

Oak Park

City Council Agenda

August 17, 2015





AGENDA
REGULAR CITY COUNCIL MEETING
35th CITY COUNCIL
OAK PARK, MICHIGAN
August 17, 2015
7:00 PM

1. **CALL TO ORDER**
2. **PLEDGE OF ALLEGIANCE**
3. **ROLL CALL**
4. **APPROVAL OF AGENDA**
5. **CONSENT AGENDA**

The following routine items are presented for City Council approval without discussion, as a single agenda item. Should any Council Member wish to discuss or disapprove any item it must be dropped from the blanket motion of approval and considered as a separate item.

- A. Special Council Meeting Minutes of August 3, 2015
 - B. Regular Council Meeting Minutes of August 3, 2015
 - C. Board of Review Meeting Minutes of July 21, 2015
 - D. Planning Commission Minutes of May 11, 2015
 - E. Library Board Meeting Minutes of June 16 and July 21, 2015
 - F. Authorization for the Public Works Department to participate in the Macomb County Contract Bid for the purchase of an unmarked police vehicle and the MIDEAL Contract Bid for the purchase of a marked police vehicle
 - G. Request to advertise for bids for the 2015 Miscellaneous Concrete Project, M-621
 - H. Payment Application No.22 (final) for the 2011 City Hall/Public Safety Building Construction Project, M-558 to Frank Rewold & Sons, Inc. in the amount of \$11,836.74
 - I. Payment Application No. 4 (final) for the 2013 Street Resurfacing Project, M-556 to Pro-Line Asphalt Paving Corp. in the amount of \$2,000.00
 - J. Payment Application No. 1 for the 2015 Catch Basin Line Replacement and Sewer Lateral Repair Project, M-606 to Troelsen Excavating in the amount of \$281,291.69
 - K. Licenses - New and Renewals as submitted for August 17, 2015
6. **RECOGNITION OF VISITING ELECTED OFFICIALS:**
 7. **SPECIAL RECOGNITION/PRESENTATIONS:**
 - A. Proclamation honoring Judge Shlomo "Sol" Sperka
 8. **PUBLIC HEARINGS:**
 - A. Public Hearing and approval of an application by Loop on Greenfield for an Obsolete Property Rehabilitation Certificate for parcels 52-25-19-326-017 and 52-25-19-301-012, otherwise known as Providence Green Apartments
 9. **COMMUNICATIONS:** None
 10. **SPECIAL LICENSES:**
 - A. Request for a Special Event License and waiver of the application fee as submitted by Marcina Cole, 23530 Condon, for the annual Condon Block Party to be held on September 5, 2015

- B. Request for a Special Event License and waiver of the application fee as submitted by Ferndale Area Crop Hunger Walk, 23441 Meadowlark, for a fundraising walk to be held on September 27, 2015

11. ACCOUNTING REPORTS:

- A. Approval for payment of an invoice submitted by Garan, Lucow, Miller, P.C. for legal services in the total amount of \$11,978.25

12. BIDS:

- A. Bid award for the 2015 Block Pruning Project, M-636 to Owens Tree Service, Inc. of Attica, MI for the total amount of \$49,968.00 (1,041 trees)
- B. Bid award for the 2015 Sewer Lining Project, M-623 to Insituform Technologies of Chesterfield, MO, for the total amount of \$280,791.80

13. ORDINANCES:

- A. First reading of an Ordinance to amend Article III, Boards and Commissions, Chapter 2, Administration, of The Code of Ordinances of the City of Oak Park by amending Division 6, Cable Television Advisory Commission thereof, thereby changing the duties of the said commission
- B. First reading of an Ordinance to Amend Appendix A-Zoning, Article III and The Official Zoning Map contained therein, being part of the Code of Ordinances of the City of Oak Park, Michigan, by changing the use district of certain parcels of land in Section 33 and currently Zoned R-1, One Family Dwelling District to RM-1, Multi-Family Residential District

14. CITY ATTORNEY:

15. CITY MANAGER:

Community and Economic Development

- A. Request to approve a Facade Improvement Grant to Robert Mirek, 8104 W. Nine Mile Road, in the amount of \$2,484.42
- B. Request to approve the final site plan subject to the noted conditions as recommended by the Planning Commission for Community Housing Network, 22001 Republic Avenue
- C. Summerfest Update

Library

- D. Report on Friends of the Library fundraising projects

Administration

- E. Resolution authorizing the issuance of Refunding Bonds not to exceed \$9,500,000.00

16. CALL TO THE AUDIENCE

Each speaker's remarks are a matter of public record; the speaker, alone, is responsible for his or her comments and the City of Oak Park does not, by permitting such remarks, support, endorse or accept the content, thereof, as being true or accurate. "Any person while being heard at a City Council Meeting may be called to order by the Chair, or any Council Member for failure to be germane to the business of the City, vulgarity, or personal attacks on persons or institutions." There is a three minute time limit per speaker.

17. CALL TO THE COUNCIL

18. ADJOURNMENT

The City of Oak Park will comply with the spirit and intent of the American with Disabilities Act. We will provide support and make reasonable accommodations to assist people with disabilities to access and participate in our programs, facilities and services. Accommodations to participate at a Council Meeting will be made with 7-day prior notice.



**CITY OF OAK PARK, MICHIGAN
SPECIAL COUNCIL MEETING OF THE
35th OAK PARK CITY COUNCIL
August 3, 2015
6:00 P.M.**

MINUTES

This Special Meeting of the 35th Oak Park City Council was held in the Executive Conference Room of City Hall located at 14000 Oak Park Boulevard, Oak Park, MI 48237.

Notice of this Special Meeting was given in compliance with the provisions of Act 267 of the Public Acts of Michigan, 1976, as amended, the "Open Meetings Act".

The Special Meeting was called to order by Mayor Pro Tem Levine at 6:00 P.M.

PRESENT: Mayor McClellan, Mayor Pro Tem Levine, Council Member Burns, Council Member Seligson, Council Member Speech (arrived at 6:03 p.m.)

ABSENT: None

ALSO PRESENT: City Manager Tungate, Deputy Clerk Brown, City Attorneys Duff and Murphy, Assistant City Manager Yee, Community and Economic Development Manager Marrone

SPECIAL BUSINESS:

(AGENDA ITEM A) RFPs for Development of City-owned Properties

Coolidge

Community and Economic Development Director Marrone initiated discussion regarding recent interest in development of the city owned properties on Coolidge between Pasadena and Northend. The properties were acquired by the City in the August 2010 County Tax Sale. Anything the City receives for the property in excess of what it paid the County must be returned to the County. Before the City can sell the property the encumbrances from the original condominium project must be removed.

City Manager Tungate solicited Council's input. There was general consensus for the City to pursue development proposals, giving the developers leeway to allow for diverse plans.

Municipal Complex – land between City Hall and Library

Council members preferred to maintain control of the property for future municipal needs or for a type of private-public partnership project for the public good, such as an ice rink.

Municipal Complex – former City Hall space

Council was in favor of the City Manager pursuing a tenant for the space and indicated minor signage could be considered.

(AGENDA ITEM B) Discussion of Liquor Ordinance Amendments

Ms. Marrone introduced discussion of possibly amending the City's Tavern/Class C liquor license ordinance and zoning ordinance by adopting the Michigan Liquor Control Code (MLCC) to remove unnecessary steps in the application process.

City Attorney Murphy noted eight controls the City would relinquish by adopting the MLCC's Code:

1. The ability to control the transfer of liquor licenses.
2. Applicants would not be required to obtain a special land use permit for on-premises consumption.
3. A licensed establishment would not be required to sell food.
4. A separate agreement between applicant and City would not be required.
5. Annual Reviews would not be required.
6. Renewal and revocation criteria under Section 6-62 would be eliminated.
7. A plan of operation would not be required.
8. Public hearings would not be required for the issuance of a new or for transfer of an on-premises liquor license.

Time did not allow a complete discussion of each of the eight points, but Council generally was concerned that loosening controls conflicts with the promises made to their constituents when they promoted Tavern licensing.

Mr. Tungate suggested Ms. Marrone and City Attorney Murphy prepare information for Council's comments. Mr. Tungate will then provide a proposed amendment at a Special Council Meeting scheduled for a later date.

(AGENDA ITEM C) City Manager Update

Mr. Tungate requested Proclamations be prepared in honor of Steve and Kathy Ruby and of Judge Shlomo Sperka.

A request to refinance the 2006 Street Bonds will be prepared for the next meeting.

Loop on Greenfield has agreed to double the amount of the contingency in their renovation budget.

CALL TO THE AUDIENCE:

There were no members of the audience wishing to speak.

ADJOURNMENT:

The Special Meeting Adjourned at 6:50 p.m.

Cherilynn Brown, Deputy Clerk

Marian McClellan, Mayor



**CITY OF OAK PARK, MICHIGAN
REGULAR COUNCIL MEETING OF THE
35th OAK PARK CITY COUNCIL
August 3, 2015
7:00 PM**

MINUTES

The meeting was called to order at 7:00 PM by Mayor McClellan in the Council Chambers of City Hall located at 14000 Oak Park Boulevard, Oak Park, MI 48237. (248) 691-7544

PRESENT: Mayor McClellan, Mayor Pro Tem Levine, Council Member Burns, Council Member Seligson, and Council Member Speech

ABSENT: None

OTHERS

PRESENT: City Manager Tungate, Deputy City Clerk Brown, City Attorney Duff

APPROVAL OF AGENDA:

CM-08-292-15 (AGENDA ITEM #4) ADOPTION OF THE AGENDA AS SUBMITTED – APPROVED

Motion by Burns, seconded by Seligson, CARRIED UNANIMOUSLY, to approve the agenda as submitted.

MOTION DECLARED ADOPTED

CONSENT AGENDA:

CM-08-293-15 (AGENDA ITEM #5B-E) CONSENT AGENDA - APPROVED

Motion by Burns, seconded by Levine, CARRIED UNANIMOUSLY, to approve the Consent Agenda, as amended to remove Item #5A, consisting of the following items:

- B. Zoning Board of Appeals Minutes of April 28, 2015 **CM-08-294-15**
- C. Employees' Retirement System and Public Safety Retirement System Concurrent Board Meeting Minutes of April 27, 2015 **CM-08-295-15**
- D. Request to advertise for bids for the 2015 Sewer & Catch Basin Cleaning and Televising Project **CM-08-296-15**
- E. Licenses - New and Renewals as submitted for August 3, 2015 **CM-08-297-15**

<u>NEW MERCHANT</u>	<u>ADDRESS</u>	<u>FEE</u>
14401 INVESTMENT INC	14401 ELEVEN MILE	150.00
AA1 APPLIANCE	10400 NINE MILE	150.00
STEP AND STYLE LLC	26080 GREENFIELD	150.00
 <u>RENEWALS –</u>		
DOLLAR CASTLE	26186 GREENFIELD	225.00

MOTION DECLARED ADOPTED

CM-08-298-15 (AGENDA ITEM #5A) APPROVAL OF REGULAR CITY COUNCIL MEETING MINUTES OF JULY 20, 2015 - APPROVED

Motion by Levine, seconded by Burns, CARRIED UNANIMOUSLY, to approve the Regular Council Meeting Minutes of July 20, 2015 as corrected to show that Mayor Pro Tem Levine voted "No" on CM-287-15 (Agenda Item #10D), and to remove Council Member Speech's name from the roll call vote on CM-07-291-15 (Agenda Item #15A) because she was absent from the meeting.

MOTION DECLARED ADOPTED

RECOGNITION OF VISITING ELECTED OFFICIALS: None

SPECIAL RECOGNITION/PRESENTATIONS: None

PUBLIC HEARINGS:

CJ Felton, Community Housing Network (CHN), explained the service charge amounts to 10% of net collected rents, with rents projected to increase 1% each year in years 2 – 6, and 2% each year in years 7 – 18. The total PILOT amount in year 1 is based on a projected 93% occupancy rate. The Jefferson Oaks project also brings to Oak Park 18 full-time jobs and \$1.44 million in local income.

Mayor McClellan opened the Public Hearing at 7:10 p.m.

Joyce Bannon, 10611 Troy, expressed concern that the rental rates are higher than other rental rates in the City, noting that if the units are vacant the City receives 10% of nothing.

City Manager Tungate and CHN representatives discussed the possibility of the annual payment projections serving as a minimum guaranteed payment.

Ken Ebaugh, 1586 W. Troy, Ferndale, received clarification from CHN that payments to the City should increase in each subsequent year as rents increase.

Rebecca Padgett, 1557 W Troy, Ferndale, questioned the State's process for setting rental rates and said she would like to see CHN's projected vs actual numbers for its other projects. Ms. Padgett expressed concern that the property will decline in value.

Community and Economic Development Director Marrone explained the property will be managed by Piper Management and showed pictures of Rosewood Park, a supportive housing development in Mt. Morris being managed by the same company for 15 years.

Mr. Ebaugh voiced concern that the development's maximum rent limits will negatively impact other Oak Park residents' ability to raise rental rates on their own properties.

A resident residing at 8535 Leroy was opposed to the placement of the development on property which, in essence, the area residents use as park space.

Elizabeth Fritz-Cottle, 8688 Woodside, supported the development and described her background as a non-profit professional with a Masters of Social Work degree and a former resident of similar housing. Ms. Fritz-Cottle indicated she has had experience with CHN in her professional capacity, commended their work in providing adults with developmental disabilities the opportunity to live independent lives, and noted their overhead costs are 3.6% as compared to the industry standard of 20%.

Kevin Botos, 1606 W Troy, Ferndale, reported a 2-bedroom, 1100 square foot unit in Rosewood Park rents for \$595 and voiced concern with that type of low rent negatively impacting rental values in Oak Park.

Kirsten Elliott, Vice President of Development for CHN, clarified the State sets the tax credit maximum rental rates higher than market value and explained the units will only be able to be rented for the amount the market will bear.

Scott Baltes, 8510 Saratoga, questioned the impact of adding 250 residents to an area that is already under-policed, and noted that minor teenagers of working parents could add to crime in the neighborhood. Mr. Baltes stated the Public Safety Department needs to provide a greater presence in the neighborhood, and asked if CHN would be providing security.

Mr. Felton asserted that a compilation of 30 studies on the effect of affordable housing on a neighborhood is not negative if 1) the quality of construction is good; and 2) the quality of property management is good.

Jim O'Donnell, President of the Ferndale School Board, observed that vacant buildings attract crime and that the property currently generates no taxes. Mr. O'Donnell pointed out that sustainable housing provides stable homes for children which is a benefit to both the children and the community.

Sarah Ebaugh, 1586 W. Troy, Ferndale, requested clarification on the layout of the backyards.

Brooke Ellis, architect, explained each building is "L"-shaped and is designed for the front and back elevations to essentially match.

Mike Powell, member of the East Oak Park Block Club Association, voiced support for the project and noted his positive experiences working with CHN in his professional employment working with people with developmental disabilities as part of a large non-profit organization located in Farmington Hills.

Beth O'Connor, W. Hazelhurst, Ferndale, supported the PILOT, noting she has lived in neighborhoods with affordable housing and found no evidence of it causing an increase in crime.

David Gavulic, 23120 Geneva, opposed the development because he believes similar housing projects destroyed the cities of Taylor, Flint, Pontiac and Detroit, that the development disenfranchises Oak Park voters because the residents won't be paying property taxes but will still be allowed to vote, and questioned City Council's motives for supporting the project.

Mr. Felton explained the project is 100% privately financed and managed, with supportive housing vouchers attached to some of the units. He made clear the proposed development is not HUD housing.

He explained the purchase agreement between CHN and Ferndale Public Schools is contingent on CHN obtaining all necessary City approvals and financing.

Mr. Felton pointed out that renters do pay property taxes because they are figured into rental rates.

In terms of safety, property maintenance and upkeep, Mr. Felton noted the property manager will have someone on-site 24/7, all adults applying to occupy a unit will be screened for both rental credit and

criminal background, and the applicants will be disqualified if anyone in the group has a criminal history. In addition, management will have zero tolerance for crime.

Mr. Felton indicated CHN is making a \$16 million investment which it plans to protect.

Nadine Corey, 8550 Saratoga, opposed the development because it eliminates park space and there is no other green space in the area without having to cross Nine Mile or Greenfield. She objected to the entrance to the development being positioned on Saratoga across from the school bus yard, and complained that there is no police presence on Saratoga.

Mr. Felton noted the Jefferson School property is owned by Ferndale Public Schools and is not a public park. Explaining that the school district has building space for 7,000 students, but only has 3,000 enrolled, he pointed out the property was going to be sold resulting in the elimination of the green space whether CHN developed it or not. He also indicated CHN is exploring some options that would bring some green space back nearby.

City Manager Tungate asked CHN to gather contact information from the residents in attendance in order to facilitate a discussion on their desires for green space.

Public Safety Director Cooper was confident the additional 250 residents would not take away from public safety services. He explained the quadrant patrol system. Mr. Tungate indicated a traffic study will be conducted if the development is approved.

Doreen Baltes, 8510 Saratoga, requested Saratoga be widened so that parking could be allowed on both sides of the street or that the City implement permit parking for the residents on Saratoga.

Aaron Tobin, 14150 Balfour, objected to the density of the project, felt the City should require 40% green space in the development, and opposed the tax break.

CM-08-299-15 (AGENDA ITEM #8A) SECOND READING AND ADOPTION OF AN ORDINANCE TO PROVIDE FOR A SERVICE CHARGE IN LIEU OF TAXES (PILOT) FOR A HOUSING DEVELOPMENT KNOWN AS JEFFERSON OAKS - APPROVED

Motion by Seligson, seconded by Burns, CARRIED UNANIMOUSLY, to adopt Ordinance No. O-15-617 as follows:

CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN
ORDINANCE NO.: _____

**TAX EXEMPTION ORDINANCE
JEFFERSON OAKS PILOT**

An Ordinance to provide for a service charge in lieu of taxes for a housing project for low income persons and families to be financed with an Authority-aided Mortgage Loan or an advance or grant from the Authority pursuant to the provisions of the State Housing Development Authority Act of 1966 (1966 PA 346, as amended; MCL 125.1401, *et seq*) (the "Act").

THE CITY OF OAK PARK ORDAINS:

SECTION 1. This Ordinance shall be known and cited as the City of Oak Park Tax Exemption Ordinance-Jefferson Oaks.

SECTION 2. Preamble.

It is acknowledged that it is a proper public purpose of the State of Michigan and its political subdivisions to provide housing for its low income persons and families and to encourage the development of such housing by providing for a service charge in lieu of property taxes in accordance with the Act. The City is authorized by this Act to establish or change the service charge to be paid in lieu of taxes by any or all classes of housing exempt from taxation under this Act at any amount it chooses, not to exceed the taxes that would be paid but for this Act. It is further acknowledged that such housing for low income persons and families is a public necessity, and as the City will be benefited and improved by such housing, the encouragement of the same by providing real estate tax exemption for such housing is a valid public purpose. It is further acknowledged that the continuance of the provisions of this Ordinance for tax exemption and the service charge in lieu of all *ad valorem* taxes during the period contemplated in this Ordinance are essential to the determination of economic feasibility of the housing projects that is constructed or rehabilitated with financing extended in reliance on such tax exemption.

The City acknowledges that the Sponsor (as defined below) has offered, subject to receipt of a Mortgage Loan from the Michigan State Housing Development Authority, to acquire and rehabilitate, own and operate a housing project identified as Jefferson Oaks on certain property located at 22001 Republic in the City to serve low income persons and families, and that the Sponsor has offered to pay the City on account of this housing project an annual service charge for public services in lieu of all *ad valorem* property taxes.

SECTION 3. Definitions.

- A. Authority means the Michigan State Housing Development Authority.
- B. Annual Shelter Rent means the total collections during an agreed annual period from or paid on behalf of all occupants of a housing project representing rent or occupancy charges, exclusive of Utilities.
- C. Low Income Persons and Families means persons and families eligible to move into a housing project.
- D. Mortgage Loan means a loan or grant made or to be made by the Authority to the Sponsor for the construction, rehabilitation, acquisition and/or permanent financing of the housing project, and secured by a mortgage on the housing project.
- E. Sponsor means Community Housing Network, Inc. ("CHN") and any entity that receives or assumes a Mortgage Loan.
- F. Utilities means charges for gas, electric, water, sanitary sewer and other utilities furnished to the occupants that are paid by the housing project.

SECTION 4. Class of Housing Projects.

It is determined that the class of housing projects to which the tax exemption shall apply and for which a service charge shall be paid in lieu of such taxes shall be housing projects for Low Income Persons and Families that are financed with a Mortgage Loan by the Authority. It is further determined that Jefferson Oaks is of this class.

SECTION 5. Establishment of Annual Service Charge.

The housing project identified as Jefferson Oaks and the property on which it will be located shall be exempt from all *ad valorem* property taxes from and after the commencement of construction or rehabilitation. The City acknowledges that the Sponsor and the Authority have established the economic feasibility of the housing

project in reliance upon the enactment and continuing effect of this Ordinance, and the qualification of the housing project for exemption from all *ad valorem* property taxes and a payment in lieu of taxes as established in this Ordinance. Therefore, in consideration of the Sponsor's offer to rehabilitate, construct and operate the housing project, the City agrees to accept payment of an annual service charge for public services in lieu of all *ad valorem* property taxes. Subject to receipt of a Mortgage Loan, the annual service charge shall be equal to 10% of the Annual Shelter Rents actually collected by the housing project during each operating year, however it is expressly understood and agreed that in any event, the minimum annual service charge to be paid for Years 1 through 18 will be equal to the projections submitted by Sponsor in support of its request for the PILOT as approved by City Council on August 3, 2015.

SECTION 6. Contractual Effect of Ordinance.

Notwithstanding the provisions of section 15(a)(5) of the Act to the contrary, a contract between the City and the Sponsor with the Authority as third party beneficiary under the contract, to provide tax exemption and accept payments in lieu of taxes, as previously described, is effectuated by enactment of this Ordinance.

SECTION 7. Limitation on the Payment of Annual Service Charge.

Notwithstanding Section 5, the service charge to be paid each year in lieu of taxes for the part of the housing project that is tax exempt but which is occupied by other than low income persons or families shall be equal to the full amount of the taxes which would be paid on that portion of the housing project if the housing project were not tax exempt.

SECTION 8. Payment of Service Charge.

The annual service charge in lieu of taxes as determined under this Ordinance shall be payable in the same manner as general property taxes are payable to the City/Township and distributed to the several units levying the general property tax in the same proportion as prevailed with the general property tax in the previous calendar year. The annual payment for each operating year shall be paid on or before August 1 of the following year. Collection procedures shall be in accordance with the provisions of the General Property Tax Act (1893 PA 206, as amended; MCL 211.1, *et. seq.*).

SECTION 9. Duration.

This Ordinance shall remain in effect for a period of 18 years commencing from the date the Mortgage Loan is executed.

SECTION 10. Severability.

The various sections and provisions of this Ordinance shall be deemed to be severable, and should any section or provision of this Ordinance be declared by any court of competent jurisdiction to be unconstitutional or invalid the same shall not affect the validity of this Ordinance as a whole or any section or provision of this Ordinance, other than the section or provision so declared to be unconstitutional or invalid.

SECTION 11. Inconsistent Ordinances.

All ordinances or parts of ordinances inconsistent or in conflict with the provisions of this Ordinance are repealed to the extent of such inconsistency or conflict.

SECTION 12. Effective Date.

This ordinance shall become effective ten (10) days from the date of its passage and shall be published as required by the Charter of the City of Oak Park.

MADE, PASSED AND ADOPTED by the Council of the City of Oak Park, on this 3rd day of August, 2015.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
 No: None

MOTION DECLARED ADOPTED

ACCOUNTING REPORTS:

CM-08-300-15 (AGENDA ITEM #11A) APPROVAL FOR PAYMENT OF AN INVOICE AS SUBMITTED BY SECREST, WARDLE, LYNCH, HAMPTON, TRUEX & MORLEY, FOR LEGAL SERVICES IN THE TOTAL AMOUNT OF \$4,787.00 - APPROVED

Motion by Levine, seconded by Seligson, CARRIED UNANIMOUSLY, to approve payment of invoice #1269276 as submitted by Secrest, Wardle, Lynch, Hampton, Truex & Morley, for legal services in the total amount of \$4,787.00.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
 No: None

MOTION DECLARED ADOPTED

BIDS: None

ORDINANCES: None

CITY ATTORNEY REPORT: None

CITY MANAGER:

Administration

CM-08-301-15 (AGENDA ITEM #15A) CONFIRMATION OF CARL JOHNSON AS FINANCE DIRECTOR AND TREASURER - APPROVED

Motion by Seligson, seconded by Levine, CARRIED UNANIMOUSLY, to approve the confirmation of Carl Johnson as Finance Director and Treasurer.

