BIRMINGHAM CITY COMMISSION MINUTES
MARCH 16, 2015
MUNICIPAL BUILDING, 151 MARTIN
7:30 P.M.

I. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

Stuart Lee Sherman, Mayor, called the meeting to order at 7:30 PM.

II. ROLL CALL

ROLL CALL: Present, Mayor Sherman
Mayor Pro Tem Hoff
Commissioner McDaniel
Commissioner Moore
Commissioner Nickita
Commissioner Rinschler
Absent, Commissioner Dilgard

Administration: City Manager Valentine, City Attorney Currier, Clerk Pierce, DPS Director Wood, Golf Manager Brito, City Engineer O'Meara, Planners Ecker & Baka, Building Official Johnson, PSD Director Heiney, Deputy Police Chief Clemence

III. PROCLAMATIONS, CONGRATULATORY RESOLUTIONS, AWARDS, APPOINTMENTS, RESIGNATIONS AND CONFIRMATIONS, ADMINISTRATION OF OATHS, INTRODUCTION OF GUESTS AND ANNOUNCEMENTS.

03-38-15 APPOINTMENT TO THE PARKS AND RECREATION BOARD

MOTION: Motion by Moore:
To appoint Raymond A. Stevens, 1243 Ruffner, to the Parks & Recreation Board to serve a three-year term to expire March 13, 2018.

MOTION: Motion by Rinschler:
To appoint William Wiebrecht, 1714 Torry, to the Parks & Recreation Board to serve a three-year term to expire March 13, 2018.

MOTION: Motion by McDaniel:
To appoint Ryan Ross, 1872 Derby, to the Parks & Recreation Board to serve a three-year term to expire March 13, 2018.

VOTE ON NOMINATION OF STEVENS:
Yeas, 6
Absent, 1 (Dilgard)

VOTE ON NOMINATION OF WIEBRECHT:
Yeas, 6
Absent, 1 (Dilgard)

VOTE ON NOMINATION OF ROSS:

Yeas, 6
Absent, 1 (Dilgard)

03-39-15 APPOINTMENT TO THE PLANNING BOARD

MOTION: Motion by McDaniel:
To appoint Carroll DeWeese, 932 Purdy, as a regular member to serve a three-year term on the Planning Board to expire March 28, 2018.

MOTION: Motion by Nickita:
To appoint Gillian Lazar, 420 Harmon, as the building owner member to serve a three-year term on the Planning Board to expire March 28, 2018.

MOTION: Motion by Hoff:
To appoint J. Bryan Williams, 534 Graten, as a regular member to serve a three-year term on the Planning Board to expire March 28, 2018.

VOTE ON NOMINATION OF DEWEESE:
Yeas, 6
Absent, 1 (Dilgard)

VOTE ON NOMINATION OF LAZAR:
Yeas, 6
Absent, 1 (Dilgard)

VOTE ON NOMINATION OF WILLIAMS:
Yeas, 6
Absent, 1 (Dilgard)

03-40-15 APPOINTMENT TO THE MULTI-MODAL TRANSPORTATION BOARD

MOTION: Motion by Rinschler:
To appoint Andy Lawson, 1351 East Maple, to the Multi-modal Transportation Board, as the pedestrian advocate member, to serve a three-year term to expire March 24, 2018.

MOTION: Motion by Moore:
To appoint Vionna Adams, 2109 Dorchester, to the Multi-modal Transportation Board, as the member at large from different geographical areas of the city, to serve a three-year term to expire March 24, 2018.

VOTE ON NOMINATION OF ADAMS:
Yeas, 6
Absent, 1 (Dilgard)

VOTE ON NOMINATION OF LAWSON:
Yeas, 6
Absent, 1 (Dilgard)

The Clerk administered the oath to the appointed board members.

IV. CONSENT AGENDA

All items listed on the consent agenda are considered to be routine and will be enacted by one motion and approved by a roll call vote. There will be no separate discussion of the items unless a commissioner or citizen so requests, in which event the item will be removed from the general order of business and considered under the last item of new business.

03-41-15 APPROVAL OF CONSENT AGENDA

MOTION: Motion by Hoff, seconded by Rinschler:

To approve the consent agenda as follows:

A. Approval of City Commission minutes of February 23, 2015.

B. Approval of warrant list, including Automated Clearing House payments, of February 25, 2015 in the amount of $806,886.73.

