

**MINUTES JUNE 27, 2023**  
**REGULAR MEETING OF THE DEARBORN HEIGHTS CITY COUNCIL**

**23-302** The meeting was called to order at 6:00 p.m. by Council Chairman Dave Wassim Abdallah.

Roll Call showed the following:

Present: Council Chairman Dave Wassim Abdallah, Council Chair Pro Tem Ray Muscat, Councilman Hassan Ahmad, Councilman Mo Baydoun, Councilman Wencel.  
Absent: Councilwoman Nancy Bryer, Councilman Robert Constan.  
Also Present: City Clerk Senia, Mayor Bazzi, Building & Engineering Director Watland, Chief of Staff Hernandez, Comptroller King, Corporation Counsel Farinha, DPW Director Conrad, Emergency Management Coordinator Ankrapp, Library Director McCaffery, Ordinance Enforcement & Animal Control Director Dishroon, Parks & Recreation Director Laurencelle.

The Pledge of Allegiance was led by Hussein Berry.

Councilman Ahmad and Council Chairman Abdallah read proclamations honoring resident Hussein Berry.

**23-303** Motion by Councilman Baydoun, seconded by Councilman Ahmad to approve the Agenda for the Regular Meeting of June 27, 2023, with the removal of Item 9-D, as submitted.

Motion adopted

**23-304** Motion by Councilman Ahmad, seconded by Councilman Baydoun to approve the Minutes for the Regular Meeting of June 13, 2023 as outlined in 4-A.

Motion adopted

Councilwoman Nancy Bryer arrived at 6:10 p.m.

**23-305** Motion by Councilman Muscat, seconded by Councilman Baydoun to approve the Minutes for the Special Meeting of June 20, 2023 as outlined in 4-B.

Motion adopted

Councilman Robert Constan arrived at 6:20 p.m.

**23-306** Motion by Councilman Baydoun, seconded by Councilman Constan to approve Current Claims and ACH/Wire Transfers 6-1 through 6-57 as submitted.

|    |                                   |             |
|----|-----------------------------------|-------------|
| 1  | 1-800-GOT-JUNK?                   | \$2,054.00  |
| 2  | AJAX MATERIALS CORPORATION        | \$6,236.25  |
| 3  | ALLIE BROTHERS                    | \$2,168.29  |
| 4  | ALLIED BUILDING SERVICES OF       | \$3,146.86  |
| 5  | AXON ENTERPRISE, INC.             | \$74,077.34 |
| 6  | BELFOR PROPERTY RESTORATION       | \$3,000.00  |
| 7  | CUMMINS SALES AND SERVICE         | \$8,091.93  |
| 8  | DEWOLF AND ASSOCIATES             | \$1,780.00  |
| 9  | JACK DOHENY COMPANY               | \$7,722.21  |
| 10 | DOWNRIVER UTILITY WASTEWATER AUTH | \$42,320.00 |
| 11 | ETNA SUPPLY                       | \$1,721.00  |
| 12 | FIESTA GOURMET AND DELI, INC.     | \$2,067.50  |
| 13 | GRAINGER                          | \$2,166.01  |
| 14 | INLINER SOLUTIONS, LLC            | \$38,285.50 |