MOTION DECLARED ADOPTED

Department of Public Works

CM-08-302-15 (AGENDA ITEM #15B) PROPOSED CHANGE ORDER NO. 1 FOR THE 2015 FIRE HYDRANT BLASTING AND REPAINTING PROJECT, M-607 TO CROSS RENOVATION, INC. OF GARDEN CITY, MI IN THE TOTAL AMOUNT OF \$1,800.00 AND PAYMENT APPLICATION NO. 1 TO THE SAME IN THE AMOUNT OF \$37,400.00 - APPROVED

Motion by Burns, seconded by Levine, CARRIED UNANIMOUSLY, to approve Proposed Change Order No. 1 for the 2015 Fire Hydrant Blasting and Repainting Project, M-607 to Cross Renovation, Inc. of Garden City, MI in the total amount of \$1,800.00 and Payment Application No. 1 to the same in the amount of \$37,400.00.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
No: None

MOTION DECLARED ADOPTED

Assistant City Manager Yee summarized Proposed Change Order No. 1 and Payment Application No. 1 for the 2015 Fire Hydrant Blasting and Repainting Project, M-607. He indicated the proposed Change Order is an increase due to discovery of six additional Fire Hydrants in the project area. The purpose of this project is to blast and paint fire hydrants in the area shown on the map included in the council agenda packet. This project is now 99% complete.

CM-08-303-15 (AGENDA ITEM #15C) PROPOSED CHANGE ORDER NO. 1 FOR THE 2015 COMMERCIAL SIDEWALK REPLACEMENT PROGRAM, M-594 TO ITALIA CONSTRUCTION, INC. IN THE TOTAL AMOUNT OF (\$68,547.54) AND PAYMENT APPLICATION NO. 1 TO THE SAME IN THE TOTAL AMOUNT OF \$349,665.11 - APPROVED

Motion by Levine, seconded by Burns, CARRIED UNANIMOUSLY, to approve Proposed Change Order No. 1 for the 2015 Commercial Sidewalk Replacement Program, M-594 to Italia Construction, Inc. in the total amount of (\$68,547.54) and Payment Application No. 1 to the same in the total amount of \$349,665.11.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
No: None

MOTION DECLARED ADOPTED

Mr. Yee summarized Proposed Change Order No. 1 and Payment Application No. 1 for the 2015 Commercial Sidewalk Replacement Program, M-594. He noted the proposed Change Order is a reduction due to final as-constructed measurements. In addition the cost of the repair to the box damaged by the contractor and paid by the City was deducted from the payment made to Italia Construction Inc. This project replaces sidewalks in the area shown on the map included in the council agenda packet. This project is now 99% complete.

CM-08-304-15 (AGENDA ITEM #15D) CHANGE ORDER NO. 1 FOR THE 2015 WATER MAIN REPLACEMENT PROJECT, M-609 TO MACOMB PIPELINE AND UTILITY CO. IN THE TOTAL AMOUNT OF \$43,490.00 AND PAYMENT APPLICATION NO. 1 TO THE SAME IN THE AMOUNT OF \$204,406.30 - APPROVED

Motion by Speech, seconded by Levine, CARRIED UNANIMOUSLY, to approve Change Order No. 1 for the 2015 Water Main Replacement Project, M-609 to Macomb Pipeline and Utility Co. in the total amount of \$43,490.00 and Payment Application No. 1 to the same in the amount of \$204,406.30.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
No: None

MOTION DECLARED ADOPTED

Mr. Yee summarized Change Order No. 1 and Payment Application No. 1 for the 2015 Water Main Replacement Project, M-609. He explained the proposed Change Order is an increase because we discovered 260 feet of six inch water main that needed to be replaced that was adjacent to this project. This project replaces the water main on Manistee Ave. and Burton Ave. as shown on the map included in the council agenda packet. This project is now 40% complete.

Community and Economic Development

CM-08-305-15 (AGENDA ITEM #15E) RESOLUTION APPROVING THE PURCHASE OF TAX FORECLOSED PROPERTIES - APPROVED

Motion by Levine, seconded by Burns, CARRIED UNANIMOUSLY, to adopt the following Resolution approving the purchase of Tax Foreclosed Properties:

**CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN
RESOLUTION APPROVING PURCHASE OF TAX FORECLOSED PROPERTIES**

At a Regular Meeting of the City Council of the City of Oak Park, Oakland County, Michigan, held at Oak Park City Hall located at 14000 Oak Park Boulevard on the 3rd day of August, 2015, at 7:00 p.m.

The following preamble and resolution was offered by Mayor Pro Tem Levine and seconded by Council Member Burns:

WHEREAS, the General Property Tax Act at MCL 211.78M, as amended, (the "Act") authorizes the City of Oak Park ("City") to purchase properties located within the City that were tax foreclosed by the Oakland County Circuit Court on February 18, 2015, and by the County Treasurer under Public Act 123 of 1999, as amended, subject to the provisions of the Act; and

WHEREAS, the Oak Park City Council has determined that it is in the best interest of the City to exercise its option to purchase the foreclosed properties identified on the Attached Addendum "Oak Park Tax Sale 2015"; and

WHEREAS, the Oak Park City Council finds that it is necessary and in the best interest of the public to purchase the referenced properties for the minimum bid amount for the public purpose of renovating and selling them primarily for owner occupancy in order to maintain and stabilize neighborhoods and commercial properties within the community.

NOW, THEREFORE, the City Council of the City of Oak Park, Oakland County, Michigan resolves as follows:

1. Pursuant to the Act, the City hereby approves the purchase of the properties identified on the Attached Addendum "Oak Park Tax Sale 2015" for the not to exceed purchase price of \$418,441.14.
2. The City Assessor is hereby directed to file a copy of this Resolution with the Oakland County Treasurer no later than Tuesday, August 4, 2015.
3. Any and all Resolutions that are in conflict with this Resolution are hereby repealed to the extent necessary to give this Resolution full force and effect.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
 No: None

MOTION DECLARED ADOPTED

**CM-08-306-15 (AGENDA ITEM #15F) RESOLUTION APPROVING THE SALE OF
TAX FORECLOSED PROPERTIES - APPROVED**

Motion by Levine, seconded by Speech, CARRIED UNANIMOUSLY, to adopt the following Resolution approving the sale of Tax Foreclosed Properties:

**CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN
RESOLUTION APPROVING SALE OF TAX FORECLOSED PROPERTIES**

At a Regular Meeting of the City Council of the City of Oak Park, Oakland County, Michigan, held at Oak Park City Hall located at 14000 Oak Park Boulevard on the 3rd day of August, 2015, at 7:00 p.m.

The following preamble and resolution was offered by Mayor Pro Tem Levine and seconded by Council Member Speech:

WHEREAS, the General Property Tax Act at MCL 211.78M, as amended, (the "Act") authorizes the City of Oak Park ("City") to purchase properties located within the City that were tax foreclosed by the Oakland County Circuit Court on February 18, 2015, and by the County Treasurer under Public Act 123 of 1999, as amended, subject to the provisions of the Act; and

WHEREAS, on August 3, 2015, the Oak Park City Council resolved to purchase the foreclosed properties identified on the Attached Addendum "Oak Park Tax Sale 2015"; and

WHEREAS, the Oak Park City Council finds that it is necessary and in the best interest of the public to sell the referenced properties to a company that can rehabilitate, reconstruct and manage the properties for the public purpose of renovating and selling them primarily for owner occupancy in order to maintain and stabilize neighborhoods and commercial properties within the community.

NOW, THEREFORE, the City Council of the City of Oak Park, Oakland County, Michigan resolves as follows:

1. The City Manager is hereby authorized to negotiate the sale of the properties identified on the Attached Addendum "Oak Park Tax Sale 2015" for the not to exceed purchase price of \$418,441.14 to include all terms stated in the Purchase Agreement.

2. The Mayor and/or City Manager are hereby authorized to sign all necessary documents to complete the transaction.

3. Any and all Resolutions that are in conflict with this Resolution are hereby repealed to the extent necessary to give this Resolution full force and effect.

Roll Call Vote: Yes: Burns, Levine, McClellan, Seligson, Speech
 No: None

MOTION DECLARED ADOPTED

CM-08-307-15 (AGENDA ITEM #15G) SETTING OF A PUBLIC HEARING FOR AUGUST 17, 2015 TO CONSIDER AN APPLICATION BY LOOP ON GREENFIELD FOR AN OBSOLETE PROPERTY REHABILITATION CERTIFICATE FOR PARCELS 52-25-19-326-017 AND 52-25-19-301-012, OTHERWISE KNOWN AS PROVIDENCE GREEN APARTMENTS - APPROVED

Motion by Speech, seconded by Seligson, CARRIED UNANIMOUSLY, to set a public hearing for August 17, 2015 to consider an application by Loop on Greenfield for an Obsolete Property Rehabilitation Certificate for parcels 52-25-19-326-017 and 52-25-19-301-012, otherwise known as Providence Green Apartments.

Roll Call Vote: Yes: McClellan, Burns, Seligson, Speech, Levine
 No: None
 Absent: None

MOTION DECLARED ADOPTED

Council Member Speech requested that guidelines for the approval of OPR certificates be approved by Council before the application from Loop on Greenfield is considered.

(AGENDA ITEM #15H) Summerfest Update

Community and Economic Development Director Marrone provided an update on the planned activities for the annual Summerfest on August 8 & 9, 2015.

Recreation

(AGENDA ITEM #15I) Independence Day Celebration Update

Recreation Director recapped the Independence Day Parade and Funfest.

CALL TO THE AUDIENCE:

The landlord of the property at 24230 Scotia Rd. reported a water billing problem and requested assistance with addressing the issue.

Joyce Bannon, 10611 Troy St., opposed having alcohol in City parks.

CALL TO THE COUNCIL:

Mayor McClellan offered everyone a cupcake in honor of her birthday.

Mayor Pro Tem Levine promoted the Oak Park Rollers bicycle club and encouraged motorists to be aware of bicyclists, giving them a 3'-4' buffer zone.

Council Member Burns thanked those persons who attended the meeting, and urged residents to be mindful of the heat and to stay hydrated.

Council Member Speech reported on the recent Citywide block clubs event, encouraged residents to contact Public Safety for information on creating a neighborhood crime prevention group, and reminded residents to keep lights on at night to deter crime.

ADJOURNMENT:

There being no further business to come before the City Council, Mayor Pro McClellan adjourned the meeting at 9:16 P.M.

J. Cherilynn Brown, Deputy City Clerk

Marian McClellan, Mayor

Case #4

**52-25-19-255-005
Wafaa Shunyia
14261 Elgin
Oak Park, MI 48237**

Wafaa Shunyia and daughter Souvanne Shunyia appeared before the Board seeking tax relief. The Board reviewed her application for poverty exemption.

MOTION by GULLEY, supported by MACKAY:

To grant the exemption, thereby reducing the assessed value from \$51,400 to \$35,950 and the taxable value from \$43,330 to \$27,880 for one year.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #5

**52-25-29-302-019
Beverly J. Harper-Miller
13231 Oak Park Blvd.
Oak Park, MI 48237**

Beverly J. Harper-Miller appeared before the Board seeking tax relief. The Board reviewed her application for poverty exemption.

Motion by MACKAY, supported by LANDAU

To deny the request for exemption due to the fact petitioners estimated 2015 property taxes will not exceed 3.5% of household income.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #6

**52-25-29-426-008
Eleanor S. Luke
23821 Manistee
Oak Park, MI 48237**

Eleanor S. Luke appeared before the Board seeking tax relief. The Board reviewed her application for poverty exemption.

Motion by MACKAY, supported by GULLEY:

To grant the exemption, thereby reducing the assessed value from \$50,800 to \$34,290 and the taxable value from \$45,000 to \$28,490 for one year.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #7

**52-25-19-176-024
Latifa Shaya
26051 Stratford Place
Oak Park, MI 48237**

Latifa Shaya appeared before the Board seeking tax relief. The Board reviewed her application for poverty exemption.

MOTION by GULLEY, supported by LANDAU

To grant the exemption, thereby reducing the assessed value from \$60,900 to \$36,990 and her taxable value from \$49,330 to \$25,420 for one year.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #8

52-25-29-451-022
Mikhail & Najat Boji
23251 Geneva
Oak Park, MI 48237

Mikhail Boji appeared before the Board seeking tax relief. The Board reviewed his application for poverty exemption.

MOTION by LANDAU, supported by MACKAY:

To grant the exemption, thereby reducing the assessed value from \$42,300 to \$30,180 and the taxable value from \$37,970 to \$25,850 for one year.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #9

52-25-28-176-024
Christopher Edward Dewan
8440 Yale
Oak Park, MI 48237

To revise the 2015 assessed value from \$32,800 to \$0 and the taxable value from \$29,410 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed value from \$32,800 to \$0 and the taxable value from \$29,410 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #10

52-25-29-228-023
Raymond D. Wright
10130 Burton Ave.
Oak Park, MI 48237

To revise the 2015 assessed value from \$54,500 to \$0 and the taxable value from \$51,200 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed value from \$54,500 to \$0 and the taxable value from \$51,200 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #11

52-25-29-253-022
Michael David Simpson
24221 Seneca St.
Oak Park, MI 48237

To revise the 2015 assessed and taxable values from \$36,200 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

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To grant the request for a veteran's exemption and adjust the assessed and taxable values from \$36,200 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #12

52-25-29-404-030

**Teresa Troha
23501 Geneva
Oak Park, MI 48237**

To revise the 2015 assessed value from \$41,500 to \$0 and the taxable value from \$33,950 to \$0 due to a Veterans Exemption. The Board reviewed her application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed value from \$41,500 to \$0 and the taxable value from \$33,950 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #13

52-25-30-277-021

**Charles Matthews
24160 Westhampton
Oak Park, MI 48237**

To revise the 2015 assessed value from \$29,600 to \$0 and the taxable value from \$27,020 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed value from \$29,600 to \$0 and the taxable value from \$27,020 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #14

52-25-30-326-021

**Alvin & Nellie Brogdon
23601 Wildwood
Oak Park, MI 48237**

To revise the 2015 assessed value from \$47,200 to \$0 and the taxable value from \$43,480 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed value from \$47,200 to \$0 and the taxable value from \$43,480 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

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Case #15

**52-25-30-403-003
Anderson Coleman
14201 Oak Park
Oak Park, MI 48237**

To revise the 2015 assessed and taxable values from \$34,900 to \$0 due to a Veterans Exemption. The Board reviewed his application for a veteran's exemption.

Motion by LANDAU, supported by MACKAY:

To grant the request for a veteran's exemption and adjust the assessed and taxable values from \$34,900 to \$0 for 2015 based on the veterans exemption policy P.A. 161 of 2013.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #16

**52-99-00-006-110
Consumer Source Holdings Inc.
3585 Engineering Drive Suite 100
Norcross, GA 30092**

The 2015 assessed and taxable values on this property should be revised from \$10 to \$0 due to the business moved from Oak Park in February 2014.

Motion by MACKAY, supported by LANDAU:

To revise the 2015 assessed and taxable values from \$10 to \$0 due to the business moved from Oak Park in February 2014.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #17

**52-99-10-013-420
Guardian Alarm Company
20800 Southfield Rd.
Southfield, MI 48075-4238**

The 2015 assessed and taxable values on this property should be revised from \$470 to \$0 due to a clerical error.

Motion by MACKAY, supported by LANDAU:

To revise the 2015 assessed and taxable values from \$470 to \$0 due to a clerical error.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #18

**52-25-32-203-012
Valeriy Bodrov
PO Box 169
Birmingham, MI 48012**

The 2015 assessed value should be revised on this parcel from \$14,800 to \$13,600 and the taxable value from \$13,100 to \$11,940 due to a 1 Sty addition being removed from this house in November of 2014.

Motion by MACKAY, supported by LANDAU:

To revise the 2015 assessed value from \$14,800 to \$13,600 and the taxable value from \$13,100 to \$11,940 due to a clerical error.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #19

**52-25-32-204-008
Maher E. Hermiz
4874 Vinewood Dr.
Sterling Heights, MI 48314**

The 2015 taxable value on this property should be revised from \$13,300 to \$11,860. A clerical error occurred on this parcel and the property was erroneously uncapped.

Motion by LANDAU, supported by MACKAY:

To revise the 2015 taxable value from \$13,300 to \$11,860 due to a clerical error.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #20

**52-25-32-228-039
Equator Asset Management LLC
145 S. Livernois #221
Rochester Hills, MI 48307**

The 2015 taxable value on this property should be revised from \$11,700 to \$8,120. A clerical error occurred on this parcel and the property was erroneously uncapped.

Motion by LANDAU, supported by MACKAY:

To revise the 2015 taxable value from \$11,700 to \$8,120 due to a clerical error.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #21

**52-25-29-177-012
Inez Williams
PO Box 1153
Royal Oak, MI 48068**

The 2014 assessed and taxable values on this property should be revised from \$31,600 to \$12,010 due to a fire on the home.

Motion by GULLEY, supported by LANDAU:

To revise the 2014 assessed and taxable values from \$31,600 to \$12,010 due to a fire on September 3, 2012.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #22

**52-25-30-127-031
David & Nechama Weinberg
15120 Dartmouth
Oak Park, MI 48237**

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by LANDAU, supported by MACKAY

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #23

52-25-31-278-008
Edward Walker
13631 Pearson
Oak Park, MI 48237

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #24

52-25-28-352-011
Shaun Bezinque
23090 Norwood
Oak Park, MI 48237

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by MACKAY

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #25

52-25-29-182-016
Tara Stefaniak
24091 Condon
Oak Park, MI 48237

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by LANDAU

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #26

52-25-19-403-013
Stephen Polter
14431 Vernon
Oak Park, MI 48237

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by MACKAY

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

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Case #27

52-25-19-233-026

Alexander Kauer & Amy Creech

13660 Talbot

Oak Park, MI 48237

The 2015 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by LANDAU, supported by GULLEY

To adjust the 2015 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #28

52-25-29-451-015

A & A Real Properties

For: Loventry Robinson

18175 Maryland

Southfield, MI 48075

The 2015 and 2014 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY

To adjust the 2015 and 2014 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #29

52-25-30-180-033

Cheronda & Margaret Huff

24071 Church St.

Oak Park, MI 48237

The 2015 and 2014 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the late filing of the PRE Affidavit.

Motion by GULLEY, supported by LANDAU:

To adjust the 2015 and 2014 PRE from 0% to 100% due to the late filing of the PRE Affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #30

52-25-19-254-018

Steven J. Ehrman

14240 Elgin

Oak Park, MI 48237

The 2015, 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by LANDAU

To adjust the 2015, 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

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Case #31

**52-25-29-153-018
Carolyn Merriweather
24321 Berkley
Oak Park, MI 48237**

The 2014 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by LANDAU, supported by MACKAY:

To adjust the 2014 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #32

**52-25-29-407-004
Amari Jetton
c/o Howard T. Linden PC
3000 Town Center Ste 2200
Southfield, MI 48075**

The 2014 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by MACKAY

To adjust the 2014 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #33

**52-25-29-102-063
Linda Wilson
c/o Naomi Wilson
4 E. Alexandrine #217
Detroit, MI 48201
For: 13240 Dartmouth, Oak Park**

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY

To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #34

**52-25-29-102-087
Pashona Banks
12820 Dartmouth
Oak Park, MI 48237**

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by LANDAU

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To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #35

52-25-29-277-013

Misha Stallworth

24321 Majestic

Oak Park, MI 48237

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY

To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #36

52-25-29-478-028

Lloyd Collins

23095 Ithaca

Oak Park, MI 48237

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by GULLEY, supported by MACKAY

To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

Case #37

52-25-31-127-028

Gladys Corporan

22131 Whitmore

Oak Park, MI 48237

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY

To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

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Case #38

**52-25-31-276-003
Michelle E. Taylor
21950 Ridgedale
Oak Park, MI 48237**

The 2014, 2013, and 2012 Principal Residence Exemption (PRE) on the above mentioned property should be revised from 0% to 100% due to the homeowner's late filing of the PRE Affidavit.

Motion by MACKAY, supported by GULLEY:

To adjust the 2014, 2013, and 2012 PRE from 0% to 100% due to the late filing of the affidavit.

YES: MACKAY, LANDAU, GULLEY

NO: NONE

**2015 July Board of Review
July 21, 2015**

Motion by MACKAY supported by GULLEY:

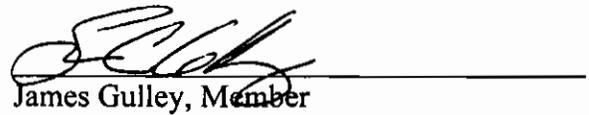
That there being no further business to come before the Board, the review of assessments having been completed and all requirements as outlined by the City Charter having been met, that the July Board of Review for 2015 be hereby adjourned at 7 : 40 p.m. on July 21, 2015.

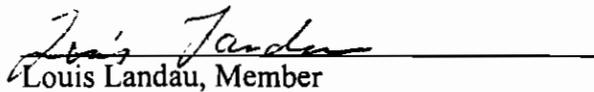
YES: MACKAY, GULLEY, LANDAU

NO: NONE

The above minutes reflect the actions and findings of the Board. Detailed affidavits and investigations are on file in the Assessor's Office.


Phyllis Mackay, Member


James Gulley, Member


Louis Landau, Member

**CITY OF OAK PARK PLANNING COMMISSION
MAY 11, 2015
MINUTES**

Meeting called to order at 7:30 PM, in the City Council Chambers, Oak Park City Hall, 14000 Oak Park Boulevard, Oak Park, Michigan, by Chairperson Torgow and roll call was made.

PRESENT: Chairperson Torgow
Commissioner Eizelman
Commissioner Hawkins
Commissioner McClellan
Commissioner Seligson
Commissioner Tkatch
Commissioner Walters-Gill

ABSENT: Vice Chairperson Brown
Commissioner Tungate

OTHERS PRESENT: Recording Secretary, Ed Norris
City Planner, Kevin Rulkowski
Community & Economic Development Manager, Kimberly Marrone

APPROVAL OF MINUTES OF APRIL 13, 2015 - APPROVED

MOTION by **EIZELMAN**, **SECONDED** by **TKATCH**, to approve the Planning Commission Meeting Minutes of April 13, 2015.

VOTE: Yes: All
No: None

MOTION CARRIED

ELECTION OF OFFICERS

Chairperson Torgow opened the floor for nominations:

Commissioner Torgow was nominated for the office of Chairperson. There were no other nominations.

Commissioner Brown was nominated for the office of Vice Chairperson. There were no other nominations.

Commissioner Eizelman was nominated for the office of Secretary. There were no other nominations.

Motion made, seconded and adopted unanimously to close nominations.

MOTION by **MCCLELLAN**, **SECONDED** by **WALTERS-GILL**, to elect Commissioner Torgow to the office of Chairperson, Commissioner Brown to the office of Vice Chairperson, and Commissioner Eizelman to the office of Secretary.

VOTE: Yes: All
 No: None
 Abstained: Eizelman, Torgow

MOTION CARRIED

COMMUNICATIONS/CORRESPONDENCE: None

APPROVAL OF AGENDA OF MAY 11, 2015

MOTION by **WALTERS-GILL**, **SECONDED** by **EIZELMAN**, to approve the agenda of May 11, 2015, as amended to add Capital Improvements Program.

VOTE: Yes: All
 No: None

MOTION CARRIED

PUBLIC HEARINGS:

A. Public Hearing to receive comments on proposed text amendments to the permitted uses section of the Office District.

City Planner Rulkowski reported the Planning Commission, at their April meeting, scheduled a Public Hearing for the May meeting to hear public comments on proposed changes to the Office District regulations in the City Zoning Ordinance.

As discussed at the April meeting, the Department of Community & Economic Development is requesting the Planning Commission consider expanding the permitted uses for single-use office buildings. This change would assist smaller buildings (less than 2,000 square feet in size) in Office Districts find appropriate business uses. The uses that are being contemplated would be similar in hours of operation and intensity of use (traffic generation and parking need) as permitted office uses. The City Assessor provided a report that indicates the City has two buildings (23400 Greenfield & 15301 Nine Mile) and three vacant lots that this change would apply in the City.

The proposed change would amend the Office District section to add:

- G. The following single-use retail and personal service establishments when located in stand-alone buildings less than 2,000 square feet in size: jewelry stores; copy service or instant printer; florist shop; tailor, travel agent; dry cleaners drop-off without processing facilities; private mailing service; and personal communication services.

If the proposed Zoning Ordinance text amendment is acceptable to the Planning Commission the Department of Community & Economic Development recommends approving the proposed text amendment to the Office District regulations.

Chairperson Torgow opened the public hearing at 7:35 p.m. and, there being no comments, closed the public hearing at 7:36 p.m.