C. Approval of warrant list, including Automated Clearing House payments, of March 4, 2015 in the amount of $3,214,875.06.

D. Approval of warrant list, including Automated Clearing House payments, of March 11, 2015 in the amount of $574,165.48.

E. Resolution setting a public hearing date for April 13, 2015 to consider the Final Site Plan & Special Land Use Permit Amendment at 203 Pierce – Toast Birmingham to add an outdoor dining platform.

F. Resolution awarding the Oak Street Paving Project, Contract #1-15(P), to FDM Contracting, Inc., of Shelby Twp., MI, in the amount of $2,160,566.80, to be funded as follows:

Sewer Fund	590-536.001-981.0100	$ 921,729.00
Water Mains Fund	591-537.004-981.0100	$ 343,870.00
Major Streets Fund	202-449.001-981.0100	$ 894,967.80
TOTAL		$2,160,566.80

Further, approving the appropriations and budget amendments as follows:

Sewer Fund

Revenues:

Draw from Net Assets	590-000.000-400.0000	$ 740,000.00
Total Revenue Adjustments		$ 740,000.00

Expenditures:

Public Improvements	590-536.001-981.0100	$ 740,000.00
Total Expenditure Adjustments		$ 740,000.00

G. Resolution approving a request from the Principal Shopping District to hold Day on the Town in downtown Birmingham, July 25, 2015 contingent upon compliance with all permit and insurance requirements and payment of all fees and, further pursuant to any minor modifications that may be deemed necessary by administrative staff at the time of the event.

H. Resolution approving a request from the Principal Shopping District to hold the Family Movie Night on June 19, July 17, and August 7 in Booth Park, contingent upon compliance with all permit and insurance requirements and payment of all fees and, further pursuant to any minor modifications that may be deemed necessary by administrative staff at the time of the event.

I. Resolution approving a request from the Community House to hold ParkArt on June 26, 2015 in Shain Park, contingent upon compliance with all permit and insurance requirements and payment of all fees and, further pursuant to any minor modifications that may be deemed necessary by administrative staff at the time of the event.

J. Resolution awarding Contract #4-15(PK), Peabody and Chester Street Parking Structure Restoration to DRV Contractors, LLC, of Shelby Twp., MI in the amount of $1,012,155.00, to be charged as follows:

Peabody St. Structure	585-538.004-977.0000	$512,496.00
Chester St. Structure	585-538.006-977.0000	$499,659.00

K. Resolution authorizing the Mayor and Clerk to sign the amendment to the Quarton Lake Maintenance Dredging Project, Contract #12-12(M), reassigning the contract to Inland Lakes Landscaping Corp. at the previously agreed upon terms and prices.

L. Resolution awarding the "Roof Replacement at the Springdale Clubhouse" project to Great Lakes Roofing, Incorporated for a total expenditure of $11,700, plus replacement of any damaged O.S.B. board at an additional cost of $1.50 per square foot, as needed. Further, authorizing the Mayor and City Clerk to sign the contract on behalf of the City upon the receipt of all required insurances. Further, approving the appropriation and amendment to the 2014-2015 Springdale Golf Course Net Assets as follows:

Revenues:

Appropriation from Net Assets	584-000.000-400.0000	$ 1,700.00
Total Revenues		$ 1,700.00

Expenditures:

Public Improvements	584-753.002-981.0100	$ 1,700.00
Total Expenditures		$ 1,700.00

M. Resolution authorizing the Mayor and Clerk to sign the agreement for engineering consultant services between Nowak & Fraus Engineers and the City of Birmingham.

ROLL CALL VOTE:	Yeas,	Mayor Pro Tem Hoff
		Commissioner McDaniel
		Commissioner Moore
		Commissioner Nickita
		Commissioner Rinschler
		Mayor Sherman
	Nays,	None
	Absent,	1, Commissioner Dilgard
	Abstentions,	None

V. UNFINISHED BUSINESS

03-42-15 APPROVAL OF 2015 LIQUOR LICENSE RENEWALS

Mayor Sherman explained that the four establishments are now in compliance with the ordinance. In response to a question from Mayor Pro Tem Hoff, Mr. Valentine confirmed that checks have cleared for the delinquent bill payments made directly to the City and it is unknown whether the delinquent bill payment that was made to the County has cleared.

