



**MINUTES
REGULAR CITY COUNCIL MEETING
41ST CITY COUNCIL
OAK PARK, MICHIGAN
JULY 6, 2026
7:00 PM**

1. CALL TO ORDER

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.

2. PLEDGE OF ALLEGIANCE

3. ROLL CALL

PRESENT: Mayor McClellan, Mayor Pro Tem Edgar, Council Member Radner, Council Member Crawford

ABSENT: Council Member Berman

OTHERS

PRESENT: City Manager Tungate, City Clerk Norris, City Attorney Krause

4. APPROVAL OF AGENDA

Motion by Edgar, seconded by Radner, to approve the agenda as presented.

Voice Vote:	Yes:	McClellan, Edgar, Radner, Crawford
	No:	None
	Absent:	Berman

MOTION CARRIED

5. CONSENT AGENDA

Motion by Edgar, seconded by Radner, to approve the consent agenda consisting of the following items:

Voice Vote:	Yes:	McClellan, Edgar, Radner, Crawford
	No:	None
	Absent:	Berman

MOTION CARRIED

- A. Regular City Council Meeting Minutes for June 15, 2026.
CM-07-274-2026

- B. Payment of invoices from OHM Advisors for Engineering Services in the amount of \$6,638.00.
CM-07-275-2026
- C. Approval of participation in the 2027-2029 Oakland County Urban County Community Development Block Grant Program.
CM-07-276-2026
- D. Approval for the payment of the invoice 4 from Desiree Kelly Art, for the mural included in the Eleven Mile Road, Alleys, and Parking Lot Reconfiguration Project, in the amount of \$25,000.
CM-07-277-2026
- E. Request to approve Payment Application No. 3 for the 2026 Landscape Maintenance Contract, to BrightView Landscape of Pontiac, MI in the amount of \$5,794.00.
CM-07-278-2026
- F. Request to approve Payment Application No. 3 for the 2026 Lawn Maintenance Contract, to Parrott Landscaping of Clinton Township, MI in the amount of \$16,436.00.
CM-07-279-2026
- G. Request to waive permit fees for the 2026 CIA Landscaping Installation Project.
CM-07-280-2026
- H. Approval of Pay Application No. 2 to Eminent Contracting, LLC. of Detroit, MI for the Capital Avenue Rehabilitation Project, M-786 in the amount of \$502,694.81.
CM-07-281-2026
- I. New and Renewal Licenses for July 6, 2026
CM-07-282-2026

6. RECOGNITION OF VISITING ELECTED OFFICIALS

There were no elected officials present who wished to speak.

7. PRESENTATIONS

- A. Presentation of new City Website

Communications Director Brittany Toth provided an update on the new city branding and Tim Dewer demonstrated the new city website.

8. PUBLIC HEARINGS

- A. Public Hearing to receive public comments regarding the request by Anchor Bay Brewing Company, LLC, 14441 W. 11 Mile Road for the issuance of a Microbrewery License and related permits.

Mayor McClellan opened the public hearing at 7:32 p.m. and the following individuals spoke about the new establishment and their request for a license. Tenica Johnson, Melonie Barnes, and Martin Weinberg from the next door car wash.

- B. Resolutions approving issuance of a Microbrewery License and/or related permits to Anchor Bay Brewing Company, LLC, located at 14441 W. 11 Mile Road.
CM-07-283-2026

Motion by Radner, seconded by Crawford, to adopt resolutions approving issuance of a Microbrewery License and/or related permits to Anchor Bay Brewing Company, LLC,

located at 14441 W. 11 Mile Road.

Roll Call Vote: Yes: McClellan, Edgar, Radner, Crawford
 No: None
 Absent: Berman

MOTION CARRIED

Anchor Bay Brewing Company, LLC, located at 14441 W. 11 Mile Road applied for a Microbrewery License and various related permits, consisting of Off-premises and On-premises Tasting Room Permits, a Sunday Sales Permit, (PM) and an Entertainment Permit from both the Michigan Liquor Control Commission and the City of Oak Park. If approved, issuance of the license would be subject to the following conditions:

1. The Michigan Liquor Control Commission issues a Microbrewery License to Anchor Bay located at 14441 W. Eleven Mile, Oak Park, Michigan 48237.
2. The Michigan Liquor Control Commission issues the related permits specified above.
3. Upon issuance of the Microbrewery License and any related permits by the Michigan Liquor Control Commission, Anchor Bay shall provide the City Clerk's Office with copies of the License and permits along with a Certificate of Liquor Liability Insurance for the subject business.
4. Anchor Bay executes a Contract for a Microbrewery License and Related Permits with the City of Oak Park, Michigan.
5. Anchor Bay Brewing must obtain all requisite building and related permits as well as a Business License from the Municipal Services Department prior to commencing operations at 14441 W. 11 Mile.