B. Planning Commission action on proposed text amendments to the permitted uses section of the Office District.

MOTION by EIZELMAN, SECONDED by SELIGSON, to approve the text amendments to the permitted uses section of the Office District as presented.

ROLL CALL VOTE: Yes: Eizelman, Hawkins, McClellan, Seligson, Tkatch, Torgow, Walters-Gill
No: None

MOTION CARRIED 7-0

CONSENT AGENDA: No Items Eligible This Month

OLD BUSINESS: None

NEW BUSINESS:

1. Report on Capital Improvement Program

Mr. Rulkowski explained the Municipal Planning Act requires the Planning Commission to review and accept a report on the Capital Improvements Program that's included in the budget. City Council has received the report and discussions have been held with City Manager Tungate regarding the report on the 5-year plan for Capital Expenditures.

Report received by Planning Commission without comment.

PUBLIC COMMENTS

A member of the audience reported car repairs being done in the parking lot of the former Farmer Jack site.

The former Kmart complex site will be marketed at the ICSC.

ADJOURNMENT

Chairperson Turgow announced that there was no further business for the Commission and adjourned the meeting at 7:40 p.m.



**OAK PARK PUBLIC LIBRARY
BOARD of DIRECTORS MEETING**

June 16, 2015 at 6:30 P.M.
in Room 4 of the Oak Park Community Center

MINUTES

PRESENT: Comm. Chudnow, comm. Burns, Comm. Barton, Comm. Rice, Comm. Francisco, Director Bowman.

Meeting called to order at 6:32 P.M. Adjourned: 7:32 pm
Minutes from last month's meeting read & approved.

CORRESPONDENCE & CALL TO PUBLIC: None

LIBRARY DIRECTOR'S REPORT: last month's Monthly Statistics & Monthly Report approved.

OLD BUSINESS:

- A. Staff Manual – Director Bowman has returned to working on the staff manual, and should be able to begin bringing items for approval of the board beginning with next month's meeting.
- B. Donation Policy Update – Director Bowman has not worked on the Donation Policy this month, but plans to begin again in August 2015.

NEW BUSINESS:

- A. Computers – Due to the generosity of the City Manager and City Council, we will be able to purchase new computers for the computer lab, OPAC stations, and teen/youth area. Director Bowman has been in contact with Director Shefke about ordering and hope to have more information on this by next meeting.
- B. Teen Area/Issues – Working with Charli Osborne to make a more dedicated Teen area, the City Manager and City Council have granted us money to begin conversion of the area into a more teen friendly area, as well as create a system to better keep tabs on teen visitors.
- C. Strategic Plan – Tabled until next month.

OTHER: None

Next meeting: Tuesday, July 21, 2015 at 6:30 P.M. in the Room 4 of the Recreation Center.

Respectfully submitted,
Brandon Bowman, Library Director



OAK PARK PUBLIC LIBRARY BOARD of DIRECTORS MEETING

July 21, 2015 at 6:30 P.M.
in Room 4 of the Oak Park Community Center

MINUTES

PRESENT: Comm. Chudnow, comm. Burns, Comm. Barton, Comm. Rice, Comm. Francisco,
Director Bowman.

Meeting called to order at 6:30 P.M. Adjourned: 7:29 pm
Minutes from last month's meeting read & approved.

CORRESPONDENCE & CALL TO PUBLIC: None

LIBRARY DIRECTOR'S REPORT: last month's Monthly Statistics & Monthly Report approved.

OLD BUSINESS:

- A. Staff Manual – Director Bowman brought selected policies and procedures for the board to look over for comment/changes.
- B. Donation Policy Update – Director Bowman will forward a suggested Donations policy on to the City Attorney after suggestions for changes from the board
- C. Computers – Thanking the City Manager and City Council, Director Bowman reported that new computers for the public computer area will be ordered in August.
- D. Strategic Plan – Director Bowman handed out a sample strategic plan from Oxford Public Library to give the board an idea of what a plan may accomplish. Director Bowman talked about bringing suggestions to the next few board meetings, as well as looking at ways to get groundwork laid to start the strategic plan.

NEW BUSINESS:

- A. Processing fee – Director Bowman stated that some patrons had recently expressed to him to ask the board to reexamine this fee. The Board felt that this fee falls in line with what other libraries are doing. No changes is recommended at this time.
- B. Steve Jackson Games – Steve Jackson Games has generously sent us over \$300 worth of free gaming materials to helps us start an after school gaming club.
- C. TLN Documents – Director Bowman presented documents showing the savings from using TLN, which gives us a return on investment of 20 to 1.

OTHER: None

Next meeting: Tuesday, August 18, 2015 at 6:30 P.M. in the Room 4 of the Recreation Center.

Respectfully submitted,
Brandon Bowman, Library Director



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Request Authorization to participate with the Macomb County Contract bid to purchase an unmarked police vehicle and with the MIDEAL Contract bid to purchase one marked pursuit vehicle.

DEPARTMENT: Public Works, Public Safety

SUMMARY: The Public Works and Public Safety Departments are requesting authorization to participate in the Macomb County Contract bid for the purchase of an unmarked police vehicle. The total vehicle purchase price is \$22,238.00. The Public Works and Public Safety are also requesting to participate in the MIDEAL Contract bid for the purchase of a marked police vehicle. The total vehicle purchase price is \$37,037.00

FINANCIAL STATEMENT: The total amount of \$72,500.00 has been allocated in account number 654-18-875-970 (Motor Pool-Capital Outlay) of the 2015-2016 Budget for this purchase.

RECOMMENDED ACTION: It is recommended that City Council authorize the Public Works Department to participate in the Macomb County Contract bid for the purchase an unmarked police vehicle and the MIDEAL Contract bid for the purchase of a marked police vehicle.

APPROVALS:

City Manager: 

Director of Public Works: _____

Director of Finance: _____

EXHIBITS: none



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

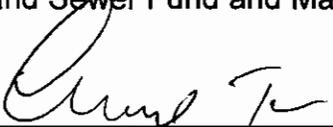
SUBJECT: Request authorization to bid the 2015 Miscellaneous Concrete Project, M-621.

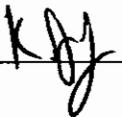
DEPARTMENT: DPW - KJY

SUMMARY: Plans and specifications are complete for the 2015 Miscellaneous Concrete Project, M-621. This project will replace sections of concrete roads, sidewalks, and drive approaches.

FINANCIAL STATEMENT: Funding is available in the FY 2015-16 Water and Sewer Fund and Major Street Funds for this expenditure.

RECOMMENDED ACTION: It is recommended that the request to advertise for bids for the 2015 Miscellaneous Concrete Project, M-621 be approved. Funding is available in Water and Sewer Fund and Major Street Funds for this expenditure.

APPROVALS:
City Manager: 

Department Director: 

Finance Director: _____

EXHIBITS: None



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Payment Application no. 22 (final) for the 2011 City Hall/Public Safety Building Construction Project, M-558.

DEPARTMENT: DPW/Technical & Planning – Engineering *KJY*

SUMMARY: Attached is Payment Application no. 22 (final) for the 2011 City Hall/Public Safety Building Construction Project, M-558. Through the period ending 7/31/2015, the project is now 100% complete.

FINANCIAL STATEMENT:	Original Contract Amount:	\$11,143,206.00
	Change Orders 1-10:	<u>(\$ 1,128,895.20)</u>
	Current Contract Amount:	\$10,014,310.80
	Total Completed to Date:	\$10,014,310.80
	Less Retainage:	\$ 0.00
	Net Earned:	\$10,014,310.80
	Payments to Date:	<u>\$10,002,474.06</u>
	Amount Due Frank Rewold & Sons, Inc.	\$ 11,836.74

RECOMMENDED ACTION: It is recommended that Payment Application no.22 (final) for the 2011 City Hall/Public Safety Building Construction Project, M-558 to Frank Rewold & Sons, Inc. be approved for the amount of \$11,836.74. Funding is available in the Municipal Building Bond Account.

APPROVALS:
City Manager: *[Signature]*
Department Director: *[Signature]*
Finance Director: _____

EXHIBITS: Payment Application no. 22 (final)

APPLICATION AND CERTIFICATE FOR PAYMENT

TO (OWNER): Oak Park City of
13600 Oak Park Blvd
Oak Park, MI 48237

CONTRACT FOR: Oak Park Public Safety/City Hall Renov
VIA (ARCHITECT): Harley Ellis Devereaux

ATTENTION: Frank Remold and Son, Inc.
333 East Second Street
Rochester, MI 48307

Invoice: 900822
Application 22
Invoice date: 8/5/2015
Period from date: 6/1/2012
Period to date: 7/31/2015
Contract date: 6/14/2010

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Changes approved in previous months by Owner	1,239,160.58	-2,368,055.78
Total approved this Month		
NET CHANGES by Change Order	TOTALS 1,239,160.58	-2,368,055.78
		-1,128,895.20

See Attached Schedule for summary of Change Orders
The undersigned Contractor hereby certifies that to the best of the Contractor's knowledge, information and belief the Work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by the Contractor for work for which previous Certificates for Payment were issued and payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: Frank Remold and Son, Inc.

By: Frank P. Remold Date: 8-6-15

ARCHITECT'S CERTIFICATE FOR PAYMENT
In accordance with the Contract Documents, based on on-site observations and the data comprising the application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and the Contractor is entitled to payment of the AMOUNT CERTIFIED.

This Certificate is not negotiable. The AMOUNT CERTIFIED is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner or Contractor under this Contract.

- Application is made for payment, as shown below, in connection with the Contract. Continuation Sheet is attached
- Original Contract Sum..... 11,143,206.00
 - Net change by Change Orders..... -1,128,895.20
 - Contract Sum to Date (lines 1+2)..... 10,014,310.80
 - Contract completed to date..... 10,014,310.80
 - Less retainage..... 0.00
 - Total Earned Less retainage..... 10,014,310.80
 - Less Previous Certificates For Payment..... 10,002,474.06
 - Current Payment Due..... 11,836.74
 - Balance to Finish plus Retainage..... 0.00

State Of Michigan
County Of Oakland

Subscribed and sworn to before me this 6th day of August, 2015

Notary Public: Shirley A. [Signature]
Acting in Oakland County
My commission expires: 6/20/21

AMOUNT CERTIFIED..... \$ 11,836.74
(Attach explanation if amount certified differs from the amount applied for)
ARCHITECT: Harley Ellis Devereaux
[Signature] Date: 8-7-15

APPLICATION AND CERTIFICATE FOR PAYMENT - CONTINUATION SHEET

Project 090081 / Oak Park Public Safety/City Hall
 Contract For: Oak Park Public Safety/City Hall Renov

Invoice: 900822
 Invoice Date: 8/5/2015

Draw: 90080022
 Period To: 7/31/2015
 Architect: Harley Ellis Devereaux

Item ID	Description	Orig Schedule Value	Approved Changes	Total Schedule Value	Previously Completed Work	Work Completed This Period	Presently Stored Materials	Completed And Stored To Date	% Comp	Balance To Finish	Retainage
10-160.01	Partitions & Accessories	24,110.00		24,110.00	24,110.00			24,110.00	100		
10-350.01	Flagpole	10,000.00	-906.00	9,094.00	9,094.00			9,094.00	100		
10-500.01	Metal Lockers	93,480.00	3,080.17	96,540.17	96,540.17			96,540.17	100		
11-190.01	Detention Padding	50,000.00	-7,215.00	42,785.00	42,785.00			42,785.00	100		
12-505.01	Window Treatments	17,778.00	-414.00	17,362.00	17,362.00			17,362.00	100		
13-130.01	Storage Roof	20,000.00	-701.05	19,298.95	19,298.95			19,298.95	100		
15-300.01	Fire Suppression	177,800.00	-39,180.00	141,640.00	141,640.00			141,640.00	100		
15-400.01	Plumbing	407,600.00	68,280.00	475,880.00	475,880.00			475,880.00	100		
15-500.01	HVAC & geothermal	990,520.00	49,107.27	1,039,627.27	1,039,627.27			1,039,627.27	100		
16-050.01	Electrical	1,465,200.00	26,732.49	1,493,932.49	1,493,932.49			1,493,932.49	100		
17-010.01	Oak Park	1,409,920.00	-1,409,920.00								
17-020.01	Unrewarded Trades	-22,948.00	22,948.00								
17-030.01	Scope to be Confirmed	135,000.00	-135,000.00								

Totals	11,143,206.00	-1,128,895.20	10,014,310.80	10,008,974.06	5,336.74		10,014,310.80	100		
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BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Payment Application no. 4 (final) for the 2013 Street Resurfacing Project, M-556.

DEPARTMENT: DPW/Technical & Planning – Engineering *KJY*

SUMMARY: Attached is Payment Application no. 4 (final) for the 2013 Street Resurfacing Project, M-556. The project is now 100% complete.

<u>FINANCIAL STATEMENT:</u>	Original Contract Amount:	\$358,756.13
	Change Order no. 1:	<u>(\$ 19,088.98)</u>
	Current Contract Amount:	\$339,667.15
	Total Completed to Date:	\$339,667.15
	Less Retainage:	\$ 0.00
	Net Earned:	\$339,667.15
	Payments to Date:	<u>\$337,667.15</u>
	Amount Due Pro-Line Asphalt Paving Corp:	\$ 2,000.00

RECOMMENDED ACTION: It is recommended that Payment Application no. 4 (final) for the 2013 Street Resurfacing Project, M-556 to Pro-Line Asphalt Paving Corp. be approved for the amount of \$2,000.00. Funding is available in the Major Street Fund and Road Construction Fund for this expenditure, with funding for the 10 & Coolidge Intersection being paid approximately 25% by Huntington Woods and the remaining utilizing Tri-Party funding.

APPROVALS:
City Manager: *Paul T.*

Department Director: *KJY*

Finance Director: _____

EXHIBITS: Payment Application no. 4 (final)



Advancing Communities

CONSTRUCTION ESTIMATE

ORCHARD, HILTZ & McCLIMENT, INC.
34000 Plymouth Road
Livonia, MI 48150

P: (734) 522-8711
F: (734) 522-6427
W: ohm-advisors.com

PROJECT: Oak Park - 2013 Street Resurfacing Project, M-566

Job Numbers: 0037-12-0060

Estimate Number: 4 FINAL
Period End Date: 07/24/2015 00:00:00

OWNER: City of Oak Park

CONTRACTOR: Pro-Line Asphalt Paving Corporation

Estimate Status: Approved

14000 Oak Park Blvd

11797 29 Mile Road

Contract Start Date: 07/15/2013

Oak Park, MI 48237

566-752-7730
Washington, MI 48095

Contract End Date: 09/11/2013

STATUS: On Schedule

Contract Duration: 56 days
Print Date: 07/24/2015 10:05:54

*Retainage: Lump Sum

Original Contract Amount: \$358,756.13

A) Changes due to CO No. 1:

(\$19,088.98)

Change Orders: (\$19,088.98)

(\$19,088.98)

Current Contract Amount: \$339,667.15

Earnings this Period: \$0.00

Earnings to Date: \$339,667.15

Previous Retainage: \$2,000.00

Retainage this Estimate: (\$2,000.00)

Less Total Retained to Date (Lump Sum): \$0.00

Net Earned: \$339,667.15

Previous Estimates: \$337,667.15

Amount Due Contractor: \$2,000.00

Amount Due Contractor includes \$2,000.00 of retainage previously held

Prepared By:

Mark Loch, Project Manager, Orchard, Hiltz & McCliment, Inc.

Date:

7-24-15

Approved By:

Kevin Yee, PE, Director of Public Works, City of Oak Park

Date:

8/7/15

Division A: 10 & Coolidge

Item No.	Description	Original Bid Quantity	Authorized Quantity	Unit Price	Period Quantity	Period Amount	Quantity to Date	Total Amount to Date
1	1500001 Mobilization, Max. _____	1.00	1.00	\$6,000.00	-	-	1.00	\$6,000.00
2	2040020 Curb and Gutter, Rem	267.00	343.00 (A)	\$23.72	-	-	343.00	\$6,135.96
3	2040050 Pavt, Rem	316.00	0.00 (A)	\$6.16	-	-	-	-
4	2040055 Sidewalk, Rem	208.00	199.11 (A)	\$8.66	-	-	199.11	\$1,728.27
5	2087050 _Erosion Control, Inlet Protection, Fabric Drop, RCOC	9.00	6.00 (A)	\$75.73	-	-	6.00	\$454.38
6	3020001 Aggregate Base	15.00	0.00 (A)	\$56.74	-	-	-	-
7	4030005 Dr Structure Cover, Adj, Case 1	3.00	2.00 (A)	\$400.00	-	-	2.00	\$800.00
8	4037050 _Sanitary Structure Cover, Adjust, Case 1	3.00	2.00 (A)	\$800.00	-	-	2.00	\$1,600.00
9	5010002 Cold Milling HMA Surface	3,155.00	3,360.17 (A)	\$3.26	-	-	3,360.17	\$10,954.15
10	5010020 Pavt Joint and Crack Repr, Det 7	1,000.00	258.00 (A)	\$7.73	-	-	258.00	\$1,994.34
11	5010021 Pavt Joint and Crack Repr, Det 8	100.00	0.00 (A)	\$22.67	-	-	-	-
12	5010025 Hand Patching	52.00	13.00 (A)	\$123.59	-	-	13.00	\$1,606.67
13	5010052 HMA, 4E10	348.00	395.00 (A)	\$108.19	-	-	395.00	\$42,735.05
14	5010058 HMA, 5E10	261.00	306.00 (A)	\$113.63	-	-	306.00	\$34,770.78
15	6030030 Lane Tie, Epoxy Anchored	22.00	8.00 (A)	\$11.36	-	-	8.00	\$90.88
16	8020040 Curb and Gutter, Conc, Det F6	267.00	343.00 (A)	\$28.10	-	-	343.00	\$9,638.30
17	8037001 _Detectable Warning Surface, Modified	75.00	66.00 (A)	\$39.97	-	-	66.00	\$2,638.02
18	8030036 Sidewalk Ramp, Conc, 6 inch	447.00	704.40 (A)	\$8.33	-	-	704.40	\$5,887.65
19	8030044 Sidewalk, Conc, 4 inch	1,675.00	1,351.40 (A)	\$6.88	-	-	1,351.40	\$9,297.83
20	8100340 Post Hole Through Conc for Steel Post	3.00	0.00 (A)	\$56.26	-	-	-	-
21	8100371 Post, Steel, 3 lb	70.00	0.00 (A)	\$5.83	-	-	-	-
22	8100390 Sign, Type I, Erect, Saliv	5.00	0.00 (A)	\$116.52	-	-	-	-
23	8110024 Pavt Mfkg, Ovly Cold Plastic, 6 inch, Crosswalk	394.00	750.00 (A)	\$2.62	-	-	750.00	\$1,965.00
24	8110045 Pavt Mfkg, Ovly Cold Plastic, 24 inch, Stop Bar	193.00	199.00 (A)	\$9.32	-	-	199.00	\$1,854.68
25	8110071 Pavt Mfkg, Ovly Cold Plastic, Rt Turn Arrow Sym	2.00	3.50 (A)	\$134.00	-	-	3.50	\$469.00
26	8110072 Pavt Mfkg, Ovly Cold Plastic, Rt Turn Arrow Sym	2.00	1.00 (A)	\$157.30	-	-	1.00	\$157.30
27	8110153 Pavt Mfkg, Sprayable Thermopi, 4 inch, White	560.00	512.00 (A)	\$3.26	-	-	512.00	\$1,689.12
28	8110154 Pavt Mfkg, Sprayable Thermopi, 4 inch, Yellow	44.00	244.00 (A)	\$3.28	-	-	244.00	\$795.44
29	8117001 _Pavt Mfkg, Recessed	20.00	20.00	\$11.65	-	-	20.00	\$233.00
30	8120012 Barricade, Type III, High Intensity, Double Sided, Lighted, Furn	37.00	37.00	\$40.79	-	-	37.00	\$1,509.23
31	8120013 Barricade, Type III, High Intensity, Double Sided, Lighted Oper	37.00	37.00	\$0.01	-	-	37.00	\$0.37
32	8120140 Lighted Arrow, Type C, Furn	4.00	4.00	\$233.03	-	-	4.00	\$932.12
33	8120141 Lighted Arrow, Type C, Oper	4.00	4.00	\$1.17	-	-	4.00	\$4.68
34	8120170 Minor Traf Devices	1.00	1.00	\$5,825.87	-	-	1.00	\$5,825.87
35	8120250 Plastic Drum, High Intensity, Furn	344.00	268.00 (A)	\$10.49	-	-	268.00	\$2,811.32
36	8120251 Plastic Drum, High Intensity, Oper	344.00	268.00 (A)	\$0.01	-	-	268.00	\$2.66
37	120310 Sign Cover	5.00	0.00 (A)	\$29.13	-	-	-	-
38	8120330 Sign, Portable, Changeable Message, Furn	6.00	4.00 (A)	\$2,330.35	-	-	4.00	\$9,321.40

Item No.	Description	Original Bid Quantity	Authorized Quantity	Unit Price	Period Quantity	Period Amount	Quantity to Date	Total Amount to Date
39	8120331 Sign, Portable, Changeable Message, Oper	6.00	4.00 (A)	\$1.17	-	-	4.00	\$4.68
40	8120350 Sign, Type B, Temp, Prismatic, Furn	907.00	1,076.00 (A)	\$2.33	-	-	1,076.00	\$2,507.08
41	78127010 _Sign, Type B, Temp, Prismatic, Special, Furn	262.00	120.00 (A)	\$3.50	-	-	120.00	\$420.00
42	8127010 _Sign, Type B, Temp, Prismatic, Special, Oper	262.00	116.00 (A)	\$0.01	-	-	116.00	\$1.18
43	8167011 _Surface Restoration, Seeding	316.00	76.10 (A)	\$5.83	-	-	76.10	\$443.66
44	8190244 Hh, Adj	3.00	2.00 (A)	\$757.37	-	-	2.00	\$1,514.74
45	8210005 Monument Box Adjust	1.00	1.00	\$582.59	-	-	1.00	\$582.59
Additional Terms to the Contract								
46	Pedestrian Signal Relocation at 10Mi and Coolidge	0.00	1.00 (A)	\$5,460.00	-	-	1.00	\$5,460.00
				Division A Sub-Total:		\$0.00		
				Retainage:		(\$1,041.00)		\$176,797.22

Item No.	Description	Original Bid Quantity	Authorized Quantity	Unit Price	Period Quantity	Period Amount	Quantity to Date	Total Amount to Date
Division B: Wales & Winchester								
1	2040020 Curb and Gutter, Rem	287.00 Ft	674.90 (A)	\$13.12	-	-	674.90	\$8,854.69
2	2057021 Subgrade Undercutting, Type II, Modified	131.00 Cyd	0.00 (A)	\$48.14	-	-	-	-
3	2087050 Erosion Control, Inlet Protection, Fabric Drop, RCOC	10.00 Ea	5.00 (A)	\$75.73	-	-	5.00	\$378.65
4	3020001 Aggregate Base	14.00 Ton	0.00 (A)	\$56.74	-	-	-	-
5	4030005 Dr Structure Cover, Adj, Case 1	10.00 Ea	5.00 (A)	\$372.69	-	-	5.00	\$1,863.45
6	4030010 Dr Structure Cover, Type B	1.00 Ea	0.00 (A)	\$622.92	-	-	-	-
7	4030050 Dr Structure Cover, Type K	8.00 Ea	5.00 (A)	\$488.00	-	-	5.00	\$2,430.00
8	5010002 Cold Milling HMA Surface	3,926.00 Syd	3,505.00 (A)	\$4.60	-	-	3,505.00	\$16,123.00
9	5010005 HMA Surface, Rem	3,390.00 Syd	3,133.00 (A)	\$2.60	-	-	3,133.00	\$8,145.80
10	5010020 Pavt Joint and Crack Repr, Det 7	2,000.00 Ft	0.00 (A)	\$2.10	-	-	-	-
11	5010021 Pavt Joint and Crack Repr, Det 6	100.00 Ft	0.00 (A)	\$12.50	-	-	-	-
12	5010025 Hand Patching	85.00 Ton	0.00 (A)	\$103.36	-	-	-	-
13	5010033 HMA, 13A	1,347.00 Ton	1,418.47 (A)	\$69.93	-	-	1,418.47	\$99,193.61
14	6027011 Pavt Repr, With or Without Curb, Nonreinf Conc, 8 Inch	225.00 Syd	132.60 (A)	\$49.27	-	-	132.60	\$6,533.20
15	6030030 Lane Tie, Epoxy Anchored	170.00 Ea	12.00 (A)	\$11.36	-	-	12.00	\$136.32
16	8020038 Curb and Gutter, Conc, Det F4	287.00 Ft	674.90 (A)	\$27.26	-	-	674.90	\$18,397.77
17	8120012 Barricade, Type III, High Intensity, Double Sided, Lighted, Furn	6.00 Ea	2.00 (A)	\$40.79	-	-	2.00	\$61.58
18	8120013 Barricade, Type III, High Intensity, Double Sided, Lighted Oper	6.00 Ea	2.00 (A)	\$0.01	-	-	2.00	\$0.02
19	8120250 Plastic Drum, High Intensity, Furn	20.00 Ea	20.00	\$10.49	-	-	20.00	\$209.60
20	8120251 Plastic Drum, High Intensity, Oper	20.00 Ea	20.00	\$0.01	-	-	20.00	\$0.20
21	8120350 Sign, Type B, Temp, Prismatic, Furn	178.00 Sft	60.00 (A)	\$2.33	-	-	60.00	\$186.40
22	8120351 Sign, Type B, Temp, Prismatic, Oper	178.00 Sft	80.00 (A)	\$0.01	-	-	80.00	\$0.80
23	8127010 Sign, Type B, Temp, Prismatic, Special, Furn	28.00 Sft	0.00 (A)	\$3.50	-	-	-	-
24	8127010 Sign, Type B, Temp, Prismatic, Special, Oper	28.00 Sft	0.00 (A)	\$0.01	-	-	-	-
25	8167011 Surface Restoration, Seeding	80.00 Syd	57.40 (A)	\$5.83	-	-	57.40	\$334.64
Division B Sub-Total:						\$0.00		\$162,669.93
Retainage:						(\$969.00)		



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Payment Application no. 1 for the 2015 Catch Basin Line Replacement and Sewer Lateral Repair Project, M-606.