MOTION: Motion by McDaniel, seconded by Rinschler:
To approve the renewal, for the 2015 licensing period, of the liquor license held by the owners/operators of Bistro Joe's, 34244 Woodward Ave.; Dick O'Dow's, 160 West Maple; Cosi; 101 North Old Woodward; and Social Kitchen & Bar, 225 East Maple.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

VI. NEW BUSINESS

03-43-15 PUBLIC HEARING TO CONSIDER A SPECIAL ASSESSMENT DISTRICT FOR THE 2015 LOCAL STREETS PAVING PROGRAM

City Engineer O'Meara explained that the project includes replacing the sewer laterals. Pavement, water and sewer will be replaced on Maryland and Henrietta. In addition to the lateral work, the riser will also be replaced as part of the project expense on Catalpa. Henley and Putney will include sewer work along the edge of the road in order to save the pavement. As a result, only those on the side of the sewer construction will be a part of the district. Those on the opposite side would involve more pavement removal so a voluntary assessment is being offered.

Mayor Sherman opened the Public Hearing to consider the Sewer Lateral Replacement Special Assessment District for the 2015 Local Streets Paving Program at 7:47 PM.

Janelle Boyce, 179 Catalpa, questioned if she wanted to replace her sewer from the house to the street, could it be done at the same time as this project. Mr. O'Meara stated there is no benefit to doing it at the same time. He explained that it is preferred that it not be done at the same time as there would be a congestion with the City contractor trucks and homeowner contractor trucks. He stated that he could ask the City contractor for a quote for the work.

George Elson, 1010 Putney, stated that he would also like to replace from the sewer to the house.

Steve Murphy, 109 Catalpa, questioned the voluntary option for a larger water service to the house. Mr. O'Meara stated that the information would be sent in a separate letter to the homeowners.

Patricia Edwards expressed concern with the condition of the pavement on Henley and Putney. Mr. O'Meara explained that they are unimproved roads and cannot be repaved without a special assessment district.

The Mayor closed the Public Hearing at 7:54 PM.

MOTION: Motion by Rinschler, seconded by Nickita:
To declare necessity for the replacement of sewer laterals located within the limits of the 2015 Local Streets Paving Program. The Public Hearing of Confirmation will be held on March 30, 2015 at 7:30 P.M:

WHEREAS, The City Commission has passed Ordinance No. 1906, to establish and adopt requirements and procedures for the replacement of sewer lateral lines when the City street is open for repairs or reconstruction; and

WHEREAS, The City Commission is of the opinion that replacement of sewer laterals not meeting current criteria as a part of the planned road paving project is declared a necessity; and

WHEREAS, formal bids have been received and the actual cost per foot for replacement of the sewer laterals has been determined,

RESOLVED, that all sewer laterals not meeting current criteria located within the limits of the following streets shall be replaced as a part of the paving project on the following streets:

Maryland Blvd. – Southlawn Blvd. to 14 Mile Rd. Henrietta St. – Northlawn Blvd. to 14 Mile Rd.
Catalpa Dr. – Pierce St. to Edgewood Ave.

And on the north side only for all sewer laterals on:
Putney Dr. – Henley Dr. to Adams Rd.

RESOLVED, that at such time as the Assessor is directed to prepare the assessment roll, of which 100% of the contractor's charge to replace sewer lateral (calculated at the rate of $55 per linear foot) shall be charged to the adjoining property owners benefiting from the sewer lateral,

RESOLVED, that there be a special assessment district created and special assessments levied in accordance with benefits against the properties within such assessment district, said special assessment district shall be all properties, within the following district:

"Birmingham Crestview Subdivision"
Lots 176, 178, 179, 181 to 191 inclusive, 242, 244 to 251 inclusive, 253, 254, 256.

Assessor's Plat N. 30"
Lots 28 to 34 inclusive, 36, 38, 39, 41 to 46 inclusive.

