

REGULAR MEETING OF THE DEARBORN HEIGHTS CITY COUNCILSEPTEMBER 11, 1990

- 90-457 The meeting was called to order at 8:01 p.m., by Council Chairman Paletko.

Roll call showed the following:

Present: Councilman Gary P. Blackburn, Councilwoman Ruth A. Canfield, Councilman Jerome P. Chismar, Councilman Joseph F. Kosinski, Council Chairman Daniel S. Paletko.

Absent: Councilman Robert L. Brown, Councilman Joseph V. Kosinski.

Also Present: Mayor Van Houten, Administrative Assistant Hitsky, Corporation Counsel Dadaou, Deputy Clerk Sheridan, Comptroller Barrow, Assessor Welch, Deputy Assessor Woolever, Building & Engineering Director Hamel, Personnel Director Sullivan, Police Chief DiPrima, Fire Chief Lewis, Deputy Fire Chief Carr, Recreation Director Grybel, Deputy Recreation Director Constan, Public Service Administrator Preston, Community Development Director Oliverio.

The Pledge of Allegiance was led by Councilman Gary P. Blackburn.

- 90-458 Motion by Councilman Joseph F. Kosinski, supported by Councilman Gary P. Blackburn, that the agenda for the Regular Meeting of September 11, 1990, be amended by moving Item 9J regarding the assessment policy to follow Item 5A, a Public Hearing.

Motion adopted.

- 90-459 Motion by Councilman Gary P. Blackburn, supported by Councilwoman Ruth A. Canfield, that the minutes from the Regular Meeting of August 28, 1990, be approved as submitted.

Motion adopted.

The Public Hearing to hear objections, if any, to abandon a north/south alley between Lot 10 and Lot 12, Pilgrim Telegraph Subdivision on Van Born was called to order by Council Chairman Daniel S. Paletko at 8:05 p.m.

Deputy Clerk Sheridan read the official notice.

NOTICE OF PUBLIC HEARING, CITY OF DEARBORN HEIGHTS. PLEASE TAKE NOTICE that a Public Hearing will be held on Tuesday, September 11, 1990, by the City Council of the City of Dearborn Heights at the Administration Building, 6045 Fenton Avenue, Dearborn Heights, Michigan at 8:00 P.M. for the purpose of hearing objections, if any, for the abandonment of:

A 20 ft. wide, 93 ft. deep alley, between Telegraph Road and Banner Ave., running south onto Van Born, bounded on the West by Lot 10 and bounded on the East by Lot 12, all contained within Pilgrim Telegraph Subdivision. This notice is published and posted by direction of the City Council under and by virtue of the City Clerk.

All objections in writing shall be presented to the City Clerk on or before 12:00 noon, E.D.S.T., Friday, September 7, 1990.

Written comments may be directed to the City Clerk's office, 6045 Fenton Avenue, Dearborn Heights, Michigan 48127. ROBERT G. McLACHLAN, CMC - CITY CLERK. Published 9/6/90 in the City's official newspaper.

NOTICE OF PUBLIC HEARING SENT TO: Michigan Bell Telephone Co.; Detroit Edison; Detroit Water & Sewerage Department; Michigan Consolidated Gas Co.; Code Enforcement Officer for posting.

Communication from the City Assessor with background information that reads: Many years ago, the alley north of Lots 1 through 10 was vacated. At that time, Lot 11 was granted to Wayne County to be used as an alley access to the portion of the alley north of Lots 12 through 29 which has since also been vacated. From reading that original vacation petition, I have assumed that the intention had been to vacate the alley on Lot 11 also. Mr. Ash, the owner of all properties surrounding the alley on Lot 11, is selling his property. The purchasers wish to have Lot 11 reestablished as a buildable area, therefore abandoned, not vacated. Since Lot 11 had been a platted lot, and has no underground utilities etc., the request to abandon is a reasonable request. Signed Karolynn Welch, Assessor.

No other communications Mr. Chairman.

Council Chairman Daniel S. Paletko asked for comments from the audience.

Luana Dettloff - 6897 Drexel asked if this property is abandoned, is it just given to this person.

Council Chairman Daniel S. Paletko stated that he wouldn't need to pay us for the abandonment because it becomes a viable, taxable property and goes on the tax rolls.

Ms. Dettloff asked if he just gets the property free.

Council Chairman Daniel S. Paletko stated that he may end up with all of it due to no abutting owners.