DEPARTMENT: DPW/Technical & Planning – Engineering *KJY*

SUMMARY: Attached is Payment Application no. 1 for the 2015 Catch Basin Line Replacement and Sewer Lateral Repair Project, M-606. The project is now 81% complete.

<u>FINANCIAL STATEMENT:</u>	Original Contract Amount:	\$ 369,522.50
	Total Completed to Date:	\$ 299,767.82
	Less Retainage:	\$ 18,476.13
	Net Earned:	\$ 281,291.69
	Deductions:	\$ 0.00
	Balance:	\$ 281,291.69
	Payments to Date:	\$ 0.00
	Amount Due Troelsen Excavating:	\$ 281,291.69

RECOMMENDED ACTION: It is recommended that Payment Application no. 1 for the 2015 Catch Basin Line Replacement and Sewer Lateral Repair Project, M-606 to Troelsen Excavating be approved for the amount of \$281,291.69. Funding is available in the Water & Sewer Fund no. 592-18-550-930 for this project.

APPROVALS:

City Manager: *Charles F.*

Department Director: *KJY*

Finance Director: _____

EXHIBITS: Payment Application no. 1

PAYMENT APPLICATION

PROJECT: 2016 CATCH BASIN LINE REPLACEMENT & SEWER LATERAL REPAIR PROJECT

JOB NUMBER: M-608

OWNER: CITY OF OAK PARK

APPLICATION NO.: 1

CONTRACTOR: TROELSEN EXCAVATING COMPANY
1386 ROCHESTER ROAD
TROY, MICHIGAN 48063

PERIOD ENDING: 7/31/2015

ITEM	DESCRIPTION	ORIGINAL BID QUANTITY	UNIT PRICE	PERIOD QUANTITY	PERIOD AMOUNT	QUANTITY TO DATE	AMOUNT TO DATE
1	REMOVE CONCRETE PAVEMENT MODIFIED	550	SYD \$15.00	526.88	\$7,900.20	526.88	\$7,900.20
2	CONCRETE PAVEMENT W/INT CURB AND GUTTER 9" CONC. MODIFIED	530	SYD \$65.00	472.76	\$30,729.40	472.78	\$30,729.40
3	SIDEWALK CONC. NON-REINFORCED 6" SIDEWALK/DRIVE APP MODIFIE	170	SFT \$13.25	472.13	\$6,255.72	472.13	\$6,255.72
4	ADJUSTING DRAINAGE STRUCTURES	5	EA \$400.00	0.00	\$0.00	0.00	\$0.00
5	24" CURB AND GUTTER SECTION 7" CONCRETE NON REINFORCED	15	LFT \$35.00	6.50	\$227.50	6.50	\$227.50
6	SEWER REMOVE LESS THAN 12"	180	LFT \$12.00	153.00	\$1,836.00	153.00	\$1,836.00
7	SEWER 10" SCHEDULE 40 PVC PIPE TRENCH DETAIL B	75	LFT \$160.00	142.00	\$22,720.00	142.00	\$22,720.00
8	SEWER 12" SCHEDULE 40 PVC PIPE TRENCH DETAIL B	75	LFT \$165.00	11.00	\$1,815.00	11.00	\$1,815.00
9	SEWER LATERAL POINT REPAIR MODIFIED	43	EA \$4,700.00	44.00	\$208,800.00	44.00	\$208,800.00
10	AGGREGATE BASE UNDER 9" CONCRETE (6" 214AA CR. LIMESTONE)	530	SYD \$20.00	474.20	\$9,484.00	474.20	\$9,484.00
11	DRAINAGE STRUCTURE REMOVING MODIFIED	7	EA \$500.00	1.00	\$500.00	1.00	\$500.00
12	DRAINAGE STRUCTURE, 24" INLET MODIFIED	4	EA \$2,900.00	0.00	\$0.00	0.00	\$0.00
13	DRAINAGE STRUCTURE, 48" DIAMETER MODIFIED	3	EA \$3,300.00	1.00	\$3,300.00	1.00	\$3,300.00
14	DRAINAGE STRUCTURE COVER	5,040	LBS \$2.00	0.00	\$0.00	0.00	\$0.00
15	SEWER TRAP 12" MODIFIED	7	EA \$500.00	2.00	\$1,000.00	2.00	\$1,000.00
16	SEWER TAP, 12 AND UNDER	1	EA \$1,000.00	0.00	\$0.00	0.00	\$0.00
17	4" OR 6" PVC PIPE WITH BACKFILL	50	LFT \$100.00	2.00	\$200.00	2.00	\$200.00
18	TUCK POINT DRAINAGE STRUCTURE	5	EA \$400.00	0.00	\$0.00	0.00	\$0.00
19	CLASS A SODDING	220	SYD \$6.50	0.00	\$0.00	0.00	\$0.00
20	MINOR TRAFFIC DEVICES, 5% MAX	1	LSUM \$7,000.00	1.00	\$7,000.00	1.00	\$7,000.00
21	PROJECT CLEAN UP, 5% MAX	1	LSUM \$15,000.00	0.00	\$0.00	0.00	\$0.00
22	INSPECTION CREW DAYS	\$320	DAY 40.00	22.50	\$9,000.00	0.00	\$0.00

Period Total Amount: \$299,767.82 Amount to Date: \$299,767.82

Contract Amount: \$369,622.60

Earnings This Period: \$299,767.82

Total Earnings to Date: \$299,767.82

Less Retainage: \$18,476.13
Net Earned: \$281,291.89
Deductions: \$0.00
Balance: \$281,291.89
Payments to Date: \$0.00

AMOUNT DUE TROELSEN EXCAVATING: \$281,291.89

Accepted By: _____
Troelsen Excavating Company

Date: _____

Approved By: _____
Robert Barrett, Director Technical & Planning Services
City of Oak Park, Michigan

Date: _____

MERCHANT'S LICENSES – AUGUST 17, 2015**(Subject to All Departmental Approvals)**

<u>NEW MERCHANT</u>	<u>ADDRESS</u>	<u>FEE</u>
NEW GRACE SPINAL REHABILITATION CENTER	12706 NINE MILE	150.00
STEP OFF DANCE STUDIO	25250 GREENFIELD	150.00
OAK PARK CENTER FOR PHYSICAL CENTER	12702 NINE MILE	150.00
CAR STOP AUTOMOTIVE INC	21000 COOLIDGE	150.00

RENEWALS –



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Obsolete Property Rehabilitation Exemption Certificate – Loop on Greenfield

DEPARTMENT: Community & Economic Development

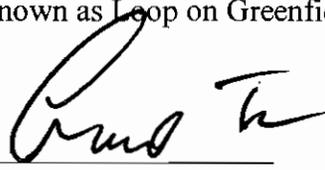
SUMMARY: The Community & Economic Development Department recommends to city council to grant an application for an Obsolete Property Rehabilitation Exemption Certificate for the Loop of Greenfield (Providence Green) apartment complex parcels 52-25-19-326-017 and 52-25-19-301-012. Based upon the policy for OPRA tax exemptions and the investment of \$6,905,737 this project qualifies for the full 12 year exemption certificate. The guidelines state that the duration is determined by the following:

- o New real property investments may receive a (6) year certificate for an initial investment of \$500,000
- o An additional one (1) year may be granted for every \$250,000 of investment over the initial \$250,000 minimum investment

FINANCIAL STATEMENT:

RECOMMENDED ACTION: City Council approve 12 years for the Obsolete Property Rehabilitation Exemption Certificate for parcels 52-25-19-326-017 and 52-25-19-301-012 otherwise known as Loop on Greenfield (Providence Green Apartments).

APPROVALS:

City Manager: Director: 

Finance Director: _____

Application for Obsolete Property Rehabilitation Exemption Certificate

This form is issued as provided by Public Act 146 of 2000, as amended. This application should be filed after the district is established. This project will not receive tax benefits until approved by the State Tax Commission. Applications received after October 31 may not be acted upon in the current year. This application is subject to audit by the State Tax Commission.

INSTRUCTIONS: File the original and two copies of this form and the required attachments with the clerk of the local government unit. (The State Tax Commission requires two copies of the Application and attachments. The original is retained by the clerk.) Please see State Tax Commission Bulletin 9 of 2000 for more information about the Obsolete Property Rehabilitation Exemption. The following must be provided to the local government unit as attachments to this application: (a) General description of the obsolete facility (year built, original use, most recent use, number of stories, square footage); (b) General description of the proposed use of the rehabilitated facility, (c) Description of the general nature and extent of the rehabilitation to be undertaken, (d) A descriptive list of the fixed building equipment that will be a part of the rehabilitated facility, (e) A time schedule for undertaking and completing the rehabilitation of the facility, (f) A statement of the economic advantages expected from the exemption. A statement from the assessor of the local unit of government, describing the required obsolescence has been met for this building, is required with each application. Rehabilitation may commence after establishment of district.

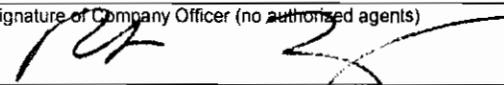
Applicant (Company) Name (applicant must be the OWNER of the facility) Loop On Greenfield LLC		
Company Mailing address (No. and street, P.O. Box, City, State, ZIP Code) 408 S. Lafayette Suite 100 Royal Oak, MI 48067		
Location of obsolete facility (No. and street, City, State, ZIP Code) 15205-15423 Northgate and 25430-25840 Lincoln Terrace (a.k.a. 25500 Greenfield Road) Oak Park, MI 48237		
City, Township, Village (indicate which) Oak Park		County Oakland
Date of Commencement of Rehabilitation (mm/dd/yyyy) 8-15-2015	Planned date of Completion of Rehabilitation (mm/dd/yyyy) 12-31-2017	School District where facility is located (include school code) Berkley 65050
Estimated Cost of Rehabilitation \$6,905,737.00	Number of years exemption requested 12	Attach Legal description of Obsolete Property on separate sheet
Expected project likelihood (check all that apply):		
<input type="checkbox"/> Increase Commercial activity	<input checked="" type="checkbox"/> Retain employment	<input type="checkbox"/> Revitalize urban areas
<input checked="" type="checkbox"/> Create employment	<input checked="" type="checkbox"/> Prevent a loss of employment	<input checked="" type="checkbox"/> Increase number of residents in the community in which the facility is situated
Indicate the number of jobs to be retained or created as a result of rehabilitating the facility, including expected construction employment <u>30</u>		
Each year, the State Treasurer may approve 25 additional reductions of half the school operating and state education taxes for a period not to exceed six years. Check the following box if you wish to be considered for this exclusion. <input checked="" type="checkbox"/>		

APPLICANT'S CERTIFICATION

The undersigned, authorized officer of the company making this application certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way and that all of the information is truly descriptive of the property for which this application is being submitted. Further, the undersigned is aware that, if any statement or information provided is untrue, the exemption provided by Public Act 146 of 2000 may be in jeopardy.

The applicant certifies that this application relates to a rehabilitation program that, when completed, constitutes a rehabilitated facility, as defined by Public Act 146 of 2000, as amended, and that the rehabilitation of the facility would not be undertaken without the applicant's receipt of the exemption certificate.

It is further certified that the undersigned is familiar with the provisions of Public Act 146 of 2000, as amended, of the Michigan Compiled Laws; and to the best of his/her knowledge and belief, (s)he has complied or will be able to comply with all of the requirements thereof which are prerequisite to the approval of the application by the local unit of government and the issuance of an Obsolete Property Rehabilitation Exemption Certificate by the State Tax Commission.

Name of Company Officer (no authorized agents) Robert Lenz	Telephone Number 248-291-5615	Fax Number 248-291-5712
Mailing Address 408 S Lafayette Suite 100 Royal Oak, MI 48067		Email Address bob@peak-management.com
Signature of Company Officer (no authorized agents) 		Title Member

LOCAL GOVERNMENT UNIT CLERK CERTIFICATION

The Clerk must also complete Parts 1, 2 and 4 on Page 2. Part 3 is to be completed by the Assessor.

Signature	Date application received
-----------	---------------------------

FOR STATE TAX COMMISSION USE		
Application Number	Date Received	LUCI Code

LOCAL GOVERNMENT ACTION

This section is to be completed by the clerk of the local governing unit before submitting the application to the State Tax Commission. Include a copy of the resolution which approves the application and Instruction items (a) through (f) on page 1, and a separate statement of obsolescence from the assessor of record with the State Assessor's Board. All sections must be completed in order to process.

PART 1: ACTION TAKEN

Action Date: _____		
<input type="checkbox"/> Exemption Approved for _____ Years, ending December 30, _____ (not to exceed 12 years)		
<input type="checkbox"/> Denied		
Date District Established	LUCI Code	School Code

PART 2: RESOLUTIONS (the following statements must be included in resolutions approving)

<p>A statement that the local unit is a Qualified Local Governmental Unit.</p> <p>A statement that the Obsolete Property Rehabilitation District was legally established including the date established and the date of hearing as provided by section 3 of Public Act 146 of 2000.</p> <p>A statement indicating whether the taxable value of the property proposed to be exempt plus the aggregate taxable value of property already exempt under Public Act 146 of 2000 and under Public Act 198 of 1974 (IFT's) exceeds 5% of the total taxable value of the unit.</p> <p>A statement of the factors, criteria and objectives, if any, necessary for extending the exemption, when the certificate is for less than 12 years.</p> <p>A statement that a public hearing was held on the application as provided by section 4(2) of Public Act 146 of 2000 including the date of the hearing.</p> <p>A statement that the applicant is not delinquent in any taxes related to the facility.</p> <p>If it exceeds 5% (see above), a statement that exceeding 5% will not have the effect of substantially impeding the operation of the Qualified Local Governmental Unit or of impairing the financial soundness of an affected taxing unit.</p> <p>A statement that all of the items described under "Instructions" (a) through (f) of the Application for Obsolete Property Rehabilitation Exemption Certificate have been provided to the Qualified Local Governmental Unit by the applicant.</p>	<p>A statement that the application is for obsolete property as defined in section 2(h) of Public Act 146 of 2000.</p> <p>A statement that the commencement of the rehabilitation of the facility did not occur before the establishment of the Obsolete Property Rehabilitation District.</p> <p>A statement that the application relates to a rehabilitation program that when completed constitutes a rehabilitated facility within the meaning of Public Act 146 of 2000 and that is situated within an Obsolete Property Rehabilitation District established in a Qualified Local Governmental Unit eligible under Public Act 146 of 2000 to establish such a district.</p> <p>A statement that completion of the rehabilitated facility is calculated to, and will at the time of issuance of the certificate, have the reasonable likelihood to, increase commercial activity, create employment, retain employment, prevent a loss of employment, revitalize urban areas, or increase the number of residents in the community in which the facility is situated. The statement should indicate which of these the rehabilitation is likely to result in.</p> <p>A statement that the rehabilitation includes improvements aggregating 10% or more of the true cash value of the property at commencement of the rehabilitation as provided by section 2(l) of Public Act 146 of 2000.</p> <p>A statement of the period of time authorized by the Qualified Local Governmental Unit for completion of the rehabilitation.</p>
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PART 3: ASSESSOR RECOMMENDATIONS

Provide the Taxable Value and State Equalized Value of the Obsolete Property, as provided in Public Act 146 of 2000, as amended, for the tax year immediately preceding the effective date of the certificate (December 31st of the year approved by the STC).

	Taxable Value	State Equalized Value (SEV)	
Building(s)	\$3,801,000	\$3,801,000	
Name of Governmental Unit	Date of Action on application	Date of Statement of Obsolescence	

PART 4: CLERK CERTIFICATION

The undersigned clerk certifies that, to the best of his/her knowledge, no information contained herein or in the attachments hereto is false in any way. Further, the undersigned is aware that if any information provided is untrue, the exemption provided by Public Act 146 of 2000 may be in jeopardy.

Name of Clerk	Clerk Signature	Date	
Clerk's Mailing Address	City	State	ZIP Code
	Telephone Number	Fax Number	Email Address

Mail completed application and attachments to: Michigan Department of Treasury
State Tax Commission
P.O. Box 30471
Lansing, Michigan 48909-7971

If you have any questions, call (517) 373-2408.

For guaranteed receipt by the State Tax Commission, it is recommended that applications and attachments are sent by certified mail.

ATTACHMENT B

General Description of the Proposed Use of the Rehabilitated Facility

The existing apartment complex will be rehabilitated for continued use as 696-unit residential apartment complex. The community will retain its current amenities: the pool, clubhouse, onsite parking and green space. No other proposed uses are anticipated at this time.

ATTACHMENT C

Nature and Extent of Rehabilitation

The rehabilitation team will be ready to begin building and unit renovation as soon as possible. The rehabilitation will include the renovation of 464 of 696 residential apartment units over a 29-month period beginning first with the buildings closest to Greenfield Road and working back to the buildings on the opposite (eastern) side of the obsolete facility. The rehabilitation of the buildings is anticipated to include installation of carpeting, new appliances, kitchen cabinets and windows and roof replacements. Replacement of building mechanical systems including boilers and water heaters is also anticipated as part of the rehabilitation project. The project will also include a comprehensive beautification plan to conduct improvements to the aesthetics of the property. This will likely include asphalt repair and restriping/sealing, new signage and landscaping.

A marketing team will simultaneously begin efforts to rebrand the apartment complex to change the reputation of the property within the community through the use of the local paper and marketing events. It is also anticipated that a security firm will be hired to provide courtesy officers for new residents to ensure a safe environment and improve the complex's reputation.

Loop On Green Renovation Budget

	Projected Cost
Unit Turns/Repair and Building Repair	
Lincoln Terrace	1,388,595
Northgate Even	823,834
Northgate Odd	852,006
Unit Contingency (\$250/unit)	121,750
Renovation Labor (29 months)	1,035,552
Window Replacement	750,000
Parking Lot Repairs	300,000
Curb Appeal/Signage/Pool	150,000
Mechanical Replacement	684,000
Contingency	800,000
	6,905,737

ATTACHMENT E

Estimated Schedule

January 2016 – June 2016

It is anticipated that the property will be acquired and rehabilitation will begin by January 2016. By June 2016, it is anticipated that 96 of the units will be renovated and 328 units will be occupied by new tenants. By this time it is expected that the renovation process will be refined and operating efficiently. Additionally, all beautification activities are expected to be completed during this time.

July 2016 – December 2017

Units will be renovated continuously at the rate of 16 units per month. The entire project is anticipated to be complete by December 2017.

ATTACHMENT F

Economic Advantages

Completion of the rehabilitated facility is anticipated to revitalize an urban area and increase the number of residents in the community in which the facility is situated. The development as a whole will result in additional tax revenue for all taxing jurisdictions once the certificate expires. The project will also dramatically transform a former obsolete and blighted property with a poor reputation in the community into a vibrant and aesthetically pleasing apartment community. The beautification activities planned along Greenfield Road will greatly improve the aesthetics of the property to passersby.

Creation of the district and approval of an exemption certificate is critical to making the project economically viable. In addition, the applicant is not delinquent in the payment of any taxes related to the facility.

LEGAL DESCRIPTION

Obsolete Property

The obsolete property is located at The obsolete facility is located at 15205-15423 Northgate and 25430-25840 Lincoln Terrace (commonly known as 25500 Greenfield Road) in Oak Park, Michigan and is comprised of two parcels (Parcel ID numbers 52-25-19-301-012 and 52-25-19-326-017). The legal descriptions for the parcels are as follows:

52-25-19-301-012

T1N, R11E, SEC 19 PART OF SW 1/4 BEG AT PT DIST S 626 FT FROM W 1/4 COR, TH S 89-35-47 E 1282.76 FT, TH S 00-51-25 W 702.21 FT, TH N 89-22-35 W 1272.30 FT, TH N 697.32 FT ALG W SEC LI TO BEG 20.52 A 5-9-05 FR S 25-19-301-008 ANNEX

52-25-19-326-017

T1N, R11E, SEC 19 PART OF SW 1/4 BEG AT PT DIST W 882.83 FT & S 00-27-00 W 423.00 FT FROM CEN OF SEC, TH S 00-27-00 W 904.62 FT, TH S 89-55-00 W 410.30 FT, TH N 00-27-00 E 1328.22 FT, TH E 205.04 FT, TH S 00-27-00 W 423.00 FT, TH E 205.26 FT TO BEG EXC N 43 FT TAKEN FOR LINCOLN AVE 10.31 A FR S 25-19-326-001 ANNEX



CITY OF OAK PARK

OFFICE OF THE CITY CLERK

Mayor
 Marian McClellan
Mayor Pro Tem
 Paul Levine
Council Members
 Michael Seligson
 Carolyn Burns
 Kiesha Speech

NAME: Loop on Greenfield
 ADDRESS: _____

DATE: 7/29/15

(Highlight fee to be charged)

Day Care Registration	\$ 25.00
FOIA Request	\$ _____
Garage Sale Permit	\$ 5.00
Handbill - 1 day	\$ 10.00
Handbill - 1 week	\$ 25.00
Handbill - 3 months	\$ 50.00
Handbill - 1 year	\$ 100.00
Handbill - name change	\$ 10.00
Mechanical Amusement Distributor License	\$ 250.00
Mechanical Amusement Device License	
1 Machine	\$ 250.00
2 machines - \$200 per machine	\$ 400.00
3-4 machines - \$175.00 per machine	\$ _____
5-6 machines - \$150.00 per machine	\$ _____
7-10 machines - \$125.00 per machine	\$ _____
Notary Fee	\$ 5.00
Pawnbroker License	\$ 400.00
Precious Metals License	\$ 50.00
Sidewalk Sale	\$ 10.00
Special Event Fee	\$ 100.00
Tavern License -	
New On-Premises Consumption or transfer of owner	\$ 800.00
Adding additional owners (Per Owner)	\$ 200.00
Background Check (Per applicant)	\$ 75.00
Annual Renewal	\$ 250.00
Vendor License - Food	\$ 50.00
Vendor License - Taxi (Per Driver)	\$ 75.00
Vendor License Lawn Care / Snow Removal	\$ 50.00
Voter List	\$ _____
Other: _____	\$ <u>650.00</u>

N:\Cityclerk\2015 Receipt For Services.Doc

CITY OF OAK PARK
 Date 07/29/2015 3:07:59 PM
 Ref Miscellaneous Transactions
 Receipt 60871
 Amount \$650.00

MF Capital LLC
1050 N Adams Ste 1
Birmingham, MI 48009

TCF Bank
Livonia, MI 48150

831

DATE

AMOUNT

07/29/15

\$650.00

PAY SIX HUNDRED FIFTY AND 00/100

TO THE ORDER OF City of Oak Park

PA 38



MEMO: OPRA Application Fees

THIS DOCUMENT CONTAINS HEAT SENSITIVE INK. TOUCH OR PRESS HERE. RED IMAGE DISAPPEARS WITH HEAT.