"Bright Lawn Subdivision"
Lots 54 to 65 inclusive, and the adjacent 20 ft. wide vacated alley to their north, (lots 100 to 104 inclusive, the northerly 16.3 ft. of lot 104, the southerly 10 ft. of lot 106, 107 to 115 inclusive, the northerly 10 ft. of lot 116, the northerly 20 ft. of lot 117, lots 118 to 125). All of the above lots within parentheses also include the easterly 9 ft. of the adjacent vacated alley. (Lot 126, 127, the southerly 10 ft. of lot 128, the northerly 20 ft. of lot 129, lots 130 to 132 inclusive, the southerly 20 ft. of lot 133, 136, 138 and the southerly 10 ft. of lot 139, the northerly 7 ft. of lot 140, lots 141 to 146 inclusive, the southerly 40 ft. of lot 147). All of the above lots within parentheses also include the westerly 9 ft. of the adjacent vacated alley.

"Nelson's Homes Subdivision"
Lots 4 & 6.

"Replat of parts of Oakland Villas Annex and Rosemount Subdivision"
Lots 1 to 7 inclusive, plus the adjacent vacated 20 ft. alley, 8, 9, 11, 14, plus the easterly 10 ft. of the adjacent vacated alley.

"Oakland Villas Annex"
Lots 41, 43, 70, 71, 73, 74.

"Birmingham Forest Hills"
Lot 66.

"Replat of part of Birmingham Forest Hills"
Lots 17, 18.

RESOLVED, that the Commission shall meet on Monday, March 30, 2015, at 7:30 P.M., for the purpose of conducting a public hearing to confirm the roll for the replacement of sewer laterals within the 2015 Local Streets Paving Program.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-44-15 SET PUBLIC HEARING FOR THE INSTALLATION OF LATERAL SEWERS WITHIN THE OAK STREET PAVING PROJECT

MOTION: Motion by Rinschler, seconded by Nickita:
To set a public hearing of necessity for the installation of lateral sewers within the Oak Street Paving Project area on Monday, April 13, 2015 at 7:30 P.M., for. If necessity is declared, setting a public hearing to confirm the roll for the installation of lateral sewers within the Oak Street Paving Project area for Monday, April 27, 2015 at 7:30 P.M.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-45-15 PUBLIC HEARING TO CONSIDER A LOT REARRANGEMENT 640 BALDWIN COURT

Mayor Sherman opened the Public Hearing to consider a Lot Rearrangement at 640 Baldwin Ct at 7:56 PM.

Planner Baka explained the proposed lot rearrangement. He pointed out that this will create two equal sized parcels. He noted that both parcels meet the requirements of the City Code. He confirmed for Mayor Pro Tem Hoff that the existing house would be removed and two houses would be built.

Jim Neuhard, 611 Greenwood, expressed opposition to the lot rearrangement and expressed concern with a potential for an increase in the intense use on the street.

The Commission received a communication from David & Tina Eick in opposition to proposal.

The Mayor closed the Public Hearing at 8:07 PM.

MOTION: Motion by Rinschler, seconded by McDaniel:
To approve the proposed lot rearrangement at 640 Baldwin as proposed.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-46-15 PUBLIC HEARING TO CONSIDER ADOPTING A DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN FOR THE CORRIDOR IMPROVEMENT AUTHORITY.

Mayor Sherman opened the Public Hearing to consider adopting a Development Plan and Tax Increment Financing Plan for the Corridor Improvement Authority at 8:10 PM.

Planner Ecker presented the Development Plan and Tax Increment Financing Plan for the Birmingham Triangle District. She explained that the plan includes the construction of public

parking and how the tax increments will be used to finance the construction. She stated that if the 2014 taxable values are to be used as the base year for this, the plan needs to be adopted on or before May 25th.

She explained that the triangle district is an underutilized section of the City with an abundance of surface parking for private use. The absence of organized and efficient parking in the district is addressed in the plan. She discussed the parking demand, available spaces, private spaces, and projected demand for future parking needs. She noted that the plan identifies several areas for a parking structure to be located in the northern and southern portions of the district. She pointed out that no structures would be built in single-family neighborhood and no one would have to be relocated as existing commercial and mixed use properties are being considered. She noted that the corridor improvement authority would not be the sole method of finance for a public parking structure in the triangle district. Other streams of income would be considered as well such as a parking assessment district, grant money, or the general fund.