|    |                                     |              |
|----|-------------------------------------|--------------|
| 15 | K9 ACADEMY TRAINING FACILITY        | \$1,700.00   |
| 16 | MARKS WELDING                       | \$1,520.00   |
| 17 | MATT'S AUTO SERVICE                 | \$2,628.12   |
| 18 | MICHIGAN CAT                        | \$3,083.00   |
| 19 | MICHIGAN DEPT OF HEALTH & HUMAN SVC | \$3,600.54   |
| 20 | PIPETEK INFRASTRUCTURE SERVICES LLC | \$40,735.99  |
| 21 | PIPETEK INFRASTRUCTURE SERVICES LLC | \$48,416.95  |
| 22 | POMP'S TIRE SERVICE, INC            | \$1,884.37   |
| 23 | POWERPHONE, INC.                    | \$2,449.00   |
| 24 | RKA PETROLEUM COMPANIES, INC        | \$2,429.60   |
| 25 | SAAD LAW, PLLC                      | \$4,800.00   |
| 26 | SHRADER TIRE & OIL                  | \$1,709.29   |
| 27 | SITEONE LANDSCAPE SUPPLY, LLC       | \$1,931.45   |
| 28 | STERICYCLE, INC                     | \$1,562.35   |
| 29 | STRYKER SALES CORPORATION           | \$2,386.80   |
| 30 | SUPERMAX COLLISON                   | \$1,964.00   |
| 31 | VILLANOVA CONSTRUCTION              | \$41,676.00  |
| 32 | W.W WILLIAMS                        | \$10,883.92  |
| 33 | WAYNE COUNTY                        | \$476,294.79 |
| 34 | WAYNE COUNTY                        | \$4,400.00   |
| 35 | WAYNE COUNTY ACCOUNTS RECEIVABLE    | \$2,231.24   |
| 36 | WAYNE COUNTY ACCOUNTS RECEIVABLE    | \$1,512.16   |
| 37 | WINDER POLICE EQUIPMENT INC.        | \$17,670.89  |
| 38 | WM CORPORATE SERVICES, INC          | \$4,120.67   |
| 39 | QUAD-TRAN OF MICHIGAN, INC.         | \$848.22     |
| 40 | THOMAS REUTERS WEST                 | \$686.13     |
| 41 | THOMAS REUTERS WEST                 | \$7,684.00   |
| 42 | QUILL CORP                          | \$856.96     |
| 43 | QUILL CORP                          | \$892.92     |
| 44 | DETROIT SALT COMPANY                | \$5,365.85   |
| 45 | DETROIT SALT COMPANY                | \$11,295.06  |
| 46 | DETROIT SALT COMPANY                | \$10,963.13  |
| 47 | DETROIT SALT COMPANY                | \$5,327.36   |
| 48 | DETROIT SALT COMPANY                | \$11,185.48  |
| 49 | WAYNE COUNTY ACCOUNTS RECEIVABLE    | \$1,826.31   |
| 50 | WAYNE COUNTY ACCOUNTS RECEIVABLE    | \$140.00     |
| 51 | PIPETEK INFRASTRUCTURE SERVICES LLC | \$10,000.00  |
| 52 | NONA AGENCY                         | \$2,074.38   |
| 53 | PDQ/SMART DEPLOY                    | \$1,742.64   |
| 54 | MATTHEW BENDER & CO.                | \$2,982.83   |

|    |                                |            |
|----|--------------------------------|------------|
| 55 | GENEX SERVICES                 | \$3,045.00 |
| 56 | IB ELECTRIC                    | \$5,500.00 |
| 57 | INTERNATIONAL CONTROLS & EQUIP | \$2,249.45 |

Motion unanimously adopted

- 23-307** Motion by Councilman Ahmad, seconded by Councilman Muscat to award the bid for Tree Removal, Tree Trimming and Stump Removal to Urban Tree Trimming Services Inc. as the lowest bidder, and authorize the Comptroller to return the bid bonds to the unsuccessful bidders. In addition, authorize the Mayor and Clerk to sign the contract documents on behalf of the City. Furthermore, provided the Mayor also authorizes any such payment as a necessary expense, the City Council authorizes warrants to be issued for the payment of these services. By doing so, the City Council authorizes any such warrant and payment without prior authorization by the City Council of the specific warrant and payment as permitted by and consistent with City Charter Section 8.9, as outlined in 7-A. Per DPW Director Conrad communication dated May 31, 2023.

Motion unanimously adopted

- 23-308** Motion by Councilman Muscat, seconded by Councilman Baydoun to award the bid for the demolition of the playscape at Van Houten Park to Tomassi Cement Co. as the lowest bidder, and authorize the Comptroller to return the bid bonds to the unsuccessful bidders. In addition, authorize the Mayor and Comptroller or Clerk to sign the necessary warrants, and the Treasurer to issue payment in the amount of \$17,500.00 out of account #691-981, as outlined in 7-B. Per Parks & Recreation Director Laurencelle communication dated June 20, 2023.

Motion unanimously adopted

- 23-309** Motion by Councilman Baydoun, seconded by Councilman Constan to grant permission to Annapolis High School to hold their annual Homecoming Parade on Friday, October 6, 2023 at 5:00 p.m., with staging to begin at 4:15 p.m., as outlined in 8-A. Per Mayor Bazzi communication dated June 13, 2023.

Motion unanimously adopted

- 23-310** Motion by Councilman Muscat, seconded by Councilman Constan to extend the agreement between the City and the Dearborn Heights Public Employees Association/Technical, Professional and Officeworkers Association of Michigan (DHPEA/TPOAM) on a day-to-day basis until a new agreement is reached and approved, as outlined in 8-B. Per Mayor Bazzi communication dated June 19, 2023.

Motion unanimously adopted

- 23-311** Motion by Councilman Muscat, seconded by Councilman Baydoun to extend the moratorium on used car lots in the City for an additional period of 180 days, as outlined in 9-A. Per Council Chairman Abdallah communication dated June 20, 2023.

Motion unanimously adopted

- 23-312** Motion by Councilman Muscat, seconded by Councilman Baydoun to approve the rent abatement for Elite Sports at 2100 Kinloch as set forth by the City Council at the June 9, 2020 City Council Regular Meeting by Council Motion #20-180.

After further discussion, the motion was amended to reflect the following:

Motion by Councilman Muscat, seconded by Councilman Baydoun to clarify September 9, 2020 as the end date of the original rent abatement for Elite Sports at 2100 Kinloch set forth by the City Council at the June 9, 2020 City Council Regular Meeting by Council Motion 20-180.