⑈831⑈

⑆272471548⑆ 9442095619⑈

MF Capital LLC

831

07/29/15 City of Oak Park

OPRA Application Fees

\$ 650.00

Account	Comment	Amount
Business Fees		650.00



CITY OF OAK PARK

Assessor's Office
Department of Finance

Mayor
Marian McClellan
Mayor Pro Tem
Paul Levine
Council Members
Michael Seligson
Kiesha Speech
Carolyn Burns
City Manager
Erik Tungate

July 28, 2015

Re: Application for Obsolete Property Rehabilitation Exemption Certificate for
Parcels 52-25-19-301-012 and 52-25-19-326-017

According to the City of Oak Park Assessing records, the property that is the subject of this request is a large apartment complex comprised of 723 units, built in 1965, located north of I-696 and east of Greenfield, known as Providence Green Apartments, identified as parcels 52-25-19-301-012 and 52-25-19-326-017. The subject property was annexed from Royal Oak Township in November 2004.

The property has been declared a nuisance in accordance with local housing and building code ordinances by the Technical and Planning Director (see attached). Due to years of neglect, many of the buildings are severely blighted, with only 30% of the units currently occupied, as the remainder do not meet City of Oak Park rental standards. Substantial improvements are required in order for the subject property to adequately restore its intended function to an economically efficient condition, including but not limited to, new efficient mechanical systems, updated electrical and plumbing, improved roof structure and cover, upgrades to windows, doors, interior walls, flooring, cabinets and ceilings, as well as to the exterior of the property.

Based on these findings, in my determination the subject property is more than 50% functionally obsolete.

Sincerely,

Martin D. Bush
City Assessor



CITY OF OAK PARK

DEPARTMENT OF TECHNICAL & PLANNING SERVICES

Mayor
Marian McClellan
Mayor Pro Tem
Paul Levine
Council Members
Michael Seligson
Kiesha Speech
Carolyn Burns
City Manager
Erik Tungate

July 28, 2015

Providence Green
25500 Greenfield Road
Oak Park, MI 48237

RE: Blight Certification Letter for Providence Green, 25500 Greenfield Road, Oak Park, Michigan

Dear Sirs:

After a review of City records and an inspection of the above referenced property to determine if the property meets the State of Michigan definition of blighted property, the City of Oak Park has made the following finding. This finding is based on the property located at 25500 Greenfield Road being in violation of the Oak Park Property Maintenance Code and meeting the definition of blight based on, but not limited to, the following:

- Numerous roof and gutter systems in need of replacement or in disrepair.
- Majority of windows in functional or physical disrepair or missing, including damaged openings.
- Foundations and exteriors in need of water proofing.
- Abatement of presumed mold required in multiple buildings
- Areas of parking lot, sidewalks, porches, steps, and drives in need of repair.
- Accessory structures including fences, pools, and out buildings in blighted conditions

Based on its current condition, it has been determined by the City of Oak Park that this property meets the definition of a blighted property.

Sincerely,

Jack R. Williams
Building Official

CITY OF OAK PARK
MICHIGAN
APPLICATION FOR SPECIAL EVENT LICENSE

Today's Date: 08-03-15

Applicant Information

Applicant/Business Name: MARCINA Cole

Applicant/Business Address: 23530 CONDON

Phone number: 248-383-3595 E-Mail Address: greatmarcina@yahoo.com

Relation of applicant to business: _____

Has applicant ever been convicted of a felony? Yes No

Owner Information

Owner or manager of site: _____ Phone: _____

Names and addresses of partners or officers of corporation:

Event Information

Proposed date(s) of event: September 5, 2015 Has this event been held previously? Yes No

Address or location of event: CONDON BLOCK - Oak Park Blvd - to Rosemary

Is this a City owned park? N/A

If this event is to take place in a City owned park, have you received and do you agree to abide by the City's Parks and Recreation rules and regulations? Yes No

Nature, purpose, and detailed description of event: CONDON Block Club Party - Bringing Neighbors together, get acquainted with new Neighbors, + old neighbors. FUN filled event for a LL.

Will the event be open to the public? Yes No

If yes, please describe how so: friends + family of Block Club Participants

Estimated number of people attending event? _____ Hours of Event: 11:00^{A.M.} - 7:00^{P.M.}

PLEASE WAIVED the fee, thank you

Requesting Fire Truck for Children (Thank you)

Are you requesting to have a parade? Yes No **If yes, please attach a map of the parade route**

Where will the parade participants be walking? Sidewalks Streets N/A

Will the parade require streets to be blocked off? Yes No N/A

If yes, how many streets/intersections will need to be blocked: 1 Block

Please attach a sign off from the residences located on the affected streets, indicating that they are aware of the event to take place, the date, times and location.

Food Services

Will food or beverages be sold at event? Yes No, if yes please list type(s) of food to be sold:

Will the food be prepackaged or prepared on site: yes

Please note: *If your application is approved and you plan to prepare food on site, you will need to contact the Oakland County Health Department at 248-424-7000 for inspection. You will also need to provide temporary water services at the site where the food is prepared.*

Mechanical Amusement

Will there be any mechanical rides at event? Yes No, if yes, please provide the name and the address of amusement operators: _____

Will the event have a moonwalk? Yes No, if yes, please provide the name and address of Company/Entity providing moonwalk: _____

Will the event have video games, etc.? If so, please provide the names and address of company providing the Games: No

Please Note: *You must provide proof of insurance for all mechanical rides, moonwalks, circus rides/games, etc. The City of Oak Park must be listed on the insurance certificate as "additionally insured." A copy of the City Ordinance with required liability insurance coverage for these events is attached. Also, certification by the State of Michigan Department of Labor is required for all mechanical amusement devices and rides.*

Technical/Support

Will the event require use of electrical supply source? Yes No, if yes, please describe:

Requesting Fire Truck

Will sanitary facilities be required at event? Yes No

Will tent(s) be used at the event? Yes No, if yes, please state size(s) of tent:

Will the event have banners displayed? Yes No, if so, please provide the number of signs and dimension(s):

Please Note: *If a temporary generator or electric supply source is provided, you must provide an Electrical permit by a licensed electrical contractor. Also, you will need certification of flame spread rates of all canvas and/or cloth enclosures.*

Other possible Special Event requirements include: additional application, inspection and bond fees, temporary sign permit.

The fee for a Special Event application is \$100: The fee is non-refundable. Once an application is received, the City Clerk's Office will send copies of the application to the following departments: City Manager, Public Safety, Public Works, and Recreation. Each department will review the application and provide a written estimate of services they will need to provide, along with man-hours and costs (if any). The City Clerks' office will contact the applicant to inform them of the additional costs involved. At that time the applicant can decide whether or not to proceed with the event. If so, the event will be placed on the City Council agenda for approval.

Should any of the above information prove to be inaccurate or untruthful, it will be grounds to deny the applicant's request or revoke any approvals. I hereby certify the above information to be true and accurate to the best of my knowledge.


Applicant's Signature

State of Michigan

ss

County of _____

Subscribed and sworn to before me, a Notary Public this _____ day of _____, 20____, by

_____.

My Commission expires: 7-15-18


Notary Public

J. CHÉRILYNN BROWN
NOTARY PUBLIC - STATE OF MICHIGAN
COUNTY OF MACOMB
My Commission Expires July 15, 2018
Acting in the County of Oakland

Block Club Party

tentative 14 Date - 1st week of September

- | | |
|---------------------|----------------|
| 23541 Condon | Stacy Smith |
| 23550 Condon Street | Jayne Johnson |
| 23630 Condon | John E. |
| 23620 Condon | Myrtle Taylor |
| 23531 Condon | Robert Johnson |
| 23520 Condon St. | May Cox |
| 23510 Condon | W. Johnson |
| 21750 Rosemary Blvd | M. Cole |

SPECIAL EVENT LICENSE APPLICATION FEE ESTIMATION
Condon Block Party

DATE: September 5, 2015

<u>DEPARTMENT</u>	<u>SERVICES</u>	<u>ESTIMATED HOURS</u>	<u>ESTIMATED COST</u>
TECHNICAL AND PLANNING Rob Barrett	N/A	N/A	N/A
PUBLIC SAFETY Steve Cooper	Officers to make periodic checks as part of patrol activities. Fire truck not available due to staffing levels.	1/2hr.	NA
RECREATION			N/A
DPW Kevin Yee	Drop off/pick up barricades	1/2 hr	\$0

CITY OF OAK PARK
MICHIGAN
APPLICATION FOR SPECIAL EVENT LICENSE

Today's Date: 7-28-15

Applicant Information

Applicant/Business Name: ELIZABETH NASSER
FERNDALE AREA CROP HUNGER WALK

Applicant/Business Address: 23441 MEADOW LAKE OP

Phone number: 248-548-0366 E-Mail Address: ferndalefirstumc@ameritech.net

Relation of applicant to business: MEMBER - FUMC - Ferndale

Has applicant ever been convicted of a felony? Yes No

Owner Information

Owner or manager of site: _____ Phone: _____

Names and addresses of partners or officers of corporation:

FIRST UNITED METHODIST CHURCH OF FERNDALE

Event Information

Proposed date(s) of event: SEPTEMBER 27, 2015 Has this event been held previously? Yes No

Address or location of event: _____

Is this a City owned park? _____

If this event is to take place in a City owned park, have you received and do you agree to abide by the City's Parks and Recreation rules and regulations? Yes No

Nature, purpose, and detailed description of event: CROP WALK FOR HUNGER - FUNDRAISER

Will the event be open to the public? Yes No

If yes, please describe how so: _____

Estimated number of people attending event? WALKING 80 Hours of Event: 2pm - 6pm

Are you requesting to have a parade? Yes No **If yes, please attach a map of the parade route**

Where will the parade participants be walking? Sidewalks Streets

Will the parade require streets to be blocked off? Yes No

If yes, how many streets/intersections will need to be blocked : _____

Please attach a sign off from the residences located on the affected streets, indicating that they are aware of the event to take place, the date, times and location.

Food Services

Will food or beverages be sold at event? Yes No, if yes please list type(s) of food to be sold:

Will the food be prepackaged or prepared on site: _____

Please note: *If your application is approved and you plan to prepare food on site, you will need to contact the Oakland County Health Department at 248-424-7000 for inspection. You will also need to provide temporary water services at the site where the food is prepared.*

Mechanical Amusement

Will there be any mechanical rides at event? Yes No, if yes, please provide the name and the address of amusement operators: _____

Will the event have a moonwalk? Yes No, if yes, please provide the name and address of Company/Entity providing moonwalk: _____

Will the event have video games, etc.? If so, please provide the names and address of company providing the Games: _____

Please Note: *You must provide proof of insurance for all mechanical rides, moonwalks, circus rides/games, etc. The City of Oak Park must be listed on the insurance certificate as "additionally insured." A copy of the City Ordinance with required liability insurance coverage for these events is attached. Also, certification by the State of Michigan Department of Labor is required for all mechanical amusement devices and rides.*

Technical/Support

Will the event require use of electrical supply source? Yes No, if yes, please describe:

Will sanitary facilities be required at event? Yes No

Will tent(s) be used at the event? Yes No, if yes, please state size(s) of tent:

Will the event have banners displayed? Yes No, if so, please provide the number of signs and dimension(s):

Please Note: If a temporary generator or electric supply source is provided, you must provide an Electrical permit by a licensed electrical contractor. Also, you will need certification of flame spread rates of all canvas and/or cloth enclosures.

Other possible Special Event requirements include: additional application, inspection and bond fees, temporary sign permit.

★ PLEASE WAIVE FEE

The fee for a Special Event application is \$100: The fee is non-refundable. Once an application is received, the City Clerk's Office will send copies of the application to the following departments: City Manager, Public Safety, Public Works, and Recreation. Each department will review the application and provide a written estimate of services they will need to provide, along with man-hours and costs (if any). The City Clerks' office will contact the applicant to inform them of the additional costs involved. At that time the applicant can decide whether or not to proceed with the event. If so, the event will be placed on the City Council agenda for approval.

July 28, 2015

City Manager
City of Oak Park
13600 Oak Park Blvd.
Oak Park, MI 48237

Dear Erik Tungate,

The "Ferndale Area CROP Walk" is sponsoring a CROP Walk for Hunger on Sunday, September 27, 2015. We are requesting permission to use some of the streets in your city (see enclosed map for the walk). Starting time of the walk is 2:00 p.m. from Zion Lutheran Church and will end at same church at 6:00 p.m.

Please respond by letter or phone to Elizabeth Nasser, 23441 Meadowlark, Oak Park, MI 48237 – Phone 248-548-0366, or e-mail 1st UMC Ferndale (ferndalefirstumc@ameritech.net).

Thank you in advance for approving this year's walk and for the many years you have approved our using your city.

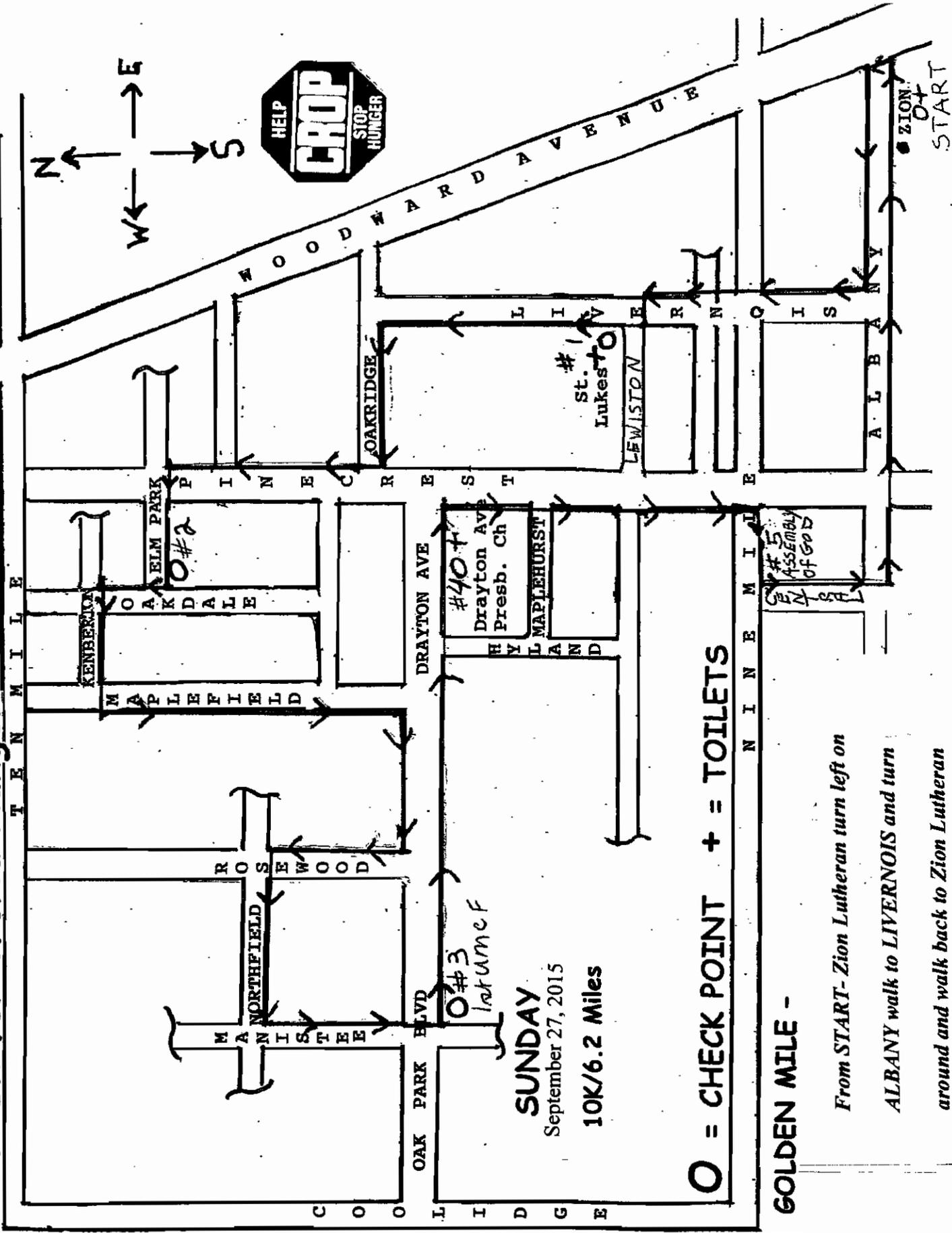
Sincerely,



Elizabeth Nasser, Crop Walk Committee Member

Enclosure: **Map** (Start point is Zion Lutheran Church
@Albany & Woodward)

CROP WALK for World Hunger



O = CHECK POINT + = TOILETS

GOLDEN MILE -

From **START-Zion Lutheran** turn left on
ALBANY walk to **LIVERNOIS** and turn
 around and walk back to **Zion Lutheran**

SPECIAL EVENT LICENSE APPLICATION FEE ESTIMATION
Ferndale Area Crop Hunger Walk

DATE: September 27, 2015

<u>DEPARTMENT</u>	<u>SERVICES</u>	<u>ESTIMATED HOURS</u>	<u>ESTIMATED COST</u>
TECHNICAL AND PLANNING Rob Barrett	N/A	N/A	N/A
PUBLIC SAFETY Steve Cooper	Periodic checks as part of patrol activities	1/2hr.	NA
RECREATION			N/A
DPW Kevin Yee	N/A	N/A	N/A

**GARAN
LUCOW
MILLER P.C.**

GREAT LAKES LAW FIRM SERVING CLIENTS NATIONALLY

1155 Brewery Park Blvd, Ste 200
Detroit, Michigan 48207
313-446-1530
Tax I.D. 38-1879991

Invoice 442037

August 11, 2015

Erik Tungate
City of Oak Park
14000 Oak Park Blvd.
Oak Park, MI 48327

Re: In Re: City of Oak Park

*Client 7406
Matter 1*

Statement for City Attorney Legal Services

For Legal Services Rendered Through Friday, July 31, 2015

\$11,667.00

Fee Total

Costs Advanced:

Date	Description	Amount
06/17/15	Reproduction Charges 106 @ 0.15	15.90
07/01/15	Reproduction Charges 1,899 @ 0.15	284.85
07/13/15	Reproduction Charges 3 @ 0.15	0.45
07/14/15	Reproduction Charges 3 @ 0.15	0.45
07/16/15	Reproduction Charges 7 @ 0.15	1.05
07/16/15	Reproduction Charges 7 @ 0.15	1.05
07/17/15	Reproduction Charges 19 @ 0.15	2.85
07/17/15	Reproduction Charges 19 @ 0.15	2.85
07/20/15	Reproduction Charges 3 @ 0.15	0.45
07/20/15	Reproduction Charges 3 @ 0.15	0.45
07/21/15	Reproduction Charges 3 @ 0.15	0.45

In Re: City of Oak Park

08/11/15

Page 2

Costs Advanced:

Date	Description	Amount
07/21/15	Reproduction Charges 3 @ 0.15	0.45
	Total Costs Advanced	\$311.25

Total Fees and Disbursements: \$11,978.25

*Invoices for legal services are due upon receipt. To ensure proper application of your payment,
Please indicate our invoice number and client/matter number on your remittance.*



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015 **AGENDA #**

SUBJECT: Report on bids for the 2015 Block Pruning Project, M-636.

DEPARTMENT: DPW/Technical & Planning – Engineering *KJY*

SUMMARY: At the July 6, 2015 regular meeting of the Oak Park City Council, the request to bid the 2015 Block Pruning Project, M-636 was approved (CM-07-257-15). The project was advertised and eleven (11) contractors viewed the documents. On August 10, 2015, two (2) bids were received and opened. The low bidder, Owens Tree Service, Inc. of Attica, MI, submitted a bid of \$48.00 per tree. References were checked and Owens has also performed Block Pruning in the past for the City to the satisfaction of City personnel.

FINANCIAL STATEMENT: There is \$50,000 budgeted in the Major and Local Street Funds for this expenditure.

RECOMMENDED ACTION: It is recommended City Council award the bid for the 2015 Block Pruning Project, M-636 to Owens Tree Service, Inc. of Attica, MI for the total amount of \$49,968.00 (1,041 trees). Funding is available in the Major and Local Street Funds.

APPROVALS:

City Manager: *Chris R*

Department Director: *KJY*

Finance Director: _____

EXHIBITS: bid tabulation

BID TABULATION

2015 Block Pruning Project, M-636

Bid Opening Date: August 10, 2015 @ 2:00pm

Page 1 of 1

		Owen Tree Service, Inc. 225 N. Lake George Rd. Attica, MI 48412 810-724-6651	Raymond's Tree Service, Inc 4228 First St. Brown City, MI 48416 810-346-2593	
Item #	Item Description	Price Per Tree	Price Per Tree	Price Per Tree
PROPOSAL A - BLOCK PRUNING	BUDGET \$50,000.00 Contractor to provide a tree trimming/pruning crew, all equipment, saws, vehicles, aerial tower, chipper, trucks, traffic control devices, and any other items/employees necessary for trimming/pruning on municipal property within the City of Oak Park. This includes the removal and disposal of dead wood, hanging limbs and dangerous and hazardous limbs.	\$48.00	\$50.00	

TOTAL BID AMOUNT

\$50,000.00

Item #	Item Description	Price Per Tree	Price Per Tree
PROPOSAL B - TREE REMOVAL	AS NEEDED Contractor to provide a tree removal crew, all equipment, saws, vehicles, aerial tower, chipper, trucks, traffic control devices, and any other items/employees necessary for removal and disposal of trees on municipal property within the City of Oak Park.	\$ 300.00 8" to 19" \$ 700.00 20" to 27" \$ 1,200.00 28" to 35" \$ 2,000.0 36" to 43" \$ 2,400.00 44" & over	\$ 300.00 8" to 19" \$ 550.00 20" to 27" \$ 900.00 28" to 35" \$ 1,200.00 36" to 43" \$ 1,500.00 44" & over

Item #	Item Description	Price Per Tree	Price Per Tree
PROPOSAL C - STUMP REMOVAL	AS NEEDED Contractor to provide a crew to perform stumping operations including all equipment, saws, vehicles, trucks, traffic control devices, and any other items/employees necessary for removal/grinding of the stumps to 8" below grade.	\$ 50.00 8" to 19" \$ 75.00 20" to 27" \$ 125.00 28" to 35" \$ 250.00 36" to 43" \$ 350.00 44" & over	\$ 100.00 8" to 19" \$ 150.00 20" to 27" \$ 250.00 28" to 35" \$ 350.00 36" to 43" \$ 450.00 44" & over



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015 **AGENDA #**

SUBJECT: Report on bids for the 2015 Sewer Lining Project, M-623.

DEPARTMENT: DPW/Technical & Planning – Engineering *KJY*

SUMMARY: At the July 20, 2015 regular meeting of the Oak Park City Council, the request to bid the 2015 Sewer Lining Project, M-623 was approved (CM-07-279-15). The project was advertised and twenty one (21) contractors viewed the documents. On August 4, 2015, four (4) bids were received and opened. The low bidder, Insituform Technologies of Chesterfield, MO, submitted a bid of \$280,791.80. Insituform Technologies has performed sewer lining for the City in the past to the satisfaction of City personnel.

FINANCIAL STATEMENT: There is \$300,000 budgeted in the Water and Sewer Fund for this expenditure.

RECOMMENDED ACTION: It is recommended City Council award the bid for the 2015 Sewer Lining Project, M-623 to Insituform Technologies of Chesterfield, MO, for the total amount of \$280,791.80. Funding is available in the Water and Sewer Fund no. 592-18-550-930.