Ms. Ecker explained how the tax increment financing plan works. She explained that it establishes a base year, if redevelopment occurs and the taxable value increases, the City would capture the increase in taxable value and set it aside in a separate fund to be used to finance the public parking. She explained that this plan would allow for the capture the taxes from the City of Birmingham's operating millage, refuse, and library; mills from Oakland County, Oakland County & Huron County Metroparks, SMART, and the Community College. She noted that these jurisdictions have sixty days to opt out from the date of adoption.

She noted that Oakland County has changed their guidelines for reviewing these requests. She recommended postponing adoption until the comments are in from Oakland County.

In response to a question from Commissioner Rinschler, Ms. Ecker confirmed that, if adopted, this plan would set the parameters. Specific details and purchases are not being approved tonight.

Commissioner Rinschler pointed out that the plan is not tax neutral. If the TIF is not set up, there would be more taxable value available to spread over the City's operating expenses. Mr. Valentine confirmed for Commissioner Rinschler that as long as the funds have not been expended, the plan could be terminated and the funds would be reallocated proportionally back to the taxing jurisdictions.

Ms. Ecker confirmed for Mayor Pro Tem Hoff that the TIF funds can only be used for the creation of public parking in the district.

Doug Weaver expressed concern that any increase in the overall budget would be paid for by everyone outside of the TIF district.

Pat Olson, 740 Oakland, expressed interest in the short term and development aspect of the project. She noted that there is a significant parking issue today that needs to be addressed.

Gillian Lazar, 420 Harmon, stated that the structure would help parking in the district and enhance the overall well-being of the entire City.

David Bloom suggested that the discussion include a total picture of parking and issuing bonds. He stated that he is concerned and more dialog with the community is needed.

Mr. Bloom read a letter from Paul Reagan expressing concern with the impact on residential as the parking decks will cause intense development to occur. He read a letter from Irene Schmidt expressing concern with the current parking requirement for businesses in the district.

Mark Storian, general counsel for Bezteck Companies and one of the owners of All Seasons, expressed support of the TIF district. He suggested an additional source of revenue could be generated by leasing parking to existing businesses.

In response to a question from Fred Lavery, 404 Lakepark, Ms. Ecker confirmed that the City would work with property owners before moving forward on any plans.

Cindy Houlihan, The Cat Practice, expressed concern with the removal of their parking lot.

The Mayor closed the Public Hearing at 9:09 PM.

MOTION: Motion by Hoff, seconded by McDaniel:
To postpone this item to May 11th.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-47-15 AD HOC PARKING STUDY COMMITTEE FINAL REPORT AND RECOMMENDATIONS

City Engineer O'Meara explained that in 2013 the City noticed that parking demand was exceeding capacity in all five of the structures. The Ad Hoc Parking Study Committee was formed to study the current and future parking environments for the Central Business District and the Triangle District and to make recommendations for future parking improvements if needed. He discussed the seasonal parking trends of the parking structures and the short and long term parking development projections.

The Commission commended the Committee on its work. Commissioner Nickita stated that one of the issues is to recognize the existing conditions and align them with the overall master plan goals. Mayor Sherman noted that the recommendation is to create a second committee to develop an implementation strategy.

Mayor Pro Tem Hoff noted that the motion does not mention the Pierce Street area. Mr. O'Meara explained that staff felt that, in order to move forward, the North Old Woodward property has the most opportunity for further discussion. The Pierce Street Structure only involves whether or not two floors are added. He explained that the first resolution includes a review of the entire Central Business District which would include the Pierce Street Structure.

Mr. Valentine confirmed for Commissioner Nickita that a formal resolution will be brought to the Commission with the specific criteria establishing the steering committee and their specific charge.

Mayor Sherman suggested the committee be comprised of only two Commissioners and one resident who is not involved in any other board with a background in finance and an interest in the downtown.

MOTION: Motion by Rinschler, seconded by Nickita:
To accept the findings of the Ad Hoc Parking Study Committee estimating that a deficit of 278 parking spaces is expected in the long term for the north portion of the Central Business District, and a deficit of 427 parking spaces is expected in the long term for the south portion of the Central Business District, and directing staff to have a full topographic and boundary survey of the existing conditions of the N. Old Woodward Ave. property prepared to assist with all future plan preparation, and further, to direct staff to provide for the creation of an ad hoc steering committee to:

