



INKSTER CITY COUNCIL

December 16, 2019
26215 Trowbridge, Inkster, MI 48141
(313) 563-4232 www.cityofinkster.com

Mayor – Patrick Wimberly
Mayor Pro Tem – Kim Howard, District V

Council Members:

George Williams, District I
La’Gina Washington, District II
Sandra K. Watley., District III
Steven Chisholm, District IV
Dennard Shaw, District VI

FELICIA RUTLEDGE
CITY CLERK

PATRICK WIMBERLY
MAYOR

TREASURER
DARIN CARRINGTON

DAVID JONES
CITY ATTORNEY

Council may be addressed during the Regular Meeting by filling out the Public Participation Form. Address Council as a whole through the Mayor. Please state your name and your address for the record prior to providing your comments. Comments are limited to three (3) minutes.

Council Orientation Agenda – 6:00 PM

1. Call to Order

2. Discussion

A. Agenda Discussion

B. HR Policy Discussion – HR Director, Gina Clark

Public Participation (limit to 3 minutes)

3. CLOSED SESSION – Council may enter into Closed Session to discuss contract negotiations, purchase or lease of real property and/or pending litigation in accordance with MCL 15.268 (a), (c), (d), (e) and/or (f).

4. Adjournment

December 16, 2019
Regular City Council Agenda – 7:00 PM

1. Call Meeting to Order

- A. Pledge of Allegiance
- B. Roll Call

2. Approval of Agenda

3. Presentations/Discussion

- A. Gift Card Presentations – National Christians In Action and Mayor Wimberly
- B. Financial Update – Plante Moran

4. Public Hearing

5. Consent Agenda

- A. December 2, 2019 Regular City Council Meeting Minutes.

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6. Boards and Commissions

- A. Update of current list of appointments to Boards & Commissions.

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7. Previous Business

8. Ordinance(s)

- A. First Reading(s)

- B. Second Reading(s)

9. New Business

- A. Discussion/Action: (Jerome Bivins) Consideration and approval authorizing the DPS to accept the proposal from Alfred Benesch & Company to develop the City's plan for compliance to the Department of Environment, Great Lakes, and Energy (EGLE) lead and copper rule requirements. These amount of the proposal is not to exceed \$36,000.

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- B. Discussion/Action: (Kaitlyn Hines) Consideration and approval of offer to purchase (Case # LD 19-10) one (1) vacant residential lot which is located on the south side

of Oakwood between Avondale and Glenwood St. and is legally described as
24m56 lot 56--- maple row sub t2s r9e l 48 p 68 wcr-k-67.66 (Property I.D. 44
005 02 0056 304) in the amount of \$500.00 to Tonis Buckley. **Pg. 17**

10. Public Participation (limit to 3 minutes)

11. City Clerk

12. City Treasurer

13. Mayor and Council Communication

14. Closed Session

Council may enter into Closed Session to discuss contract negotiations, purchase or lease of real property and/or pending litigation in accordance with MCL 15.268 (a), (c), (d), (e) and/or (f).

15. Adjournment

Felicia Rutledge
City Clerk

December 2 2019
Regular City Council Meeting – 7:00 PM

The regular meeting of the Council of the City of Inkster, Wayne County, Michigan convened in the Council Chambers, 26215 Trowbridge, on Monday, December 2, 2019

Prior to the Regular Council Meeting: City Council members discussed:

- A. Agenda Discussion
- B. Fiber Optic Network – Jason Dixon

Moved by Councilmember Shaw, Seconded by Councilmember Howard to go into Executive Session 6:50 p.m. to discuss pending litigation, personnel and land sales in accordance with MCL 15.286 (e). Motion carried unanimously

Moved by Councilmember Washington, Seconded by Councilmember Howard to come out of Executive Session 7:01 p.m. to discuss pending litigation, personnel and land sales in accordance with MCL 15.286 (e). Motion carried unanimously

Call Meeting to Order

Mayor Wimberly called the meeting to order at 7:03 p.m.

Pledge of Allegiance

City Council and the public in attendance pledged allegiance to the flag of the United States of America.

Prayer

- No prayer

Roll Call

Mayor Wimberly	Present	Councilwoman Howard	Present
Councilwoman Watley	Present	Councilman Williams	Present
Councilwoman Washington	Present	Councilman Chisholm	Present
Councilman Shaw	Present		

Approval of Agenda

Moved by Councilmember Shaw, Seconded by Councilmember Howard
to approve the agenda with the deletion of item "A" under Presentations and
the addition of items "A" and "B" under Presentations and the addition of item
"C" under Consent Agenda.

