

CITY OF WYOMING, MICHIGAN  
Minutes of City Council Work Session  
Monday, March 8, 2021

PRESENT: Councilmembers DeKryger, Fitzgerald, Postema, Postler and Vanderwood,  
Mayor Poll and Mayor Pro Tem Bolt

ABSENT: None

STAFF: Brunsink, Erickson, Hofert, Holt, Smith and Vandenberg

**1. Call to Order**

Mayor Pro Tem Bolt called the meeting to order at 5:30 p.m.

**2. Student Recognition**

None.

**3. Public Comment on Agenda Items**

None.

**4. Budget Review – Utilities and Public Works**

Erickson provided an overview of the utilities and public works budgets, noting the guiding principles used in the development and administration of these budgets. Highlights were provided on the streets, motor pool, water and sewer budgets. Erickson also discussed water and sewer rates, showing an average residential user in Wyoming compared to other Michigan communities.

Erickson briefly explained the goodwill gestures the city makes related to sewer overflows and the cost of that program to the City.

Holt indicated there may be minor adjustments to the final water and sewer budget. Holt explained the ongoing work with R. W. Baird & Co. to refund sewage revenue bonds. With anticipated increases in interest rates and the opportunity to negotiate lower rates now, an early payoff could create savings.

**5. Sewer Overflow Policy Review**

Erickson introduced Jennifer Brunsink, noting Brunsink works with residents when they experience a sewer overflow. Through her work on this program Brunsink developed proposed changes to the policy.

Brunsink reviewed existing city policy that has been in place since 1974. In 2001, Public Act 222 passed, and this is what most cities follow for sewer overflows. This public act requires property owners to prove certain criteria in order to qualify for reimbursement, which in effect, greatly reduces a municipality's liability. This is not the desired approach for Wyoming, but the current policy leaves the city vulnerable to high reimbursement costs.

Brunsink reviewed recent claims, noting inflated prices due to perceived value of items, limited contractor availability, and increased cost of building materials as some of the reasons for high claims. Brunsink suggested establishing parameters on claims to ensure a fair and equitable policy and to minimize liability to the city. Brunsink reviewed the recent claims under the current policy versus the proposed policy and demonstrated a savings of \$8,000. The revised policy allows the city to continue to assist residents, but with limitations to ensure a more equitable and less costly program.

Staff will finalize this policy and present it at an upcoming City Council meeting.

## **6. Board and Commission Appointment Process**

Holt noted staff is interested to understand what changes Council might like to see following the conversation at the last council meeting.

Holt, Smith and Vandenberg fielded council questions related to the appointment process and variations with the board appointments.

Council indicated a desire for a review of candidates and appointments at work sessions or through other written communication. Council also expressed interest in placing appointments on the regular agenda in some instances.

Staff will work on a revised policy and process and present that at an upcoming work session.

## **7. PUD-4 Review**

Hofert explained the PUD-4 review process, noting the application process and review by Planning Commission and City Council. Hofert briefly outlined different reports, studies and other references staff use in the review process including the master plan and zoning code.

Hofert presented a hypothetical project and explained to Council how that project would be viewed and processed as a potential PUD-4.

Council held discussion and posed questions to Hofert.

To address Council discussion items, Hofert suggested a text amendment that would maintain densities along certain commercial corridors, but reduce allowable densities in certain greenfield areas. Hofert also suggested opportunities to preserve or guide development of larger parcels.

Holt noted to ensure sufficient time for this amendment, it may be necessary to extend the PUD-4 moratorium again.

A motion to extend the PUD-4 moratorium an additional 60 days will appear on the next city council agenda.

### **8. Civil Rights Policy Review**

Smith discussed the need for a new civil rights policy to consolidate several existing policies, as well as comply with federal and state requirements. What has been proposed is a comprehensive document that applies to all personnel, bodies, programs, activities, contracts and agreements of the city.

Vanderwood stepped out of the meeting at 7:11 p.m.

Council supports moving this item to the next regular meeting.

### **9. Any Other Matters**

None.

### **10. Acknowledgement of Visitors/Public Comment**

None.

### **11. Closed Session (Labor Contract Negotiations)**

Motion by DeKryger, seconded by Fitzgerald, to go into closed session for the purpose of discussing labor contract negotiations. Roll call vote: YES: DeKryger, Fitzgerald, Postema, Postler, Mayor Poll and Mayor Pro Tem Bolt. NO: None. ABSENT: Vanderwood.

The City Council recessed at 7:20 p.m.

### **12. Adjournment**

The City Council returned to open session at 7:40 p.m. and adjourned.

---

Kelli A. VandenBerg, City Clerk