

Oak Park

City Council Agenda

April 19, 2021





AGENDA
REGULAR CITY COUNCIL MEETING
38th CITY COUNCIL
OAK PARK, MICHIGAN
April 19, 2021
7:00 PM

1. CALL TO ORDER

2. ROLL CALL

3. APPROVAL OF AGENDA

4. 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. Regular City Council Meeting Minutes of April 5, 2021
- B. Request to schedule a public hearing on the FY 2021-22 Annual Budget for Wednesday, May 12, 2021
- C. Local Officers Compensation Commission Meeting Minutes of March 5, 2019
- D. Parks and Recreation Commission Meeting Minutes of February 17, 2021
- E. Public Safety Reports from January and February 2021
- F. Request to approve payment of an invoice from OHM Advisors for Safe Routes to School Construction Engineering for the total amount of \$8,274.75
- G. Request to approve Payment Application No. 1 for the 2020 Decorative Fence Project, M-695 Phase 2 to American Fence Co. of Warren, MI for the amount of \$14,866.97
- H. Request to advertise for bids for the 2021 Water Main Replacement Project M-718
- I. Request to approve a one-year lease extension for 13650 Oak Park Blvd., Suite A to Hatzalah subject to review by the City Attorney
- J. Planning Commission Meeting Minutes of October 28, 2020
- K. Arts and Cultural Diversity Commission Meeting Minutes of March 11, 2021
- L. Licenses New and Renewals submitted for April 19, 2021

5. RECOGNITION OF VISITING ELECTED OFFICIALS

Oakland County Commissioner Yolanda Smith Charles

6. SPECIAL RECOGNITION/PRESENTATIONS:

- A. Resolution declaring June 4, 2021 to be National Gun Violence Awareness Day in Oak Park

7. PUBLIC HEARINGS: None

8. COMMUNICATIONS: None

9. SPECIAL LICENSES: None

10. ACCOUNTING REPORTS:

- A. Approval for payment of invoices submitted by Garan, Lucow, Miller, P.C. for legal services in the total amount of \$12,518.49

11. BIDS: None

12. ORDINANCES: None

13. CITY ATTORNEY:

- A. Resolution to approve request from MCImetro Access Transmission Services Corporation d/b/a Verizon Access Transmission Services for extension of Metro Act Right of Way Permit

14. CITY MANAGER:

Administration

- A. COVID Update
- B. Introduction of Library Director Kimberly Schaaf
- C. Resolutions supporting Community Project Funding Requests:
 - 1. Public Safety Body Worn Cameras
 - 2. Northend Road Reconstruction and Water Main Replacement
 - 3. Shepherd Park Bathrooms ADA Accessibility Updates
 - 4. Eleven Mile Public Parking and Public Space Improvements
 - 5. Small Business Growth Online Support Program

City Clerk

- D. Local Officers Compensation Commission - Salary determination for local elected officials
- E. Traffic Safety Board Meeting date changes

Department of Public Works

- F. Request to authorize the Public Works Department to participate in the State of Michigan (MiDeal) pre-bid contract for the purchase of a Public Safety vehicle totaling \$40,872.00 and to utilize \$55,000 from the Motor Pool Fund Balance for the purchase and upfitting of the vehicle

Finance/Assessing

- G. Request to approve a proposed lot combination request from property owner Jeffery Dell

Communications

- H. Event and Activity Update

15. 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.

16. CALL TO THE COUNCIL

17. 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
REGULAR COUNCIL MEETING OF THE
38th OAK PARK CITY COUNCIL
April 5, 2021
7:00 PM**

MINUTES

Mayor McClellan called the virtual meeting to order at 7:00 p.m. Oak Park City Hall, 14000 Oak Park Boulevard, Oak Park, MI 48237. (248) 691-7544.

PRESENT: Mayor McClellan (Oak Park), Mayor ProTem Burns (Oak Park), Council Member Radner (Oak Park) Council Member Edgar (Oak Park), Council Member Whitehead (Oak Park)

ABSENT: None

OTHERS

PRESENT: Assistant City Manager Yee, City Clerk Norris, City Attorney Krause

APPROVAL OF AGENDA:

CM-04-091-21 (AGENDA ITEM #3) ADOPTION OF THE AGENDA AS PRESENTED – APPROVED

Motion by Burns, seconded by Edgar, CARRIED UNANIMOUSLY, to approve the agenda as presented.

Voice vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

CONSENT AGENDA:

CM-04-092-21 (AGENDA ITEM #4A-K) CONSENT AGENDA - APPROVED

Motion by Burns, seconded by Edgar, CARRIED UNANIMOUSLY, to approve the Consent Agenda consisting of the following items:

- A. Regular City Council Meeting Minutes of March 15, 2021 **CM-04-093-21**
- B. Arts and Cultural Diversity Commission Meeting Minutes of February 11, 2021 **CM-04-094-21**
- C. Library Board Meeting Minutes of February 16, 2021 **CM-04-095-21**
- D. Parks and Recreation Commission Meeting Minutes of January 20, 2021 **CM-04-096-21**
- E. Request to approve Payment Application No. 3 for the 2019-20 Miscellaneous Concrete Project, M-714 to Mattioli Cement Company of Fenton, MI for the amount of \$5,000.00 **CM-04-097-21**
- F. Request to approve Change Order No. 1 for the amount of (\$5,808.42) and Payment Application No. 2 for the amount of \$7,216.57 to Michigan Joint Sealing, Inc. of Farmington Hills, MI for the 2020 Joint and Crack Sealing Project, M-698 **CM-04-098-21**

- G. Request to approve Payment Application No. 1 for the 2020 Sewer & Catch Basin Cleaning & TV Inspection Project, M-716 to Doetsch Environmental Services of Warren, MI for the amount of \$52,124.40 **CM-04-099-21**
- H. Request to advertise for bids for the 2021 Transformer Replacement Project, M-723
Removed from consent by Mayor McClellan
- I. Request to advertise for bids for Program Year 2020 Yard Services, M-723
Removed from consent by Mayor McClellan
- J. Request to reject the bids and re-advertise for bids for the Streetscape Amenities Project
CM-04-100-21
- K. Licenses New and Renewals submitted for April 5, 2021 **CM-04-101-21**

Voice Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

**CM-04-102-21 (AGENDA ITEM #4H) Removed from the Consent Agenda.
REQUEST TO ADVERTISE FOR BIDS FOR THE 2021
TRANSFORMER REPLACEMENT PROJECT, M-723
- APPROVED**

Motion by Edgar seconded by Burns, CARRIED UNANIMOUSLY, to advertise for bids for the 2021 Transformer Replacement Project, M-723.

Voice Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

**CM-04-102A-21 (AGENDA ITEM #4I) Removed from the Consent Agenda.
REQUEST TO ADVERTISE FOR BIDS FOR PROGRAM YEAR
2020 YARD SERVICES, M-723 - APPROVED**

Motion by Edgar seconded by Burns, CARRIED UNANIMOUSLY, to advertise for bids for Program Year 2020 Yard Services, M-723.

Voice Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

RECOGNITION OF VISITING ELECTED OFFICIALS: None

SPECIAL RECOGNITION/PRESENTATIONS:

(AGENDA ITEM #6A) Adriel Thornton presented the MoGo Annual Report and shared information about the Bike Share program in Oak Park.

COMMUNICATIONS: None

SPECIAL LICENSES: None

ACCOUNTING REPORTS:

CM-04-103-21 (AGENDA ITEM #9A) PAYMENT OF AN INVOICE SUBMITTED BY THE LAW OFFICES OF HOWARD L. SHIFMAN, P.C. FOR LEGAL SERVICES IN THE TOTAL AMOUNT OF \$18,000.00 - APPROVED

Motion by Whitehead, Seconded by Burns, CARRIED UNANIMOUSLY, to approve payment of invoice #14500 to Howard L. Shifman, P.C. for legal services from April 1, 2021 – June 30, 2021 in the total amount of \$18,000.00.

Roll Call Vote:	Yes:	McClellan, Burns, Edgar, Radner, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

BIDS:

CM-04-104-21 (AGENDA ITEM #10A) REQUEST TO AWARD THE BID FOR THE 2021 LAWN MAINTENANCE CONTRACT, M-721 TO THE SECOND LOW BIDDER, XPERT LAWN AND SNOW OF WARREN, MI FOR THE TOTAL BID PRICE OF \$112,488.00 - APPROVED

Motion by Burns seconded by Edgar, CARRIED UNANIMOUSLY, to award the bid for the 2021 Lawn Maintenance Contract, M-721 to the second low bidder, Xpert Lawn and Snow of Warren, MI for the total bid price of \$112,488.00.

Roll Call Vote:	Yes:	McClellan, Burns, Edgar, Radner, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

ORDINANCES:

CM-04-105-21 (AGENDA ITEM #11A) SECOND READING AND ADOPTION OF AN ORDINANCE TO AMEND SECTION 2-608 OF CHAPTER 2, ARTICLE V, DIVISION 1, RECYCLING AND ENVIRONMENTAL CONSERVATION COMMISSION, OF THE CODE OF ORDINANCES, CITY OF OAK PARK - APPROVED

Motion by Burns, seconded by Edgar, CARRIED UNANIMOUSLY, to approve the second reading and adopt the following ordinance to amend Section 2-608 of Chapter 2, Article V, Division 1, Recycling and Environmental Conservation Commission, of the Code of Ordinances, City of Oak Park:

CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN

AN ORDINANCE TO AMEND SECTION 2-608 OF CHAPTER 2, ARTICLE V, DIVISION 1, RECYCLING AND ENVIRONMENTAL CONSERVATION COMMISSION, OF THE CODE OF ORDINANCES, CITY OF OAK PARK.

THE CITY OF OAK PARK ORDAINS:

SECTION 1: Amendment. Section 2-608, Meetings, of Chapter 2, Article V, Division 1, Recycling and Environmental Conservation Commission, of the Code of Ordinances, City of Oak Park, is hereby amended as follows:

Sec. 2-608. - Meetings.

The recycling and environmental conservation commission shall hold meetings once a month. The recycling and environmental conservation commission shall designate the time and place of such meetings.

SECTION 2: 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.

Roll Call Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

CITY ATTORNEY: No Report

CITY MANAGER:

Administration

CM-04-106-21 (AGENDA ITEM #13A) REQUEST TO APPOINT ZACHARY STERLING CROSELY AND MARK NEWPORT TO THE NINE MILE PUBLIC AD HOC COMMITTEE - APPROVED

Motion by Edgar, seconded by Burns, CARRIED UNANIMOUSLY, to appoint Zachary Sterling Crosley and Mark Newport to the Nine Mile Public Ad Hoc Committee.

Voice Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

Director of Strategic Planning and Special Projects VanVleck indicated the Nine Mile Public Art Ad Hoc Committee was created by city Council with the purpose of reviewing and making a recommendation to City Council regarding the public art proposals the City receives for the Nine

Mile Public Art exhibit. The Committee consists of three members of the Arts and Cultural Diversity Commission and the Council Liaison to the Arts and Cultural Diversity Commission, three staff members appointed by the City Manager, and two residents appointed by City Council who have specific qualifications that will assist the subcommittee in the selection of art.

To choose these two resident members, the City implemented an application process and applications were due March 25th, City staff have reviewed the applications and have been tasked with making an appointment recommendation to City Council.

Department of Public Works

CM-04-107-21 (AGENDA ITEM #13B) REQUEST TO APPROVE A PROPOSAL FROM OHM ADVISORS TO PROVIDE WATER SYSTEM SERVICES INCLUDING OUR REQUIRED AWIA RISK AND RESILIENCE ASSESSMENT, EMERGENCY RESPONSE PLAN, AND WATER RELIABILITY STUDY UPDATES FOR A TOTAL COST OF \$49,200 SUBJECT TO REVIEW BY THE CITY ATTORNEY - APPROVED

Motion by Radner, seconded by Burns, CARRIED UNANIMOUSLY, to approve a proposal from OHM Advisors to provide water system services including our required AWIA Risk and Resilience Assessment, Emergency Response Plan, and Water Reliability Study Updates for a total cost of \$49,200 subject to review by the City Attorney.

Roll Call Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

CM-04-108-21 (AGENDA ITEM #13C) REQUEST TO APPROVE PROPOSED CHANGE ORDER NO. 1 IN THE AMOUNT OF \$5,088.20 AND PAYMENT APPLICATION NO. 1 IN THE AMOUNT OF \$289,355.20 TO INLAND WATERS POLLUTION CONTROL, INC. FOR THE 2020 SEWER LINING PROJECT, M-703 - APPROVED

Motion by Radner, seconded by Burns, CARRIED UNANIMOUSLY, to approve proposed Change Order No. 1 in the amount of \$5,088.20 and Payment Application No. 1 in the amount of \$289,355.20 to Inland Waters Pollution Control, Inc. for the 2020 Sewer Lining Project, M-703.

Roll Call Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

Assistant City Manager Yee summarized the proposed change order and payment application for the 2021 Sewer Lining Project, M-717. He indicated the project will rehabilitate damaged sewer mains throughout the City and the change order is to add a sewer line that was found to need rehabilitation but was not televised by the time this project went out to bid.

Economic Development and Planning

**CM-04-109-21 (AGENDA ITEM #13D) REQUEST TO APPROVE A RESOLUTION
IN SUPPORT OF THE CITY APPLYING FOR A GRANT ON
BEHALF OF FORGOTTEN HARVEST FOR ROAD
IMPROVEMENTS - APPROVED**

Motion by Burns, seconded by Whitehead, CARRIED UNANIMOUSLY, to approve the following resolution in support of the City applying for a grant on behalf of Forgotten Harvest for road improvements:

**CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN
TEDF CATEGORY A RESOLUTION**

WHEREAS, the Michigan Department of Transportation (MDOT) is accepting applicants for grants from the Transportation Economic Development Fund Category A Programs; and

WHEREAS, Forgotten Harvest, Inc., is constructing a new campus to relocate and expand its facility from its current location at 21800 Greenfield Rd., Oak Park, to its new campus located at 15000 Eight Mile Rd., Oak Park, investing \$18 million and creating 10 jobs; and

WHEREAS, Forgotten Harvest in discussions with the City of Oak Park and MDOT will change the radii of the north intersection of Hubbell Ave. and Eight Mile Rd. to enable commercial trucks and personal vehicles to more efficiently navigate the intersection; and

WHEREAS, Forgotten Harvest, Inc., has expressed that this change in the intersection radii will benefit its efficiency and the efficiency of its neighboring businesses navigating the north intersection;

NOW, THEREFORE, BE IT RESOLVED, the City Council of Oak Park, Michigan, hereby authorizes an application for a Transportation Economic Development Funds Category A grant for the project to alter the radii north intersection of Hubbell Ave. / Eight Mile Road, wherein Forgotten Harvest, Inc., will commit to provide the entire local match of \$40,000 or 20% of the project cost of the construction of the intersection radii change, with the City of Oak Park not incurring any expenses; and

BE IT FURTHER RESOLVED, the City Council of Oak Park, Michigan, authorizes the Director of Economic Development and/or the City Manager to prepare and submit the application for the above-named project and to be designated as the authorized agent for all activities associated with securing and accepting any funding.

Roll Call Vote:	Yes:	McClellan, Burns, Radner, Edgar, Whitehead
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

Community and Economic Development Director Marrone reported that Forgotten Harvest is currently building their new headquarters facility on 8 Mile Road. The intersection at Hubbell is in need of widening to make it easier for the truck movements for Forgotten Harvest as well as the

other businesses located on Hubbell. There is a TED grant available through MDOT to help fund this widening project. The resolution would support the City of Oak Park submitting an application on behalf of Forgotten Harvest with no cost to the City. The grant match will be funded entirely through Forgotten Harvest.

Communications

(AGENDA ITEM #13E) Event and Activity Update

Communications Director Davis reported upcoming activities and events.

PUBLIC HEARINGS:

Mayor McClellan opened the Public Hearing on Special Assessment Districts 690, 691, 692, 693, and 694 at 8:20 p.m. and invited interested parties to speak. There were no members of the audience who spoke and the special assessment exceptions listed below were read into the record. Mayor McClellan closed the Public Hearing at 8:25 p.m.

CM-04-110-21

(AGENDA ITEM #15A) PUBLIC HEARING AND ADOPTION OF SPECIAL ASSESSMENT RESOLUTIONS TO CONFIRM THE ROLLS AND SET THE DUE DATE OF JUNE 4, 2021 TOGETHER WITH PENALTY OF TEN PERCENT (10%) FOR SPECIAL ASSESSMENT DISTRICTS #690 - DELINQUENT UTILITIES; #691 – DELINQUENT FALSE ALARMS; #692 - MISCELLANEOUS CONCRETE REPLACEMENT, #693 - PROPERTY BLIGHT; AND #694 SIDEWALK REPLACEMENT – APPROVED

Motion by Burns, seconded by Edgar, CARRIED UNANIMOUSLY, to adopt the following Special Assessment Resolution (No. 9) confirming the rolls, and Special Assessment Resolution (No. 10) setting the due date of June 4, 2021 with penalty for Special Assessment districts: No. 690 – Unpaid Utility Invoices; No. 691 – Unpaid False Alarm Invoices; No. 692 - Miscellaneous Concrete Replacement Invoices; No. 693 – Unpaid Property Blight Invoices; No. 694 – Unpaid Sidewalk Replacement Invoices; and withholding the temporary exceptions pending further review by the City Manager to report back to the City Council as to whether they will be kept on the Roll, added on at a later date or removed permanently:

CITY OF OAK PARK MICHIGAN

SPECIAL ASSESSMENT RESOLUTION NO. 9

DISTRICT NO. 690
DISTRICT NO. 691
DISTRICT NO. 692
DISTRICT NO. 693
DISTRICT NO. 694

The Mayor announced that this was the time set to review the Special Assessment Roll as prepared and revised by the City Assessor for unpaid expenses incurred on private premises, assessed in Special Assessment Rolls No. 690, 691, 692, 693 and 694

The Deputy City Clerk read into record the objections that were received.

There were objections received as follows:

SAD	Address	Parcel ID #
690 Unpaid Utility Invoices		
	15200 Sutherland	52-25-30-102-021
	23541 Oneida	52-25-29-407-023
	23811 Scotia	52-25-29-329-017
	12810 Dartmouth	52-25-29-102-088
	21660 Parklawn	52-25-31-277-018
	15310 Rosemary	52-25-30-301-029
	22100 Dante #214	52-25-32-104-119
	23500 Manistee	52-25-29-431-012
	13651 Allan	52-25-30-276-072
	23270 Scotia	52-25-29-451-002
	23410 Sussex	52-25-30-379-005
	22158 Dante #205	52-25-32-104-101
	23551 Cloverlawn	52-25-30-404-025
	24640 Gardner	52-25-30-203-011
	23201 Radclift	52-25-30-303-061
	22166 Dante #208	52-25-32-104-095
	22160 Kenosha	52-25-31-202-011
	23731 Radclift	52-25-30-302-047
	12911 Rosemary	52-25-29-377-014
	21800 Coolidge Hwy	52-25-32-151-081
692 Unpaid Miscellaneous Concrete Invoices		
	10250 Nine Mile	52-25-29-477-040
693 Unpaid Property Blight Invoices		
	24790 Sussex	52-25-30-129-003
	15131 Dartmouth	52-25-30-102-010
	24790 Sussex	52-25-30-129-003
	24620 Harding	52-25-30-127-002
	13241 Albany	52-25-32-151-014
	14020 Winchester	52-25-19-453-027
	24641 KENOSHA	52-25-30-201-026
	24321 Westhampton	52-25-30-276-035
	23300 AVON	52-25-30-353-004
	13241 Albany	52-25-32-151-014
	14531 Pearson St	52-25-31-177-002
	22261 Marlow	52-25-31-126-036
694 Unpaid Sidewalk Replacement Invoices		
	23561 Cloverlawn	52-25-30-404-024

BE IT RESOLVED that Special Assessment Rolls No. 690, 691, 692, 693, and 694 as prepared and revised by the City Assessor, are hereby confirmed.