Councilwoman Ruth A. Canfield stated that generally when we vacate an alley, it's divided down the center and goes to the people on each side of the property. We're not often asked to abandon an alley, but when people have requested that one be vacated, we generally do because they are willing to take care of it. There aren't any utilities in that alley, and this is why it can be abandoned.

Assessor Welch explained that it had been a platted lot at one time and deeded over to Wayne County as an alley access. The only reason it was ever turned into an alley was for access to the eastern portion of the alley that had not been vacated. Then they vacated the eastern portion, and it's my assumption they intended to vacate the whole thing. Abandonment means that it would now be buildable. This had at one time been a subdivision lot and they want to build on it again. The request is to abandon. They are selling it and have plans for an addition. The purchasers have intentions to build on it.

Charles Piccoli - 4221 Polk asked who maintains the alleys.

Council Chairman Daniel S. Paletko stated that they are to be maintained by the property owners and some have gotten so bad that we clean them up and bill the owners.

Mr. Piccoli asked if they don't own the alley, how can you bill them.

Council Chairman Daniel S. Paletko stated that it becomes a problem.

Council Chairman Daniel S. Paletko stated that this request doesn't appear before us because the City wants to abandon the alley. If you are a property owner and you live adjacent to an alley you can come in and petition for abandonment or vacation of the alley and that requires a formal petition that is submitted to the City Clerk and must have 50 plus 1% of the abutting property owners signatures to get it on our agenda. It doesn't necessarily mean that we will grant you one and we do turn many requests down. We don't go out and look for people to give property out to.

Carolyn Chalifour - 25733 New York wanted to know if she could build on the easement.

Council Chairman Daniel S. Paletko stated that only if the alley is abandoned you can, but not if it's vacated and that's due to maintaining utility rights.

Lou Kramer - 27322 Duxtator asked if the alley is vacated, does the homeowner pay taxes on it.

Councilwoman Ruth A. Canfield replied that they do. They have come to us and requested a public hearing to hear comments and or questions.

Council Chairman Daniel S. Paletko asked if there was anyone else that cared to speak. Hearing none, he asked that the Public Hearing be closed.

90-460 Motion by Councilman Gary P. Blackburn, supported by Councilman Jerome P. Chismar, that the Public Hearing be closed.

Motion adopted.

The Public Hearing closed at 8:16 p.m.

90-461 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Jerome P. Chismar, that

WHEREAS, the State Tax Commission directed the City Assessor to conduct interior inspections of residential homes, and

WHEREAS, many of our residents find these inspections offensive and where they can inadvertently hurt a cooperative homeowner, and

THEREFORE, BE IT RESOLVED, the City Council of Dearborn Heights goes on record in support of State Representative Richard Young's efforts to enact legislation to alter the State Tax Commission's policies on interior inspections of residential homes, and

BE IT FURTHER RESOLVED, copies of this resolution be sent to State Representatives Richard Young, Lynn Jondahl and Lewis Dodak and State Senator George Hart.

Motion adopted.

90-462 Motion by Councilman Jerome P. Chismar, supported by Councilwoman Ruth A. Canfield, that the City Assessor is to stop entering homes for interior inspections for assessment purposes unless requested by the homeowner, per Councilman Jerome P. Chismar, communication dated August 30, 1990.

Motion adopted.

90-463 Motion by Councilman Gary P. Blackburn, supported by Councilman Jerome P. Chismar, that Current Claims 6-1 through 6-9 be approved as submitted.

1. ADAM DADAOU - Legal services for August 1990. Inv. 8/31/90. From A/C 210-826 (Counsel Services) \$10,978.52 and 210-938 (Library) \$264.05. Corp. Counsel.
2. ALLEGAN COUNTY SHERIFF DEPARTMENT - Board fees for prisoners. Inv. 8/9/90. From A/C 130-868 (Prisoner Food & Lodging) \$10,026.80. District Court.
3. COLMAN & ASSOC - Misc training for personal computers. Inv. DEAR0802, 8/2/90; Inv. DEAR0803, 8/3/90. From A/C 258-960 (Training) \$3,400.00. Data Processing.
4. E & N CEMENT - Pavement repairs (2) Inv's. 9/1/90. From A/C 440-880 (Road Repairs) \$34,009.31 and A/C 592-537-818 (Contractual Services) \$2,645.61. DPW-Highway & Water.
5. MICHIGAN HUMANE SOCIETY - Fees due for July 1990. Inv. 4624, 7/31/90. From A/C 200-806 (Animal Processing) \$2,136.00. Gen. Govt.
6. WADE TRIM & ASSOC - Eng, inspect, evaluation Gulley Road Bridge. Inv. 34944, 8/27/90, Job No. DHT 2162-12. From A/C 440-880 (Road Repairs) \$2,722.85. DPW-Highway.