1. Consider the parking system's overall parking demands and prioritize the projects to finalize the Parking System's expansion plan for the Central Business District.
2. Determine the parameters of an expansion at the N. Old Woodward Ave. Parking Structure site that will provide an appropriate number of parking spaces, an extension of Bates St., provide additional development opportunities and provide interaction with the adjacent City park land to the north in accordance with the Downtown Birmingham 2016 report and the Rouge River Trail Corridor Master Plans.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

MOTION: Motion by Nickita, seconded by McDaniel:
To accept the findings of the Ad Hoc Parking Study Committee that a parking facility of approximately 400 parking spaces in the long term is recommended to serve the north portion of the Triangle District, and a parking facility of approximately 600 to 700 parking spaces in the long term is recommended to serve the south portion of the Triangle District, and directing staff to pursue opportunities in the district for consideration, and further endorsing the recommendation that the parking assessment district for the Triangle District, once created, be extended north of Maple Rd. to include all commercial properties from Woodward Ave. to Adams Rd.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-48-15 GOLF REPORT
2014 REVIEW – 2015 PROSPECTUS

Jacky Brito, Golf Manager, presented the golf report. She reported that business membership and resident membership has been steady. She stated that they are doing aggressive marketing for membership. In response to a question by Mayor Pro Tem Hoff, Ms. Brito confirmed that rounds were up in 2012 due to the good weather in March and April. In response to a question from Commissioner Rinschler, Ms. Brito explained that the focus will be on Springdale this year.

MOTION: Motion by Moore, seconded by Rinschler:
To accept the Golf Report – 2014 Review – 2015 Prospectus.

VOTE: Yeas, 6
Nays, None
Absent, 1 (Dilgard)

03-49-15 CLOSED SESSION REQUEST
ATTORNEY/CLIENT PRIVILEGE COMMUNICATION

MOTION: Motion by Hoff, seconded by Rinschler:
To meet in closed session to discuss an attorney/client privilege communication in accordance with Section 8(h) of the Open Meetings Act.

ROLL CALL VOTE:	Yeas,	Mayor Pro Tem Hoff
		Commissioner McDaniel
		Commissioner Moore
		Commissioner Nickita
		Commissioner Rinschler
		Mayor Sherman
	Nays,	None
	Absent,	1, Commissioner Dilgard
	Abstentions,	None

VII. REMOVED FROM CONSENT AGENDA

VIII. COMMUNICATIONS

03-50-15 COMMUNICATIONS

The Commission received the following communications:

- Richard C. Rollins, 466 Aspen regarding W. Maple
- Michael Savoie, 2550 Covington Place, Bloomfield Village regarding Multi-Modal Transportation Plan and West Maple

IX. OPEN TO THE PUBLIC FOR MATTERS NOT ON THE AGENDA

03-51-15 OPEN TO THE PUBLIC FOR MATTERS NOT ON THE AGENDA

Barry Powers, 285 Berwyn, questioned how the land use plans coincide with Duany's work. Mayor Sherman explained that the plans build upon Duany's suggestions, which was the purpose of his last visit. He noted that the 2016 plan has been followed pretty closely.

X. REPORTS

03-52-15 COMMISSIONER REPORTS

The Commission intends to appoint members to the Architectural Review Committee and Multi-Modal Transportation Board on April 13, 2015.

03-53-15 COMMISSIONER COMMENTS

Mayor Pro Tem Hoff commented on an email received from Russ Dixon regarding demolition photos. She noted that an individual applying for a demolition permit is required to provide

one photo of the building. Mr. Dixon has suggested that a photo of each side of the building be provided for a demolition permit. She suggested staff review this. The Commission agreed.

Commissioner Nickita suggested some level of documentation be done on houses that are demolished as many neighborhoods are being transformed. He suggested it be done in the commercial districts as well as the residential. Mr. Valentine stated that staff will look into this.

Commissioner Moore presented an update from the National League of Cities conference.

03-54-15 BOARD REPORTS

The Commission received the Birmingham Area Cable Board Annual Report.

03-55-15 CITY STAFF REPORTS

City Manager Valentine presented an update on communication with DTE. He noted that DTE will continue to do normal tree trimming, but will not do the extending trimming.

The Commission recessed to closed session at 10:11 PM.
The Commission reconvened in open session at 11:20 PM.

XI. ADJOURN

The Mayor adjourned the meeting at 11:20 PM.

Laura M. Pierce
City Clerk