CITY OF OAK PARK
MICHIGAN

SPECIAL ASSESSMENT RESOLUTION NO. 10

DISTRICT NO. 690
DISTRICT NO. 691
DISTRICT NO. 692
DISTRICT NO. 693
DISTRICT NO. 694

At a Regular Meeting of the City Council of the City of Oak Park, held the 5th day of April 2021 at 7:00 P.M., City Hall, 14000 Oak Park Boulevard, Oak Park, MI 48237.

WHEREAS, by resolution adopted April 5, 2021, Special Assessment Rolls No. 690, 691, 692, 693, and 694 were confirmed by the City Council.

NOW, THEREFORE, BE IT RESOLVED THAT: Said Special Assessment Rolls shall be due in one (1) installment payable on June 4, 2021, in full, together with a penalty of ten percent (10%).

BE IT FURTHER RESOLVED THAT: An unpaid installment of said Special Assessment Roll shall bear penalty at an annual rate of five percent (5%) after due date June 4, 2021.

Roll Call Vote:	Yes:	McClellan, Burns, Edgar, Whitehead
	No:	None
	Absent:	Radner

MOTION DECLARED ADOPTED

CALL TO THE AUDIENCE:

Ken Sherman shared concerns about blight in the parking lot at Nine Mile and Coolidge and suggested that the City rethink opening to the public on April 15, 2021 due to an increase in Michigan COVID cases.

Crystal Bailey introduced herself and indicated she would be running as a candidate for Mayor.

ADJOURNMENT:

There being no further business to come before the City Council, Mayor McClellan adjourned the meeting at 8:40 P.M.

T. Edwin Norris, City Clerk

Marian McClellan, Mayor



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

SUBJECT: Request to schedule a Public Hearing on the FY 2021-22 Annual Budget for Wednesday, May 12, 2021.

DEPARTMENT: Administration/Finance

SUMMARY: As stated in the City Charter, Section 9.4, a public hearing on the proposed budget shall be held before its final adoption at such time and place as directed by City Council. A notice of public hearing is to be published at least one week in advance of the hearing, and a summary of the proposed budget is to be kept on file with the City Clerk's office.

FINANCIAL STATEMENT: N/A

RECOMMENDED ACTION: To schedule a public hearing on the FY 2021-22 Annual Budget for Wednesday, May 12, 2021 and direct the City Clerk to file and publish notice of the hearing in accordance with City Charter.

APPROVALS:

City Manager: ET

Department Director: SC

Finance Director: SC

Legal: _____

Budgeted ☐

EXHIBITS: None

**CITY OF OAK PARK, MICHIGAN
LOCAL OFFICERS' COMPENSATION COMMISSION**

Oak Park City Hall, 14000 Oak Park Blvd., Oak Park, MI 48237

March 5, 2019

MINUTES

The meeting was called to order at 6:30 p.m. by Chairperson Hylton.

PRESENT: Chairperson Hylton, Commissioner Barnes, Commissioner Johnson, Commissioner Hollifield, Commissioner Gulley, Commissioner Gold, Commissioner Henderson

ABSENT: None

ALSO PRESENT: T. Edwin Norris, City Clerk

VACANCY: None

QUORUM Oak Park City Code of Ordinances, Section 2-314, Division 5.
PRESENT: 7 members currently make up the board, 4 members for quorum

(AGENDA ITEM #3) APPROVAL OF MINUTES OF APRIL 6, 2017

**LOCC-03-001-19 MOTION TO APPROVE THE MINUTES OF APRIL 6, 2017
- APPROVED**

Motion by Barnes, seconded by Hollifield, CARRIED UNANIMOUSLY, to approve the minutes of April 6, 2017 as presented.

Voice Vote:	Yes:	Hylton, Barnes, Johnson, Gulley, Hollifield, Gold, Henderson
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

(AGENDA ITEM #4) REVIEW OF DUTIES OF COMPENSATION COMMISSION

(AGENDA ITEM #5) REVIEW OF MAYOR AND COUNCIL SALARY HISTORY

City Clerk Norris reviewed and the commission discussed the duties of the commission and salary history for the mayor and council. Commissioners discussed the health of the city and reviewed the 2% salary increase for staff that was provided in 2018 and the 1.5% increase planned for staff on July 1, 2019. It was confirmed that salaries for Mayor, Mayor Pro Tem and Council Members set by this commission were not rejected by Council in 2017. The commission also discussed that the Mayor, Mayor Pro Tem and Council Members voluntarily gave back the 3% increase as a part of the budget process in 2018 so their salaries currently reflect the amounts set in 2015.

(AGENDA ITEM #6) DETERMINATION OF SALARIES OF CITY OF OAK PARK'S ELECTED OFFICIALS

**LOCC-03-002-19 MOTION TO KEEP THE ANNUAL SALARIES OF THE
MAYOR, MAYOR PROTEM AND COUNCIL MEMBERS THE SAME
AS THE 2017 YEAR - APPROVED**

Motion by Gold, seconded by Barnes, CARRIED UNANIMOUSLY, to keep the annual salaries of the Mayor, Mayor ProTem and Council Members the same as the 2017 year.

Roll Call Vote:	Yes:	Hylton, Barnes, Johnson, Gulley, Hollifield, Gold, Henderson
	No:	None
	Absent:	None

MOTION DECLARED ADOPTED

Note:	<u>Current Salary</u>
Mayor	\$ 6,100
Mayor ProTem	\$ 5,084
Council Member	\$ 4,745

(AGENDA ITEM #7) PUBLIC COMMENTS

There were no members of the public wishing to speak.

The meeting adjourned at 7:00 p.m.

T. Edwin Norris, City Clerk

Andrew Hylton, Chairperson



CITY OF OAK PARK

Department of Recreation

Mayor
Marian McClellan
Mayor Pro Tem
Carolyn Burns
Council Members
Solomon Radner
Julie Edgar
Shaun Whitehead
City Manager
Erik Tungate

PARKS AND RECREATION COMMISSION REGULAR MEETING

Minutes from February 17, 2021 at 7:00 pm

Virtual Meeting

I. Meeting called to order at 7:00 p.m. by Patrick North.

II. Introductions – Welcome

Members present: Patrick North, Beverly Wiggins, Juanita Bell, Mickey Alderman, Andrew Cissell, Theresa Henderson, Alexander Simpson

Members absent: Diane Spiller, Dwight Thomas

Staff members present: Laurie Stasiak, Recreation Director

Councilmembers present: Julie Edgar

Guests: City Councilmember, Shaun Whitehead and Crystal VanVleck, Director of Strategic Planning and Special Projects

III. Approval of Agenda for February 17, 2021.

Motion by Beverly Wiggins to ACCEPT

Seconded by Mickey Alderman

PASSED.

IV. Approval of minutes of Parks and Recreation Commission Meeting of January 20, 2021.

Motioned by Mickey Alderman to ACCEPT.

Seconded by Andrew Cissell

PASSED.

V. Crystal VanVleck: Oak Park Strategic Plan

The City's Strategic Plan was put together for 2021-2026, the goals and objectives included to be completed in 5 years. It's a "best practices" for a municipality, providing a framework for an agreed upon definition for a desired future for the city. It illustrates a way forward to achieve the City's goals. One of the most important parts of a plan like this is public engagement. A survey went out as well as open houses/events to receive public feedback on the 9 Mile project as well as what they wanted the future of Oak Park to look like. The priorities the respondents felt the City should focus on for the next 5 years are included in the Strategic Plan. People also responded to what they thought a "healthy, thriving, vibrant Oak Park" would look like. We found that respondents wanted to prioritize new businesses, crime/safety, walkability, a commercial corridor, blight elimination, etc. The 6 goals that the Council created that encompass the

Strategic Plan include many objectives that the City will address in the next 5 years. Some that the Recreation Commission will definitely have a hand in developing further. The City Manager will provide updates to the Council regarding progress on the Plan's various objectives.

Crystal also shared a video from the Oak Park Arts & Cultural Diversity Commission regarding Black History Month, honoring two people from our community.

VI. Council updates – Council Member Julie Edgar

Yields time to Council Member Shaun Whitehead.

Not only Black History Month, but Juneteenth is a very important holiday in the Black community. Looking at the Summer Blast information before this meeting I saw that the third day of the festival lands on Juneteenth; I think we should incorporate some events into the overall weekend. Ideas: Poetry, spoken word performances, art, food, and really the history of how things were done for the event in 1865. Another way it can be incorporated is to help the community into an essay contest. Perhaps getting students involved- "What Does Juneteenth Mean to You?" Maybe a scholarship for the winning writer. A sub-committee would be ideal for planning these additional events.

Crystal mentioned that there used to be an essay contest within the Ethnic Advisory Board (which joined with the Arts & Culture Commission to make the Arts & Cultural Diversity Commission).

Director Stasiak mentioned that the Recreation Department has begun a Teen Council, and that that group might also be a possible way to put the word out, in addition to the sub-committee.

VII. Recreation Updates – Laurie Stasiak, Recreation Director

Train Your Brain: We are into week 5 of this 8 week program and the feedback has been awesome!

We have 44+ seniors that have signed up for the program.

Senior Scoop: The newest edition of the Senior Scoop will be out Feb. 21 and will go up through March 21. People can pick up hard copies at the community center in the outside walkway.

Shamrock Shenanigans Scavenger Hunt: This is scheduled for March 13, starting at 9 am. 10 Shamrock signs will be place around the city. Each Shamrock has a "mate" with a rhyming word. Participants need to match up the Rhyming Shamrocks, take a picture and send to Maralee email. The first 5 participants that correctly turn in their clue sheets will win some very nice prizes. First place prize is a family membership to The Henry Ford a \$285 value! We also have four (4) Oakland County Family Fun Passes for the 2021 year!

Summer Blast 2021: Save the Date: June 18, 19, 20

Three days are being planned for the Oak Park Summer Blast. Contracts have been secured with Skerbeck Amusements rides and a full midway. The 11th Annual BBQ Battle will take place on Saturday June 19. Mini pub, food court and music is all be planed but will be sponsorship driven.

Esports leagues begin next week, with Rocket League and NBA 2K! We feel that the leagues are off to a good start and this will create a base for when we decide to do in person esports programming, such as tournaments and game nights for teens.

Trivia Night has been doing well, weekly. We will be hosting weekly trivia nights through March. We will continue to schedule Trivia Night after that as well! We are welcoming ideas for different themes from the community.

We are beginning to plan for **youth baseball and soccer**, along with our neighboring communities Ferndale, Hazel Park and Pleasant Ridge.

Pool – David has been preparing a new policies and procedures manual, with some covid-19 modifications. These types of modifications may include, wireless transactions, operating at a lesser capacity, wearing masks while at the pool, social distancing guidelines, and cleanliness. Additionally, smaller class sizes for swim lessons. He has been reaching out to other communities that opened their pools last year, and picking their brain for useful information.

We are also preparing to operate **Summer Camp or a summer youth program**. Just like the pool we will need to prepare a new policies and procedures manual, with similar covid-19 modifications.

Our next **Teen Council Meeting** is on Monday, February 22 at 4pm. We currently have three active Teens, and are continuing our recruiting efforts.

Capital Improvement Project – Director Stasiak shared with the Commission the projects that are proposed in the new budget and those that are scheduled for the next 5 years.

VIII. Old Business – Commission

a. **Review Dog Park** – Currently on the 23/24 budget year item list. There has been a recommendation that the park be moved up to the 21/22 budget year however, so now it has to go through City Council for approval.

IX. New Business – Commission

Officers for 2021:

Patrick North - Chair

Andrew Cissell – Vice Chair

Theresa Henderson – Secretary

X. Announcements

XI. Adjourn

Motion to ADJOURN meeting by Andrew Cissell

Seconded by Juanita Bell

Motion APPROVED

Meeting ADJOURNED at 8:05 p.m.

Respectfully submitted by Laurie Stasiak, Recreation Director.



OAK PARK PUBLIC SAFETY January 2021 ACTIVITY SUMMARY



OPERATIONS:

Calls for Service

-2020 Total: **12,792**
 -2020: January **1,188**
 -2020 YTD: **1,188**
 -2021: January **971**
 -2021 YTD: **971**

-Arrests: **58**

-Vacation/Property
Checks: **1**

-Non-Criminal
Fingerprints: **11**

-PBT's: **0**

-Vehicles Impounded: **27**

-Traffic Stops: **1043**

-Medicals: **229**

INVESTIGATIONS:

Cases Assigned: **28**

Warrants Obtained: **3**

See attached report
"RMS-008"
for January crime summary

Records Bureau:

Animal Licenses: **28**

Alarm Permits: **10**

Handgun
Registrations: **100**

FOIA / RFI / Discovery
Requests: **132**

Calls Received at
Dispatch: **3,158**

REPORTED FIRES: **5** (**2** structural,
1 vehicle, **2** other)

NON-FIRE INCIDENTS:

(**63** includes false fire alarms)

FIRE SAFETY INSPECTIONS: **11**



COMMUNITY POLICING

Parking Enforcement
Meeting.
Resolved Several Neighbor
Complaints.

CITATIONS ISSUED: **502** (YTD: **502**)
 (January 2020: **932** / 2020 YTD: **932**)

HAZARDOUS	228	45%
NON - HAZARDOUS	154	31%
PARKING	47	9%
ORDINANCE VIOLATION	73	15%

NOTES: Training: Dept Wide MFR training.



OAK PARK PUBLIC SAFETY February 2021 ACTIVITY SUMMARY



OPERATIONS:

Calls for Service

-2020 Total: **12792**
-2020: February **1,005**
-2020 YTD: **2193**
-2021: February **1,011**
-2021 YTD: **1,982**

-Arrests: **53**

-Vacation/Property
Checks: **3**

-Non-Criminal
Fingerprints: **20**

-PBT's: **0**

-Vehicles Impounded: **30**

-Traffic Stops: **749**

-Medicals: **214**

INVESTIGATIONS:

Cases Assigned: **30**

Warrants Obtained: **7**

See attached report
"RMS-008"
for February crime summary

Records Bureau:

Animal Licenses: **25**

Alarm Permits: **11**

Handgun
Registrations: **67**

FOIA / RFI / Discovery
Requests: **201**

Calls Received at
Dispatch: **3,148**

REPORTED FIRES: **2** (**2** structural,
0 vehicle, **0** other)

NON-FIRE INCIDENTS:

(**63** includes false fire alarms)

FIRE SAFETY INSPECTIONS: **14**



COMMUNITY POLICING

Handled 4 neighbor troubles.

Visited several businesses
during this month.

CITATIONS ISSUED: **439** (YTD: **941**)
(February 2020: **757** / 2020 YTD: **1689**)

HAZARDOUS	115	26%
NON - HAZARDOUS	116	26%
PARKING	151	34%
ORDINANCE VIOLATION	57	13%

NOTES: Training: Elevator training: Lt Tetler, Pso's Combs, Chwalek, Deskiewicz, Oaks, Fullerton, Beauchamp, Belanger.
PPCT Instructor Recertification: Pso Wickham.
Fit testing: Department wide



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Proposed payment request for Engineering Consulting Services.

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

SUMMARY: Attached is a request for payment for invoices from OHM Advisors for the projects as listed below:

Project	This Period	Prior Billings	To Date	Current Contract	Account Number
Safe Routes to School Construction Eng.	\$8,274.75	\$0.00	\$8,274.75	\$82,975.00	202-18-479-970
Totals	\$8,274.75	\$0.00	\$8,274.75	\$82,975.00	

RECOMMENDED ACTION: It is recommended that the invoices from OHM Advisors for the above listed projects be approved for the total amount of \$8,274.75. Funding is available in the above listed account.

APPROVALS:

City Manager: _____*ET*_____ Department Director: _____*KJY*_____

Finance Director: _____*SC*_____ City Attorney: _____*N/A*_____

Budgeted ☐

EXHIBITS: Invoices



CITY OF OAK PARK
Attn: Kevin Yee, City Engineer
10600 Capital Ave.
Oak Park, MI 48237

Invoice Date: 03/02/2021
Invoice #: 331678
Project: 0037-19-0023

Project Name: CE - Safe Routes to School

For Professional Services Rendered through: 2/20/2021

Transportation	1,050.00
Inspection	0.00
Const Admin	2,370.50
Const Eng	1,320.00
Survey	0.00
Sunconsultant	0.00
Amount Due This Invoice **	4,740.50

REMIT TO:

OHM Advisors
34000 PLYMOUTH RD
LIVONIA, MICHIGAN 48150-1512

T 734.522.6711
F 734.522.6427

OHM-Advisors.com



CITY OF OAK PARK
Attn: Kevin Yee, City Engineer
10600 Capital Ave.
Oak Park, MI 48237

Invoice Date: 03/02/2021
Invoice #: 331678
Project: 0037-19-0023

Transportation

Fixed Rates Labor

<i>Activity / Employee Name</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
3900 - Project Meeting Sr. Associate	2.00	195.0000	390.00
502 - Shop Drawing Review Professional Engineer/Architect II Technician III	2.00 3.00	150.0000 120.0000	300.00 360.00
Fixed Rates Labor subtotal	7.00		1,050.00
Total Transportation			1,050.00

Const Admin

Fixed Rates Labor

<i>Activity / Employee Name</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
501 - Gen. Contract Administration Technician II Technician III	3.50 16.75	103.0000 120.0000	360.50 2,010.00
Fixed Rates Labor subtotal	20.25		2,370.50
Total Const Admin			2,370.50

Const Eng

Fixed Rates Labor

<i>Activity / Employee Name</i>	<i>Hours</i>	<i>Rate</i>	<i>Amount</i>
3900 - Project Meeting Professional Engineer/Architect III	8.00	165.0000	1,320.00
Total Const Eng			1,320.00

Total Project: 0037190023 - CE - Safe Routes to School **4,740.50**

REMIT TO:

OHM Advisors
34000 PLYMOUTH RD
LIVONIA, MICHIGAN 48150-1512

T 734.522.6711
F 734.522.6427

OHM-Advisors.com



CITY OF OAK PARK
Attn: Kevin Yee, City Engineer
10600 Capital Ave.
Oak Park, MI 48237

Invoice Date: 03/28/2021
Invoice #: 332422
Project: 0037-19-0023

Project Name: CE - Safe Routes to School

For Professional Services Rendered through: 3/20/2021

Transportation	0.00
Inspection	0.00
Const Admin	2,379.25
Const Eng	1,155.00
Survey	0.00
Sunconsultant	0.00
Amount Due This Invoice **	3,534.25

REMIT TO:

OHM Advisors

34000 PLYMOUTH RD
LIVONIA, MICHIGAN 48150-1512

T 734.522.6711
F 734.522.6427

OHM-Advisors.com



CITY OF OAK PARK
Attn: Kevin Yee, City Engineer
10600 Capital Ave.
Oak Park, MI 48237

Invoice Date: 03/28/2021
Invoice #: 332422
Project: 0037-19-0023

Const Admin

Fixed Rates Labor

Activity / Employee Name

Hours

Rate

Amount

501 - Gen. Contract Administration

Technician II

4.75

103.0000

489.25

Technician III

15.75

120.0000

1,890.00

Fixed Rates Labor subtotal

20.50

2,379.25

Total Const Admin

2,379.25

Const Eng

Fixed Rates Labor

Activity / Employee Name

Hours

Rate

Amount

3900 - Project Meeting

Professional Engineer/Architect III

3.00

165.0000

495.00

6010 - Project Inspection

Professional Engineer/Architect III

4.00

165.0000

660.00

Fixed Rates Labor subtotal

7.00

1,155.00

Total Const Eng

1,155.00

Total Project: 0037190023 - CE - Safe Routes to School

3,534.25

REMIT TO:

OHM Advisors

34000 PLYMOUTH RD
LIVONIA, MICHIGAN 48150-1512

T 734.522.6711
F 734.522.6427

OHM-Advisors.com



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA#

SUBJECT: Payment Application No. 1 for the 2020 Decorative Fence Project, M-695 Phase 2.