7. WADE TRIM & ASSOC - Plans & spec for pedestrian track at Powers Field. Inv. 35892, 8/10/90, Job No. DHT 2317-01. From A/C 274-673-938.389 (Eton part, Central A/C,) \$2,520.70. Recreation.
8. WARREN VALLEY GOLF CLUB - Fees for golf outing. Inv. 8/10/90. From A/C 691-887 (Recreation Programs) \$3,094.00. Recreation.
9. WESTLAND TREE SERVICE - Tree trimming & removals. Inv. 9/4/90. From A/C 440-820 (Tree Trimming & Maint) \$2,677.78. DPW-Highway.

Motion adopted.

- 90-464 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that the City Clerk be authorized to advertise for bids, per specifications, for one rescue squad vehicle, per the request of Fire Chief Lewis, communication dated August 7, 1990. Monies to come from A/C 335-981.

Motion adopted.

- 90-465 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Joseph F. Kosinski, that the City Clerk be authorized to advertise for bids, per specifications, for one Lanier Copier Model 6230 (or equal) with trade-in, per the request of Public Service Administrator Preston, communication dated August 30, 1990. Monies to come from A/C 536-970.

Motion adopted.

- 90-466 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Joseph F. Kosinski, that the City Clerk be authorized to advertise for bids, per specifications, for carpeting and installation in the lounge at the Berwyn Senior Citizen Center, per the request of Recreation Director Grybel, communication dated August 31, 1990. Funds for this purchase will be taken from a \$2,000.00 grant received from the State Office to the Services of the Aging.

Motion adopted.

- 90-467 Motion by Councilman Jerome P. Chismar, supported by Councilman Joseph F. Kosinski, that the low bid from C.M.P. Distributors for 72 duty holsters in the amount of \$42.18 per holster, for a total of amount \$3,036.96, and payment thereof, be approved. Monies to come from A/C 300-730, per Police Chief DiPrima, communication dated August 29, 1990.

Motion adopted.

- 90-468 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that the low bid from M.C.P. Communications, Inc. for a Comdial Executech 1432 Telephone System in the amount of \$4,375.00, and payment thereof, be approved. Monies to come from A/C 300-981, per Police Chief DiPrima, communication dated August 29, 1990. Further, that the Treasurer be authorized to return bid deposits to the unsuccessful bidders.

Motion adopted.

- 90-469 Motion by Councilman Jerome P. Chismar, supported by Councilman Gary P. Blackburn, that the low bid from Varsity Ford for one (1) 1991 three to four yard dump truck with dump body and front mounted snow plow with trade-in in the amount of \$20,595.00, and payment thereof, be approved. Monies to come from A/C 265-981, per Public Service Administrator Preston, communication dated September 4, 1990. Further, that the Treasurer be authorized to return bid deposits to the unsuccessful bidders.

Motion adopted.

- 90-470 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that the low bid meeting specifications from Grandville Tractor & Equipment Co., for one (1) 655C Tractor-Loader Backhoe (or equal) with trade-in in the amount of \$23,957.00, and payment thereof, be approved. Monies to come from A/C 537-970, per Public Service Administrator Preston, communication dated September 4, 1990. Further, that the Treasurer be authorized to return bid deposits to the unsuccessful bidders.

Motion adopted.

- 90-471 Motion by Councilman Joseph F. Kosinski, supported by Councilman Gary P. Blackburn, that the low bid from Varsity Ford for one (1) 1991 Parcel Delivery Van Supreme Inter-City E350 (or equal) with trade-in in the amount of \$18,090.00, and payment thereof, be approved. Monies to come from A/C 537-970, per Public Service Administrator Preston, communication dated September 4, 1990. Further, that the Treasurer be authorized to return bid deposits to the unsuccessful bidders.

Motion adopted.

- 90-472 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Jerome P. Chismar, that the second low bid meeting specifications including a support system policy, from Communications Systems Group for a Sony VO-8800 SP U-Matic Video Cassette Recorder in the amount of \$3,457.00, and payment thereof, be approved, per WDHT City 8 Productions Executive Producer Oliverio, communication dated August 27, 1990.