APPROVALS:

City Manager: *[Signature]*

Department Director: *[Signature]*

Finance Director: _____

EXHIBITS: bid tabulation, map of area

BID TABULATION

2015 Sewer Lining Project M-623 BID OPENING DATE: Tuesday, August 4, 2015		INSTITUTEFORM TECHNOLOGIES USA, LLC 17988 EDISON AVE. CHESTERFIELD, MO 63005		LIQUIFORCE COMPANY 28529 GODDARD RD. STE. 106 ROMULUS, MI 48174		INLAND WATERS POLLUTION CONTROL, INC 4086 MICHIGAN AVE. DETROIT, MI 48210		LANZO TRENCHLESS TECHNOLOGIES NORTH 28135 GROESBECK HWY. ROSEVILLE, MI 48066	
ITEM	DESCRIPTION	QUANT.	U/M	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT	UNIT PRICE	AMOUNT
1	10" Sewer Pipe Lining	560	LFT	\$ 23.70	\$ 13,272.00	\$ 30.00	\$ 16,800.00	\$ 31.25	\$ 17,500.00
2	12" Sewer Pipe Lining	1,860	LFT	\$ 29.40	\$ 54,684.00	\$ 40.00	\$ 74,400.00	\$ 38.50	\$ 71,610.00
3	15" Sewer Pipe Lining	1,175	LFT	\$ 41.70	\$ 48,997.50	\$ 55.00	\$ 64,625.00	\$ 55.00	\$ 64,625.00
4	18" Sewer Pipe Lining	1,510	LFT	\$ 50.30	\$ 75,953.00	\$ 65.00	\$ 98,150.00	\$ 61.00	\$ 92,110.00
5	21" Sewer Pipe Lining	230	LFT	\$ 75.50	\$ 17,365.00	\$ 70.00	\$ 16,100.00	\$ 75.00	\$ 17,250.00
6	24" Sewer Pipe Lining	475	LFT	\$ 87.20	\$ 41,420.00	\$ 75.00	\$ 35,625.00	\$ 94.00	\$ 44,650.00
7	Reinstating Sewer Lateral	215	EA	\$ 102.50	\$ 22,037.50	\$ 150.00	\$ 32,250.00	\$ 90.00	\$ 19,350.00
8	Minor Traffic Device	1	LSUM	\$ 331.40	\$ 331.40	\$ 1,000.00	\$ 1,000.00	\$ 4,000.00	\$ 4,000.00
9	Project Clean Up	1	LSUM	\$ 331.40	\$ 331.40	\$ 1,000.00	\$ 1,000.00	\$ 7,500.00	\$ 7,500.00
10	Inspection Crew Days	\$ 320.00	DAYS	\$ 20.00	\$ 6,400.00	\$ 25.00	\$ 8,000.00	\$ 47.00	\$ 15,040.00
				TOTAL COST	\$ 280,791.80		\$ 347,950.00		\$ 353,635.00
									\$ 394,005.00

**CITY OF OAK PARK, MICHIGAN
ORDINANCE NO. _____**

AN ORDINANCE TO AMEND ARTICLE III, BOARDS AND COMMISSIONS, CHAPTER 2, ADMINISTRATION, OF THE CODE OF ORDINANCES OF THE CITY OF OAK PARK BY AMENDING DIVISION 6, CABLE TELEVISION ADVISORY COMMISSION THEREOF, THEREBY CHANGING THE DUTIES OF THE SAID COMMISSION.

THE CITY OF OAK PARK ORDAINS:

SECTION 1. Division 6, Cable Television Advisory Commission, of Article III, boards and Commissions, of Chapter 2, Administration, of the Code of Ordinances of the City of Oak Park is hereby amended to read as follows:

Sec. 2-330. Functions.

The function of the commission shall be as follows:

- (1) Provide city council with policy recommendations that strengthen the positive perception of Oak Park municipal government and the City of Oak Park as a place to live, work and shop.
- (2) Meet with groups and/or individuals who can offer suggestions, program content, or assist in other ways to improve communications and enhance efforts to engage with the community.
- (3) Advise city council on issues relative to municipal services, community events and community development as researched and learned through: television, cable and radio media; social media and the internet; print media; and public relations.
- (4) Advise city council on the matters outlined in this section and other related matters as requested.

SECTION 2. Severability.

No other portion, paragraph or phrase of the Code of Ordinances of the City of Oak Park shall be affected by this ordinance, except as to the above section and in the event any portion, section or subsection of this ordinance shall be held invalid for any reason, such invalidation shall not be construed to affect the validity of any other part or portion of this ordinance or of the Code of Ordinances of the City of Oak Park.

SECTION 3. Effective Date.

This ordinance shall become effective ten (10) days from the date of its passage and shall be published as required by the Charter of the City of Oak Park.

MADE, PASSED AND ADOPTED by the Council of the City of Oak Park, on this 17th day of August, 2015.

T. Edwin Norris
City Clerk

Marian McClellan
Mayor

I, T. Edwin Norris, duly authorized Clerk of the City of Oak Park, Michigan do hereby certify that the foregoing Ordinance was adopted by the Council of the City of Oak Park at its Regular meeting held on August 17, 2015.

T. Edwin Norris, City Clerk



CITY OF OAK PARK

Mayor
Marian McClellan
Mayor Pro Tem
Paul Levine
Council Members
Michael M. Seligson
Carolyn Burns
Kiesha Speech
City Manager
Erik Tungate

**OAK PARK, MI CODE OF ORDINANCES
DIVISION 6. – COMMUNICATIONS COMMISSION
(ORD. NO. 0-12-586 - 1, 3-5-12)**

**PROPOSED AMENDMENT
SEC. 2-330. - FUNCTIONS**

PROPOSED LANGUAGE

The function of the commission shall be as follows:

- (1) Provide city council with policy recommendations that strengthen the positive perception of Oak Park municipal government and the City of Oak Park as a place to live, work and shop.
- (2) Meet with groups and/or individuals who can offer suggestions, program content, or assist in other ways to improve communications and enhance efforts to engage with the community.
- (3) Advise city council on issues relative to municipal services, community events and community development as researched and learned through: television, cable and radio media; social media and the internet; print media; and public relations.
- (4) Advise city council on the matters outlined in this section and other related matters as requested.

EXISTING LANGUAGE

The function of the commission shall be as follows:

- (1) Provide policy direction and oversight to strengthen the positive perception of Oak Park municipal government, and the City of Oak Park as a place to live, work and shop.
- (2) Meet with groups and/or individuals who can offer program suggestions, provide program content, or assist in other ways to strengthen Oak Park municipal channel programming in order to meet the needs and desires of its audience.
- (3) To advise council and public information/it department of important information about municipal services, community events, and community development through cable television, social media, news releases, print media, and public relations.
- (4) Advise city council and/or the city manager on the matters outlined in this section and other related matters as requested.
- (5) Perform advisory functions previously the responsibility of the cable television advisory commission as elsewhere set forth in the Code.

13 B Revised



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Recommendation of Planning Commission on the proposed rezoning of a portion of 22001 Republic Avenue (the former Jefferson School), from R-1, One-Family Dwelling District to RM-1, Multi-Family Residential District.

DEPARTMENT: Community & Economic Development

SUMMARY: At the August 10, 2015 meeting the Planning Commission conducted a Public Hearing to receive public comments on the proposed rezoning requested by Community Housing Network for a portion of 22001 Republic Avenue (the former Jefferson School), from R-1, One-Family Dwelling District to RM-1, Multi-Family Residential District.

The Planning Commission voted to recommend to the City Council, the rezoning of a portion of 22001 Republic Avenue (identified on the proposed Site Plan) to RM-1, Multi-Family Residential District.

RECOMMENDED ACTION: The City Council consider accepting the recommendation of the Planning Commission to rezone a portion of 22001 Republic Avenue, from R-1, One-Family Dwelling District to RM-1, Multi-Family Residential District and conduct the First Reading of the proposed ordinance to amend the City's Official Zoning District Map and to schedule the second reading of the proposed ordinance for the next scheduled City Council meeting.

APPROVALS:

City Manager: _____

Director: _____

Finance Director: _____

EXHIBITS: Memorandum, Proposed Zoning Ordinance Amendment.

homes, mostly between 950 and 1,500 square feet floor area, and rental apartments which by current standards are mostly rather small units. As sites become available for development, such as the Weber Site on the I-696 Ten Mile service drive, consideration should be given to up-scale condominiums or rental apartments.”

4. The City’s Master Plan states “it is important that housing in Oak Park remain affordable, however neighborhood quality necessitates that housing be well-maintained”.
5. The City’s Strategic Economic Development Plan (2014) states “a diverse housing stock will increase the attractiveness of Oak Park to a broader range of prospective residents, especially a greater mix of multi-family options that appeal to the two largest demographic groups in the country: Millennials and the aging Baby Boomers. Multi-family housing provides options and opportunities for households of different incomes and size to live practically. It also encourages long-term investment in the city by providing the opportunity to transition into housing that matches their life-stage without having to leave the community”.
6. The proposed rezoning to RM-1, Multi-Family Residential District is for 6.84 acres of the school property.
7. All the adjacent parcels surrounding the subject parcel are zoned for single family residential use including the adjacent residential parcels on the east side of Republic Avenue in the City of Ferndale.
8. The setback requirements for the RM-1, Multi-Family Residential District and R-1, One-Family Dwelling District are very similar in their requirements. Both districts have 25 foot setbacks from the front property lines.
9. The subject parcel is bounded on the north by Saratoga Street, the south by Leroy Street and west by Republic Avenue, with access to each street.
10. The proposed zoning change should have no significant impact to the traffic conditions in the area.
11. The City of Oak Park Master Plan identifies this area as a school use area.
12. Currently there is an historic elementary school building (Jefferson) and the Ferndale Schools bus maintenance garage on the subject parcel. The school building was constructed in 1925 as Jefferson Elementary. In addition to the two buildings, there is a commercial cellular antenna and community garden on the site.
13. The proposed zoning change would be consistent with the intent of the Master Plan to create more diversification in its housing inventory.
14. The proposed zoning change would be consistent and compatible with existing land uses in the area.

The proposed zoning district change is appropriate for this location and is consistent and compatible with existing land uses in the area. Both the Oak Park Master Plan and the Strategic Economic Development Plan identify the need for greater housing diversification and specifically multi-family housing. The former school site provides a great opportunity to meet

these needs with a large scale development such as the one proposed by Community Housing Network.

The proposed zoning change would be consistent with the intent of the Master Plan by creating new housing opportunities and greater diversification of the available housing stock. Based on the above considerations, the Planning Division recommends rezoning the subject property, 22001 Republic Avenue (the former Jefferson School, Ferndale School District), from R-1, One-Family Dwelling District to RM-1, Multi-Family Residential District, as identified on the presented site plan.

CITY OF OAK PARK, MICHIGAN

ORDINANCE NO.

AN ORDINANCE TO AMEND APPENDIX A-ZONING, ARTICLE III, AND THE OFFICIAL ZONING MAP CONTAINED THEREIN, BEING PART OF THE CODE OF ORDINANCES OF THE CITY OF OAK PARK, MICHIGAN, BY CHANGING THE USE DISTRICT OF CERTAIN PARCELS OF LAND IN SECTION 33 AND CURRENTLY ZONED R-1, ONE FAMILY DWELLING DISTRICT TO RM-1, MULTI-FAMILY RESIDENTIAL DISTRICT.

THE CITY OF OAK PARK, MICHIGAN ORDAINS:

SECTION 1. The Code of Ordinances of the City of Oak Park is hereby amended by changing the use district of the following described parcel of land in Section 33 and currently zoned R-1, One-Family Dwelling District, according to the City's Official Zoning District Map, Appendix-A Zoning, Article III, to RM-1, Multi-Family Residential District:

A Parcel of Land Located In Part Of The N.W. 1/4 Of Section 33, T. 1 N., R. 11 E., Royal Oak Township, Oakland County, Michigan, Being More Particularly Described As:

Beginning at a point on a line 25 feet west of the east line of Republic Avenue, said point being S. 87°45'09" E. 1279.87 feet along the north line of said Section 33 and S. 00°54'09" E. 613.16 feet along said line from the N.W. corner of said Section 33; thence S. 00°54'09" E. 664.60 feet; thence along the north line of Leroy Street (width varies) S. 88°01'31" W. 609.90 feet; thence along the east line of "Ferndale-Wyoming Subdivision" as recorded in liber 86 of plats, page 17, Oakland County records N. 00°56'00' W. 364.78 feet; thence N. 88°02'31" E. 380.10 feet; thence N. 00°54'09" W. 300.00 feet; thence along the south line of Saratoga Street (60 feet wide) N. 88°02'31" E. 230.00 feet to the point of beginning, containing 291,411 square feet or 6.69 acres of land.

Common address: 22001 Republic Avenue
Property Identification Number: 52-25-33-107-001

SECTION 2. It is hereby ordered that the Official Zoning District Map of the City of Oak Park, as herein amended, be incorporated with this ordinance and be considered a part hereof and be published in connection herewith.

SECTION 3. It is further ordered that from and after the effective date of this ordinance, the above described parcel of land shall be in the RM-1, Multi-Family Residential District, and be subject to the regulations pertaining to such a district.

SECTION 4. Conflicting Provisions Repealed

All ordinances in conflict with the provisions of this ordinance are repealed only to the extent necessary to give this ordinance full force and effect; provided that all other provisions of the Oak Park Code of Ordinances as heretofore amended shall remain in full force and effect.

SECTION 5. Severability

No other portion, paragraph or phrase of the Code of Ordinances of the City of Oak Park, Michigan shall be affected by this ordinance except as to the above sections, and in the event any portion, section or subsection of this ordinance shall be held invalid for any reason, such invalidation shall not be construed to affect the validity of any other part or portion of this ordinance or of the Code of Ordinances of the City of Oak Park, Michigan.

SECTION 6. Effective Date

This ordinance shall be effective thirty (30) days from the date of adoption and shall be published as required by the Charter of the City of Oak Park.

MADE, PASSED AND ADOPTED by the Council of the City of Oak Park on this day of _____, 2015.

Ed Norris
City Clerk

Marian McClellan
Mayor

I, Ed Norris, the duly authorized Clerk of the City of Oak Park, Michigan, do hereby certify that the foregoing ordinance was adopted by the Council of the City of Oak Park at its regular meeting held on _____, 2015.

Ed Norris
City Clerk

First Reading:
Second Reading:
Adopted:
Published:



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 3, 2015

AGENDA #

SUBJECT: Façade Grant Approval**DEPARTMENT:** Community & Economic Development

SUMMARY: The Community & Economic Development Department has received an application for a Façade Improvement Grant from Robert Mirek for 8104 W. Nine Mile Road. The project specifications have met city guidelines for the program. This is the first application to be received for this new program. Pictures of the current building and proposed façade improvement as well as the quotes they would like to use are attached.

FINANCIAL STATEMENT: This does not affect the general fund it is an account held by the Michigan Suburbs Alliance.

RECOMMENDED ACTION: Request that city council to approve the façade grant in the amount of \$2,484.42 which represents the 50% grant match.

APPROVALS:

City Manager: _____

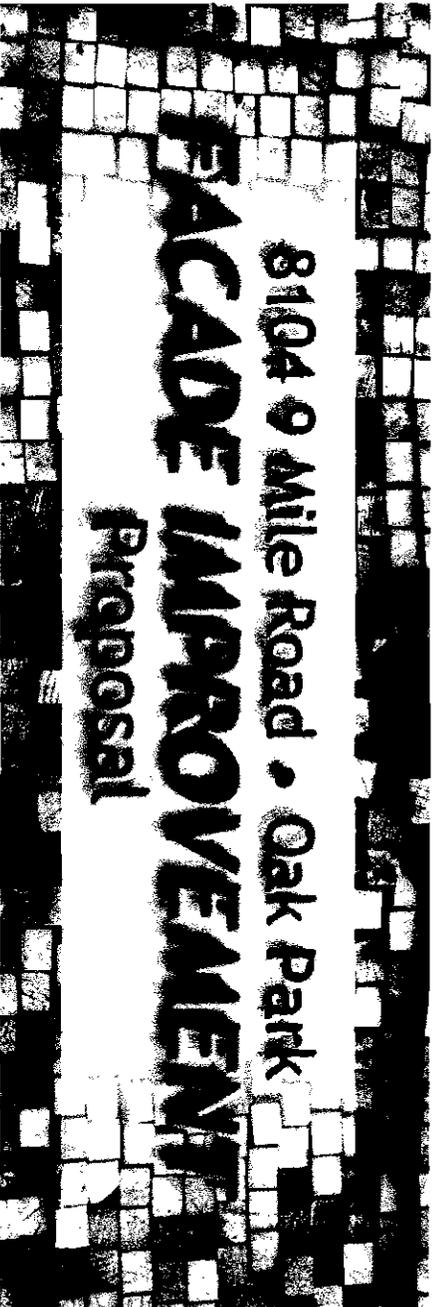
Director: _____

Finance Director: _____

EXHIBITS: application

LM
STUDIO

LARSON MIREK
ART & DESIGN



Facade Improvement Overview page 1

Details page 2

Proof of building ownership page 3

Application.....pages 4-5

Contractor quotations.....pages 6-8

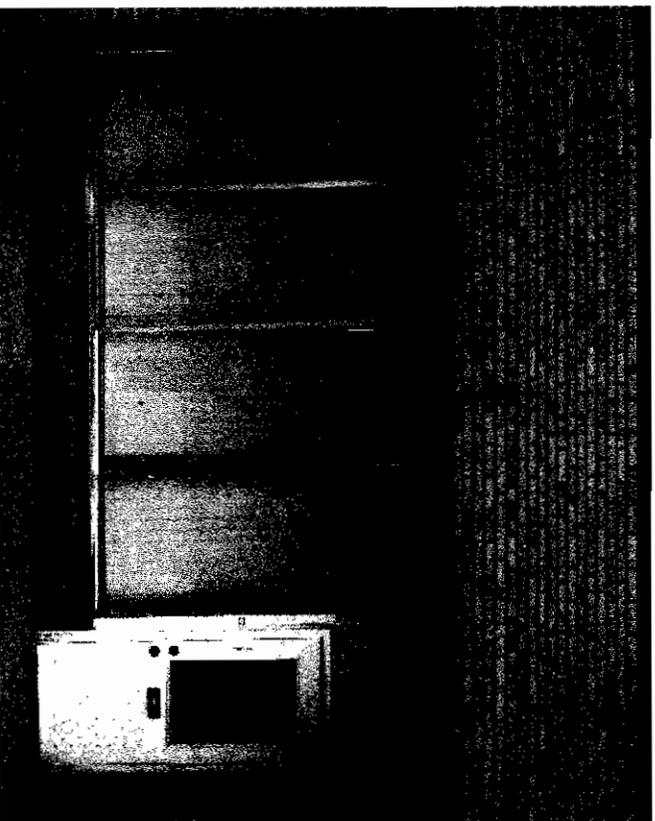
Contact information..... page 9

Facade improvement Overview - glassblock with weathered wood overhang

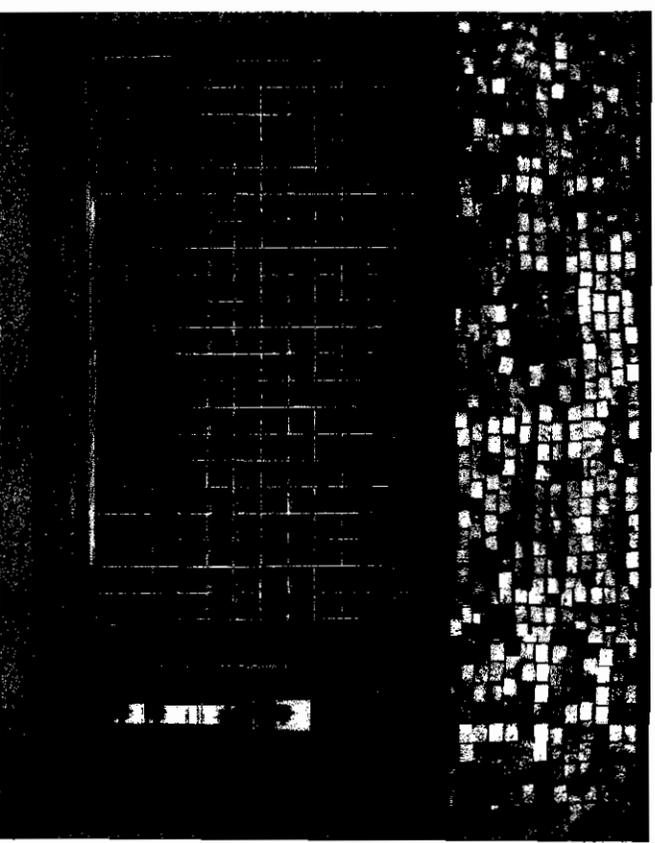
8104 W. 9 Mile Road
Oak Park, MI 48237

Owners: Robert S. Mirek, and Karen C. Larson

313.410.7322 voice/text
mirek@lmstudio.com

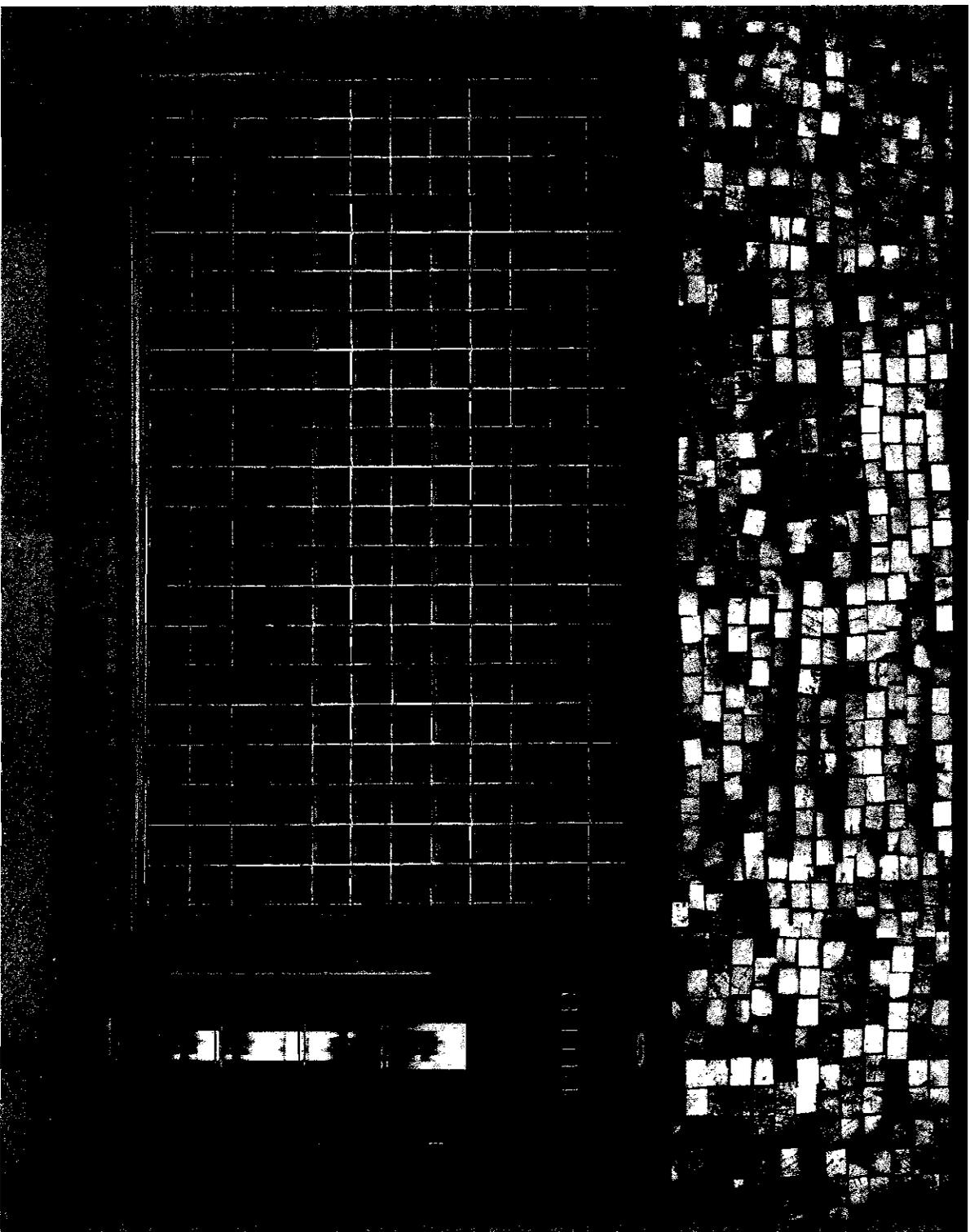


existing



proposed (details to follow)

Details



Re4x4 end-grain-cuts as tile

*Canister light fixture over
entrance*

Brushed aluminum address numbers

*Ripple-pattern glass block for
main windows and door insert*

Steel security door with mail slot

CITY OF OAK PARK SMALL BUSINESS FACADE IMPROVEMENT PROGRAM

APPLICANT INFORMATION

Name of Applicant: ROBERT MIREK AND KAREN LARSON
 Address: 8104 W. 9 MILE
 City: OAK PARK State: MI ZIP Code: 48237
 Phone: 313.410.7322 Email: mirek@lmstudio.com

FOR TENANTS

Name of Building Owner:
 Address of Building Owner:
 City: State: Zip Code:
 Phone: Email:

PROPERTY TO BE IMPROVED

Name of Business: LM STUDIO
 Address: 8104 W. 9 MILE Phone: 313.410.7322
 City: OAK PARK State: MI ZIP Code: 48237
 Type of Business: ART STUDIO Tax ID #:
 Proposed start of construction: AUG. 2015 Anticipated completion: ~~SEPT~~ OCT 2015
 Short description of proposed work: FACADE IMPROVEMENT FEB 1, 2016

ACKNOWLEDGEMENTS

By signing this Application, I affirm that I am the property owner of the above Property or as the tenant, have received permission from the property owner via the accompanying notarized letter to perform the proposed improvements. I further affirm that all the statements made on this application are true, and I understand that any falsification or willful omission will be sufficient cause to void my Application and any reimbursement awarded. In such a case that any reimbursement awarded by the DDA is voided due to any falsification or willful omission, I agree to repay the reimbursement amount to the DCED within sixty (60) days, plus all of the costs and attorney fees incurred by the DCED to collect the reimbursement proceeds if I fail to repay the DCED within the sixty (60) days. I have read and understand and agree to comply with all requirements of the DCED Façade Improvement Program (hereinafter the "Program"). I hereby acknowledge that I may be required to submit additional documentation or information that was not required on this application if requested by the DCED. I further hereby acknowledge that the DCED reserves the right to reject any or all applications received pursuant to the Program

Also, I understand, acknowledge and agree to the following:

1. It is expressly understood that the Applicant shall be solely responsible for all safety conditions and compliance with all safety regulations, building costs, ordinances and other applicable regulations.
2. It is expressly understood that the Applicant will not seek to hold the City of Oak Park and or any of its employees, officers/directors liable for any property damage and/or personal injury, or other loss related in any way to the Small Business Façade Improvement Program
3. The Applicant shall be responsible for maintaining sufficient insurance coverage for property damage and personal injury liability relating to the Small Business Façade Improvement Program. Applicant should ask for contractor's proof of liability insurance.
4. Applicant will review and abide by the Oak Park Design Guidelines
5. Applicant will pull permits if required.
6. Applicant will maintain the improvements made to the property.
8. If Applicant chooses to alter the scope of work after DCED has approved it, Applicant may be ineligible for a portion or the entire reimbursement amount agreed upon from the original scope of work.
9. Applicant agrees to allow the DCED to promote the program including but not limited to displaying signage at the construction site and using photographs in promotional materials and press releases.