DEPARTMENT: Technical & Planning/DPW – Engineering KJY

SUMMARY: Attached is Payment Application No. 1 for the 2020 Decorative Fence Project, M-695 phase 2. This project is to add decorative fencing along the north side of 9 Mile Rd from Eastwood and along McClain to Coolidge. To date the project is approximately 13% complete.

FINANCIAL STATEMENT:

Original Contract Amount:	\$117,861.72
Total Completed to Date:	\$ 16,518.85
Less Retainage:	\$ 1,615.88
Net Earned:	\$ 14,866.97
Deductions:	\$ 0.00
Balance:	\$ 14,866.97
Payments to Date:	\$ 0.00
Amount Due American Fence:	\$ 14,866.97

RECOMMENDED ACTION: It is recommended that Payment Application No. 1 for the 2020 Decorative Fence Project, M-695 Phase 2 to American Fence Co. of Warren, MI be approved for the amount of \$14,866.97. Funding is available in the Public Improvement Fund Balance No. 401-70-900-970 for this expenditure.

APPROVALS:

City Manager: ET Department Director: KJY

Director of Finance: SC Legal: NA

Budgeted:

EXHIBITS: Payment Application No. 1

PAYMENT APPLICATION

PROJECT: 2020 Decorative Fence Project
OWNER: City of Oak Park, Michigan
CONTRACTOR: American Fence & Supply Company
 21200 Schoenherr Rd.
 Warren, MI 48089

JOB NUMBER: M-695 Phase 2
APPLICATION NO.: 1
PERIOD ENDING: 4/9/21
PAGE: 1 of 2

Item No.	Description	Original Bid Quantity	Unit	Unit Price	Period Quantity	Period Amount	Quantity To Date	Amount To Date
1	Mobilization, Max 5%	1	LSUM	\$2,200.00	0.25	\$550.00	0.25	\$550.00
2	Remove Existing Fence Along 9 mile rd.	2,195	LFT	\$8.99	1,776.29	\$15,968.85	1,776.29	\$15,968.85
3	Furnish and install New 6" High Privacy Fence, Clay Color. Manufacture by Bufttech or Approved Equal	2,195	LFT	\$38.49	0.00	\$0.00	0.00	\$0.00
4	Class A Sodding, Modified SP	50	SYD	\$8.20	0.00	\$0.00	0.00	\$0.00
5	Project Clean Up	1	LSUM	\$3,673.12	0.00	\$0.00	0.00	\$0.00
6	Inspection Crew Days	23	DAY	\$320.00	1.00	\$0.00	1.00	\$0.00
						\$16,518.85		\$16,518.85

Original Contract Amount: \$117,861.72

Earnings This Period: \$16,518.85
 Total Earnings to Date: \$16,518.85
 Less Retainage: \$1,651.88
 Net Earned: \$14,866.96
 Deductions: \$0.00
 Balance: \$14,866.96
 Payments to Date: \$0.00

Amount Due: \$14,866.97

Accepted By: _____
American Fence & Supply Company

Date: _____

Robert Barrett, Director of Technical & Planning
City of Oak Park, Michigan

Date: _____



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Request authorization to bid the 2021 Water Main Replacement Project M-718.

DEPARTMENT: DPW – KJY

SUMMARY: Plans and specifications are nearly complete for the 2021 Water Main Replacement Project M-718. This project will replace the water main on Oak Park Boulevard from Coolidge to Scotia.

FINANCIAL STATEMENT: This project is budgeted in Account No. 592-18-538-970.

RECOMMENDED ACTION: It is recommended that the request to advertise for bids for the 2021 Water Main Replacement Project M-718 be approved.

APPROVALS:

City Manager: _____ *ET* _____

Department Director: _____ *KJY* _____

Finance Director: _____

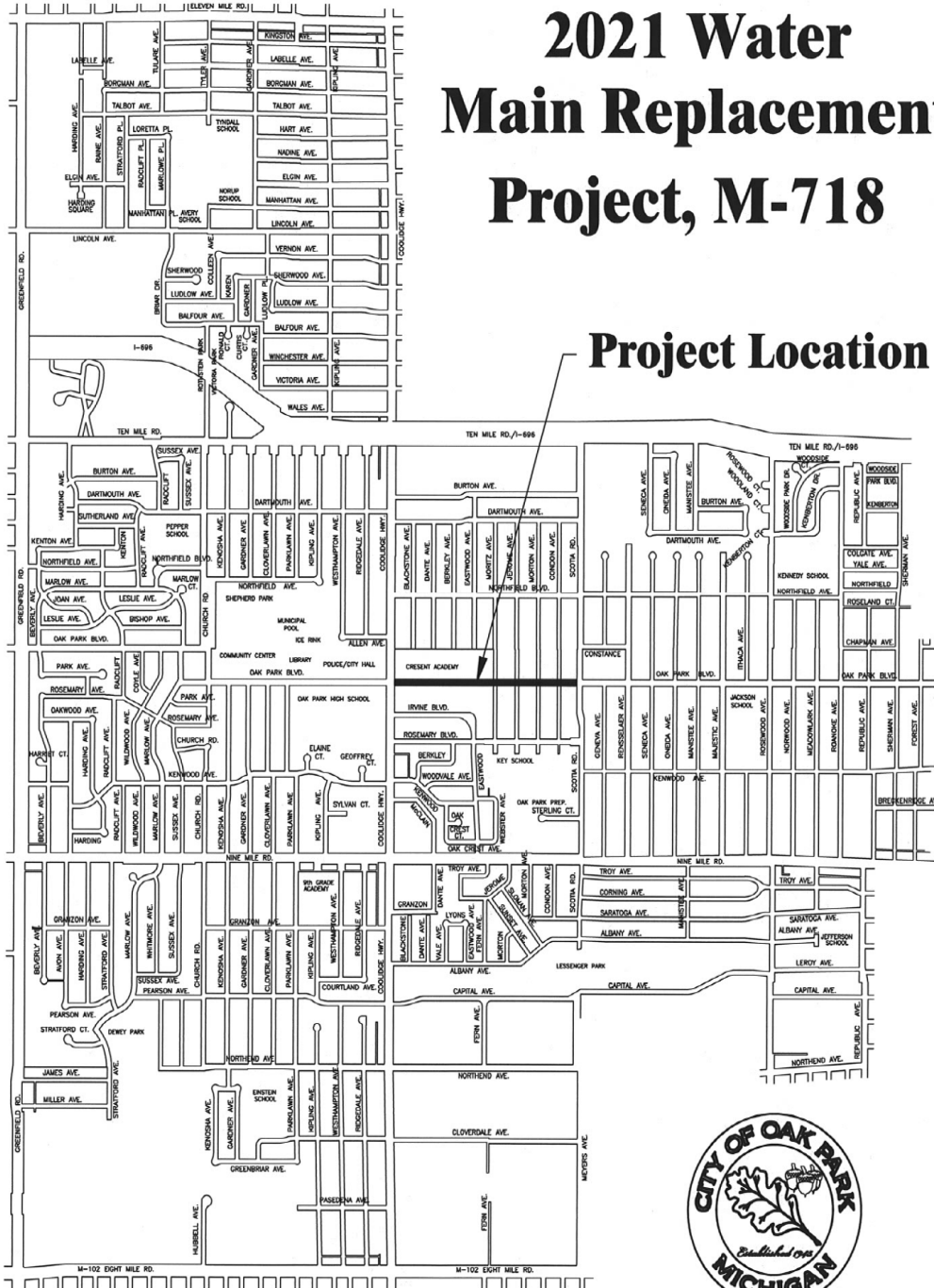
Legal: _____

EXHIBITS: Map of project

City of Oak Park

2021 Water Main Replacement Project, M-718

Project Location





BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Proposed one-year lease extension for Hatzalah of Michigan

DEPARTMENT: Public Works / Facilities

SUMMARY: The City of Oak Park is currently leasing space (13650 Oak Park Blvd, Suite A) to the non-profit group Hatzalah of Michigan (Hatzalah). The current one-year lease expires on April 30, 2021. Hatzalah has expressed interest in extending the lease for an additional year. This would extend the lease for a period of May 1, 2021 through April 30, 2022. Hatzalah has been a model tenant and has occupied this space for the past four years.

RECOMMENDED ACTION: It is recommended that a one-year lease extension for 13650 Oak Park Blvd, Suite A to Hatzalah, upon review by the City Attorney's office, be approved.

APPROVALS:

City Manager: _____ *ET* _____

Department Director: _____ *KJY* _____

Finance Director: _____

Budgeted: ☐

Legal: _____

EXHIBITS: Resolution and Lease Agreement

**CITY OF OAK PARK
OAKLAND COUNTY, MICHIGAN**

**A RESOLUTION OF THE OAK PARK CITY COUNCIL TO APPROVE THE RENEWAL
OF A LEASE OF CITY PROPERTY LOCATED AT 13650 OAK PARK BLVD., STE A,
TO HATAZALAH OF MICHIGAN**

At a meeting of the City Council of the City of Oak Park, Oakland County, Michigan, held at the city hall located at 14000 Oak Park Boulevard on the 19th day of April, 2021 at 7:00 P.M., with those present and absent being,

PRESENT:

ABSENT:

The following preamble and resolution were offered by _____ and seconded by _____.

WHEREAS, Section 2.3 of the Oak Park City Charter vests with the city the power to provide for the leasing of city property subject to any restrictions placed thereon by statute and the Charter; and

WHEREAS, any lease of city owned property is subject to an affirmative vote of four or more members of the council, with fair consideration as determined by the council; and

WHEREAS, Hatazalah of Michigan, a Michigan non-profit Corporation, has submitted a request to renew its current lease of city owned property at 13650 Oak Park Blvd., Ste A, for the sum of \$9,910.00 per year, payable in equal monthly installments of \$825.83 (\$10 per square foot annually for 991 square feet), inclusive of all utility services for the premises, including water, sewer, gas, and electricity, with the proposed lease terms attached hereto as an addendum;

WHEREAS, Hatazalah of Michigan has requested an additional 78 square feet of storage space and if agreed upon by the parties, an additional sum of \$65.00 per month will be added to the monthly rental amount.

WHEREAS, the proposed renewal of the lease term is for twelve (12) months, commencing on May 1, 2021 and expiring on April 30, 2022, with the option to request renewal of the lease annually subject to the approval of city council;

NOW THEREFORE BE IT RESOLVED:

1. The City Council hereby authorizes the lease of city property known as 13650 Oak Park Blvd., Ste A, Oak Park, MI for the sum of \$9,910.00 per year, payable in equal monthly installments of \$825.83 (\$10 per square foot annually for 991 square feet), inclusive of all utility services for the premises, including water, sewer, gas, and electricity. 78 square feet of storage space may be included in the lease as consideration for an additional payment of \$65.00 per month for the duration of the lease term, bringing the total monthly rental to \$890.83. The approved lease terms are attached hereto as an addendum.
2. The City Council has determined that the proposed rental rate for the premises of \$9,910.00 per year (\$10,689.96 including storage) payable in monthly installments of \$825.83 (\$890.83 including storage) per month, represents fair consideration for Hatazalah's possession of the premises for a period of twelve (12) months;

3. That based upon the foregoing findings and determinations, the proposed lease renewal terms attached hereto as an Addendum appear to be in the best interest of the City, and the City Council approves the execution of the attached lease renewal by the City Manager on behalf of the City of Oak Park, copies of which are attached to this resolution.
4. That any renewal of the lease beyond the twelve-month period shall be subject to the approval of the City Council as required by Section 13 of the Charter.
5. All resolutions inconsistent with this Resolution be and hereby are rescinded to the extent of such inconsistency.

Roll Call Vote: Yes:
 No:
 Absent:

I hereby certify that the foregoing constitutes a true and complete copy of a resolution adopted by the City of Oak Park, County of Oakland, State of Michigan, at a regular meeting held on Monday, April 19, 2021 and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act No. 267, Public Acts of 1976, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

T. Edwin Norris, City Clerk

COMMERCIAL PROPERTY LEASE

This lease (the Lease) is entered into on _____, between **The City of Oak Park**, a Michigan municipal corporation, with offices at 14000 Oak Park Blvd., Oak Park, MI 48237 (Lessor), and **Hatzalah of Michigan**, a Michigan Nonprofit Corporation, of 18877 W Ten Mile Rd., Ste 102, Southfield, MI 48075 (Lessee), on the following terms and conditions.

1. **Premises.** Lessor leases to Lessee the building at 13650 Oak Park Blvd., Suite A, Oak Park, Michigan (the Building). In addition to the Building, Lessee shall have the right to use common areas and parking spaces in the adjacent parking lot. Together the Building, common areas and the use of the adjacent parking spaces are referred to as the Premises.

a. **License to use common areas (i.e. hallways, restrooms, parking, etc.).** The Lessor grants a license for the lease term to the Lessee, its employees, and its customers to use the parking spaces adjacent to the Building, to the extent that spaces are available. This is a license, not a leasehold. No spaces will be reserved.

b. **Outer Walls.** The exterior walls and roof of the Building and the area beneath said building are not demised hereunder, and the Landlord reserves the use of same together with the right to install, maintain, use, repair and replace pipes, ducts, conduits, wires and structural elements leading through the Building and serving other parts of the Building, at such times and in such locations which will not materially interfere with Lessee's use of the Leased Premises.

2. **Term.** The term of this Lease shall be one (1) year commencing on May 1, 2021 (the Commencement Date), and expiring on April 30, 2022.

3. **Rent.**

a. **Base rent.** Lessee shall pay Lessor as base rent for the Premises \$9,910.00 per year, payable in equal monthly installments of \$825.83 per month commencing on the Commencement Date (\$10 per square foot annually for 991 square feet). Base rent shall include all of the utility services for the Premises, including water and sewer, gas, and electricity ("Included Utilities"). If Lessee chooses to use an additional 78 square feet of storage space on the premises, Lessee shall add an \$65.00 per month to the base rent for a total monthly installment of \$890.93.

b. **Additional rent.** Lessee agrees that all other services contracted for by Lessee, including, but not limited to, telephone, cable, or internet services ("Other Utilities"), shall be paid for by Lessee immediately on presentation of the invoice so that no past due accounts arise. If Lessee fails to pay the amount on or before the due date, any utility that may be levied or assessed against the leased premises, as well as the cost of any contest, review, or negotiation of an assessment by Lessor shall be immediately due and payable as additional rent.

4. **Security deposit.** Lessee acknowledges that Lessor currently holds Lessee's security deposit in the amount of \$825.83. The security deposit shall secure the performance of Lessee's obligations under this Lease. Lessor may, but shall not be obligated to, apply all or a portion of the deposit to the payment of Lessee's obligations under this Lease. Any balance remaining on termination shall be returned to Lessee. Lessee shall not have the right to apply the security

deposit in payment of the last month's rent. Lessor may commingle the security deposit with any other funds of Lessor and shall not pay any interest on the deposit held. The fact that the Landlord continues to hold the Security Deposit does not affect the Landlord's right to possession of the Building for non-payment of rent or for any other reason.

5. Signs. Lessor reserves the exclusive right to the exterior of the Building, and Lessee shall not construct, place, or paint any sign or awning or other improvement or apparatus on the exterior of the Building without the prior written consent of Lessor, which will not be unreasonably withheld, conditioned or delayed. Any signs placed in the windows of the Premises shall be in keeping with the character and decor of the Building as a whole.

6. Acceptance of occupancy. Lessee shall commence occupancy of the Premises on the Commencement Date and begin payment of rent as called for by this Lease. Lessee has inspected the Premises and common areas, finds them in good order and repair, acceptable for Lessee's intended use of the Premises, and accepts the Premises and common areas as is.

7. Renewal of Lease. Lessee shall have an option to request the opportunity to renew this lease on an annual basis by giving written notice of renewal to Lessor 90 days before this Lease expires ("Lessee Option"). The renewal shall be on the same terms and conditions as stated in this Lease except that the base rent during a renewal term shall be determined by mutual agreement of the parties, and shall be subject to final approval of the city council. If the parties cannot agree on the base rent by a date 30 days before the existing term of the Lease expires, this option shall terminate and the Lease shall expire at the end of the existing term. Any renewal of this lease is subject to Section 13.3 of the City Charter, requiring the affirmative vote of four or more members of the city council.

8. Holding Over. If the Lessee remains in possession of the Building after the Term ends, then the tenancy will be from month to month in the absence of a written agreement to the contrary, at a monthly rental rate of 125% of the monthly payment amount established in section. Either party may cancel such a tenancy on 30 days written notice to the other party. The Landlord retains the absolute right to withhold its consent to any proposed holdover.

9. Vacation of Premises. Lessee shall not vacate or abandon the Premises at any time during the term of this Lease, and if Lessee abandons or vacates the Premises or is dispossessed by process of law or otherwise, any personal property belonging to Lessee left on the Premises shall be deemed abandoned, at the option of Lessor. Lessor may also take possession of any personal property left by Lessee on the Premises and charge Lessee a monthly fee for the storage of that personal property. Any fee charged by Lessor for this purpose shall be deemed to be additional rent under this Lease and payable immediately.

10. Keys. When the lease term ends, the Lessee must surrender all keys to the Building to Lessor.

11. Use. The Premises are to be used and occupied by Lessee for the operation of office space for administration and operation of Hatzalah of Michigan and for no other purpose without the prior written consent of Lessor, which shall not be unreasonably withheld, conditioned or delayed. No activity shall be conducted on the Premises that does not comply with local laws, ordinances, and regulations. Residential uses are prohibited.

- a. **No illegal acts.** The Lessee may not use the Premises for any purpose that violates any law, municipal ordinance or regulation. The Lessee, at its own expense, under penalty of forfeiture and damages, must promptly comply with all law, orders, regulations, or ordinances of all municipal, county, state, and federal authorities affecting the Premises and must obtain all necessary governmental licenses and certificates for zoning for use and occupancy of the Premises. If the Lessee breaches this paragraph, the Lessee may at its sole option terminate this lease immediately and re-enter and re-possess the Premises.
- b. **Insurance.** The lessee may not do any act which is prohibited or which conflicts with any insurance policy maintained for the Building, or which will increase the existing rate for such insurance, or which will cause any such policy to be cancelled or otherwise adversely affected. The Lessor represents that, to the best of its knowledge, its insurance policy contains no clause that would be adversely affected by the normal operation of a business similar to Lessee's.
- c. **Locks.** The Lessee may not change locks without the Lessor's authorization.

12. **Expenses.** Lessor shall pay all costs and expenses incurred in operating and managing the Building except the maintenance and repair of the interior space leased to Lessee and the Other Utilities. Lessor further agrees that any additional alterations or additions to the dimensions of the building in which the leased premises are contained shall be at the sole expense of Lessor, and shall be completed prior to the Commencement Date.

13. **Repairs and maintenance.** Lessor shall be responsible for the exterior of the Building in which the Premises are situated, including walls, roof, subsurface walls, plumbing systems, electrical systems, common areas and floor and including painting, structural maintenance, repair, and replacement, and for the repair and replacement of the furnace, HVAC system and hot water heater. However, any such maintenance, repairs, or replacement for the Building or Premises that are caused by the negligence or intentional acts of Lessee shall be the responsibility of Lessee to maintain, repair, or replace. Lessor shall provide janitorial services to the Premises and common areas at Lessor's sole expense. With the exception of Lessor's obligations for maintenance, repairs, and replacement, Lessee shall be obligated to repair and maintain the Premises at Lessee's expense. The Premises shall be kept in good and safe condition, including the windows, the electrical fixtures, the plumbing fixtures, and any other system or equipment within the Premises. Lessor shall maintain in good condition the sidewalk and driveway adjacent to the Premises, shall regularly sweep those areas and pick up any trash or debris in the area, and during the winter months shall keep the sidewalk adjacent to the Premises clear of snow and ice.

