Garza that all items be considered as being read in full and that President Wood make the appropriate referrals

Motion Carried

- Reports from City Officers, Boards and Commissions:

Letter(s) from the City Clerk re:

Minutes of Boards and Commissions placed on file in the Clerk's Office

PLACED ON FILE

Diversity, Equity and Inclusion Advisory Board Rules of Procedure

Referred to the Committee of the Whole

Board of Water and Light Annual Audit for Fiscal Year ending June 30, 2023

Referred to the Committee of the Whole and to the Internal Auditor

Letter(s) from the Mayor re:

Appointment; Heath Lowry as a Board of Zoning Appeals member for a term to expire June 30, 2026.

Referred to the Committee of the Whole

Outside Legal Counsel; T. Joseph Seward of Seward Henderson to represent the City in the matter of Fitzpatrick v. City of Lansing

Referred to the Committee of the Whole

Sole Source Purchase; Police Department request for DJ's Auto Sales as the vendor for the purchase of 2 vehicles

Referred to the Committee on Ways & Means and to the Internal Auditor

Communications and Petitions, and Other City Related Matters:

Claim Appeal; Claim #1946, Belinda Fitzpatrick for \$2,820.00 in red tag monitoring fees at 218 and 224 S. Holmes St.

Referred to the Committee on City Operations

Claim Appeal; Claim #1988, Cora Kelly for \$493.40 in board up fees at 3634 Karen St.

Referred to the Committee on City Operations

Motion of Excused Absence

By Council Member Garza to excuse Council Member Spitzley from tonight's proceedings.

Motion Carried

Remarks by Council Members

Council Member Jackson spoke about virtual participation for Council Meetings.

Remarks by the Mayor Or Executive Assistant

None.

Public Comment on City Government Related Matters

Wendy Shepard spoke on various City matters.

Nicklas Zande spoke on various City matters.

Daniel Arnold spoke on various City matters.

Norma Bauer spoke various City matters.

Kelsey Brianne spoke in favor of accessibility with the Letts warming center.

William Lawrence spoke on various City matters.

Kyle Richard urged the City to pass a resolution for a permanent ceasefire in Gaza.

David Ellis urged the City to increase future planning surrounding the Letts warming center.

Luna Brown spoke on various City matters.

Loretta Stanaway spoke on the need for warming shelters in each ward.

Nathan Hallman spoke on various City matters.

William spoke on various City matters.

Fredric McLaughlin spoke on various City matters.

Jessica Saba spoke on various City matters.

Leah Fitch spoke on various City matters.

Peter Fowler urged the City to pass a resolution for a permanent ceasefire in Gaza.

Samuel Burton urged the City to pass a resolution for a permanent ceasefire in Gaza.

Sarah Hopkins urged the City to pass a resolution for a permanent ceasefire in Gaza.

Noelle Williams urged the City to pass a resolution for a permanent ceasefire in Gaza.

Sara spoke on various City matters.

Lucas Al-Zoughbi spoke on various City matters.

Adjourned Time 9:25 P.M.

A handwritten signature in black ink that reads "Chris Swope". The signature is written in a cursive, flowing style.

Chris Swope, City Clerk