Motion unanimously adopted

- 23-313** Motion by Councilman Muscat, seconded by Councilman Baydoun to suspend the rules to further consider the terms of the rent abatement for Elite Sports at 2100 Kinloch.

Motion unanimously adopted

- 23-314** Motion by Councilman Baydoun, seconded by Councilman Muscat to abate the rent for Mr. Makki from October 1, 2020 to January 24, 2021, subject to final Corporation Counsel approval of the language of the agreement, that the language is reciprocal, and nothing would be owed to Mr. Makki and nothing would be owed by Mr. Makki.

Motion unanimously adopted

- 23-315** Motion by Councilman Muscat, seconded by Councilman Constan to request an update on Crosswalk Safety Measures from the Administration.

Ayes: Council Chairman Abdallah, Council Chair Pro Tem Muscat Councilwoman Bryer, Councilman Constan, Councilman Wencel.

Nays: None.

Absent: Councilman Ahmad, Councilman Baydoun.

Motion adopted

- 23-316** Motion by Councilman Muscat, seconded by Councilwoman Bryer to authorize the Comptroller to amend the Fiscal Year 2022-2023 General Fund Operating Budget for decreases to various General Fund revenue line items by \$651,700.00 (net) as presented by the Comptroller and Plante Moran on their June 20, 2023 communication to City Council, as outlined in 9-E. Per Comptroller King communication dated June 20, 2023.

After further discussion, the motion was amended to reflect the following:

Motion by Councilman Muscat, seconded by Councilwoman Bryer to authorize the Comptroller to amend the Fiscal Year 2022-2023 General Fund Operating Budget for decreases to various General Fund revenue line items by \$651,700.00 (net) as presented by the Comptroller and Plante Moran, as outlined in 9-E. Per Comptroller King communication dated June 20, 2023.

Motion unanimously adopted

- 23-317** Motion by Councilman Ahmad, seconded by Councilman Muscat to approve the addition of Lead Copper Testing to the existing contract with Hennessey Engineers Inc for a cost not to exceed \$4,900.00, as outlined in 9-F. Per DPW Director Conrad communication dated June 7, 2023.

Motion unanimously adopted

- 23-318** Motion by Councilman Constan, seconded by Councilwoman Bryer to approve the replacement of two (2) air conditioning compressors at the John F. Kennedy Jr. Library by Allied Building Service of Detroit Inc. for a total cost of \$25,450.00. In addition, authorize the Mayor and Comptroller or Clerk to sign the necessary warrants, and the Treasurer to issue payment from the Library Capital Outlay Account #738-738-981.000 upon completion of the work, as outlined in 9-G. Per DPW Director Conrad communication dated June 13, 2023.

Motion unanimously adopted

- 23-319** Motion by Councilwoman Bryer, seconded by Councilman Baydoun to approve the lease of a 2023 Chevrolet Trailblazer as the new replacement vehicle for Parks & Recreation Director Laurencelle for an amount not to exceed \$598.98/month. In addition, authorize the Mayor and Comptroller or Clerk to sign the necessary warrants, and the Treasurer to issue payment from Account #691-816, as outlined in 9-H. Per Parks & Recreation Director Laurencelle communication dated June 20, 2023.

After further discussion, the motion was amended to reflect the following:

Motion by Councilwoman Bryer, seconded by Councilman Baydoun to refer back to administration the lease of a 2023 Chevrolet Trailblazer as the new replacement vehicle for Parks & Recreation Director Laurencelle, as outlined in 9-H. Per Parks & Recreation Director Laurencelle communication dated June 20, 2023.

Motion unanimously adopted

**23-320** Motion by Councilman Wencel, seconded by Councilman Baydoun to set aside \$700,000.00 from the Fund Balance, as legally allowed by Federal Guidelines.

Ayes: Council Chairman Abdallah, Councilman Ahmad, Councilman Baydoun, Councilman Wencel.

Nays: Council Chair Pro Tem Muscat, Councilwoman Bryer, Councilman Constan.

Absent: None.

Motion adopted

**23-321** Motion by Councilman Constan, seconded by Councilman Baydoun to renew the Business License for Cariera's Cucina Italiana at 6565 N. Telegraph, as outlined in 13-A.

Motion unanimously adopted

**23-322** Motion by Councilman Muscat, seconded by Councilman Baydoun to adjourn the Dearborn Heights City Council Regular Meeting.

Motion unanimously adopted

The meeting adjourned at 9:33 p.m.

**LYNNE M. SENIA**  
**CITY CLERK**

**DAVE WASSIM ABDALLAH**  
**COUNCIL CHAIRMAN**

**GEORGANNE SEMENIUK**  
**COUNCIL SECRETARY**