14. **Surrender of Premises.** Lessee shall surrender the Premises to Lessor at the expiration of this Lease broom clean and in substantially the same condition as at the Commencement Date, excepting normal wear and tear.

15. **Entry and inspection.** Lessee shall permit Lessor or Lessor's agents to enter on the Premises at reasonable times and on reasonable notice for the purpose of inspection and repair of the Premises, shall permit Lessor at any time within 90 days before the expiration of the Lease to place on the Premises standard "for lease" signs, and permit persons desiring to lease the Premises to inspect the Premises during that period.

16. **Taxes and assessments.** Lessee shall pay all personal property taxes and assessments levied and made against the Premises. All taxes levied on the personal property owned or leased by Lessee shall be the sole responsibility of Lessee.

17. **Alterations.** Lessee may remodel and make improvements to the premises. However, any remodeling or improvements that will significantly alter the Premises or require an investment by Lessee in excess of \$5,000 shall require the prior written approval of Lessor, which shall not be unreasonably withheld, conditioned or delayed. The work shall be done without injury to any structural portion of the Building and without disturbing other tenants in their use of the Building. Any improvements constructed pursuant to this paragraph shall become the property of Lessor on the termination of this Lease.

18. **Assignment and subletting.** Lessee may not assign, sublet, or otherwise transfer or convey its interest, or any portion of its interest, in the Premises to any entity not affiliated with Lessee without the prior written consent of Lessor. Lessor shall have total discretion regarding its approval of proposed assignments or subleases.

19. **Trade fixtures.** All trade fixtures and moveable equipment installed by Lessee in connection with the business conducted by it on the Premises shall remain the property of Lessee and shall be removed by it at the expiration of this Lease. Lessee shall repair any damage caused by such removal and restore the Premises to their original condition.

20. **Insurance.** Lessor shall, at its expense, insure the Building against loss or damage under a policy or policies of fire and extended coverage insurance, including additional perils. Lessee shall obtain and maintain in full force general liability and property damage insurance, with both Lessee and Lessor as named insured parties, covering any and all claims for injuries to persons occurring in, on, or about the Premises, in an amount and issued by a company approved by Lessor. The insurance shall also contain a waiver of subrogation clause exempting Lessor from any liability for any insured loss. Lessee shall deliver to Lessor customary insurance certifications evidencing that the insurance is in effect at all times during the term of the Lease. The policy must further provide for notice by the insurance company to Lessor of any termination or cancellation of the policy at least 30 days in advance of that event.

- a. *Delivery of policy.* The Lessee must deliver to the Lessor a certificate of insurance and, on request, a full copy of all insurance policies required under this lease, and proof of renewal at least 10 days prior to the commencement of the lease Term.
- b. *Lessee's failure to insure.* . If the Tenant fails to maintain and pay for any insurance which is its obligation under this lease or fails to deliver copies of policies to the Landlord, the Landlord may, at its sole option, obtain and pay for such insurance and charge the cost to the Tenant as Additional Rent. The Tenant is not released from its obligation, regardless whether the Landlord exercise such option.
- c. *Subrogation.* The Lessee and Lessor will each look to their own insurance for the recovery of insured claims. The Lessee and Lessor each waive and release all rights to recover insured claims from the other, by anyone claiming through them, including their respective insurers, by way of subrogation or otherwise. This release and waiver remains effective even if either party fails to obtain insurance as required by this lease. If either party fails to obtain insurance, it bears the full risk of its own loss.

21. **Lessee's liability.** All Lessee's personal property, including trade fixtures, on the Premises shall be kept at Lessee's sole risk. Lessor shall not be responsible or liable to Lessee for any loss of business or other loss or damage that may be occasioned by or through the acts or

omissions of persons occupying adjoining premises or any part of the premises adjacent to or connected with the leased Premises or any part of the Building of which the leased Premises are a part or for any loss or damage resulting to Lessee or its business or property from water, gas, sewer, or steam pipes that burst, overflow, stop, or leak; from heating, cooling, or plumbing fixtures; or from electric wires or gas odors within the leased Premises from any cause, except as may result from and be directly caused by the negligence or recklessness of Lessor. The provisions of this section shall not be interpreted to prevent Lessee from recovering any losses under the coverage provided by Lessor's fire and extended coverage insurance policy, if any losses of Lessee are covered by that policy.

22. Destruction of Premises. If the Premises are partially damaged or destroyed through no fault of Lessee, Lessor shall, at its own expense, promptly repair and restore the Premises. Rent shall abate in whole or in part during the period of restoration according to the amount of destruction if the destruction was not caused by Lessee. If the Premises are totally destroyed through no fault of Lessee or if the Premises cannot be repaired and restored within 90 days after the event of destruction, either party shall have the right to terminate this Lease, effective as of the date of the event, by giving the other party written notice of termination within 10 calendar days after the occurrence of the event. If the notice is given within that time period, this Lease shall terminate, and rent shall be adjusted between the parties to the date of the occurrence of the event. If the notice is not given within the required period, this Lease shall continue and Lessor shall repair the Premises.

23. Mutual releases. Lessor and Lessee, and all parties claiming under them, mutually release and discharge each other from all claims and liabilities arising from or caused by any hazards covered by insurance on the leased Premises or covered by insurance in connection with property on or activities conducted on the Premises regardless of the cause of the damage or loss. Lessor and Lessee shall each cause appropriate clauses to be included in their respective insurance policies covering the Premises waiving subrogation against the other party consistent with the mutual release in this paragraph.

24. Condemnation. If the Premises or any part of them are taken for any public or quasi-public purpose pursuant to any power of eminent domain, or by private sale in lieu of eminent domain, this Lease shall terminate at the option of either Lessor or Lessee, effective as of the date the public authority takes possession. All damages for the condemnation of the Premises or Building that is awarded for the taking shall be payable to and be the sole property of Lessor.

25. Indemnity. Lessee agrees to indemnify and defend Lessor against and hold Lessor harmless from any liability, loss, damage, cost, or expense (including attorney fees) based on any claim, demand, suit, or action by any person or entity with respect to any personal injury (including death) or property damages, from any cause regarding Lessee's use of the Premises, except for liability resulting from the intentional acts or negligence of Lessor or its employees, agents, invitees, or business visitors and except for liability resulting from the acts or negligence of persons occupying adjoining property.

26. Default and reentry. If Lessee neglects or fails to perform its obligation to pay rent when due; if Lessee neglects or fails to perform any other covenants in this Lease to be observed and performed on its part for 10 days after written notice by Lessor of the default; if Lessee makes any assignment for the benefit of creditors or a receiver is appointed for Lessee or its property; or if any proceedings are instituted by or against Lessee in bankruptcy (including reorganization) or under any insolvency laws, Lessor may reenter the Premises and seek to

relet the Premises on any terms that Lessor, in its sole discretion, deems advisable. In the alternative, Lessor may terminate the Lease and seek to relet the Premises on any terms that Lessor, in its sole discretion, deems advisable. Notwithstanding any termination of the Lease by Lessor or reentry by Lessor without a termination, Lessee shall continue to be liable to Lessor for rent owed under this Lease, any rent deficiency that results from a reletting of the Premises during the term of this Lease, and the cost of reletting the Premises.

Notwithstanding any reletting without termination, Lessor may at any time elect to terminate this Lease for any default by Lessee remaining uncured for 30 days after written notice by Lessor to Lessee thereof, by giving written notice of the termination to Lessee.

In addition to Lessor's other rights and remedies as set forth in this Lease and without waiving any of those rights, if Lessor deems any repairs necessary that Lessee is required to make or if Lessee is in default in the performance of any of its obligations under this Lease, Lessor may, on failure of Lessee to meet the obligation after written notice thereof and a 30 day opportunity to cure, make or cause repairs to be made and defaults to be cured, and Lessee agrees that it will immediately on demand pay Lessor's reasonable costs for curing as additional rent under this Lease.

27. Subordination. This Lease and Lessee's rights shall at all times be subordinate to the lien of any mortgage now or later placed on the land and Building of which the Premises are a part, and Lessee agrees to provide any mortgagee with a customary tenant's estoppel letter at the request of any mortgagee with respect to the status of this Lease or any collateral assignment of this Lease or the rents under it that Lessor may make to any mortgagee as additional security for the indebtedness secured by the mortgage. If Lessee is requested to sign any subordination agreement on behalf of Lessor's mortgagee, Lessee agrees to sign a reasonable and customary subordination agreement that includes language providing that Lessee's interest and rights under this Lease will not be disturbed as long as Lessee is not in default under the Lease. Lessee agrees not to look to any mortgagee, as mortgagee in possession or successor in title to the Premises, for accountability for any security deposit required by Lessor or any successor lessor unless the sum has actually been received by the mortgagee as security for Lessee's performance of this Lease. Nothing in this paragraph shall be deemed to indicate that Lessee is under any obligation regarding a security deposit or that Lessor holds any security deposit, and this section shall apply only if a security deposit is actually given to Lessor. If a mortgagee required that proceeds of casualty insurance or condemnation be applied to reduce the mortgage debt rather than to restore damaged or taken property, this Lease shall terminate, and neither party shall have any further obligation to the other.

28. Notices. Any notice required under this Lease shall be in writing and sent by registered or certified mail, return receipt requested, to the addresses of the parties set forth in this Lease or to another address that a party substitutes by written notice; and notice shall be effective as of the date of first attempted delivery.

29. Lessee's possession and enjoyment. Lessee, on the payment of the rent at the time and in the manner stated above and on performance of all the foregoing covenants, shall and may peacefully and quietly have, hold, and enjoy the Premises for the term of this Lease.

30. Holding over. If Lessee does not vacate the Premises at the end of the term specified in this Lease or exercise the Lessee Option, such holding over shall constitute a month-to-month tenancy at 125 percent of the then existing rental rate.

31. **Entire agreement.** This Agreement contains the entire agreement of the parties regarding its subject matter, and this Agreement may not be amended or modified except by a written instrument executed by the parties to this Lease.

32. **Waiver.** The failure of Lessor to enforce any covenant or condition of this Lease shall not be deemed a waiver of its right to enforce each and every covenant and condition of this Lease. No provision of this Lease shall be deemed to have been waived unless the waiver is in writing.

33. **Fees and expenses.** Any fees, costs, or expenses incurred by a prevailing party enforcing the other party's obligations under this Lease, including reasonable attorney fees, shall be due and payable immediately under the Lease.

34. **Binding effect.** This Agreement shall be binding on and inure to the benefit of the parties to this Lease and their respective successors and permitted assigns.

35. **Time of the essence.** Time shall be deemed to be of the essence in the performance of this Lease.

35. **Effective date.** This Lease shall be effective as of the date first stated above.

IN WITNESS WHEREOF, the parties hereto have hereunto set their hands as of the date and year first above written.

LESSEE

Hatzalah of Michigan,
A Michigan Nonprofit Corporation

By: /s/ _____
Nachy Soloff, Board of Directors

LESSOR

The City of Oak Park
A Michigan Municipal Corporation

Approved as to form:

By: /s/ _____
Ebony L. Duff, City Attorney

By: /s/ _____
Marian McClellan, Mayor

By: /s/ _____
Ed Norris, City Clerk

By: /s/ _____
Erik Tungate, City Manager

**CITY OF OAK PARK PLANNING COMMISSION
SPECIAL MEETING, MONDAY, OCTOBER 28, 2020
MINUTES**

The Special Meeting was called to order at 7:00 p.m. via Zoom by Chairperson Torgow and roll call was made.

PRESENT: Chairperson Torgow
Vice Chairperson Brown
Commissioner Burns
Commissioner Eizelman
Commissioner McClellan
Commissioner Seligson
Commissioner Tkatch
Commissioner Tungate

ABSENT: Commissioner Walters-Gill

OTHERS PRESENT: Economic Development and Planning Specialist, Colton Dale
Community & Economic Development Director, Kim Marrone
Deputy City Clerk, Lisa Vecchio

3. APPROVAL OF AGENDA OF OCTOBER 28, 2020:

MOTION by McClellan, SECONDED by Eizelman, to approve the agenda of October 28, 2020.

VOTE: Yes: All
No: None

MOTION CARRIED

4. APPROVAL OF MINUTES OF OCTOBER 12, 2020:

MOTION by Brown, SECONDED by McClellan, to approve the minutes of October 12, 2020 with no corrections.

VOTE: Yes: All
No: None

MOTION CARRIED

5. COMMUNICATIONS/CORRESPONDENCE: None

6. PUBLIC HEARING: None

7. CONSENT AGENDA: None

8. MATTERS FOR CONSIDERATION:

A. OLD BUSINESS- none

B. NEW BUSINESS

1) Alta Cremation & Services, Inc., 13425 Capital St, Site Plan Review

Charperson Torgow referenced Director Marrone's report dated October 22, 2020:

Mr. Ken Allen, proprietor of Alta Cremation & Services, Inc., has submitted a Site Plan for the use of a portion of an existing building located at 13425 Capital Street, Oak Park, MI 48237. Parcel ID Number: 52-25-32-152-002. Mr. Allen proposes to use the building as a crematorium. The portion of the building to be used by Mr. Allen's operation is 4,626 square feet. The building sits on a 0.37-acre parcel facing north on Capital Street. The building formerly housed a catalytic converter recycling business.

The property is zoned LI-Light Industrial, and a crematorium is a permitted land use in this district, under provision Article IX, Section 901, A, 17.

The proposed Site Plan submitted on Friday, October 16, 2020 shows interior renovations including carpentry, drywall, paint, ceiling upgrades, interior lighting, and HVAC upgrades. The Site Plan portrays the proper ventilation and exhaust needed for such an operation.

The Site Plan does not provide any information regarding new mechanical equipment or roofing. The Site Plan does however note exterior lighting on the perimeter of the building, one at each entrance/exit, as per Building Code. The Zoning Ordinance requires all rooftop and ground level equipment to be screened. The Zoning Ordinance requires all proposed new exterior lighting to be shielded downward.

Based on the use and square footage of the building, the Zoning Ordinance requires 14 parking spaces for this operation. The Site Plan shows 7 on-site parking spaces, leaving a gap of 7 spaces. This gap will be made up via a parking agreement between the business proprietor and the owner of the adjacent parking lot to the east, which is the same owner of 13425 Capital Street. Mr. Allen has worked out an agreement to use 19 spaces on the adjacent lot when needed, shown on the Site Plan. This business will only have a maximum of five contract employees and

the nature of the business would only have a minimal number of visitors on rare occasions. There will also be three bicycle parking spaces provided on-site.

The Zoning Ordinance requires a minimum of 10% of the gross square footage of a site be dedicated toward landscaping for new developments. The gross square footage of this site is 15,270 square feet. This means that to meet the minimum 10% requirement, this site would have to have at least 1,527 square feet of landscaping. The total amount provided on the Site Plan is 1,365 square feet, or approximately 8.9% of the gross square footage of the site. Because this is a renovation of an existing building and there are no additions or modifications to the footprint of the building, the current 8.9% landscaping currently provided shall suffice at this time. The owner of the building is adding additional landscape materials to beautify the appearance. The landscaping to be installed includes trees and shrubs in addition to an existing grass berm.

MOTION by Ezielman, SECONDED by Brown, to approve the Site Plan for Alta Cremation and Services, Inc., 13425 Capital, with the following conditions:

1. The shared parking agreement between the business proprietor and adjacent property owner will be kept on file.
2. No signs are approved as part of this Site Plan. A separate permit must be requested for the inclusion of any future signs at this site.
3. All exterior lighting is required to be shielded downward so it does not create a nuisance to adjacent properties or street traffic.
4. All ground and rooftop equipment to be screened as required by the Zoning Ordinance.

VOTE: Yes: Brown, Burns, Eizelman, McClellan, Seligson, Torgow, Tungate
No: None

MOTION CARRIED

9. PLANNING COMMISSION MATTERS FOR DISCUSSION – from members only:

Director Marrone reminded the Planning Commission that the grand opening for the new Kroger is scheduled for November 6, 2020.

10. PUBLIC COMMENTS ON ITEMS NOT SCHEDULED FOR PUBLIC HEARING: None

11. ADJOURNMENT

There being no further business, Chairperson Torgow adjourned the meeting at 7:10 p.m.

Lisa Vecchio, Deputy City Clerk



CITY OF OAK PARK

COMMUNITY ENGAGEMENT DEPARTMENT OF PUBLIC INFORMATION

Mayor
Marian McClellan
Mayor Pro Tem
Carolyn Burns
Council Members
Shaun Whitehead
Solomon Radner
Julie Edgar
City Manager
Erik Tungate

MINUTES REGULAR MEETING CITY OF OAK PARK ARTS AND CULTURAL DIVERSITY COMMISSION THURSDAY, MARCH 11, 2021, 7:00 P.M. VIA ZOOM

1. **CALL TO ORDER**
 - a. Time: 7:15 pm
2. **ROLL CALL**
 - a. **City Council:**
Council Member Shaun Whitehead X
 - b. **Commissioners:**

Stephanie Crawford <u>X</u>	Sarah Davidson <u>X</u>	Rosetta Kincaid <u>X</u>
Terri McQueen <u>X</u>	Sudha Chandra Sekhar A	Avi Snider <u>X</u>
Michele Stevenson X	Lonnie K. Tabb-Upshaw <u>A</u>	Carla Wallace <u>X</u>
Dawn Henry X	Donny Wilson X	
 - c. **City Liaison:**
Director Crystal VanVleck X
 - d. **Guests:**
3. **APPROVAL OF AGENDA**
 - a. Date March 11, 2021 *Motion Stephanie Seconded Carla Approved All*
4. **APPROVAL OF MINUTES**
 - a. Date February 11, 2021 *Motion Carla Seconded Rosetta Approved All*
5. **MATTERS FOR CONSIDERATION**
 - a. **Old Business:**
 - i. How are you all doing? *Everyone is safe and well.*
 - ii. Vacancy update from Crystal- *Vacancies have been filled, we met the 2 new Commissioners. Donny Wilson a Digital Media Specialist and Dawn Henry, 25 years' experience in the Arts, she owned a gallery in Royal Oak and now she teaches Arts and Crafts to adults.*

It was discussed that Dawn would be a great asset when we decide to reinstate U create.

Next agenda, we will discuss an upcoming project with Dawn and a student mural project.