9. CITY ATTORNEY

A. PFAS Settlement Update

City Attorney Krause updated the Council on a chemical class action lawsuit and the potential for the City to participate in the litigation.

B. Freedom of Information Act Appeals - **None**

10. CITY MANAGER

City Manager Tungate provided an update regarding the power outages caused by the recent storm and reported that DTE has indicated that all Oak Park residents should have power restored by 11:30 p.m.

City Clerk Norris also reported on the absentee ballot process for the August 4, 2026, primary election, indicating that voters who have already returned their ballots have until July 24, at 5:00 p.m. to request a new ballot should they wish to change their votes. This process requires the request to be in writing and include a signature from the voter.

A. Administration

1. Amendment to the Cooperative Agreement with Berkley School District for Tyler Park Maintenance
CM-07-284-2026

Motion by Radner, seconded by Crawford, to approve the following First Amendment to the Cooperative Agreement with Berkley School District for Tyler Park Maintenance:

FIRST AMENDMENT TO COOPERATIVE AGREEMENT

THIS FIRST AMENDMENT TO COOPERATIVE AGREEMENT (the "First Amendment") is made and entered into on _____, 2026, but effective once the construction of the Tyler Park Project is completed ("Effective Date"), and is attached to and made part of the Cooperative Agreement dated August 12, 2025 (collectively the "Cooperative Agreement") by and between BERKLEY SCHOOL DISTRICT, a Michigan general powers school district, whose address is 14501 Talbot, Oak Park Michigan 48237 (hereinafter referred to as the "School District") and CITY OF OAK PARK, a Michigan municipal corporation, whose address is 14000 Oak Park Boulevard, Oak Park, Michigan 48237 (hereinafter referred to as the "City"). The School District and the City may each be referred to herein as a "Party" and collectively as the "Parties."

RECITALS

WHEREAS, the School District and the City entered into an Intergovernmental Agreement dated August 12, 2025, for the purpose of constructing, installing, improving, repairing, modifying, and enhancing the School Property and City Property on certain portions of the School Property and certain portions of the City Property, commonly known as the "Tyler Park Project" and defined in the Intergovernmental Agreement as the "Project"; and

WHEREAS, the Parties simultaneously to entering into the above-referenced Intergovernmental Agreement also entered into a Cooperative Agreement for maintenance obligations of the Project relative to the School Property and the City Property; and

WHEREAS, due to unforeseen changes to the Tyler Park Project's scope during construction, specifically the need to add leaching-type drainage infrastructure ("Additional Work Scope"), the Parties have agreed to be responsible for the maintenance of the two (2) additional structures and associated/related infrastructure on their respective parcels related to the Additional Work Scope under the Intergovernmental Agreement.

NOW, THEREFORE, in consideration of the mutual promises herein contained the Parties hereto agree as follows:

A. THE FOLLOWING PARAGRAPHS WITHIN THE COOPERATIVE AGREEMENT ARE HEREBY AMENDED AND RESTATED IN ITS ENTIRETY AS FOLLOWS, AS IF THE SAME HAD BEEN ORIGINALLY INCORPORATED THEREIN:

5. Maintenance and Repairs: Once the construction Project is completed under the Intergovernmental Agreement, each Party shall be solely responsible, at its sole cost and expense, for maintaining the Project on each of their respective Properties, unless otherwise mutually agreed to by the Parties in writing. Notwithstanding the foregoing, the Parties have agreed as follows:

a. The bathrooms located at Tyler Park, which will be constructed and located on the School Property, shall be accessible 7 days a week (Monday – Sunday), except holidays, and shall be

cleaned by the City 7 days a week (Monday – Sunday), except holidays, on a schedule to be mutually agreed upon by the Parties. Notwithstanding the foregoing, the Parties shall mutually agree that the bathrooms will be available beginning May 1st each year through September 30th each year. Notwithstanding the foregoing, the Parties also agree that the bathrooms will be available for use during the varsity softball season and in the event of a scheduled tournament/event at such dates and times mutually agreed to by the Parties. The School District shall be responsible for any utilities supplied to the Tyler Park bathrooms.

b. The pedestrian pathway and public spaces will be constructed and located on both the School Property and City Property, respectively. The City shall be solely responsible for all salting and snow removal related to the pathways located on both the City Property and the School Property, up to and including the proposed pathway running east-west to be located just south of the ball diamond on the School Property denoted by the dash marks in the figure on Page 1 above. Additionally, the City shall also be responsible for all grass cutting on the City Property, and the School Property, up to the same proposed pedestrian pathway south of the ball diamond. The City shall have no other responsibility for pedestrian pathways or landscaping on the School Property. Likewise, the School District shall be responsible for any and all maintenance to the varsity softball field inside the fence.

c. The City and the School District shall be responsible for the maintenance of the two (2) additional structures and associated/related infrastructure on their respective parcels related to the Additional Work Scope under the Intergovernmental Agreement, which structures are depicted on the attached Exhibit 1.