Noting about entry date

SIGNATURES

Signature of applicant:

Robert Mirek

Date:

7.01.15

Printed name of applicant:

ROBERT MIREK

Signature of Property Owner (if applicable):

Date:

Printed name of Property Owner (if applicable):

FOR DCED OFFICE USE ONLY

Is the application above complete along with all additional necessary documentation (i.e. notarized letter from property owner)?

YES

NO

Is the building in compliance with all zoning ordinances and current on all property taxes?

YES

NO

Are the proposed improvements eligible under the requirements of the program?

YES

NO

Has the applicant provided architectural drawings of the proposed improvement?

YES

NO

Has the applicant included at least two photos of the current property?

YES

NO

Has the applicant included at least two bids from licensed contractors for the work to be completed?

YES

NO

Are the proposed improvements consistent with the proposed Oak Park Design Guidelines?

YES

NO

Date submitted to city council for approval

8-17-15

Amount approved

City Council approved

YES

NO

CONDITIONAL SALES CONTRACT

SALES ORDER Order Date 6-29-15

Wolverine Glass Block Inc.

15703 East Ten Mile Road • Eastpointe, Michigan 48021

Licensed & Insured (888) 877-8878 • (586) 773-7908

www.wolverineglassblock.net



Name Robert Micek

Address 8104 W Nine Mile

City Oak Park Phone 313-410-7332

Cell Phone _____

Description of Work: REMOVE FF WINDOWS _____

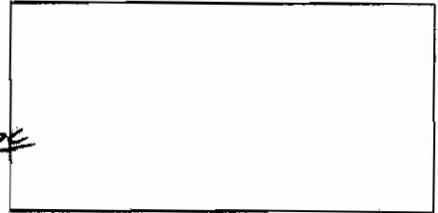
- **NO PERSONAL CHECKS.**
- CUSTOMER TO ALLOW A CLEAR PATH TO ALL WINDOWS ON THE INSIDE AS WELL AS THE OUTSIDE OF THE HOME
- REPLACE WITH GLASS BLOCK. PRICE INCLUDES ALL CLEAN-UP & DEBRIS HAULED AWAY.
- NO INTERIOR OR EXTERIOR TRIM INCLUDED.
- IF PERMIT IS REQUIRED, WOLVERINE WILL PULL IT AT THE CUSTOMER'S EXPENSE.
- PRICES ARE SUBJECT TO CHANGE AFTER 30 DAYS.
- NOT RESPONSIBLE FOR ANY TYPE OF WIRES, CABLES, PHONE LINES, ALARM LINES OR CHIPPED BRICK DUE TO REMOVAL OF FRAME.
- DUE TO INSURANCE REASONS, INSTALLER CAN NOT HOOK UP DRYER HOSE.

Acceptance of Sales Contract _____
Customer Signature

QTY		EACH	SUBTOTAL
	BASEMENT		
	FRESH AIR VENT		
	DRYER VENT		
1	Store Front FIRST FLOOR		2051 ⁰⁰
	SECOND FLOOR		
	ADDITIONAL		
	TAX		42 ⁸⁴
	TOTAL		2093 ⁸⁴
	DEPOSIT		
	BALANCE		

- LIFETIME WARRANTY -

WAVY DIAMOND ICE



WINDOW LOCATION
\$175.00 Minimum order.
Pay installer upon completion. Installation of Glass Block completed to customer satisfaction.



Thank You!

Not Responsible For Shrubby, Etc.

Saleperson [Signature]

Date _____
Customer Signature _____

UNISOURCE PRINTING SERVICES (508) 982-0554



HOME, DOOR, & WINDOW PRODUCTS, INC.
 1716 Coolidge Hwy. • Berkley, MI 48072 (248) 399-9900 / FAX (248) 399-1743
 (888) 436-DOOR (3667)
 www.homeanddoor.com

ESTIMATE AND PROPOSAL

Order Date	Order #	Cust. P.O.	Sched. Date	Install / <input checked="" type="checkbox"/> Pickup / Del.
Name: ROBERT MIREK		Phone:		Cell/Pgr/Wk. Phn: 313 401-7322
Address: 8104 W. 9 MILE		City: OAK PARK		Zip: 48237
Email Address: MIREK@LHSTUDIO.COM			Sales Rep: GEORGE	
N / S OF / OFF		E / W OF / OFF		
THE PRICE SPECIFIED BELOW INCLUDES THE FOLLOWING:				
1- 3068 SMOOTH STAR PULSE SERIES FIBERGLASS INSULATED				
ENTRY DOOR WITH A ADJUSTABLE STEEL FRAME				
STEEL CASING ADA SILL PAINTED BLACK IN & OUT				
DOOR + FRAME BALL BEARING HINGES W/ NON-REMOVABLE				
PINS, DOOR SLIDING OUT - HINGES ON RIGHT.				
*NOTE: ADD FOR MATSLWT *245.00				
ADD FOR LABOR *1600.00				
NOTE: LOCK + CUSTOM PULL HANDLE TO BE SUPPLIED BY OTHERS				
Important terms and conditions regarding work to be performed:				
Customer is responsible for necessary building permits, inspections and associated fees.				
Customer is responsible for the operation or condition of an existing garage door opener, alarm system, and/or doorbell wiring and operation.				
Due to the nature of the remodeling business, it is not possible to anticipate every possible situation that may be present prior to beginning the installation. Additional charges may be assessed at that time.				
Orders require up to a 50% deposit and are non-cancellable after the 3-day rescission period. Deposits on ordered items are non-refundable. Warranty service will not be performed on unpaid balances.				
Total Price: \$ 1750.00		Deposit: \$		Balance Due: \$
Method of Payment: CASH CHECK # MC / VISA / DISC / AMEX CC#				
<small>All material is guaranteed to be as specified. All work will be completed in a workmanlike manner according to standard practices. Any alteration or deviation from the above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements are contingent upon strikes, accidents, or delays beyond our control. Owner is to carry fire, tornado, and other necessary insurance. Our workers are fully covered by Workers' Compensation Insurance.</small>			This proposal may be withdrawn by us if it is not accepted within 30 days	
Company Rep. Signature:			Date: 7/10/15	
Customer's Acceptance of terms and conditions:			Date:	

NOTE: THIS PROPOSAL CONSTITUTES THE ENTIRE CONTRACT



David Hines
 Licensed Contractor

LM Studio
 8104 W. 9 Mile Rd.
 Oak Park, MI 48237

313-410-7322

Estimate # 000011
 Date 07/09/2015

Phone: 248-514-5757
 Email: hwilson885@gmail.com

Description	Total
Store front -install steel angle iron for structural support -install 4x4 wood block on front of store front (.75-3")	\$625.00
Front overhang -take out existing tongue and groove panel and replace -install recessed light above door	\$300.00
Material -all construction materials for project	\$200.00
Subtotal	
\$1,125.00	
Total	
\$1,125.00	

Project Budget Breakdown

<i>Glassblock installation and production</i>	<i>Wolverine Glass Block</i>	\$2,093.84
<i>Door replacement and production</i>	<i>Home Door and Window Products</i>	\$1,750.00
<i>Overhang construction and lighting install</i>	<i>David Hines Construction</i>	\$1,125.00
	TOTAL PROJECT COSTS	\$4,968.84

Contact information



8104 W. 9 Mile Road
Oak Park, MI 48237

Owners: Robert S. Mirek, and Karen C. Larson

313.410.7322 voice/text

websites:

www.lmstudio.com

www.robertmirek.com

email:

mirek@lmstudio.com

l Larson@lmstudio.com



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: August 17, 2015

AGENDA #

SUBJECT: Recommendation of Planning Commission for Community Housing Network, 22001 Republic Avenue, Final Site Plan Review.

DEPARTMENT: Community & Economic Development, Planning Division

SUMMARY: At the August 10, 2015 meeting, the Planning Commission reviewed a Site Plan for Community Housing Network, 22001 Republic Avenue, to construct a 60 unit multi-family development which would consist of 40 newly constructed townhomes along with 20 renovated apartments within the now vacant Thomas Jefferson School at 22001 Republic Avenue. The Planning Commission voted to recommend to the City Council approval of the Final Site Plan with conditions.

RECOMMENDED ACTION: The City Council consider accepting the recommendation of the Planning Commission for approval of the Final Site Plan for Community Housing Network, 22001 Republic Avenue, subject to the following conditions:

- 1) Plans for the proposed storm water management system will need to be reviewed and approved by the Engineering Division as part of a Land Improvement permit.
- 2) Applicant to submit dumpster enclosure detail as required in Section 1716.
- 3) All proposed roof top or ground level mechanical equipment must be screened as required in Section 1716.
- 4) Any proposed outdoor lighting should be designed or shielded so it does not create a nuisance to adjacent properties or vehicular traffic.
- 5) No signs are approved as part of the Site Plan Review. A separate permit must be requested for the inclusion of any signs at this site.

APPROVALS:

City Manager: _____

Director: _____

Finance Director: _____

EXHIBITS: Memorandum, Site Plan.

Engineering plans (storm water management, etc.) for the site need to be submitted to the City Engineer for review and approval as part of a Land Development Permit.

Traffic circulation throughout the development is achieved by two entryways on Leroy Street and Saratoga Street. The presented design is efficient and should satisfactorily evenly distribute the trips to and from the development to the adjacent streets. Both the Engineering Division and Public Safety have reviewed this layout and consider it acceptable. In terms of trip generation for the proposed development, based on information from the Institute of Traffic Engineers (ITE publication "Trip Generation, 7th Edition), the proposed development is estimated to generate less trips daily than if single family homes were constructed similar to what exist in the adjacent neighborhoods. Calculated in the following manner:

Estimated 43 single family homes (9.57 ATGR (Average Trip Generation Rate) = 382 trips daily.
Proposed 40 townhomes (5.86 ATGR) = 234 trips
Proposed 20 apartments (6.59 ATGR) = 132 trips
366 trips daily

Additionally, according to the Community Guide to Development Impact Analysis (Mary Edwards, Wisconsin Land Use Program, University of Wisconsin-Madison) as to when a community might consider a traffic impact study necessary:

"Generally, a comprehensive traffic analysis should be completed whenever a development is expected to generate 100 or more new inbound or outbound trips during the peak hours (ITE recommended practice). Developments containing about 150 single-family homes, 220 multi-family units, 55,000 square feet of general office space or a 15,500 square foot shopping center would be expected to generate this level of traffic and hence, require a complete traffic analysis."

This development with a proposed additional 60 multi-family residential units does not meet the guide's general standard for a traffic impact analysis.

The RM-1 District requires minimum amount of open space for the recreational purposes in the development. Based on the proposed number of units, 12,000 square feet of usable open space must be provided. The proposed Site Plan indicates that 36.4 % of the overall development will be devoted to usable open space or 105,207 square feet.

The Site Plan conceptually shows a number of trees throughout the development. A detailed landscaping plan identifying the different plant species will have to be submitted. Additional landscaping should be included around the existing cell tower site to soften the appearance of this area.

Dumpsters have been positioned within the development in a way that should lead to easy servicing. These dumpster are subject to the enclosure requirements in Section 1716 and a dumpster enclosure detail will need to be submitted as part of the building plans.

There is no indication on the elevation or Site Plan of any proposed rooftop or ground equipment. Any new ground or rooftop equipment will need to be screened as required by Section 1716 of the Zoning Ordinance.

No outdoor parking lot lighting is indicated on the proposed Site Plan. Any proposed outdoor lighting should be designed or shielded so it does not create a nuisance to adjacent properties or vehicular traffic.

No new signs are indicated on the Site Plan and therefore no signs are approved as part of the Site Plan review.

Based on the above considerations, the Planning Division recommends approval of the Final Site Plan, with the following conditions:

- 1) Plans for the proposed storm water management system will need to be reviewed and approved by the Engineering Division as part of a Land Improvement permit.
- 2) Applicant to submit dumpster enclosure detail as required in Section 1716.
- 3) All proposed roof top or ground level mechanical equipment must be screened as required in Section 1716.
- 4) Any proposed outdoor lighting should be designed or shielded so it does not create a nuisance to adjacent properties or vehicular traffic.
- 5) No signs are approved as part of the Site Plan Review. A separate permit must be requested for the inclusion of any signs at this site.

15E

August 12, 2015

City Council
City of Oak Park, Michigan

Dear Council Members:

The purpose of this letter is to set forth certain matters concerning the services we will perform as bond counsel to the City of Oak Park (the "Issuer") in connection with the issuance of bonds in an amount not to exceed \$9,500,000 (the "Bonds") by the Issuer to refund its 2006 Street Improvement Bonds (Unlimited Tax General Obligation). We understand that the Bonds are expected to be issued pursuant to the Revised Municipal Finance Act; Act 34, Public Acts of Michigan, as amended, and will be secured by the unlimited tax full faith and credit pledge of the Issuer. We further understand that the Bonds will be purchased at a negotiated sale by an underwriter to selected by the Issuer (the "Underwriter").

SCOPE OF ENGAGEMENT

In our capacity as bond counsel, we expect to perform the following services:

- (1) Meet with representatives of the Issuer and the Issuer's consultants with respect to the proposed financing.
- (2) Provide legal advice as to the best method for authorizing, issuing and delivering the Bonds.
- (3) Analyze the Bonds for compliance with the requirements of the Internal Revenue Code and applicable Michigan law.
- (4) Prepare and review documents necessary or appropriate to the authorization, issuance and delivery of the Bonds (including without limitation the resolution of the governing body of the Issuer authorizing the issuance of the Bonds, the order of the authorized officer of the Issuer approving the sale of the Bonds and the execution and delivery of the Bond Purchase Agreement with the Underwriter, and all necessary closing documents), and coordinating the authorization and execution of such documents.
- (5) Assist the Issuer in seeking from other governmental authorities (including without limitation the Michigan Department of Treasury) such approvals, permissions and exemptions as we determine are necessary or appropriate in connection with the authorization,

City Council
August 12, 2015
Page 2

issuance and delivery of the Bonds, except that we will not be responsible for any blue sky filings.

- (6) Attend such meetings, conferences and bond closings as may be required.
- (7) Prepare and/or review those portions of the official statement or other disclosure document with respect to the Bonds that describe the legal aspects of the Bonds.
- (8) Review the Bond Purchase Agreement with the Underwriter.
- (9) Prepare the continuing disclosure undertaking of the Issuer.
- (10) Subject to the completion of proceedings to our satisfaction, deliver our legal opinion (the "Bond Opinion") regarding the validity and binding effect of the Bonds, the source of payment and security for the Bonds, and the excludability of the interest on the Bonds from gross income for federal and Michigan income tax purposes. Our Bond Opinion will be addressed to the Issuer and will be delivered by us on the date that the Bonds are exchanged for their purchase price (the "Closing").
- (11) Prepare the closing transcripts for the Bonds.

Our Bond Opinion will be based on facts and law existing as of its date. In rendering our Bond Opinion, we will rely upon the certified proceedings and other certifications of public officials and other persons furnished to us without undertaking to verify the same by independent investigation, and we will assume continuing compliance by the Issuer with applicable laws relating to the Bonds. During the course of this engagement, we will rely on you to provide us with complete and timely information on all developments pertaining to any aspect of the Bonds and their security. We understand that you will direct Issuer officials and employees of the Issuer to cooperate with us in this regard.

Our duties in this engagement are limited to those legal services expressly set forth above, which are services traditionally provided by bond counsel. As attorneys, we do not represent ourselves as financial advisors or experts and do not provide advice which is primarily financial in nature, such as advice concerning the financial feasibility of the financing, recommending a particular structure for the Bonds as being financially advantageous, advice estimating or comparing the relative cost to maturity of the Bonds depending on various interest rate assumptions, or advice regarding the financial aspects of pursuing a competitive sale versus a negotiated sale.

Specifically, among other things, our duties do not include: (a) handling litigation that may arise with respect to the Bonds; (b) preparing or reviewing property tax levy proceedings; (c) property acquisition and condemnation; (d) services relating to any grant funds related to the financing or to any contracts or agreements related thereto; (e) preparing requests for tax rulings

City Council
August 12, 2015
Page 3

from the Internal Revenue Service or no action letters from the Securities and Exchange Commission; (f) preparing blue sky or investment surveys with respect to the Bonds; (g) making an investigation or expressing any view as to the creditworthiness of the Issuer or the Bonds; (h) except as described in paragraph (7) above, assisting in the preparation or review of the official statement or other disclosure document with respect to the Bonds, or performing an independent investigation to determine the accuracy, completeness or sufficiency of any such document or rendering advice that the official statement or other disclosure document does not contain an untrue statement of a material fact or omit to state a material fact necessary to make the statements contained therein, in light of the circumstances under which they were made, not misleading; (i) after the Closing, providing continuing advice to the Issuer or any other party concerning any actions necessary to assure compliance by the Issuer with its continuing disclosure undertaking or that the interest paid on the Bonds will continue to be excludable from gross income for federal income tax purposes (e.g. our engagement does not include rebate calculations for the Bonds); and (j) addressing any other matter not specifically set forth above that is not required to render our Bond Opinion.

ATTORNEY-CLIENT RELATIONSHIP

Upon execution of this engagement letter, the Issuer will be our client and an attorney-client relationship will exist between us. We assume that all other parties will retain such counsel as they deem necessary and appropriate to represent their interests in this transaction. We further assume that all other parties understand that in this transaction we represent only the Issuer, we are not counsel to any other party, and we are not acting as an intermediary among the parties. Our services as bond counsel are limited to those contracted for in this letter; the Issuer's execution of this engagement letter will constitute an acknowledgment of those limitations. Our representation of the Issuer will not affect, however, our responsibility to render an objective Bond Opinion.

I will be the attorney primarily responsible for managing the financing, and will be assisted by Eric McGlothlin and Diana Murphy. In addition, Peter Kulick will provide expertise regarding federal tax aspects of the Bonds. Mr. McGlothlin, Ms. Murphy and I are resident in our Troy office and Mr. Kulick is resident in our Lansing office. I will attend any meetings at which our Firm's attendance is requested. Our resumes and other information about our Firm can be found on our website - www.dickinsonwright.com. Please let me know if you would like any additional information.

CONFLICTS

Our Firm currently represents other Firm clients on two matters, unrelated to the proposed issuance of the Bonds, in which the Issuer is involved, as follows:

- We represent the 45th District Court of Michigan in its capacity as a co-defendant

City Council
 August 12, 2015
 Page 4

in lawsuits brought against it and the Issuer by the City of Huntington Woods, the City of Pleasant Ridge and Royal Oak Township. The plaintiffs asserted that the 45th District Court incorrectly collected a court assessment and retained the assessment in the court building fund and retirement health care fund as opposed to distributing the assessment in accordance with certain statutory disbursement formulas. In response the Issuer counterclaimed and asserted that the plaintiffs are district funding units and that they have not been funding their fair share of court operations. The 45th District Court concurred with most of the arguments set forth by the Issuer. It has also asserted there is a court funding dispute involving the Issuer's obligations to fund its share, along with the other funding units. There are presently no cross claims between the defendants, and the Issuer is represented by separate counsel. The 45th District Court has not requested authority to file an action against the Issuer. The 45th District Court has indicated that it would be willing to waive any conflict of interest provided that if a conflict does arise, our Firm would continue to represent the 45th District Court in this matter.

- We represent the George W. Kuhn Drainage District, the Oakland County Water Resources Commissioner and the County of Oakland (the "Oakland Defendants") in their capacity as co-defendants in a class action lawsuit brought against them and the Issuer by Tina Polk, Richard Newton and others similarly situated. The putative class plaintiffs have claimed that the defendants' negligence caused the basement backups arising from the August 11, 2014 rain event. There are presently no cross claims between the Oakland Defendants and the Issuer, and the Issuer is represented by separate counsel. The Oakland Defendants have indicated that they would be willing to waive any conflict of interest provided that if a conflict does arise, our Firm would continue to represent the Oakland Defendants in this matter.

Presently, we do not believe that our current and continued representation of our other Firm clients as described above will adversely affect our representation of, or our relationship with, you or vice versa, and seek your consent by the execution of this letter. In the event that a conflict in the matters described above does arise, we will set up appropriate information screening procedures to protect any of the Issuer's confidential information that we obtain as a result of our representation of the Issuer as described in this letter.

FEES

We propose that our fee for performing the services set forth above shall be payable upon the delivery of the Bonds and shall be in an amount not exceeding \$35,000, plus our out-of-pocket disbursements for expenses incurred in performing the foregoing services, which we would not expect to exceed \$300. Our fee for services is based upon the facts and expectations

City Council
August 12, 2015
Page 5

set forth above, and we reserve the right to modify our fee if such facts or expectations significantly change or if the financing experiences any significant delays.

If, for any reason, the financing represented by the Bonds is not consummated or is completed without delivery of our Bond Opinion as bond counsel, or our services are otherwise terminated, we will expect to be compensated at our public sector rates, which rates are less than our standard hourly rates, for time actually spent on your behalf, plus client charges, as described above.

In addition, if the Issuer requests us to perform additional services beyond those set forth in paragraphs (1) to (11) above, we propose that such work be charged at hourly rates to be agreed upon by the Issuer and the Firm.

Our representation of the Issuer and the attorney-client relationship created by this engagement letter will be concluded upon delivery of the Bonds. Nevertheless, subsequent to the Closing, we will mail the Internal Revenue Service Form 8038-G, make the required filing with the Michigan Department of Treasury, and prepare and distribute to the participants in the transaction a transcript of the proceedings pertaining to the Bonds.

City Council
August 12, 2015
Page 6

If our employment on this basis is agreeable to you, please so indicate by returning the enclosed copy of this engagement letter dated and signed by an authorized officer, retaining the original for your files. We look forward to working with you.

Very truly yours,

DICKINSON WRIGHT PLLC

By: Paul M. Wypyszynski

Accepted: _____, 2015

CITY OF OAK PARK

By: _____

BLOOMFIELD 999007-100 1522038v1

**RESOLUTION TO AUTHORIZE THE ISSUANCE
OF REFUNDING BONDS NOT TO EXCEED \$9,500,000**

At a regular meeting of the City Council of City of Oak Park, County of Oakland, Michigan (the "Council"), held on the 17th day of August, 2015.

PRESENT: _____

ABSENT: _____

The following resolution was offered by _____ and seconded by _____:

WHEREAS, City of Oak Park (the "City") previously has issued its 2006 Street Improvement Bonds (Unlimited Tax General Obligation), dated as of May 1, 2006, in the principal amount of \$11,000,000 (the "Prior Bonds");

WHEREAS, the Prior Bonds remain outstanding in various principal amounts, and the City has been advised that certain of the Prior Bonds could be redeemed and thereby secure savings for the City; and

WHEREAS, Part VI of Act 34, Public Acts of Michigan, 2001, as amended ("Act 34"), authorizes the issuance of refunding bonds for the purpose of refunding all or part of the City's outstanding securities, including the Prior Bonds; and

WHEREAS, the Council has determined that it is in the best interest of the City to refund all or a portion of the Prior Bonds to secure savings for the City through the issuance of such refunding bonds.