- iii. World Dance Day plans- *Videos are starting to come in. Subcommittee will begin submitting to Bennie for formatting. City of Oak Park will solicit dancers on Facebook, Oak Park forum and Oak Park Neighbors. Dawn is an administrator on East Oak Park neighbors and will post it on their site. Crystal suggested dawn go to the Cities Facebook page to grab the information to post.*
- iv. Strategic Planning- *Crystal shared the Action Plan for ACDC, Art Census was discussed. Link was created and additional information was added to the questionnaire. Committee suggested that under the question of types of Art-we add film and music. Crystal stated that any other suggestions for changes be submitted no later than 3/18/21. It was discussed ways we can meet Council's objectives for the next 5 years. It was suggested that we can create new programs but also partner with other City events to meet the goals, ex: Summer blast, Art Fair, etc...*
- v. Summer Blast- *Council member Shaun Whitehead stated that he is chairing the Juneteenth Celebration and there is a cross section of volunteers from Parks & recs, ACDC, 4 residents and the Library commission. The subcommittee meeting is next week and invites for the Zoom meeting will be sent via email.*

b. New Business:

- i. Budget- *Director Crystal VanVleck shared that the ACDC needs to create a budget for 2021.*

6. COMMISSIONER REPORTS

7. ADJOURNMENT

- a. **Next Meeting:** April 8., 2021
- b. **Time of Adjournment:** 8:04pm

MERCHANT'S LICENSES - APRIL 19TH, 2021

(Subject to All Departmental Approvals)

NEW MERCHANT	ADDRESS	FEES	BUSINESS TYPE
RENEWALS	ADDRESS	FEES	BUSINESS TYPE
IMPRESSIVE STYLE	8575 CAPITAL	\$150.00	CUSTOM CABINET FAB
LADUKE CORPORATION	10311 CAPITAL	\$150.00	ROOFING AND SHEET METAL INSTALLER
KINGS WELDING WORKS	10311 CAPITAL	\$150.00	WELDING REPAIRS
EZ GROOM	10411 CAPITAL	\$150.00	MANUFACTURING
RILEY PEARSON FINANCIAL SERVICES	10831 CAPITAL #200	\$150.00	FINANCIAL SERVICES
H2O LIFE	24705 COOLIDGE	\$150.00	MARTIAL ARTS STUDIO
WILSON WELLNESS	13691 COOLIDGE #108	\$150.00	MANUAL MANIPULATIVE THERAPY
KOR THERAPY	13691 COOLIDGE #109	\$150.00	PHYSICAL THERPAY
JTS DESIGN JEWELRY	15075 LINCOLN #119	\$150.00	JEWELER
OAK PARK MEDICAL CENTER	15300 NINE MILE	\$150.00	MEDICAL CENTER

LIQUOR LICENSE RENEWALS - APRIL 19, 2021

Sahara Restaurant & Grille	Class C Liquor License	\$250.00
----------------------------	------------------------	----------

COVERED OPERATING WITHOUT J	ADDRESS	FEES	BUSINESS TYPE
-----------------------------	---------	------	---------------

TO: The Oak Park City Council

FROM: Erik Tungate, City Manager

DATE: April 12, 2021

RE: Approval of the Class C Liquor License Renewal for Szasza, Inc.

D/B/A Sahara Restaurant & Grille (Zeana Attisha) 24770 Coolidge

PURPOSE(S) OF ACTION:

To consider the approval of the renewal of the Class C Liquor License for the above-described establishment.

In accordance with Section 6-61 (b) of the Code, I have initiated the annual investigation and review of the on premises licensed establishment identified above and based on the certifications provided by the appropriate representatives of the departments of Finance, Public Safety, Technical and Planning and the City Clerk, subject to any conditions specified by those administrative offices/officials and pursuant to the recommendation of the Director of the Department of Community and Economic Development as well as having completed my analysis and assessment of the documentation and information submitted by the applicant it is requested that the City Council consider approving the renewal of the Class C Liquor License previously issued to:

Name of Establishment Applying for Renewal of a License: Szasza Inc. D/B/A Sahara Restaurant & Grille

Name of Applicant and/or its Principals/Shareholders: Zeana Attisha

Location: 24770 Coolidge Highway, Oak Park, MI 48237

Comments/Conditions/Explanations:

City staff and in particular, representatives of the Department of Public Safety have reviewed the request for renewal of the Class C Liquor License for Sahara Restaurant & Grille and determined that no conditions exist that would warrant denial of a renewal or require additional time to investigate the business.

It is the recommendation of the Administration that after analyzing the review factors specified in Section 6-58 (c) of the Code that (unless evidence is presented that would serve as a basis for denial of the issuance of the license renewal) the City Council approve the issuance of a 2021-2022 Class C Liquor License with an expiration date of April 30, 2022 to Sahara Restaurant & Grille, located at 24770 Coolidge Highway, Oak Park, MI 48237.

The Administration is requesting that the City Council as part of the Consent Agenda, renew the License for Sahara Restaurant & Grille, located at 24770 Coolidge Highway, Oak Park, MI 48237.

Erik Tungate

Erik Tungate (Apr 12, 2021 14:38 EDT)

Erik Tungate

City Manager

Date: Apr 12, 2021

Liquor License Renewal 2021

Memo.Document2

Final Audit Report

2021-04-12

Created:	2021-04-12
By:	Ed Norris (enorris@oakparkmi.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAPwSYcYp_PcJI3_JFU2iCDpqe9fFE_L-y

"Liquor License Renewal 2021 Memo.Document2" History

-  Document created by Ed Norris (enorris@oakparkmi.gov)
2021-04-12 - 6:32:05 PM GMT- IP address: 12.14.25.194
-  Document emailed to Erik Tungate (etungate@oakparkmi.gov) for signature
2021-04-12 - 6:37:36 PM GMT
-  Email viewed by Erik Tungate (etungate@oakparkmi.gov)
2021-04-12 - 6:38:09 PM GMT- IP address: 67.149.90.87
-  Document e-signed by Erik Tungate (etungate@oakparkmi.gov)
Signature Date: 2021-04-12 - 6:38:28 PM GMT - Time Source: server- IP address: 67.149.90.87
-  Agreement completed.
2021-04-12 - 6:38:28 PM GMT

**CITY OF OAK PARK
MICHIGAN**

**RESOLUTION DECLARING JUNE 4, 2021 TO BE
NATIONAL GUN VIOLENCE AWARENESS DAY IN THE CITY OF OAK PARK**

This resolution declares June 4, 2021 to be National Gun Violence Awareness Day in the City of Oak Park to honor and remember all victims and survivors of gun violence and to declare that we as a country must do more to reduce gun violence.

- WHEREAS,** every day, 100+ Americans are killed by gun violence and on average there are nearly 13,000 gun homicides every year; and
- WHEREAS,** Americans are 25 times more likely to be killed with guns than people in other high-income countries; and
- WHEREAS,** support for the Second Amendment rights of law-abiding citizens goes hand-in-hand with keeping guns away from people with dangerous histories; and
- WHEREAS,** law enforcement officers know their communities best, are the most familiar with local criminal activity and how to address it, and are best positioned to understand how to keep their citizens safe; and
- WHEREAS,** in January 2013, Hadiya Pendleton, a teenager who marched in President Obama's second inaugural parade and was tragically shot and killed just weeks later, should be now celebrating her 22nd birthday; and
- WHEREAS,** to help honor Hadiya – and the 100 Americans whose lives are cut short and the countless survivors who are injured by shootings every day – a national coalition of organizations has designated June 7, 2019, the first Friday in June, as the 5th National Gun Violence Awareness Day; and
- WHEREAS,** to help honor Hadiya – and the 100 Americans whose lives are cut short and the countless survivors who are injured by shootings every day – a national coalition of organizations has designated June 4, 2021, the first Friday in June, as the 7th National Gun Violence Awareness Day; and
- WHEREAS,** the idea was inspired by a group of Hadiya's friends, who asked their classmates to commemorate her life by wearing orange; they chose this color because hunters wear orange to announce themselves to other hunters when out in the woods and orange is a color that symbolizes the value of human life; and
- WHEREAS,** anyone can join this campaign by pledging to wear Orange on June 4th, the first Friday in June in 2021, to help raise awareness about gun violence; and
- WHEREAS,** by wearing orange on June 4, 2021 Americans will raise awareness about gun violence and honor the lives of gun violence victims and survivors; and
- WHEREAS,** we renew our commitment to reduce gun violence and pledge to do all we can to keep firearms out of the wrong hands, and encourage responsible gun ownership to help keep our children safe.

NOW, THEREFORE, BE IT RESOLVED that the City Council of the City of Oak Park, Michigan, declares June 4, 2021, to be National Gun Violence Awareness Day and encourages all citizens to support their local communities' efforts to prevent the tragic effects of gun violence and to honor and value human lives.

I, T. Edwin Norris, duly authorized City Clerk of the City of Oak Park, Michigan, do hereby certify that the above resolution is a true and correct copy of a resolution adopted by the Oak Park City Council at a Regular Meeting held on April 19, 2021.

T. Edwin Norris, City Clerk



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

Invoice 559642

April 13, 2021

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 Wednesday, March 31, 2021

\$12,083.34

Fee Total

Costs Advanced:

Date	Description	Amount
03/25/21	Reproduction Charges	0.15
	1 @ 0.15	
	Total Costs Advanced	\$ 0.15

Total Fees and Disbursements: \$12,083.49

*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.*

**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 559643

April 13, 2021

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

*Re: Tina Polk and Richard Newton v City of Oak
Park, County of Oakland, et al.*

*Client 7406
Matter 24*

Statement for City Attorney Legal Services

For Legal Services Rendered Through Wednesday, March 31, 2021

\$ 435.00

Fee Total

Total Costs Advanced

\$ 0.00

Total Fees and Disbursements: \$ 435.00

*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.*

**GARAN
LUCOW
MILLER P.C.**

GREAT LAKES LAW FIRM SERVING CLIENTS NATIONALLY

MEMORANDUM

TO: Mayor Marian McClellan
Hon. City Council

FROM: Ebony L. Duff, City Attorney

SUBJECT: **MCImetro Access Transmission Services Corporation d/b/a Verizon Access Transmission Services Request for Metro Act Right of Way Permit Extension**

DATE: April 8, 2021

Honorable Mayor and Council:

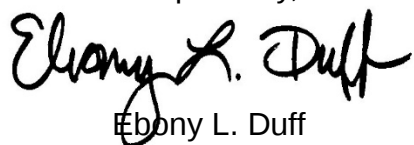
On March 15, 2021, the City received a request to extend the Metro Act Permit issued by the City of Oak Park to MCImetro Access Transmission Services Corporation d/b/a Verizon Access Transmission Services (MCImetro) which expired on April 4, 2021. The requested extension is for a five year term which will end on April 4, 2026. The Permit granting MCImetro the right to build, operate and maintain fiber optic cable in public easements within the City of Oak Park.

I have undertaken a review of the Permit and insurance certificates presented by MCImetro which name the City as an additional insured as required by State law and local Ordinance. The request for a five year extension is consistent with the City Ordinance. The Department of Technical & Planning Services has reviewed the Permit and has confirmed that there are no technical issues with approving the requested extension.

As the documents submitted by MCImetro comply with the statutory requirements, I recommend approval of the requested extension. I have attached a proposed Resolution approving the extension along with a copy of the proposed extension agreement for your review and approval at the City Council meeting on April 19, 2021.

Thank you for your consideration of this recommendation.

Respectfully,



Ebony L. Duff
For the Firm

**CITY OF OAK PARK
RESOLUTION TO APPROVE REQUEST FROM
MCImetro ACCESS TRANSMISSION SERVICES CORPORATION d/b/a VERIZON
ACCESS TRANSMISSION SERVICES
FOR EXTENSION OF METRO ACT RIGHT OF WAY PERMIT**

WHEREAS, on April 4, 2006, the City of Oak Park issued a METRO Act Right-of-Way Telecommunications Permit to MCImetro Access Transmission Services, LLC ("MCImetro"); and

WHEREAS, the initial term of the Permit was five years and expired on April 4, 2011; and

WHEREAS, on March 8, 2011, the City of Oak Park approved a renewal of the Permit for five years, expiring on April 4, 2016; and

WHEREAS, on March 6, 2017, the City of Oak Park approved an extension of the Permit for five years, expiring on April 4, 2021; and

WHEREAS, MCImetro has submitted a request to extend the Permit for an additional five year term to end on April 4, 2026; and

WHEREAS, the City is aware of no reason to deny the request to extend the Permit for five years.

NOW THEREFORE, BE IT RESOLVED, by the City Council of the City of Oak Park, Oakland County, Michigan, that:

1. The request by MCImetro for an extension of their METRO Act Permit through April 4, 2026 is hereby approved.
2. The City Manager is authorized and directed to execute the METRO Act Right of Way Permit Extension, in substantially the form attached hereto.
3. All resolutions inconsistent with this Resolution be and hereby are rescinded to the extent of such inconsistency.

Ayes: _____
Nays: _____
Absent: _____

Resolution declared adopted.

I hereby certify that the foregoing constitutes a true and complete copy of a Resolution adopted by the City of Oak Park, County of Oakland, State of Michigan, at a regular meeting held on Monday, April 19, 2021, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act No. 267, Public Acts of 1976, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

T. Edwin Norris, City Clerk

**BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN****AGENDA OF: April 19, 2020****AGENDA #**

SUBJECT: Request Support for the City's Submission to Congresswoman Lawrence's office for Community Project Funding Requests

DEPARTMENT: City Manager's Office

SUMMARY: As part of the Federal government's budget process for Fiscal Year 2022, Congress has reinstated the process of earmarking funds for local governments and nonprofits through a reformed process called Community Project Funding. This process provides the opportunity for each member of the House to submit ten project funding requests from their districts for local community projects to the Appropriations Commission for consideration of funding in the Federal budget for Fiscal Year 2022.

The City has submitted five projects on behalf of the City of Oak Park, in hopes that at least one will be chosen by the Congresswoman to recommend for Federal funding. Each of the projects submitted support the City's Strategic Plans goals, and most are included in the City's Capital Improvement Plan. One of the requirements to ensure each of our requests will be considered by the Congresswoman, is evidence of support for that project. Therefore, we have created a resolution of support for each project for approval. The five projects the City submitted are as follows:

1. Public Safety Body Worn Cameras: this project is included in the City's proposed CIP beginning in FY 2022-2023 through FY 2026-2027. This project will equip all officers on the road with body-worn cameras that integrate seamlessly with in-car video systems, and will enhance officer safety, improve agency accountability, reduce City liability and improve community perceptions. The project will cost the City \$559,558 and the funding request is for the full cost.
2. Northend Road Reconstruction and Water Main Replacement: this project has, to some extent, been in the City's CIP since FY 2013-14, and is currently scheduled for FY 2021-2022. This project consists of the full reconstruction of the street and replacement of the water main on Northend between Coolidge and Whitmore. The cost of the project is \$3,000,000, and the funding request is for fifty percent of the project cost, at \$1,500,000.
3. Shepherd Park Bathrooms ADA Accessibility Updates: this project is included in the City's CIP for FY 2024-2025. This project will update the

current Shepherd Park bathrooms so that they are brought up to ADA standards, and build new bathrooms on the east side of the Park that are also up to ADA standards, ensuring that visitors of all ages and abilities have easy access to restrooms while visiting the Park. The cost of the project is \$400,000, and the funding request is for the full amount.

4. Eleven Mile Public Parking and Public Space Improvements: this project is in the City's CIP for FY 2022-2023 and FY2023-2024 and includes improvements to the city-owned 11 Mile parking lots located behind the City's fastest growing and newly created mixed-use district that will transform the lots into a comfortable public space that provides an environment for businesses to expand into outdoor space, and include desirable amenities that will attract consumers to the area, and implement storm water management infrastructure upgrades. The cost of the project is \$2,000,000; of which we are requesting partial funding at \$1,500,000.
5. Small Business Growth Online Support Program: this program will provide local businesses with the technological and funding support to build or improve their online presence by matching local businesses with a company who will work with them to create an online presence and advertising through website creation, online sales set up and creation of online advertising. The program costs \$100,000, of which we are requesting full funding support.

RECOMMENDED ACTION: City council approve each of the five resolutions of support for the aforementioned projects and the requests for Community Project Funding.

APPROVALS:

City Manager: _____

Department Director: _____

Finance Director: _____

EXHIBITS:

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF OAK PARK**

RESOLUTION NO.

**SUPPORT FOR THE CITY OF OAK PARK PUBLIC SAFETY BODY WORN CAMERAS
PROJECT AND THE REQUEST FOR COMMUNITY PROJECT FUNDING**

WHEREAS, The City of Oak Park supports the submission of a request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Public Safety Body Worn Cameras Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee; and,

WHEREAS, the proposed project, which will equip all officers on the road with body-worn cameras and integrate that system with the in-car video system, will enhance officer safety, improve agency accountability, reduce City liability, improve community perceptions through departmental transparency, provide an invaluable record of statements, physical evidence and the timelines of events during crimes in progress and other critical incidents and therefore, supports the City’s Strategic Plan goals to “provide high quality public safety services” and to “foster an engaged, informed community through meaningful, positive resident engagement”; and,

WHEREAS, these systems have been shown to lower incidents of citizen complaints, bring to light questionable policing tactics by officers, and serve as training tools to improve the quality of services to communities.; and,

WHEREAS, the proposed project is of high priority to the City of Oak Park, and is supported by the City’s Capital Improvement Plan; and,

NOW THEREFORE, BE IT RESOLVED that The City of Oak Park thereby supports the above mentioned project and request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Public Safety Body Worn Cameras Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee

Yeas:

Nays:

Absent:

Abstained:

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Oak Park, Oakland County, Michigan, do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Oak Park at a duly called meeting held on March 16, 2020, the original of which is on file in my office.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this 19th day of April, 2021.

T. Edwin Norris, City Clerk

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF OAK PARK**

RESOLUTION NO.

**SUPPORT FOR THE CITY OF OAK PARK NORTHEEND ROAD RECONSTRUCTION &
WATER MAIN REPLACEMENT PROJECT AND THE REQUEST FOR COMMUNITY
PROJECT FUNDING**

WHEREAS, The City of Oak Park supports the submission of a request to Congresswoman Brenda Lawrence's office to include the City of Oak Park's Northend Road Reconstruction and Water Main Replacement Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee; and,

WHEREAS, Northend Street from Coolidge to Whitmore not only serves as the main thoroughfare into the neighborhood, but also as a route to Einstein Elementary School, and this project will improve the drivability of the roadway, provide a safe route to school, ADA compliance and accessibility, as well as improved firefighting capabilities to the neighborhood; and,

WHEREAS, using the Pavement Surface Evaluation and Rating (PASER) system, the road rates RED (poor), indicating the lowest possible rating; and,

WHEREAS, this section of water infrastructure, which was installed in the 1950's has experienced several breaks, and has aged past its useful life, and in 2018 was rated between a 4 (Failure likely in the foreseeable future) and 5 (Marginal functionality with failure imminent) on a probability of failure scale (1-5 Scale, 5 being the worst); and,

WHEREAS, due to its deteriorating condition, the replacement of these water mains has been supported by City Council and planned in the City's Capital Improvement Plan (CIP) since the 2019-2020 fiscal year; and,

WHEREAS, due to its significant need for repair, the Northend road reconstruction has been supported by City Council, and planned in the City's Capital Improvement Plan (CIP) since the 2013-2014 fiscal year; and,

WHEREAS, the proposed project is of high priority to the City of Oak Park, as it is necessary to mitigate catastrophic events, water main breaks, safety hazards and property damage that place an even larger cost burden on the City and its taxpayers, and supports the City's Strategic Plan objectives to "sustain and expand a safe and comprehensive transportation network for all users," and "consistent, strategic investment in water sewer infrastructure;" and,

NOW THEREFORE, BE IT RESOLVED that The City of Oak Park thereby supports the above mentioned project and the request to Congresswoman Brenda Lawrence's office to include the City of Oak Park's Northend Road Reconstruction and Water Main Replacement Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee

Yeas:
Nays:
Absent:
Abstained:

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Oak Park, Oakland County, Michigan, do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Oak Park at a duly called meeting held on March 16, 2020, the original of which is on file in my office.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this 19th day of April, 2021.

T. Edwin Norris, City Clerk

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF OAK PARK**

RESOLUTION NO.