Motion adopted.

- 90-473 Motion by Councilman Jerome P. Chismar, supported by Councilman Joseph F. Kosinski, that the City Council concurs with and approves authorizing Wade-Trim/Associates proceeding with the metering program in the Dearborn Heights' portion of the Downriver Sewer District at an estimated cost of \$6,500.00. Further, authorizes Wade-Trim/Associates proceeding with the Facility Plan Update to be submitted to the DNR by June 30, 1991, at an estimated cost of \$13,500.00, per Mayor Van Houten, communication dated September 5, 1990.

Motion adopted.

- 90-474 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Joseph F. Kosinski, that Council Motion 90-419 be amended to include specifications for bids for one (1) Asplundh JEY-816 16" brush chipper (or equal), per Comptroller Barrow, communication dated September 4, 1990.

Motion adopted.

- 90-475 Motion by Councilman Jerome P. Chismar, supported by Councilman Joseph F. Kosinski, that the City Council concurs with and approves a budget amendment in the General Fund for the purchase of Cable Television equipment as follows:

Increase Revenues:

A/C 675-001 - Cable Production Revenues - \$12,975.00

Increase Expenditures:

A/C 809-981 - Cable Capital Outlay - \$12,975.00

Per Comptroller Barrow, communication dated September 4, 1990.

Motion adopted.

- 90-476 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that Council Motion 90-361, regarding the Crestwood High School Homecoming Parade on October 13, 1990, be amended, and be held at 9:00 a.m. on that date, per Police Chief DiPrima, communication dated August 30, 1990.

Motion adopted.

- 90-477 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that the City Council concurs with and approves Annapolis High School's Homecoming Parade be held on Saturday, October 6, 1990 at 11:00 a.m., per Police Chief DiPrima, communication dated September 5, 1990.

Motion adopted.

- 90-478 Motion by Councilman Joseph F. Kosinski, supported by Councilman Gary P. Blackburn, that the City Council concurs with and approves the disposal of equipment that is defective and beyond repair as outlined in Fire Chief Lewis' communication dated August 29, 1990.

Motion adopted.

- 90-479 Motion by Councilman Jerome P. Chismar, supported by Councilwoman Ruth A. Canfield, that the City Council concurs with and approves authorizing Wade-Trim/Associates proceeding with plans and specifications for repairs to the Gulley Road Bridge over the Lower Rouge River. Cost of the project to be shared fifty-fifty with the City of Dearborn, per Public Service Administrator Preston, communication dated September 4, 1990.

Motion adopted.

- 90-480 Motion by Councilman Joseph F. Kosinski, supported by Councilman Gary P. Blackburn, that the City Council concurs with and approves extending the tree planting program with Harold Thomas Nursery Inc., for Telegraph Road from Joy Road to Van Born Road, at current prices through 1990. The State of Michigan to fund 50% of the project and the City's portion to come from Public Service Highway Funds in the amount of \$13,787.50, per Public Service Administrator Preston, communication dated September 4, 1990.

Motion adopted.

- 90-481 Motion by Councilwoman Ruth A. Canfield, supported by Councilman Gary P. Blackburn, that the City Council concurs with and approves that five steel desks and three office chairs be offered to a charitable organization or be disposed of, per Building Director Hamel, communication dated September 5, 1990.

Motion adopted.

- 90-482 Motion by Councilman Jerome P. Chismar, supported by Councilman Gary P. Blackburn, that the City Council concurs with and approves rescinding Council Motion 89-607 regarding the sale of City owned property, Lots 118 and 119, Greater Detroit New City Park Subdivision, due to sale having not been completed and that the property be placed back into the City's inventory of unclaimed parcels, per Deputy Assessor Woolever, communication dated August 23, 1990.

Motion adopted.

- 90-483 Motion by Councilman Joseph F. Kosinski, supported by Councilman Gary P. Blackburn, that the request from Villa Inns of Wisconsin, Inc. to add space to 1990 Class C licensed premises, located at 26207 W. Warren, Dearborn Heights, MI., Wayne County 48127, be approved and the Liquor Control Commission be so notified.

Motion adopted.

- 90-484 Motion by Councilman Jerome P. Chismar, supported by Councilman Gary P. Blackburn, that the meeting be adjourned.

Motion adopted.

The meeting adjourned at 10:30 p.m.