C THE COOPERATIVE AGREEMENT IS HEREBY RATIFIED AND REAFFIRMED AND SHALL CONTINUE IN FULL FORCE AND EFFECT IN ACCORDANCE WITH THE PROVISIONS THEREOF EXCEPT AS MODIFIED BY THIS FIRST AMENDMENT. IN THE EVENT OF A CONFLICT BETWEEN THIS FIRST AMENDMENT AND THE COOPERATIVE AGREEMENT, THIS FIRST AMENDMENT SHALL CONTROL.

Roll Call Vote:	Yes:	McClellan, Edgar, Radner, Crawford
	No:	None
	Absent:	Berman

MOTION CARRIED

This First Amendment to the Cooperative Agreement between the City of Oak Park and the Berkley School District updates maintenance responsibilities for the Tyler Park Project following construction modifications. During construction, an unforeseen conflict between the proposed storm drainage system and an existing water main required the addition of a leaching-type storm drainage system. The amendment clarifies that each party will be responsible for maintaining the new drainage structures and related infrastructure located on its respective property. The agreement also reaffirms existing maintenance responsibilities, including the City's responsibility for seasonal restroom cleaning, pathway snow removal, and grass cutting in designated areas. All other terms of the original Cooperative Agreement remain unchanged. As a reminder, this agreement starts once construction is completed on the property which is currently scheduled for Late Spring 2027.

B. Municipal Services

1. Request from Mattioli Cement Company of Fenton, MI for a contract extension of the 2025-2026 Miscellaneous Concrete Project, M-782.

CM-07-285-2026

Motion by Edgar, seconded by Crawford, to approve the request from Mattioli Cement Company of Fenton, MI for a contract extension of the 2025-2026 Miscellaneous Concrete Project, M-782.

Roll Call Vote: Yes: McClellan, Edgar, Radner, Crawford
 No: None
 Absent: Berman

MOTION CARRIED

Municipal Services Director Marrone explained the request from Mattioli Cement Company to extend the contract for the 2025-2026 Miscellaneous Concrete Project, M-782. Mattioli Cement has indicated that they would like to execute a one (1) year extension of this project to perform the 2026-2027 Miscellaneous Concrete Project, M-801. The current contract allows for a single one (1) year extension. Exhibit A (attached) includes the recommended quantity and unit pricing for each pay item regarding the contract extension. There is no price increase from the 2025-2026 Project. This project will include road and sidewalk miscellaneous concrete work throughout the city.

2. Approval of Pay Application No. 1 and Change Order No. 1 to Great Lakes Landscape Design, Inc. of Oak Park, MI for the 2026 CIA Landscaping Installation Project at the 11 Mile Parking lots and Coolidge Road Medians in the amount of \$33,506.35 and \$301,065.16 respectively.
 CM-07-286-2026

Motion by Radner, seconded by Crawford, to approve Pay Application No. 1 and Change Order No. 1 to Great Lakes Landscape Design, Inc. of Oak Park, MI for the 2026 CIA Landscaping Installation Project at the 11 Mile Parking lots and Coolidge Road Medians in the amount of \$33,506.35 and \$301,065.16 respectively.

Roll Call Vote: Yes: McClellan, Edgar, Radner, Crawford
 No: None
 Absent: Berman

MOTION CARRIED

Municipal Services Director Marrone reviewed Pay Application No. 1 and Change Order No. 1 to Great Lakes Landscape Design, Inc. of Oak Park, MI for the 2026 CIA Landscaping Installation Project at the 11 Mile Parking Lots and Coolidge Road Medians in the amount of \$33,506.35 and \$301,065.16 respectively. The Change Order includes adding landscaping and irrigation to three additional Coolidge Median Islands between 10 and 11 Mile Road.

11. CALL TO THE AUDIENCE

Melonie Barnes, 21811 Kenosha, introduced herself to Council as a candidate for Oak Park Schools Board of Education.

Eunice Marle, 15057 Lincoln, was elated to attend the State of the City celebration and appreciates how the city is accessible to those with disabilities.

Tenica Johnson, 5241 Park, offered an introduction of herself and congratulated all involved

with the opening of the Event Hub.

Silva Haywood, offered her congratulations on the opening of the Event Hub and informed Council of a Block Party and Backpack Drive to be held on August 23.

Crystal Bailey, complimented the new website design and the use of alternative links besides Facebook. She also shared her concerns about the power outage and the Public Safety millage renewals.

12. CALL TO THE COUNCIL

13. ADJOURNMENT

There being no further business to come before the City Council, Mayor McClellan adjourned the meeting at 8:57 PM.

T. Edwin Norris, City Clerk