**SUPPORT FOR THE CITY OF OAK PARK SHEPHERD PARK BATHROOMS ADA
ACCESSIBILITY UPDATES PROJECT AND THE REQUEST FOR COMMUNITY PROJECT
FUNDING**

WHEREAS, The City of Oak Park supports the submission of a request to Congresswoman Brenda Lawrence's office to include the City of Oak Park's Shepherd Park Bathrooms ADA Accessibility Updates Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee; and,

WHEREAS, Shepherd Park is the City's largest park and main event space, and is used year-round by residents and visitors; and,

WHEREAS, Shepherd Park currently has three individual bathroom stalls, none of which meet ADA requirements, and are therefore not fully accessible for all and is difficult for anyone with mobility handicaps to utilize the bathrooms in the City's most popular park; and,

WHEREAS, the proposed project, which will upgrade the existing bathrooms so that they are fully accessible and are brought up to ADA standards, and build new bathrooms on the east side of the Park that are also fully accessible and up to ADA standards, will ensure park visitors of all ages and abilities will have convenient access to restroom facilities throughout the Park; and,

WHEREAS, the proposed project is of high priority to the City of Oak Park, and is supported by the City's Capital Improvement Plan and supports the City's Strategic Plan goal to become an age-friendly community that welcomes people of all ages and abilities; and,

NOW THEREFORE, BE IT RESOLVED that The City of Oak Park thereby supports the above mentioned project and the request to Congresswoman Brenda Lawrence's office to include the City of Oak Park's Shepherd Park Bathrooms ADA Accessibility Updates Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee

Yeas:

Nays:

Absent:

Abstained:

STATE OF MICHIGAN)

) ss.

COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Oak Park, Oakland County, Michigan, do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Oak Park at a duly called meeting held on March 16, 2020, the original of which is on file in my office.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this 19th day of April,
2021.

T. Edwin Norris, City Clerk

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF OAK PARK**

RESOLUTION NO.

**SUPPORT FOR THE CITY OF OAK PARK ELEVEN MILE PUBLIC PARKING AND PUBLIC
SPACE IMPROVEMENTS PROJECT AND THE REQUEST FOR COMMUNITY PROJECT
FUNDING**

WHEREAS, The City of Oak Park supports the submission of a request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Eleven Mile Public Parking and Public Space Improvements in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee; and,

WHEREAS, The City's 11 Mile public parking lots, which are located behind the City's fastest growing and newly created mixed-use district and serve the small local businesses located there, are in dire need of repair; and,

WHEREAS, this project includes a reconstruction of the parking lot and alleyway between the businesses and parking lot, with a storm water management plan and green infrastructure elements, placemaking elements that will transform the parking lot into a comfortable public space that provides an environment for businesses to expand into outdoor space and include desirable amenities that will attract consumers to the area; and,

WHEREAS, this project supports the City’s Strategic Plan objectives to “attract and retain a mixture of robust businesses into the City,” to “improve the overall appearance of commercial corridors and industrial districts,” and to “encourage a mixture of robust development throughout the City” by providing critical support to existing local businesses as well acting as a tool to attract more development and jobs to this mixed-use commercial district by increasing the functionality and sense of place of this area; and,

WHEREAS, this project supports the City’s Strategic Plan goal to “Encourage environmentally sustainable practices” by implementing storm water management infrastructure upgrades; and,

WHEREAS, the proposed project is of high priority to the City of Oak Park, and has been supported by City Council and included in the City’s Capital Improvement Plan (CIP) since the 2020 – 2021 fiscal year; and,

NOW THEREFORE, BE IT RESOLVED that The City of Oak Park thereby supports the above mentioned project and the request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Eleven Mile Public Parking and Public Space Improvements Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee

Yeas:

Nays:

Absent:

Abstained:

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Oak Park, Oakland County, Michigan, do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Oak Park at a duly called meeting held on March 16, 2020, the original of which is on file in my office.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this 19th day of April, 2021.

T. Edwin Norris, City Clerk

**STATE OF MICHIGAN
COUNTY OF OAKLAND
CITY OF OAK PARK**

RESOLUTION NO.

**SUPPORT FOR THE CITY OF OAK PARK SMALL BUSINESS GROWTH ONLINE SUPPORT
PROGRAM AND THE REQUEST FOR COMMUNITY PROJECT FUNDING**

WHEREAS, The City of Oak Park supports the submission of a request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Small Business Growth Online Support Program in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee; and,

WHEREAS, the City's small businesses, which are primarily minority owned, have struggled tremendously through the last year due to the pandemic, and many do not have an online presence, nor the technical skills or funds to create one; and,

WHEREAS, the importance of an online presence is more important now than it has ever been; and,

WHEREAS, this program will assist the City's small businesses in surviving and thriving, in this new pandemic and post-pandemic era by providing them with the technological and funding support to build or improve their online presence by matching them with a company who will assist them in creating an online presence and advertising through website creation, online sales set up, and creation of online advertising; and,

WHEREAS, the proposed project is of high priority to the City of Oak Park, and supports the City’s Strategic Plan objective to “attract and retain a mixture of robust businesses into the City” and,

NOW THEREFORE, BE IT RESOLVED that The City of Oak Park thereby supports the above mentioned project and the request to Congresswoman Brenda Lawrence’s office to include the City of Oak Park’s Small Business Growth Online Support Project in her Fiscal Year 2021-22 Community Project Funding requests to the Appropriations Committee

Yeas:

Nays:

Absent:

Abstained:

STATE OF MICHIGAN)
) ss.
COUNTY OF OAKLAND)

I, the undersigned, the duly qualified and acting City Clerk of the City of Oak Park, Oakland County, Michigan, do hereby certify that the foregoing is a true and complete copy of a Resolution adopted by the City Council of the City of Oak Park at a duly called meeting held on March 16, 2020, the original of which is on file in my office.

IN WITNESS WHEREOF, I have hereunto affixed my official signature this 19th day of April,
2021.

T. Edwin Norris, City Clerk



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Salary determination of the Local Officers' Compensation Commission for Oak Park elected officials.

DEPARTMENT: City Clerk

SUMMARY: The Local Officers Compensation Commission (LOCC) meets every odd year to determine the salaries of the Mayor, Mayor Pro Tem and Council Members.

“The city local officers' compensation commission shall determine the salaries of all elected officials of the city, which determination shall be the salaries unless the city council by resolution adopted by two-thirds of the members elected and serving on the city council shall reject them. The determination of the commission shall be effective 30 days following their filing with the city clerk unless rejected by the city council. In case of rejection, the existing salary shall prevail.” (Code: Division 5, Sec. 2-313)

The LOCC met on March 24, 2021 and voted to increase the local officers' annual salaries by 3%.

FINANCIAL STATEMENT:

	<u>Current Salary</u>	<u>New Salary</u>
Mayor	\$ 6,100	\$ 6,283
Mayor ProTem	\$ 5,084	\$ 5,237
Council Member	\$ 4,745	\$ 4,887

RECOMMENDED ACTION: To consider the salary determination of the Local Officers Compensation Commission for Oak Park elected officials.

APPROVALS:

City Manager: ET

Department Director: EN

Finance Director: _____

Legal: _____

Budgeted ☐

EXHIBITS: LOCC Draft Minutes from March 24, 2021

**CITY OF OAK PARK, MICHIGAN
LOCAL OFFICERS' COMPENSATION COMMISSION**

Oak Park City Hall, 14000 Oak Park Blvd., Oak Park, MI 48237

March 24, 2021

MINUTES

The virtual meeting took place via Zoom and called to order at 6:30 p.m.

PRESENT:	Chairperson Andrew Hylton, Commissioner Leona Burns, Commissioner Lisa Johnson, Commissioner Zakiya Hollifield, Commissioner James Gulley, Commissioner Steven Gold
ABSENT:	Commissioner Gwendolyn Henderson
ALSO PRESENT:	T. Edwin Norris, City Clerk
VACANCY:	None
QUORUM	Oak Park City Code of Ordinances, Section 2-314, Division 5.
PRESENT:	7 members currently make up the board, 4 members for quorum

There were no objections from the commission and City Clerk chaired the meeting.

(AGENDA ITEM #3) APPROVAL OF MINUTES OF MARCH 5, 2019

**LOCC-03-001-21 MOTION TO APPROVE THE MINUTES OF MARCH 5, 2019
- APPROVED**

Motion by Gully, seconded by Hylton, CARRIED UNANIMOUSLY, to approve the minutes of March 5, 2019 as presented.

Voice Vote:	Yes:	Hylton, Burns, Johnson, Gulley, Hollifield, Gold
	No:	None
	Absent:	Henderson

MOTION DECLARED ADOPTED

(AGENDA ITEM #4) REVIEW OF DUTIES OF COMPENSATION COMMISSION

(AGENDA ITEM #5) REVIEW OF MAYOR AND COUNCIL SALARY HISTORY

City Clerk Norris reviewed and the commission discussed the duties of the commission and salary history for the mayor and council. Commissioners discussed the health of the city and reviewed salary increases for staff approved in years 2015 through 2020 and reviewed the proposed staff increase for 2021. It was confirmed that salaries for Mayor, Mayor Pro Tem and Council Members set by this commission were not rejected by Council in 2017. The commission also discussed that the Mayor, Mayor Pro Tem and Council Members voluntarily gave back the 3% increase as a part of the budget process in 2018 so their salaries currently reflect the amounts set in 2015. The commission did not recommend a salary increase in 2019.

(AGENDA ITEM #6) DETERMINATION OF SALARIES OF CITY OF OAK PARK'S ELECTED OFFICIALS

**LOCC-03-002-21 MOTION TO INCREASE THE ANNUAL SALARIES OF THE
MAYOR, MAYOR PROTEM AND COUNCIL MEMBERS BY
3% - APPROVED**

Motion by Gold, seconded by Johnson, CARRIED, to increase the annual salaries of the Mayor, Mayor ProTem, and Council Members by 3% making the new salaries as follows: Mayor \$6,283; Mayor ProTem \$5,237 and Council Member \$ 4,887.

Roll Call Vote:	Yes:	Hylton, Burns, Johnson, Hollifield, Gold
	No:	Gulley
	Absent:	Henderson

MOTION DECLARED ADOPTED

Note:	<u>Current Salary</u>	<u>New Salary</u>
Mayor	\$ 6,100	\$ 6,283
Mayor ProTem	\$ 5,084	\$ 5,237
Council Member	\$ 4,745	\$ 4,887

(AGENDA ITEM #7) PUBLIC COMMENTS

There were no members of the public wishing to speak.

The meeting adjourned at 6:58 p.m.

T. Edwin Norris, City Clerk

Andrew Hylton, Chairperson



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: City Council Meeting, April 19, 2021

SUBJECT: Traffic Safety Board Updated Meeting Date

DEPARTMENT: City Clerk

SUMMARY:

At their meeting on March 10, 2021, the Traffic Safety Board voted to amend their regular meeting schedule. The Board will now meet on the **third Wednesday of each month at 7:00 pm**. These changes have been publicly noticed by the City Clerk's office according to the Open Meetings Act. Their meeting schedule for the remainder of 2021 is as follows:

April 21, 2021
 May 19, 2021
 June 16, 2021
 July 21, 2021
 August 18, 2021
 September 15, 2021
 October 20, 2021
 November 17, 2021
 December 15, 2021

APPROVALS:

City Manager: _____ *ET* _____ Department Director: _____ *EN* _____



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Request authorization for the purchase of one vehicle to be assigned to the Public Safety Department.

DEPARTMENT: Public Works – KJY

SUMMARY: The Public Works Department is requesting authorization to purchase the following vehicle from the State of Michigan (MiDeal) pre-bid contract:

Vehicle:	Department:	Amount: (Pre-Bid Contract)	Account:
2021 Chevrolet Tahoe Police Package	Public Safety	Total Cost: \$40,872.00 Upfitting not included (MiDeal Contract #071-B7700177)	<u>Motor Pool - Fund</u> <u>Balance:</u> 654-18.875.970

FINANCIAL STATEMENT: Funding for this vehicle purchase is available in the Motor Pool Fund Balance.

RECOMMENDED ACTION: It is recommended that City Council authorize the Public Works Department to participate in the State of Michigan (MiDeal) pre-bid contract for the vehicle purchase totaling \$40,872.00. It is further recommended that \$55,000 be utilized from the Motor Pool Fund Balance for the vehicle purchase and upfitting expenses.

APPROVALS:

City Manager: ET

Budgeted: ☐

Director of Public Works: KJY

Legal: _____

Director of Finance: SC

EXHIBITS: None



BUSINESS OF THE CITY COUNCIL, OAK PARK, MICHIGAN

AGENDA OF: April 19, 2021

AGENDA #

SUBJECT: Request to combine 14 separated duplex parcels into 7 single duplex parcels

DEPARTMENT: Finance/Assessing

SUMMARY: Jeffrey Dell, owner of the attached referenced properties wants to combine his 14 separate duplex units into 7 single duplex units. All properties have an existing split duplex on it and Mr. Dell would like to combine the attached duplexes into one parcel each. This request has been reviewed by the other City Departments and no objections were raised. The requested lot split will not be detrimental to the adjacent properties, neighborhood, or the City of Oak Park.

FINANCIAL STATEMENT: N/A

RECOMMENDED ACTION: To receive and accept the proposed lot combination request.

APPROVALS:

City Manager: ET

Department Director: SC

Finance Director: _____

Legal: _____

Budgeted ☐

EXHIBITS: Copy of the land division application, corrected legal descriptions and verification of departmental review

February 9, 2021

RE: Combining the following properties:

24610-12 Cloverlawn
24620-22 Cloverlawn
24630-32 Cloverlawn
24640-42 Cloverlawn
24660-70 Cloverlawn
24680-90 Cloverlawn
24730-32 Cloverlawn

To whom it may concern,

My name is Jeffrey Dell and I am the owner of the above listed properties. I purchased some of these as a whole duplex and some as a half of a duplex.

My intent is to combine them so I can get a mortgage on the complete building. I do understand that this cannot be undone, and I have no problem with that.

I spoke with the Oakland County Treasurers office and they told me in order to get a certification that the taxes have been paid for the last 5 years would require a FOIA form to be filed. It would take quite a bit of time to get that back from them. I wanted to see if there was an alternative method. I know the city has records of all my tax payments and I also have receipts from my payments.

Let me know if there is anything else you need from me.

Thank you,

A handwritten signature in black ink, appearing to be 'JD' followed by a stylized flourish.

Jeffrey Dell
3664 Pheasant Run
Bloomfield Hills, Michigan 48302
248-730-7500
jeffdell@comcast.net

Parcel 1

24610 and 24612 Cloverlawn

Lot 370 and the S 24' of Lot 371 Pleasant Ridge Manor

Parcel 2

24620 and 24622 Cloverlawn

N 16' of Lot 371, Lot 372 and the S 8' of Lot 373 Pleasant Ridge Manor

Parcel 3

24630 and 24632 Cloverlawn

N 32' of Lot 373 and the S 32' of Lot 374 Pleasant Ridge Manor

Parcel 4

24640 and 24642 Cloverlawn

N 8' of Lot 374, Lot 375 and the S 16' of Lot 376 Pleasant Ridge Manor

Parcel 5

24660 and 24670 Cloverlawn

Lot 378 and the S 24' of Lot 379 Pleasant Ridge Manor

Parcel 6

24680 and 24690 Cloverlawn

N 16' of Lot 379, Lot 380 and the S 8' of lot 381 Pleasant Ridge Manor

Parcel 7

24730 and 24732 Cloverlawn

N 24' of Lot 384, Lot 385 Pleasant Ridge Manor and ½ of the vacant alley adj to same

24610 and 24612 Cloverlawn, Oak Park, Michigan 48237

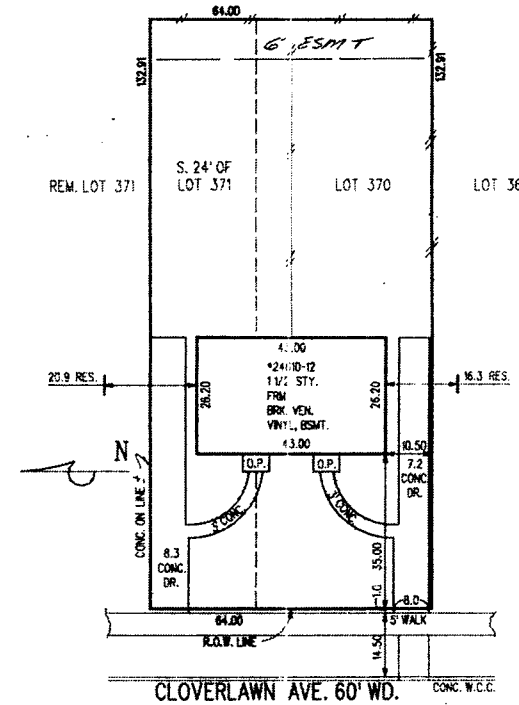
Combining parcels 52-25-30-204-027 and 52-25-30-204-026

24610-12 Cloverlawn (existing legal description)

Property Description:

The S. 32 ft. of Lot 370, the N. 8 ft. of Lot 370 and the S. 24 ft. of Lot 371 of Pleasant Ridge Manor, City of Oak Park, Oakland County, Michigan, as recorded in Libor 35 of Plats, Page 29 of Oakland County Records.

There is no change to the legal description as it is already combined.

MORTGAGE CERTIFICATE	
CERTIFIED TO ALL TITLE COMPANIES AND TO: STANDARD FEDERAL BANK	
Applicant: JEFFREY W. DELL	
Property Description: The S. 32 ft. of Lot 370, the N. 8 ft. of Lot 370 and the S. 24 ft. of Lot 371 of PLEASANT RIDGE MANOR, City of Oak Park, Oakland County, Michigan, as recorded in Liber 35 of Plats, Page 29 of Oakland County Records.	
	
We hereby certify that the mortgage inspection shows the improvements as located upon the premises described; that the improvements are entirely within lot lines and that there are no encroachments upon any premises described by the improvement(s) of any adjoining premises except as indicated. We further certify that this mortgage certificate was prepared for identification purposes only for the mortgagee in connection with a new mortgage within 180 days of the date shown, and is not to be used to establish property lines, easement lines, public or private ways, building lines, conformity or non-conformity to state, county or local ordinances and/or codes, etc. It is intended to show the per recorded plat unless otherwise noted. Fences and driveway locations shown are approximate. To accurately locate fences, driveways and property corners a certified Land Survey (State Survey) is recommended.	
<i>Michael J. Yambor</i> MICHAEL J. YAMBOR & ASSOCIATES, INC. Licensed Land Surveyors	
JOB NO. 93-87455 SCALE 1" = 20'	
DATE 11-12-93 DR. BY [Signature] 3210 Casside Highway / Berkley, Michigan 48072 / (313) 547-8545 / Telefax (313) 547-9874	

24620 and 24622 Cloverlawn, Oak Park, Michigan 48237

Combining parcels 52-25-30-204-025 and 52-25-30-204-024

24620 Cloverlawn (existing legal description)

Property Description:

The N, 16 ft. of Lot 371 and the S. 16 ft. of Lot 372 of Pleasant Ridge Manor, City of Oak Park, Oakland County, Michigan, as recorded in Liber 35 of Plats, page 29 of Oakland County Records.