NOW, THEREFORE, BE IT RESOLVED that:

1. AUTHORIZATION OF BONDS – PURPOSE. Bonds of the City aggregating the principal sum of not to exceed Nine Million Five Hundred Thousand Dollars (\$9,500,000) (the "Refunding Bonds") shall be issued and sold pursuant to the provisions of Act 34, and other applicable statutory provisions, for the purpose of refunding all or a portion of the Prior Bonds as determined by order of the City Manager.

2. BOND DETAILS. The Refunding Bonds shall be designated "2015 Refunding Bonds (Unlimited Tax General Obligation)"; shall be dated as of the date approved by order of the City Manager; shall be numbered from 1 upwards; shall be fully registered; shall be in the denomination of \$5,000 each or any integral multiple thereof not exceeding the aggregate principal amount for each maturity at the option of the purchaser thereof; shall bear interest at a rate or rates as shall be determined by order of the City Manager; shall be payable on such dates as shall be determined by order of the City Manager; and shall be serial bonds and/or term bonds and mature on such dates and in such years as shall be determined by order of the City Manager.

3. PAYMENT OF PRINCIPAL AND INTEREST. The principal of and interest on the Refunding Bonds shall be payable in lawful money of the United States. Principal shall be payable upon presentation and surrender of the Refunding Bonds to the bond registrar and paying agent as they severally mature. Interest shall be paid to the registered owner of each Refunding Bond as shown on the registration books at the close of business on the 15th day of the calendar month preceding the month in which the interest payment is due. Interest shall be paid

when due by check or draft drawn upon and mailed by the bond registrar and paying agent to the registered owner at the registered address.

4. PRIOR REDEMPTION. The Refunding Bonds shall be subject to mandatory and/or optional redemption prior to maturity upon such terms and conditions as shall be determined by the City Manager at the time of sale.

5. BOOK-ENTRY SYSTEM. Initially, if requested by the original purchaser of the Refunding Bonds and determined by the City Manager, one fully-registered Refunding Bond for each maturity, in the aggregate amount of such maturity, shall be issued in the name of Cede & Co., as nominee of The Depository Trust Company ("DTC") for the benefit of other parties (the "Participants") in the book-entry-only transfer system of DTC. In the event the City determines that it is in the best interest of the City not to continue the book-entry system of transfer or that the interests of the holders of the Refunding Bonds might be adversely affected if the book-entry system of transfer is continued, the City may notify DTC and the bond registrar and paying agent, whereupon DTC will notify the Participants of the availability through DTC of Refunding Bond certificates. In such event, the bond registrar and paying agent shall deliver, transfer and exchange Refunding Bond certificates as requested by DTC and any Participant or "beneficial owner" in appropriate amounts in accordance with this resolution. DTC may determine to discontinue providing its services with respect to the Refunding Bonds at any time by giving notice to the City and the bond registrar and paying agent and discharging its responsibilities with respect thereto under applicable law or the City may determine that DTC is incapable of discharging its duties and may so advise DTC. In either such event, the City shall use reasonable efforts to locate another securities depository. Under such circumstances (if there is no successor securities depository), the City and the bond registrar and paying agent shall be obligated to deliver Refunding Bond certificates in accordance with the procedures established by this resolution. In the event Refunding Bond certificates are issued, the provisions of this resolution

shall apply to, among other things, the transfer and exchange of such certificates and the method of payment of principal of and interest on such certificates. Whenever DTC requests the City and the bond registrar and paying agent to do so, the City and the bond registrar and paying agent shall cooperate with DTC in taking appropriate action after reasonable notice to make available one or more separate certificates evidencing the Refunding Bonds to any Participant having Refunding Bonds credited to its DTC account or to arrange for another securities depository to maintain custody of certificates evidencing the Refunding Bonds.

Notwithstanding any other provision of this resolution to the contrary, so long as any Refunding Bond is registered in the name of Cede & Co., as nominee of DTC, all payments with respect to the principal of, interest on and redemption premium, if any, on such Refunding Bonds and all notices with respect to the Refunding Bonds shall be made and given, respectively, to DTC. The City Manager is authorized to sign the Blanket Issuer Letter of Representations on behalf of the City in such form as such official signing the Blanket Issuer Letter of Representations deems necessary or appropriate in order to accomplish the issuance of the Refunding Bonds in accordance with law and this resolution.

Notwithstanding any other provision of this resolution to the contrary, if the City Manager deems it to be in the best interest of the City, the Refunding Bonds shall not initially be issued through the book-entry-only transfer system of DTC.

6. BOND REGISTRAR AND PAYING AGENT. The City Manager shall designate, and may enter into an agreement with, a bond registrar and paying agent for the Refunding Bonds which shall be a bank or trust company located in the State of Michigan that is qualified to act in such capacity under the laws of the United States of America or the State of Michigan. The City Manager from time to time as required may designate a similarly qualified successor bond registrar and paying agent.

7. EXECUTION, AUTHENTICATION AND DELIVERY OF BONDS. The Refunding Bonds shall be executed in the name of the City by the manual or facsimile signatures of the Mayor and City Clerk and authenticated by the manual signature of an authorized representative of the bond registrar and paying agent, and the seal of the City (or a facsimile thereof) shall be impressed or imprinted on the Refunding Bonds. After the Refunding Bonds have been executed and authenticated for delivery to the original purchaser thereof, they shall be delivered by the City Manager to the purchaser of the Refunding Bonds upon receipt of the purchase price. Additional Refunding Bonds bearing the manual or facsimile signatures of the Mayor and City Clerk and upon which the seal of the City (or a facsimile thereof) is impressed or imprinted may be delivered to the bond registrar and paying agent for authentication and delivery in connection with the exchange or transfer of the Refunding Bonds. The bond registrar and paying agent shall indicate on each Refunding Bond the date of its authentication.

8. EXCHANGE AND TRANSFER OF BONDS. Any Refunding Bond, upon surrender thereof to the bond registrar and paying agent with a written instrument of transfer satisfactory to the bond registrar and paying agent duly executed by the registered owner or his duly authorized attorney, at the option of the registered owner thereof, may be exchanged for Refunding Bonds of any other authorized denominations of the same aggregate principal amount and maturity date and bearing the same rate of interest as the surrendered Refunding Bond.

Each Refunding Bond shall be transferable only upon the books of the City, which shall be kept for that purpose by the bond registrar and paying agent, upon surrender of such Refunding Bond together with a written instrument of transfer satisfactory to the bond registrar and paying agent duly executed by the registered owner or his duly authorized attorney.

Upon the exchange or transfer of any Refunding Bond, the bond registrar and paying agent on behalf of the City shall cancel the surrendered Refunding Bond and shall authenticate

and deliver to the transferee a new Refunding Bond or Bonds of any authorized denomination of the same aggregate principal amount and maturity date and bearing the same rate of interest as the surrendered Refunding Bond. If, at the time the bond registrar and paying agent authenticates and delivers a new Refunding Bond pursuant to this section, payment of interest on the Refunding Bonds is in default, the bond registrar and paying agent shall endorse upon the new Refunding Bond the following: "Payment of interest on this bond is in default. The last date to which interest has been paid is _____, ____."

The City and the bond registrar and paying agent may deem and treat the person in whose name any Refunding Bond shall be registered upon the books of the City as the absolute owner of such Refunding Bond, whether such Refunding Bond shall be overdue or not, for the purpose of receiving payment of the principal of and interest on such Refunding Bond and for all other purposes, and all payments made to any such registered owner, or upon his order, in accordance with the provisions of section 3 of this resolution shall be valid and effectual to satisfy and discharge the liability upon such Refunding Bond to the extent of the sum or sums so paid, and neither the City nor the bond registrar and paying agent shall be affected by any notice to the contrary. The City agrees to indemnify and save the bond registrar and paying agent harmless from and against any and all loss, cost, charge, expense, judgment or liability incurred by it, acting in good faith and without negligence hereunder, in so treating such registered owner.

For every exchange or transfer of Refunding Bonds, the City or the bond registrar and paying agent may make a charge sufficient to reimburse it for any tax, fee or other governmental charge required to be paid with respect to such exchange or transfer, which sum or sums shall be paid by the person requesting such exchange or transfer as a condition precedent to the exercise of the privilege of making such exchange or transfer.

The bond registrar and paying agent shall not be required to transfer or exchange Refunding Bonds or portions of Refunding Bonds that have been selected for redemption.

9. FORM OF BONDS. The Refunding Bonds shall be in substantially the following form:

UNITED STATES OF AMERICA
STATE OF MICHIGAN
COUNTY OF OAKLAND

CITY OF OAK PARK
2015 REFUNDING BOND
(UNLIMITED TAX GENERAL OBLIGATION)

INTEREST RATE MATURITY DATE DATE OF ORIGINAL ISSUE CUSIP

Registered Owner:

Principal Amount:

City of Oak Park, County of Oakland, State of Michigan (the "City"), acknowledges itself indebted to, and for value received hereby promises to pay to, the Registered Owner identified above, or registered assigns, the Principal Amount set forth above on the Maturity Date specified above, unless redeemed prior thereto as hereinafter provided, upon presentation and surrender of this bond at _____, the bond registrar and paying agent, or at such successor bond registrar and paying agent as may be designated pursuant to the Resolution (as hereinafter defined), and to pay to the Registered Owner, as shown on the registration books at the close of business on the 15th day of the calendar month preceding the month in which an interest payment is due, by check or draft drawn upon and mailed by the bond registrar and paying agent by first class mail postage prepaid to the Registered Owner at the registered address, interest on such Principal Amount from _____, _____, or such later date through which interest has been paid until the City's obligation with respect to the payment of such Principal Amount is discharged, at the rate per annum specified above. Interest is payable on the first days of _____ and _____ in each year, commencing on _____, 200_. Principal and interest are payable in lawful money of the United States of America. Interest shall be computed on the basis of a 360-day year of twelve 30-day months.

This bond is one of a series of bonds aggregating the principal sum of _____ Dollars (\$_____) issued by the City under and pursuant to and in full conformity with the Constitution and Statutes of Michigan (especially Act No. 34, Public Acts of 2001, as amended) and a resolution adopted by the City Council of the City on August 17, 2015 (the "Resolution"), for the purpose of refunding the City's outstanding 2006 Street Improvement Bonds (Unlimited Tax General Obligation), dated May 1, 2006,

maturing in the years ____ through _____. The full faith and credit of the City have been pledged for the prompt payment of the principal of and interest on this bond. The City is required to levy annually ad valorem taxes, without limitation as to rate or amount, to pay such principal and interest as the same shall become due.

This bond is transferable, as provided in the Resolution, only upon the books of the City kept for that purpose by the bond registrar and paying agent, upon the surrender of this bond together with a written instrument of transfer satisfactory to the bond registrar and paying agent duly executed by the Registered Owner or his attorney duly authorized in writing. Upon the exchange or transfer of this bond a new bond or bonds of any authorized denomination, in the same aggregate principal amount and of the same interest rate and maturity, shall be authenticated and delivered to the transferee in exchange therefor as provided in the Resolution, and upon payment of the charges, if any, therein provided. Bonds so authenticated and delivered shall be in the denomination of \$5,000 or any integral multiple thereof not exceeding the aggregate principal amount for each maturity.

The bond registrar and paying agent shall not be required to transfer or exchange bonds or portions of bonds that have been selected for redemption.

MANDATORY PRIOR REDEMPTION

Bonds maturing in the year ____ are subject to mandatory prior redemption at par and accrued interest as follows:

<u>Redemption Date</u>	<u>Principal Amount of Bonds to be Redeemed</u>
------------------------	---

Bonds or portions of bonds to be redeemed by mandatory redemption shall be selected by lot.

(REPEAT IF MORE THAN ONE TERM BOND)

OPTIONAL PRIOR REDEMPTION

Bonds maturing prior to _____, ____, are not subject to redemption prior to maturity. Bonds maturing on and after _____, ____, are subject to redemption prior to maturity at the option of the City, in such order as shall be determined by the City, on any date on and after _____, _____. Bonds of a denomination greater than \$5,000 may be partially redeemed in the amount of \$5,000 or any integral multiple thereof. If less than all of the bonds maturing in any year are to be redeemed, the bonds or portions of bonds to be redeemed shall be selected by lot. The redemption price shall be the par value of the bond or portion of the bond called to be redeemed plus interest to the date fixed for redemption.

Not less than thirty but not more than sixty days' notice of redemption shall be given to the Registered Owner of bonds called to be redeemed by mail to each Registered Owner at the registered address. Bonds or portions of bonds called for redemption shall not bear interest on and after the date fixed for redemption, provided funds are on hand with the bond registrar and paying agent to redeem the same.

It is hereby certified, recited and declared that all acts, conditions and things required to exist, happen and be performed precedent to and in the issuance of the bonds of this series, existed, have happened and have been performed in due time, form and manner as required by law, and that the total indebtedness of the City, including the series of bonds of which this bond is one, does not exceed any constitutional or statutory limitation.

IN WITNESS WHEREOF, City of Oak Park, County of Oakland, State of Michigan, by its City Council, has caused this bond to be executed in its name by the manual or facsimile signatures of the Mayor and City Clerk and its seal (or a facsimile thereof) to be impressed or imprinted hereon. This bond shall not be valid unless the Certificate of Authentication has been manually executed by the bond registrar and paying agent or an authorized representative of the bond registrar and paying agent.

CITY OF OAK PARK

By: _____

Its: Mayor

And: _____

Its: Clerk

CERTIFICATE OF AUTHENTICATION

This bond is one of the bonds described in the within mentioned Resolution.

Bond Registrar and Paying Agent

By: _____
Authorized Representative

AUTHENTICATION DATE:

ASSIGNMENT

For value received, the undersigned hereby sells, assigns and transfers unto _____
(please print or type name, address and taxpayer identification number of transferee) the within
bond and all rights thereunder and hereby irrevocably constitutes and appoints

attorney to transfer the within bond on the books kept for registration thereof, with full power of
substitution in the premises.

Dated: _____

Signature Guaranteed: _____

Signature(s) must be guaranteed by an eligible guarantor institution participating in a Securities Transfer Association recognized signature guarantee program.

10. SECURITY. There shall be levied upon all taxable property in the City upon the tax roll for each year while any of the Refunding Bonds shall be outstanding an amount such that the estimated collections therefrom will be sufficient to pay promptly at maturity the principal and interest maturing on the Refunding Bonds prior to the time of the following year's tax collections. Taxes required to be levied to pay principal of and interest on the Refunding Bonds shall be without limitation as to rate or amount. The proceeds of such taxes (both current and delinquent) shall be deposited as collected into a debt retirement fund that shall be established and maintained for the Refunding Bonds as either a separate or a common fund as permitted by law, and until the principal of and the interest on the Refunding Bonds are paid in full, such proceeds shall be used only for payment of such principal and interest or for other authorized purposes of the fund.

11. DEBT RETIREMENT FUND. There is hereby established for the Refunding Bonds a debt retirement fund (the "Debt Retirement Fund") that shall be either a separate or a common fund as permitted by law. From the proceeds of the sale of the Refunding Bonds, there shall be set aside in the Debt Retirement Fund any accrued interest received from the purchaser at the time of delivery of the same plus any such portion of premium received from the original purchasers of the Refunding Bonds as determined by the City Manager. All proceeds from taxes levied for the payment of the principal of and interest on the Refunding Bonds shall be deposited into the Debt Retirement Fund. If a separate debt retirement fund is established, the moneys deposited in the Debt Retirement Fund shall be used solely for the purpose of paying the principal of and interest on the Refunding Bonds. If a common debt retirement fund is established, the moneys deposited in the Debt Retirement Fund shall be used solely for the payment of the principal of and interest on the Refunding Bonds and other bonds of like character of the City payable from such common debt retirement fund.

12. PAYMENT OF COSTS OF ISSUANCE -- ESCROW FUND. The remainder of the proceeds of the Refunding Bonds shall be used to pay the costs of issuance of the Refunding Bonds and to refund the outstanding Prior Bonds maturing in the years determined by order of the City Manager (the "Prior Bonds To Be Refunded"). After the costs of issuance have been paid or provided for the remaining proceeds shall be used, together with any moneys transferred by the Council from the debt retirement fund for the Prior Bonds, to establish an escrow fund (the "Escrow Fund") consisting of cash and investments in direct obligations of, or obligations the principal of and interest on which are unconditionally guaranteed by, the United States of America or other obligations the principal of and interest on which are fully secured by the foregoing and used to pay the principal of, interest on and redemption premiums, if any, on the Prior Bonds To Be Refunded. The Escrow Fund shall be held by an escrow agent (the "Escrow Agent") pursuant to an Escrow Agreement (the "Escrow Agreement"), which irrevocably shall direct the Escrow Agent to take all necessary steps to pay the principal of and interest on the Prior Bonds To Be Refunded when due and to call such Prior Bonds To Be Refunded at redemption at such time as shall be determined in the Escrow Agreement. The City Manager is authorized to select the Escrow Agent and enter into the Escrow Agreement on behalf of the City. The amounts held in the Escrow Fund shall be such that the cash and the investments and the income received on the investments will be sufficient without reinvestment to pay the principal of, interest on and redemption premiums, if any, on the Prior Bonds To Be Refunded when due at maturity or call for redemption as required by the Escrow Agreement.

13. 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 redemption, the principal of, redemption premium, if any, and interest on all or any portion of the Refunding Bonds, shall have been deposited in trust, this resolution shall be defeased and the

owners of the Refunding Bonds shall have no further rights under this resolution except to receive payment of the principal of, redemption premium, if any, and interest on the Refunding Bonds from the cash or securities deposited in trust and the interest and gains thereon and to transfer and exchange Refunding Bonds as provided herein.

14. APPROVAL OF DEPARTMENT OF TREASURY. The issuance and sale of the Refunding Bonds shall be subject to permission being granted therefor by the Michigan Department of Treasury pursuant to Act No. 34, Public Acts of Michigan, 2001, as amended ("Act 34"), unless the City has obtained qualified status thereunder, and, if necessary, the City Manager is authorized and directed to make application to the Department of Treasury for permission to issue and sell the bonds as provided by the terms of this resolution and by Act 34.

15. SALE, ISSUANCE, DELIVERY, TRANSFER AND EXCHANGE OF BONDS. The Refunding Bonds shall be sold pursuant to a negotiated sale as hereinafter provided, and it is hereby determined that such negotiated sale is in the best interests of the City and is calculated to provide the maximum flexibility in pricing the Refunding Bonds so as to achieve sufficient debt service savings with respect to the Prior Bonds. The City Manager is authorized to determine which of the Prior Bonds shall be refunded and the principal amount of the Refunding Bonds to be sold and to enter into a Bond Purchase Agreement with the Underwriter, which Bond Purchase Agreement shall set forth the principal amount, principal maturities and dates, interest rates and interest payment dates, redemption provisions, if any, purchase price to be paid by the Underwriter and compensation to be paid to the Underwriter, as well as such other terms and provisions as the City Manager determines to be necessary or appropriate in connection with the sale of the Refunding Bonds. The Mayor, the City Clerk, the City Treasurer, the City Manager and other appropriate City officials are authorized to do all things necessary to effectuate the sale, issuance, delivery, transfer and exchange of the Refunding Bonds in accordance with the provisions of this Resolution. In making the determination in the Bond Purchase Agreement

with respect to principal maturities and dates, interest rates, redemption provisions, purchase price of the Refunding Bonds and compensation to be paid to the Underwriter, the City Manager shall be limited as follows

- a. The true interest cost on the Refunding Bonds expressed in terms of a percentage shall not exceed 3.75% per annum.
- b. The final maturity date of the Refunding Bonds shall not be later than May 1, 2030.
- c. The issuance of the Refunding Bonds shall result in present value savings (net of issuance costs) of not less than 3% with respect to the debt service on the Prior Bonds To Be Refunded.
- d. The Underwriter's discount with respect to the Refunding Bonds shall not exceed 0.5% of the principal amount of the Refunding Bonds.

16. OFFICIAL STATEMENT. The City Manager or City Treasurer is authorized to cause the preparation of an official statement for the Refunding Bonds for purposes of compliance with Rule 15c2-12 issued under the Securities Exchange Act of 1934, as amended (the "Rule") and to do all other things necessary to comply with the Rule. After the award of the Refunding Bonds, the City will provide copies of a "final official statement" (as defined in paragraph (e)(3) of the Rule) on a timely basis and in reasonable quantity as requested by the purchasers to enable the purchasers to comply with paragraph (b)(4) of the Rule and the rules of the Municipal Securities Rulemaking Council. The City Manager or the City Treasurer is authorized to enter into such agreements as may be required to enable the purchasers to comply with the Rule.

17. CONTINUING DISCLOSURE. The City Manager or the City Treasurer is authorized to execute and deliver in the name and on behalf of the City a continuing disclosure certificate to comply with the requirements for a continuing disclosure undertaking of the City pursuant to paragraph (b)(5) of the Rule, and amendments to such certificate from time to time in accordance with the terms of such certificate (the certificate and any amendments thereto are collectively referred to herein as the "Continuing Disclosure Certificate"). The City hereby covenants and agrees that it will comply with and carry out all of the provisions of the Continuing Disclosure Certificate.

18. REPLACEMENT OF BONDS. Upon receipt by the City Manager of proof of ownership of an unmatured Refunding Bond, of satisfactory evidence that the Refunding Bond has been lost, apparently destroyed or wrongfully taken and of security or indemnity that complies with applicable law and is satisfactory to the City Manager, the City Manager may authorize the bond registrar and paying agent to deliver a new executed Refunding Bond to replace the Refunding Bond lost, apparently destroyed or wrongfully taken in compliance with applicable law. In the event an outstanding matured Refunding Bond is lost, apparently destroyed or wrongfully taken, the City Manager may authorize the bond registrar and paying agent to pay the Refunding Bond without presentation upon the receipt of the same documentation required for the delivery of a replacement Refunding Bond. The bond registrar and paying agent, for each new Refunding Bond delivered or paid without presentation as provided above, shall require the payment of expenses, including counsel fees, which may be incurred by the bond registrar and paying agent and the City in the premises. Any Refunding Bond delivered pursuant to the provisions of this section in lieu of any Refunding Bond lost, apparently destroyed or wrongfully taken shall be of the same form and tenor and be secured in the same manner as the Refunding Bond in substitution for which such Refunding Bond was delivered.

19. TAX COVENANT. The City covenants to comply with all applicable requirements of the Internal Revenue Code of 1986, as amended (the "Code"), necessary to assure that the interest on the Refunding Bonds will be and will remain excludable from gross income for federal income tax purposes. The Mayor, the City Clerk, the City Treasurer, the City Manager and other appropriate officials of the City are authorized to do all things necessary (including the making of such covenants of the City as shall be appropriate) to assure that the interest on the Refunding Bonds will be and will remain excludable from gross income for federal income tax purposes.

20. QUALIFIED TAX-EXEMPT OBLIGATIONS. The Refunding Bonds are designated as Qualified Tax-Exempt Obligations as described in Section 265(b)(3)(B) of the Internal Revenue Code of 1986, as amended. The City Manager may determine that the Refunding Bonds shall not be sold as Qualified Tax-Exempt Obligations if, upon the advice of bond counsel, the City does not meet the requirements of a qualified small issuer under Section 265 of the Code.

21. BOND INSURANCE. The City Manager is authorized and directed to take any actions that may be necessary or appropriate to purchase a policy or policies of municipal bond insurance with respect to the Refunding Bonds to the extent that the City Manager determines that the purchase of such municipal bond insurance is in the best interests of the City. If the City Manager makes such a determination, the purchase of a policy or policies and the payment of premiums therefor and the execution by the City Manager of any necessary commitments with respect thereto are hereby authorized.

22. APPOINTMENTS. Dickinson Wright PLLC is hereby appointed to act as bond counsel, Public Financial Management, Inc. is hereby appointed to act as financial consultant and Hutchinson, Shockey, Erley & Co. is hereby appointed to act as Underwriter with respect to the

Refunding Bonds. The City Manager is authorized to appoint additional underwriters with respect to the Refunding Bonds if the City Manager determines such appointment is in the best interests of the City, in which case the term "Underwriter" in this resolution shall include Hutchinson, Shockey, Erley & Co. and such additional underwriter or underwriters.

23. CONFLICTING RESOLUTIONS. All resolutions and parts of resolutions insofar as they may be in conflict herewith are rescinded.

YEAS: _____

NAYS: _____

ABSENT: _____

RESOLUTION DECLARED ADOPTED.

STATE OF MICHIGAN)
)ss
COUNTY OF OAKLAND)

I hereby certify that I am the Secretary of the City Council of City of Oak Park, Oakland County, Michigan, and that the foregoing is a true and complete copy of a resolution duly adopted by the City Council of said City at a regular meeting held on the 17th day of August, 2015, the original of which resolution is on file in my office. I further certify that notice of said meeting was given in accordance with the provisions of the open meetings act.

Clerk
City of Oak Park

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