

City Of Birmingham

AD HOC UNIMPROVED STREETS COMMITTEE

Birmingham City Hall Commission Room  
151 Martin, Birmingham, Michigan  
Thursday, April 4, 2019

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Minutes of the Ad Hoc Unimproved Streets Committee meeting held Thursday, April 4, 2019. Chairman Scott Moore called the meeting to order at 8:02 a.m.

**1) ROLLCALL**

**Present:** Chairman Scott Moore  
Pierre Boutros  
Jason Emerine  
Michael Fenberg  
Katie Schafer  
Stuart Sherman  
Janelle Whipple-Boyce

**Absent:** None

**Administration:** Tiffany Gunter, Assistant City Manager  
Paul O'Meara, City Engineer  
Mark Gerber, Finance Director  
Austin Fletcher, Asst. City Engineer  
Laura Eichenhorn, Transcriptionist  
Aaron Filipski, Public Services Manager

**2) APPROVAL OF OCTOBER 11, 2018 MEETING MINUTES**

Mr. Sherman noted that the text of motion to approve the September 27, 2018 minutes indicated neither the Committee member who made the motion nor the Committee member who seconded the motion.

Chairman Moore said he would try to remember who made and seconded the aforementioned motion at the October 11, 2018 meeting.

Mr. Sherman also stated he would be abstaining from the vote to approve the October 11, 2018 minutes since he was absent from the meeting.

**Motion by Mr. Boutros**

**Seconded by Mr. Fenberg to approve the Minutes of the Ad Hoc Unimproved Streets Committee of October 11, 2018.**

VOICE VOTE

Yeas: Boutros, Fenberg, Schafer, Whipple-Boyce, Moore, Emerine

Nays: None  
Abstain: Sherman

### **3) COMMITTEE PRESENTATION: REFRESHER (INFORMATION ONLY)**

City Engineer O'Meara presented a review of the Committee's work to date.

Ms. Whipple-Boyce suggested the Committee had not yet decided on an official definition for 'improved streets'.

Assistant City Manager Gunter confirmed.

City Engineer O'Meara stated further discussion on the definition could be scheduled as an action item for the Committee if desired.

Finance Director Gerber reviewed the funding options for the project. In addition to the list of funding options provided, Finance Director Gerber noted the water and sewer rates could be changed in the future to help offset the cost of the water and sewer infrastructure updates that would be part of the planned road updates.

Assistant City Manager Gunter outlined topics to be covered at the Committee's April 18, 2019 meeting, including the City's policy with respect to reserves and the General Fund, how those are maintained over time, funding options, scheduling considerations for the project as a whole, and the criteria to be considered for the recommendation of project initiation.

Finance Director Gerber explained:

- Bond funds must be used within three years to avoid an arbitrage calculation.
- It is possible to have multiple issuances under one bond authorization.
- The road portion of the project could use Special Assessment Bonds, which would be payable in ten years and would be sold with the backing of the Special Assessments being received from the residents. This has not been done in Birmingham thus far.
- Bonds tend to have the lowest interest rates when voted on and approved by the City's residents. It indicates that the full faith and credit of the City is behind the bond, and makes bond purchasers more comfortable with the process. Miller Canfield could be invited to give a presentation to the Committee on the process should the Committee request it.

Assistant City Manager Gunter indicated that Patrick McGow of Miller Canfield was extended an invitation to the April 18, 2019 meeting.

Mr. Sherman asked Staff to have Mr. McGow clarify the difference in interest between a general obligation bond and a revenue bond.

Chairman Moore noted this will be the City's longest-running project, and may be the City's largest improvement project in general. He explained the decision making process will be necessarily methodical since there are so many factors. He added that Staff would

Ad Hoc Unimproved Streets Committee  
Minutes of April 4, 2019

be documenting all options discussed during the decision making process so the City and residents can have full confidence that all aspects of the project were considered.

Chairman Moore thanked Staff for all of their hard work. He noted the project would be an involved one, and thanked the Committee for their work as well.

Ms. Whipple-Boyce requested that the Committee devise a meeting schedule for the summer.

The Committee concurred, and Assistant City Manager Gunter confirmed she would make a summer meeting schedule.

**4) PUBLIC COMMENT**

None.

**5) NEXT MEETING: APRIL 18, 2019**

**6) ADJOURNMENT**

No further business being evident, the Committee motioned to adjourn the meeting at 8:45 a.m.

City Engineer Paul O'Meara

Assistant City Manager Tiffany Gunter