24622 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, Sec 30 Pleasant Ridge Manor, N. 24 Ft. of Lot 372 & S. 8 Ft. of Lot 373

Combined Legal Description:

T1N, R11E, SEC 30 Pleasant Ridge Manor N 16 FT OF LOT 371 & S. 16 ft. of Lot 372 & N. 24 Ft. of Lot 372 & S. 8 Ft. of Lot 373

24630 and 24632 Cloverlawn, Oak Park, Michigan 48237

Combining parcels 52-25-30-204-023 and 52-25-30-204-022

24630 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 32 FT OF LOT 373

24632 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR S 32 FT OF LOT 374

Combined Legal Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 32 FT OF LOT 373, T1N, R11E, SEC 30
PLEASANT RIDGE MANOR S 32 FT OF LOT 374

24640 and 24642 Cloverlawn, Oak Park, Michigan 48237

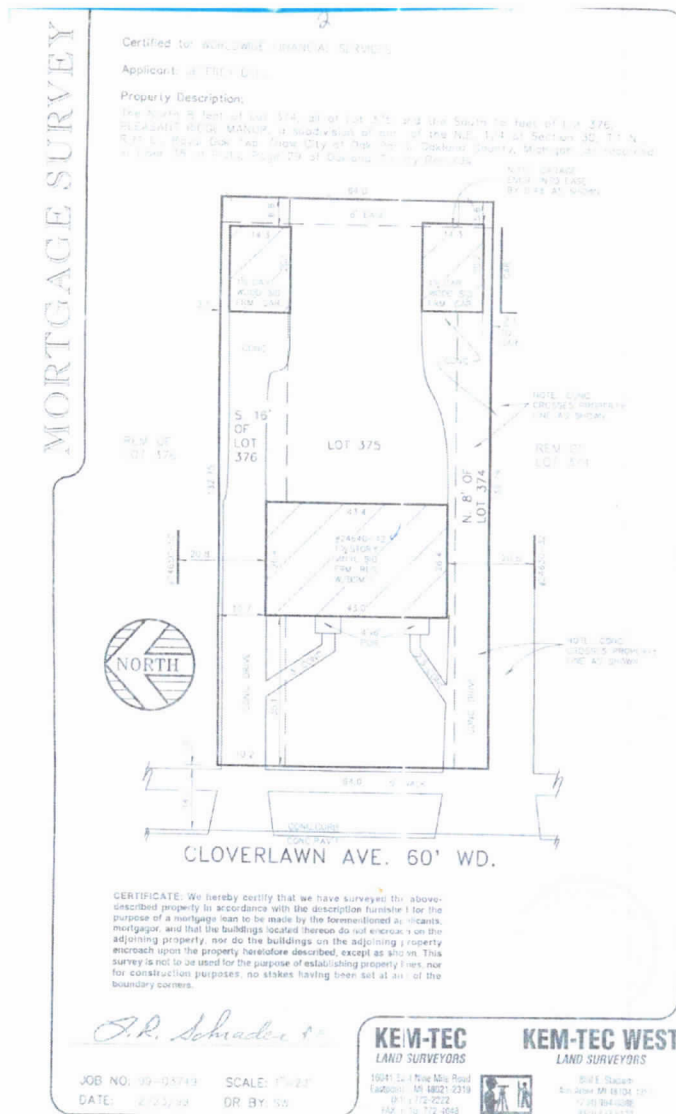
Combining parcels 52-25-30-204-021 and 52-25-30-204-020

24640-42 Cloverlawn (existing legal description)

Property Description:

The North 8 feet of lot 374, all of lot 375 and the South 16 feet of lot 376, Pleasant Ridge Manor, a subdivision of part of the N.E. 1/4 of section 30, T1 N., R. 11 E., Royal Oak Township (now City of Oak Park), Oakland County, Michigan, as recorded in liber 35 of Plats, page 29 of Oakland County Records

There is no change to the legal description as it is already combined.



24660 and 24670 Cloverlawn, Oak Park, Michigan 48237

Combining parcels 52-25-30-204-017 and 52-25-30-204-016

24660 Cloverlawn (existing legal description)

Property Description:

The S. 32 ft. of Lot 378, Pleasant Ridge Manor, a subdivision of part of the N.E. 1/4 of Section 30, T. 1 N., R. 11 E., Royal Oak Township (now city of Oak Park), Oakland County Michigan. Recorded in liber 35 of Plats, page 29 of Oakland County records.

24670 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 8 FT OF LOT 378 & S 24 FT OF LOT 379

Combined Legal Description:

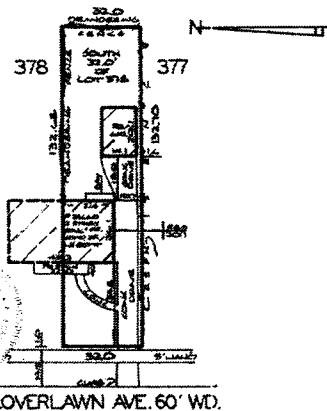
T1N, R11E, SEC 30 Pleasant Ridge Manor, S. 32 Ft. of Lot 378 & N. 8 Ft. of Lot 378 & S 24 FT OF LOT 379

GEORGE JEROME & CO



COUNTRYWIDE FUNDING CORPORATION

CONSULTING MUNICIPAL & CIVIL ENGINEERS - SURVEYORS, 2804 HAYES - ROSELAND, MI 48066 - (313) 774-3000
LEGAL DESCRIPTION OF PROPERTY (AS FURNISHED BY CLIENT) DATE: 12-13-94
North 32 feet of Lot 378, "PLEASANT RIDGE MANOR," a subdivision of part
of the N.E. 1/4 of Section 30, T. 1 N., R. 11 E., Royal Oak Township (now City
of Oak Park), Oakland County, Michigan. Recorded in Liber 35 of Plats,
Page 29 of Oakland County Records.



NOTE: No special flood hazard
area (non-flood prone community).

CERTIFICATE: We hereby certify to COUNTRYWIDE FUNDING CORPORATION
that we have surveyed the above-described property in accordance with the description furnished by you for the
purpose of a mortgage loan to be made by COUNTRYWIDE FUNDING CORPORATION, and that the buildings located
thereon do not encroach on the adjoining property, nor do the buildings on it encroach upon the
property boundaries described, except as shown, and that we examined the Plat and Record Boundary Maps (Community
ID: NO.) prepared in accordance with
the National Flood Insurance Program of 1968 and that the property as shown above, description furnished by you,
is located in a designated flood area as shown on said map. This survey is not to be used for
the purpose of establishing property lines, nor for construction purposes, no stakes have been set at any of the
boundary corners.

SCALE: 1" = 30'
DR. BY: J. J. J.
REV. BY: J. J. J.
GEORGE JEROME & CO.
REGISTERED PROFESSIONAL SURVEYOR
JOB NO. 48100

24680 and 24690 Cloverlawn, Oak Park, Michigan 48237

Combining parcels 52-25-30-204-015 and 52-25-30-204-014

24680 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 16 FT OF LOT 379 & S 16 FT OF LOT 380

24690 Cloverlawn (existing legal description)

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 24 FT OF LOT 380 & S 8 FT OF LOT 381

Combined Legal Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 16 FT OF LOT 379 & S 16 FT OF LOT 380, & N 24 FT OF LOT 380 & S 8 FT OF LOT 381

24730 and 24732 Cloverlawn, Oak Park, Michigan 48237

Combining parcels 52-25-30-204-009 and 52-25-30-204-008

24730-32 Cloverlawn (existing legal description)

Property Description:

The N. 24 ft. of Lot 384 & all of lot 385, Pleasant Ridge Manor Sub., City of Oak Park, Oakland County, Michigan, as recorded in Liber 35, page 29, Oakland County Records.

There is no change to the legal description as it is already combined.

DETROIT LASER SURVEY		Survey Number	L-9 7 2 3 2-1-7						
Specializing in Mortgage Surveying P.O. Box 364 Hazel Park, MI 48030		Office: 528-2490 Fax: 528-0184	Customer FIRST CHICAGO N.B.D. MORTGAGE CO.		Date: 6-10-97 Scale: 1"=30' DO NOT SCALE				
MORTGAGE CERTIFICATE									
24732-30 CLOVERLAWN AVE. 60 WD									
LEGAL DESCRIPTION THE NORTH 24 FEET OF LOT 384 & ALL OF LOT 385, PLEASANT RIDGE MANOR SUB., CITY OF OAK PARK, OAKLAND COUNTY, MICHIGAN, AS RECORDED IN LIBER 35, PAGE 29, OAKLAND COUNTY RECORDS.									
L.N. #3199239									
This inspection (identification) plot is made for and at the instance of FIRST CHICAGO N.B.D. MORTGAGE CO., IT'S SUCCESSORS AND/OR ASSIGNS / JEFFREY DILL I hereby certify that this inspection (identification) plot shows the improvement or improvements as located on the premises described, that the improvement or improvements are entirely within lot lines, and that there are no encroachments upon the premises described by the improvement or improvements of any adjoining premises, except as indicated. I further certify that there are no record plot assessments affecting the tract shown herein, except as noted. I further certify that this MORTGAGEE'S INSPECTION was prepared for IDENTIFICATION PURPOSES only for the MORTGAGEE in connection with a new mortgage and is not intended or represented to be a land or property land survey; any fence, building, or other that no property corners were set; and is not to be used, or relied upon, for establishment of improvement lines. No responsibility is extended herein to the present or future land owner or occupant.									
CERTIFIED BY 		FLOOD PLAIN CERTIFICATE I have consulted the Federal Insurance Administration Flood Hazard Maps, and this property is not located in a special flood hazard area.							
ORIGINAL 6-20-97		Note: This survey is subject to any assessment of record and other pertinent facts which a Title search might disclose.							
REVISED									

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24610 & 24612 CLOVERLAWN

Parent Parcel Number: 52-25-30-204-027 / 52-25-30-204-026

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, SOUTHFIELD MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: SAMF

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

☐ Each new division has frontage on a public road

☐ A new public road _____
(Road name cannot duplicate an existing road name)

☐ A new private road or easement _____
(Road name cannot duplicate an existing road name)

☐ A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
_____ includes a wetland
_____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
_____ is on muck soils or soils known to have severe limitations on site sewage systems.
_____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.
The survey must show:
(1) boundaries as of March 31, 1997 and
(2) all previous divisions made after March 31, 1997 (indicate when made or none), and
(3) the proposed division (s) and
(4) dimensions of the proposed divisions, and
(5) existing and proposed road/easement rights of way, and
(6) complete legal descriptions for items 1 thru 5 above, and
(7) easements for public utilities from each parcel to existing public utility facilities, and
(8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
(9) any of the features checked in item 7 (development site limits).
(10) any cemetery which is adjacent to, or may have had access through this parcel.
- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."
- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.
- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."
- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

N/A

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: 3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24620 & 24622 CLOVERLAWN

Parent Parcel Number: 52-25-30-204-025 / 52-25-30-204-024

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, SOUTHFIELD MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Same

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

 Each new division has frontage on a public road

 A new public road _____
(Road name cannot duplicate an existing road name)

 A new private road or easement _____
(Road name cannot duplicate an existing road name)

 A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
- B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
- C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
- D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
- _____ includes a wetland
- _____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
- _____ is on muck soils or soils known to have severe limitations on site sewage systems.
- _____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.
The survey must show:
- (1) boundaries as of March 31, 1997 and
 - (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
 - (3) the proposed division (s) and
 - (4) dimensions of the proposed divisions , and
 - (5) existing and proposed road/easement rights of way, and
 - (6) complete legal descriptions for items 1 thru 5 above, and
 - (7) easements for public utilities from each parcel to existing public utility facilities, and
 - (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
 - (9) any of the features checked in item 7 (development site limits).
 - (10) any cemetery which is adjacent to, or may have had access through this parcel.
- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."
- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.
- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."
- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

N/A

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

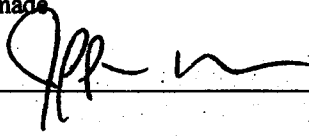
10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature:  _____

Date: 3/30/2021 _____

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ **APPROVED:** Conditions if any _____

___ **DENIED:** Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24630 + 24632 CLOVERLAWN

Parent Parcel Number: 52-25-30-023 + 52-25-30-204-022

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, SOUTHFIELD MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Samir

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

☐ Each new division has frontage on a public road

☐ A new public road _____
(Road name cannot duplicate an existing road name)

☐ A new private road or easement _____
(Road name cannot duplicate an existing road name)

☐ A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
_____ includes a wetland
_____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
_____ is on muck soils or soils known to have severe limitations on site sewage systems.
_____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.

The survey must show:

- (1) boundaries as of March 31, 1997 and
- (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
- (3) the proposed division (s) and
- (4) dimensions of the proposed divisions , and
- (5) existing and proposed road/easement rights of way, and
- (6) complete legal descriptions for items 1 thru 5 above, and
- (7) easements for public utilities from each parcel to existing public utility facilities, and
- (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
- (9) any of the features checked in item 7 (development site limits).
- (10) any cemetery which is adjacent to, or may have had access through this parcel.

- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.

- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."

- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

N/A

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: 3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24640 & 24642 CLOVELAWN

Parent Parcel Number: 52-25-36-204-021 & 52-25-36-204-020

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, Southfield MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Same

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

☐ Each new division has frontage on a public road

☐ A new public road _____
(Road name cannot duplicate an existing road name)

☐ A new private road or easement _____
(Road name cannot duplicate an existing road name)

☐ A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
_____ includes a wetland
_____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
_____ is on muck soils or soils known to have severe limitations on site sewage systems.
_____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.

The survey must show:

- (1) boundaries as of March 31, 1997 and
- (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
- (3) the proposed division (s) and
- (4) dimensions of the proposed divisions , and
- (5) existing and proposed road/easement rights of way, and
- (6) complete legal descriptions for items 1 thru 5 above, and
- (7) easements for public utilities from each parcel to existing public utility facilities, and
- (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
- (9) any of the features checked in item 7 (development site limits).
- (10) any cemetery which is adjacent to, or may have had access through this parcel.

- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.

- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."

- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

N/A

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: 3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24660 & 24670 CLOVERLAWN

Parent Parcel Number: 52-25-30-204-017 / 52-25-30-204-016

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, SOUTHFIELD MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Same

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

☐ Each new division has frontage on a public road

☐ A new public road _____
(Road name cannot duplicate an existing road name)

☐ A new private road or easement _____
(Road name cannot duplicate an existing road name)

☐ A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
- B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
- C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
- D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
- _____ includes a wetland
- _____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
- _____ is on muck soils or soils known to have severe limitations on site sewage systems.
- _____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.

The survey must show:

- (1) boundaries as of March 31, 1997 and
- (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
- (3) the proposed division (s) and
- (4) dimensions of the proposed divisions , and
- (5) existing and proposed road/easement rights of way, and
- (6) complete legal descriptions for items 1 thru 5 above, and
- (7) easements for public utilities from each parcel to existing public utility facilities, and
- (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
- (9) any of the features checked in item 7 (development site limits).
- (10) any cemetery which is adjacent to, or may have had access through this parcel.

- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.

- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."

- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: 3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: ~~400~~ 24680 * 24690 CLOVERLAWN

Parent Parcel Number: 52-25-30-204-015 / 52-25-30-204-014

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, Southfield MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Samir

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

 Each new division has frontage on a public road

 A new public road _____
(Road name cannot duplicate an existing road name)

 A new private road or easement _____
(Road name cannot duplicate an existing road name)

 A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- N/A
- A. Future divisions that may be allowed but not included in this application: _____
B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- N/A
- _____ is within a flood plain
_____ includes a wetland
_____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
_____ is on muck soils or soils known to have severe limitations on site sewage systems.
_____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- N/A
- _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.

The survey must show:

- (1) boundaries as of March 31, 1997 and
- (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
- (3) the proposed division (s) and
- (4) dimensions of the proposed divisions, and
- (5) existing and proposed road/easement rights of way, and
- (6) complete legal descriptions for items 1 thru 5 above, and
- (7) easements for public utilities from each parcel to existing public utility facilities, and
- (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
- (9) any of the features checked in item 7 (development site limits).
- (10) any cemetery which is adjacent to, or may have had access through this parcel.

- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.

- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."

- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: _____

3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____

CITY OF OAK PARK LAND DIVISION APPLICATION

Approval of a division of land is required before it is sold, when the new parcel is less than 40 acres and not just a property line adjustment (§ 102 e & f). This form is designed to comply with applicable local zoning, land division ordinances and to comply with §108, 109, 109a, and 109b of the Michigan Land Division Act (formerly the Subdivision Control Act), PA 288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 *et. seq.*)

You **MUST** answer all questions and include all attachments, or this will be returned to you.

1. LOCATION of parent parcel to be split:

Address: 24730 & 24732 CLOVELAWN

Parent Parcel Number: 52-25-30-204-009 / 52-25-30-204-008

2. PROPERTY OWNER information:

Name: JEFFREY DELL

Address: PO Box 2887, Southfield MI 48037

Phone: 248 730-7500 Fax: _____

3. APPLICANT information (if not the property owner):

Contact Person's Name: Same

Business Name: _____

Address: _____

Phone: _____ Fax: _____

4. PROPOSAL: Describe the division(s) being proposed:

A. Number of new parcels created: 1

B. Intended use (residential, commercial, etc.): RESIDENTIAL

C. The division of the parcel provides access to an existing public road by: (check)

☐ Each new division has frontage on a public road

☐ A new public road _____
(Road name cannot duplicate an existing road name)

☐ A new private road or easement _____
(Road name cannot duplicate an existing road name)

☐ A recorded easement (driveway) (*Can not service more than one potential site.)

5. FUTURE DIVISIONS

- u/a
- A. Future divisions that may be allowed but not included in this application: _____
- B. Did the parent parcel have any unallocated divisions under the Land Division Act? _____
- C. Were any unallocated divisions transferred to the newly created parcel(s)? _____
- D. If so, how many? Identify the other parcel future divisions are transferred to: _____

(See section 109(2) of the Statute. Make sure your deed includes both statements as required in section 109(3) and 109(4) of the Statute.)

6. DEVELOPMENT SITE LIMITS Check each that represents a condition which exists on any part of the parcel:

- u/a
- _____ is within a flood plain
- _____ includes a wetland
- _____ includes slopes more than twenty-five percent (a 1:4 pitch or 14° angle or steeper)
- _____ is on muck soils or soils known to have severe limitations on site sewage systems.
- _____ is known or suspected to have an abandoned well, underground storage tank or contaminated soils.

7. ATTACHMENTS (all attachments must be included). Letter each attachment as shown here.

- (a) _____ A. A survey, sealed by a professional surveyor of proposed division(s) of parent parcel.

The survey must show:

- (1) boundaries as of March 31, 1997 and
- (2) all previous divisions made after March 31, 1997 (indicate when made or none), and
- (3) the proposed division (s) and
- (4) dimensions of the proposed divisions, and
- (5) existing and proposed road/easement rights of way, and
- (6) complete legal descriptions for items 1 thru 5 above, and
- (7) easements for public utilities from each parcel to existing public utility facilities, and
- (8) any existing improvements (buildings, wells, septic systems, driveways, etc.) and
- (9) any of the features checked in item 7 (development site limits).
- (10) any cemetery which is adjacent to, or may have had access through this parcel.

- _____ B. A copy of the proposed deed(s), which includes the following statement: "This property may be located within the vicinity of farm land or a farm operation. Generally accepted agricultural and management practices which may generate noise, dust, odors, and other associated conditions may be used and are protected by the Michigan Right to Farm Act."

- _____ C. A copy of the proposed deed(s), which includes a statement that substantially reads: "The grantor grants to the grantee the right to make [insert "zero", a number, or "all"] division(s) under section 108 of the Land Division Act, 1967 PA 288, MCL 560.108." or the right to make further divisions stays with the parent parcel.

- _____ D. A copy of the proposed deed(s) for any parcel that is 20 or more acres in size and is not accessible, which includes the following statement: "This parcel is not accessible as defined in the Land Division Act, 1967 PA 288, MCL 560.101 to 560.293."

- _____ E. Indication of approval, or permit from the County Road Commission, MDOT, or respective city/village street administrator, for each proposed new road, easement or shared driveway.

___ F. If the division includes a new public or private road, a copy of approval by the county addressing authority.

___ G. A copy of any transferred division rights in the parent parcel (Section 109 (4) of the statute).

___ H. A fee of \$ _____

8. **IMPROVEMENTS:** Describe any existing improvements (buildings, wells, etc.) which are on the parent parcel, or indicate none: (attach extra sheets if necessary).

N/A

9. **TAXES:** A certificate from the Oakland County Treasurer certifying taxes have been paid for the past 5 years.

10. **AFFIDAVIT** and permission for municipal, county, and state officials to enter the property for inspections:

I agree the statements made above are true, and if found not to be true this application and any approval will be void. Further, I agree to comply with the conditions and regulations provided with this parent parcel division. Further, I agree to give permission for officials of the municipal, county, and the State of Michigan to enter the property where this parcel division is proposed for purposes of inspection to verify the information on the application is correct.

Finally, I understand this is a parcel division that conveys only certain rights under a municipal land division ordinance and the Michigan Land Division Act (formerly the Subdivision Control Act, PA288 of 1967, as amended (particularly by PA 591 of 1996), MCL 560.101 et. seq.) and is not a representation or determination the resulting parcels comply with other ordinances or regulations, and does not include any representation or conveyance of rights in any other statute, building code, zoning ordinance, deed restriction or other property rights.

Further, I understand the municipality granting approval of this division(s) resulting in less than 1 acre in size is not liable if a building permit is not issued for the parcel due to non-approvable on-site water or on-site sewage disposal. Checking with the District Health Department for septic and water is the landowner's responsibility.

Finally, even if this division is approved, I understand zoning, municipal ordinances and state acts change from time to time, and if changed the divisions made here must comply with the new requirements (apply for division approval again) unless deeds, land contracts, leases or surveys representing the approved divisions are recorded with the Register of Deeds or the division is built upon before the changes to laws are made.

Property owner's Signature: _____

Date: 3/30/2021

DO NOT WRITE BELOW THIS LINE

REVIEWERS ACTION:

___ APPROVED: Conditions if any _____

___ DENIED: Reason(s) _____



CITY OF OAK PARK
"The Family City"

INTER OFFICE MEMORANDUM

DATE: February 16, 2021

TO: Steve Lukasik, Deputy Treasurer
Rob Barrett, Director of Technical & Planning
Kevin Yee, Director of Public Works
Kevin Vandewalle, Water Supervisor
Kimberly Marrone, Manager of Community & Economic Development

FROM: Dawn Scheitz, Assessing

SUBJECT: Lot Combination Request for parcel(s):

52-25-30-204-026 & 52-25-30-204-027
52-25-30-204-024 & 52-25-30-204-024⁵
52-25-30-204-022 & 52-25-30-204-023
52-25-30-204-020 & 52-25-30-204-021
52-25-30-204-016 & 52-25-30-204-017
52-25-30-204-014 & 52-25-30-204-015
52-25-30-204-008 & 52-25-30-204-009

Our office received a request to combine the above captioned parcels. The applicant is requesting to combine the separate duplex id numbers into one parcel id for each duplex unit.

Please review your records, as they relate to the attached lot combination request, and notify the Assessing Office of your findings or any recommendations by March 5, 2021. **If you do not have any objections** to this requested lot split, **please sign below and return this document.**

If you have any questions, please do not hesitate to contact me at 691-7552. Thanking you in advance for your consideration in this matter.

Concur:

Attachment



CITY OF OAK PARK
"The Family City"

INTER OFFICE MEMORANDUM

DATE: February 16, 2021

TO: Steve Lukasik, Deputy Treasurer
Rob Barrett, Director of Technical & Planning
Kevin Yee, Director of Public Works
Kevin Vandewalle, Water Supervisor
Kimberly Marrone, Manager of Community & Economic Development

FROM: Dawn Scheitz, Assessing

SUBJECT: Lot Combination Request for parcel(s):

52-25-30-204-026 & 52-25-30-204-027
52-25-30-204-024 & 52-25-30-204-024
52-25-30-204-022 & 52-25-30-204-023
52-25-30-204-020 & 52-25-30-204-021
52-25-30-204-016 & 52-25-30-204-017
52-25-30-204-014 & 52-25-30-204-015
52-25-30-204-008 & 52-25-30-204-009

Our office received a request to combine the above captioned parcels. The applicant is requesting to combine the separate duplex id numbers into one parcel id for each duplex unit.

Please review your records, as they relate to the attached lot combination request, and notify the Assessing Office of your findings or any recommendations by March 5, 2021. **If you do not have any objections to this requested lot split, please sign below and return this document.**

If you have any questions, please do not hesitate to contact me at 691-7552. Thanking you in advance for your consideration in this matter.



Kevin Vandewalle

Concur:

Attachment

Fw: Fw: Land combination

Kimberly Marrone <kmarrone@oakparkmi.gov>

Tue 3/9/2021 2:07 PM

To: WCA Assessor <wcaassessor@oakparkmi.gov>

Good afternoon,

I reached out to our City Attorney about this request for the lot combinations on Cloverlawn as it was very unusual. Her response is below as well as her direction of how to handle this request. Let me know if you have any questions.

Kimberly Marrone

Director of Economic Development and Planning

City of Oak Park

City Hall - 14300 Oak Park Blvd., Oak Park, MI 48237

(248) 691-7404

(810) 810-706-3297 (cell)



www.oakparkmi.gov

From: Courtney Krause <ckrause@garanlucow.com>

Sent: Monday, March 8, 2021 10:13 PM

To: Kimberly Marrone <kmarrone@oakparkmi.gov>

Subject: Re: Fw: Land combination

Kim,

Amy apologies- I saw your initial email on my phone and did not notice the attachments.

In terms of the resident's request for the tax records, he will need to proceed with the FOIA as only the county can affirm that there is no history of delinquent taxes. Oakland County does have an online system for FOIA requests that has a much faster turnaround and allows the FOIA fees to be paid with a credit card online. The resident just has to set up a login and password for an account on the Oakland County website.

For the application to combine the parcels, these parcels appear to meet the ordinance requirements (Sec. 70-66), based on the documents the resident provided so the lot combinations are permissible. Note that these parcels were originally split prior to the enactment of the current ordinance governing setbacks so once the lots are combined, there is no possibility of a future split since any subsequent split could not meet minimum setback requirements. It appears the resident is aware of this based on his statement in the application but you still may want to confirm his understanding.

Let me know if you have any further questions.

Thanks,

Courtney

**Courtney A. Krause | Attorney
Garan Lucow Miller, P.C.**

1155 Brewery Park Blvd., Ste. 200 | Detroit, MI 48207
(313) 446-5522 **DIRECT** | (313) 259-0450 **FAX**
ckrause@garanlucow.com

NOTICE:

This e-mail (including attachments) is covered by the Electronic Communications Privacy Act, 18 U.S.C. § § 2510-2521, is confidential and may be legally privileged. This e-mail message is for the sole and exclusive use of the intended recipient(s) and may contain information that is confidential, protected by attorney/client privilege, attorney work product, and/or trade secrets. Any unauthorized review, use, disclosure, retention, dissemination, distribution, or copying of this communication is strictly prohibited by law. If you have received this transmission in error, please contact the sender by reply e-mail and destroy all copies of the original message

On Mon, Mar 8, 2021 at 5:09 PM Kimberly Marrone <kmarrone@oakparkmi.gov> wrote:

Good afternoon Courtney,

I have a question in regards to this request to combine lots. They are currently zoned R1 but all the lots are R2 and have been for a very long time. I am not sure how they became separate parcels to begin with either. My question is can we legally allow them to combine the parcels into one? This is an odd situation and I am not sure how to even handle it.

Kimberly Marrone
Director of Economic Development and Planning
City of Oak Park
City Hall - 14300 Oak Park Blvd., Oak Park, MI 48237
(248) 691-7404
(810) 810-706-3297 (cell)



www.oakparkmi.gov

From: WCA Assessor <wcaassessor@oakparkmi.gov>

Sent: Tuesday, February 16, 2021 2:13 PM

To: Steven Lukasik <slukasik@oakparkmi.gov>; Robert Barrett <rbarrett@oakparkmi.gov>; Kevin Yee <kyee@oakparkmi.gov>; Kevin VanDeWalle <kvandewalle@oakparkmi.gov>; Kimberly Marrone

[<kmarrone@oakparkmi.gov>](mailto:kmarrone@oakparkmi.gov)

Subject: Land combination

Please see attached memorandum and documentation.

Kind Regards,

Dawn Scheitz

Assessing Division

City of Oak Park

City Hall - 14000 Oak Park Blvd., Oak Park, MI 48237

(248) 691-7552



<http://www.oakparkmi.gov/>



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-027

Taxpayer: 24610-24612 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24610 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR S 32 FT OF LOT 370

Taxable Value: \$11,590

Statement

Statement No: 5916

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property taxes as of this date owed to our office on this property. No representation is made as to the status of any taxes, tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24610-24612 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-026

Taxpayer: 24610-24612 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24612 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 8 FT OF LOT 370 & S 24 FT OF LOT 371

Taxable Value: \$11,360

Statement

Statement No: 5917

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Shurtliff
Chief Tax Administrator

LS

24610-24612 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-025

Taxpayer: 24620 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24620 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 16 FT OF LOT 371 & S 16 FT OF LOT 372

Taxable Value: \$11,360

Statement

Statement No: 5918

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Anna Schmitt
Chief Tax Administrator

LS

24620 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-024.

Taxpayer: 24622 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24622 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 24 FT OF LOT 372 & S 8 FT OF LOT 373

Taxable Value: \$11,360

Statement

Statement No: 5919

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24622 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-023

Taxpayer: 24630 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24630 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 32 FT OF LOT 373

Taxable Value: \$11,360

Statement

Statement No: 5920

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Shultz
Chief Tax Administrator

LS

24630 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-022

Taxpayer: 24632 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24632 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR S 32 FT OF LOT 374

Taxable Value: \$17,500

Statement

Statement No: 5921

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2010	\$0.00	\$0.00	\$0.00		Paid
2011	\$0.00	\$0.00	\$0.00		Paid
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24632 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-021

Taxpayer: 24640-24642 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24640 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 8 FT OF LOT 374 & S 24 FT OF LOT 375

Taxable Value: \$12,650

Statement

Statement No: 5922

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24640-24642 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-020

Taxpayer: 24640-24642 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24642 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 16 FT OF LOT 375 & S 16 FT OF LOT 376

Taxable Value: \$12,760

Statement

Statement No: 5923

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
1995	\$0.00	\$0.00	\$0.00		Paid
1996	\$0.00	\$0.00	\$0.00		Paid
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property taxes as of this date owed to our office on this property. No representation is made as to the status of any taxes, tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24640-24642 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-017

Taxpayer: 24660 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24660 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR S 32 FT OF LOT 378

Taxable Value: \$13,620

Statement

Statement No: 5924

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schutt
Chief Tax Administrator

LS

24660 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-016

Taxpayer: 24670 CLOVERLAWN LLC

Property Address: 24670 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 8 FT OF LOT 378 & S 24 FT OF LOT 379

Taxable Value: \$20,270

Statement

Statement No: 5925

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
1997	\$0.00	\$0.00	\$0.00		Paid
2011	\$1,402.27	-\$1,402.27	\$0.00		Sold County Land Sale - Proceeds Distributed
2012	\$1,953.17	-\$1,953.17	\$0.00		Sold County Land Sale - Proceeds Distributed
2013	\$1,425.10	-\$1,425.10	\$0.00		Sold County Land Sale - Proceeds Distributed
2014	\$1,106.34	-\$1,106.34	\$0.00		Sold County Land Sale - Proceeds Distributed
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property taxes as of this date owed to our office on this property. No representation is made as to the status of any taxes, tax liens or titles owed to any other entities.

FEB 12 2021

Laura Silvestri
Chief Tax Administrator

LS

24670 CLOVERLAWN LLC

PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-015

Taxpayer: 24680 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24680 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 16 FT OF LOT 379 & S 16 FT OF LOT 380

Taxable Value: \$11,590

Statement

Statement No: 5926

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
2010	\$0.00	\$0.00	\$0.00		Paid - refund given
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

James Schmitt
Chief Tax Administrator

LS

24680 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-014

Taxpayer: 24690 CLOVERLAWN, LLC JEFFREY DELL

Property Address: 24690 CLOVERLAWN ST OAK PARK MI 48237-1402

Property Description:

T1N, R11E, SEC 30 PLEASANT RIDGE MANOR N 24 FT OF LOT 380 & S 8 FT OF LOT 381

Taxable Value: \$11,590

Statement

Statement No: 5927

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
1997	\$0.00	\$0.00	\$0.00		Paid
2010	\$0.00	\$0.00	\$0.00		Paid - refund given
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		
Statement Total			\$0.00		

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Lynna Shurt
Chief Tax Administration

LS

24690 CLOVERLAWN, LLC
DELL
PO BOX 2887
SOUTHFIELD MI 48037-2887

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER

1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-009

Taxpayer: 24730-24732 CLOVERLAWN LLC

Property Address: 24730 CLOVERLAWN ST OAK PARK MI 48237-1455

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 24 FT OF LOT 384 & S 8 FT OF LOT 385

Taxable Value: \$13,620

Statement

Statement No: 5928

Page: 1 of 1

Date: February 12, 2021

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
1992	\$0.00	\$0.00	\$0.00		Paid
1993	\$0.00	\$0.00	\$0.00		Paid
1994	\$0.00	\$0.00	\$0.00		Paid
1995	\$0.00	\$0.00	\$0.00		Paid
1996	\$0.00	\$0.00	\$0.00		Paid
2010	\$0.00	\$0.00	\$0.00		Paid - refund given
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
Total			\$0.00		

Statement Total

\$0.00

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property
taxes as of this date owed to our office on this property.
No representation is made as to the status of any taxes,
tax liens or titles owed to any other entities.

FEB 12 2021

Samuel Schmitt
Chief Tax Administrator

LS

24730-24732 CLOVERLAWN LLC

PO BOX 2887
SOUTHFIELD MI 48037-

(248) 858-0612



ANDREW E MEISNER
OAKLAND COUNTY TREASURER
1200 NORTH TELEGRAPH ROAD, PONTIAC, MICHIGAN 48341

Parcel Identification No: 52 25-30-204-008

Taxpayer: 24730-24732 CLOVERLAWN LLC

Property Address: 24732 CLOVERLAWN ST OAK PARK MI 48237-1455

Property Description:

TIN, R11E, SEC 30 PLEASANT RIDGE MANOR N 32 FT OF LOT 385 & 1/2 OF VAC ALLEY ADJ TO SAME

Taxable Value: \$14,180

Tax Payments:

----- Due -----					
Year	Tax	Interest & Fees	Total	Sale No.	Status
1992	\$0.00	\$0.00	\$0.00		Paid
1993	\$0.00	\$0.00	\$0.00		Paid
1994	\$0.00	\$0.00	\$0.00		Paid
1995	\$0.00	\$0.00	\$0.00		Paid
1996	\$0.00	\$0.00	\$0.00		Paid
2010	\$0.00	\$0.00	\$0.00		Paid - refund given
2011	\$0.00	\$0.00	\$0.00		Paid - refund given
2015	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2016	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2017	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2018	\$0.00	\$0.00	\$0.00		Not Returned Delinquent
2019	\$0.00	\$0.00	\$0.00		Not Returned Delinquent

Total \$0.00

Statement Total

\$0.00

OAKLAND COUNTY TREASURERS CERTIFICATE
This is to certify that there are no delinquent property taxes as of this date owed to our office on this property. No representation is made as to the status of any taxes, tax liens or titles owed to any other entities.

FEB 12 2021

Laura Schmitt
Chief Tax Administrator

LS

24730-24732 CLOVERLAWN LLC

PO BOX 2887
SOUTHFIELD MI 48037-

(248) 858-0612



CITY OF OAK PARK

COMMUNICATIONS AND PUBLIC INFORMATION

Joscelyn A. Davis, Director

Mayor
Marian McClellan
Mayor Pro Tem
Carolyn Burns
Council Members
Solomon Radner
Julie Edgar
Shaun Whitehead
City Manager
Erik Tungate

Meeting of the Oak Park City Council City Manager's Report April 19, 2021

COMMUNITY ANNOUNCEMENTS

1. **LIBRARY – Huron-Clinton Metroparks Partnership**
 - Oak Park library card holders can check out “hotspots” for mobile internet access to use at home or on the go. Call the Library to learn more at (248) 691-7480.
2. **Free Garage Sale Weekend** | Th–Sun, April 22–25 | Regular fees are waived, but operation and sign regulations still apply | For more info call (248) 691-7450
3. **World Dance Day – virtual multicultural dance performances** | Hosted by the Oak Park Arts & Cultural Diversity Commission | Event debuts April 29th on Comcast OPTV 15
4. **Recreation activities for April 2021** (Note: Programs subject to rescheduling or cancellation)
Learn more/register at (248) 691-7555 or RecOffice@oakparkmi.gov.
 - **Family Bingo** | Saturday, Apr. 24th, noon–1:30 p.m. | Recreation parking lot | registration required by 3 p.m. on Apr. 22nd | call (248) 691-7555 | various prizes.
 - **“Spring Has Sprung” Scavenger Hunt** | Sat., May 15th | Register by 3 p.m., Fri., May 14th at (248) 691-7555 | Great prizes for the first five winning families.
 - **Virtual Trivia Night** | \$5/team/night | Zoom w/registration | Prizes: gift cards/Tees
 - Saved by the Bell – Th., Apr. 22nd, 7 p.m.
 - Toys & Games (Family Night) – Th., Apr. 29th, 6 p.m.
 - **Teen Council** | Zoom | Next meeting: 4 p.m. on Apr. 28th
 - **Spring Softball Tournaments** | \$250/team, +\$14 for on-site officials per team per game | Four guaranteed games | Playoffs are single elimination.
 - **Senior Softball Tournament** | May 1st | Ages 50+
 - **Coed Softball Tournament** | May 15th | Adults ages 18+
 - **Karate** | Registration ends May 3rd | Outdoor program | begins May 11th.
 - **Go-Ti Beginner** | May 11–Jun 29th, 6:15–7 p.m. (T) | Res. \$55/Non-Res. \$60 | Ages 4–10.
 - **Go-Ti Advanced** | May 11 – Jul 1st, 7–8 p.m. (T & Th) | Res. \$65/Non-Res. \$70 | Ages 8+ (based on experience)

- **Youth Baseball (Outdoor)**
 - **Quad-City Alliance Youth (co-ed) Baseball League** – Oak Park, Ferndale, Hazel Park, Pleasant Ridge | Register by May 3rd | Jun. 7th–Jul 23rd |
 - **T-Ball** | Ages 5-6 | Fee: Res \$45/NR \$50
 - **Coach Pitch T-Ball** | Ages 7-8 | Fee: Res \$45/NR \$50
 - **Pony** | Ages 9-10 | Fee: Res \$55/NR \$60
 - **Minor** | Ages 11-12 | Fee: Res \$55/NR \$60
 - **Major** | Ages 13-14 | Fee: Res \$65/NR \$70
 - **Rocket League Duos** (Cross-platform) | May 8th–June 5th | Ages 13+ | \$10/person
 - **Virtual NBA 2k21, Madden NFL 21 Leagues, and Rocket League Duos (cross-platform)** | Xbox One PlayStation 4 | Adults (May 3rd–Jun 2nd) and Youth/13-17 (May 8th–Jun 5th) | \$20/person | Players need own gaming console, games, and internet access.
- 5. **Reminder: Oak Park Municipal Complex is closed until further notice (due to the recent surge in coronavirus cases in southeastern Michigan)**
 - **However, residents can still conduct business with the City in real time**, e.g., pay bills by mail, using the dropbox outside City Hall, or through the City’s website. Oak Park does not charge online fees for payments directly linked to a bank account.
- 6. **Vaccines at the Oak Park Municipal Complex**
 - Henry Ford Health System vaccination clinic at the Oak Park Community Center – by appointment only
 - Eligibility: OAK PARK residents ages 18 and up
 - How to register: Visit the homepage on the City’s website at www.oakparkmi.gov, click on the link to complete the registration form. Respond to an email message or phone call from HFHS to confirm your appointment time.
- 7. **Nine Mile Reimagine Campaign** – through April 30th.
 - Nine Mile Redesign is a largely grant-funded public improvement project designed to transform the Nine Mile Corridor into a walkable, vibrant public space packed with amenities for users of all ages and abilities.
 - To donate, go to www.patronicity.com/ninemile.