Resolution 12-19-196R - Motion carried.

Presentations/Discussion

- ~~— A. Presentation to Abe Hachem of Midwest Recycle — Inkster Fire Department~~ **(Removed)**
- A. FY19 & FY20 Budget Presentation – Treasurer, Darin Carrington
- B. State Congresswoman Rashida Talib's office.

Public Hearings

Consent Agenda

- A. November 18, 2019 Regular City Council Meeting Minutes.
- B. Receive and File Planning Commission 2020 Meeting Dates.
- C. Allen Brother's and Attorney's PLLC Invoice \$ 42,882.50

**Moved by Councilmember Howard, Seconded by Councilmember Shaw
to approve the Consent Agenda.
Resolution 12-19-197R – Motion carried.**

Boards and Commission

- A. Update of current list of appointments to Boards & Commissions.

Previous Business

Ordinance(s)

- A. First Reading(s)
- B. Second Reading(s)

New Business

- A. Discussion/Action: (Chief Hubbard) Consideration and approval to participate in the regional emergency radio grant fund program funds in the amount of \$7356.62 have been budgeted with a return credit to the city of approximately \$3,500 for existing radios.

**Moved by Councilmember Shaw, Seconded by Councilmember Chisholm
to approve to participate in the regional emergency radio grant fund program
funds in the amount of \$7356.62 have been budgeted with a return credit to
the city of approximately \$3,500 for existing radios and an approximate
budgeted amount of \$4,200 estimated.
Resolution 12-19-198R – Motion carried**

Public Participation

- **Luscious White** – Announced his wrestling program. He stated he is interested in starting a wrestling school in Inkster.
- **Barbara Cooper** – Announced the Good fellow's paper drive on December 6, 2019 beginning at 7:00 a.m.
- **Willie Johnson** – Congratulated the new city council. He stated the city needs more police.
- **Evonne Moore** – Announced the Inkster Resident Council Holiday celebration on December 20, 2019 from 4:00 p.m. until 8:00 p.m. She further announced the one hundred family's one hundred homes with Jason Dixon on December 14, 2019 at 10:00 a.m. until 12:00 p.m. She stated the program is to discuss financial literacy and home ownership.
- **Larry Motley** – Asked about a newly city councilmember's residency. He stated he had concerns about her residency and affidavit of filing.
- **Rebecca Daniels** – Announced the Board of Review on December 10, 2019 at 6:00 p.m.

- **Michael Wells** – Announced the Inkster Library would be closing on December 13th and would re-open in March 2020. He further discussed capturing the Library millage money during the summer instead of the winter.
- **Octavia Smith** – Announced the services of the Western Wayne Family Health Center. She stated that everyone is encouraged to attend their free Yoga and Zumba classes.
- **Gennifer Williams** – Announced Zaman International as one of the top ten Fallen Hero's. She encouraged residents to vote for Naja Bazzy as one of the fallen Hero's.
- **Samuel Ward-Bey** – Announced the Rise After School Program. He further announced a brunch they would be hosting on the 14th of December to help offset the cost of the program. He further asked for volunteers. He had various students from the program speak.
- **Hardy Robb** – Congratulated City Council members on winning the election. He stated it is now time for Inkster to get to work.

City Clerk

- No comments

City Treasurer

- Announced the new winter tax bills would be mailed.
- Announced the Board of Review on December 10, 2019 from 1:00 p.m. until 6:00 p.m.

Mayor and Council

- **Councilman Williams** – Stated that he and Councilman Shaw would be making gift card donations to disadvantaged families in the city on behalf of Mayor Wimberly. He thanked residents of the community for their vote.
- **Councilman Shaw** – Asked about the lead piping and water issue and if the city had a sidewalk program.
- **Mayor Pro-Tem Howard** – Stated there are concerns that are being posted on FB about Human Trafficking. She asked everyone to look out for children and women. She asked residents to get the word out and get prepared for the 2020 Census.
- **Councilwoman Watley** – Read statements regarding questions she asked at the prior city council meeting.
- **Councilman Chisholm** – Thanked DPS and the Code Enforcement department for the work they do. He stated that debris was at Westwood Park and the DPS and Code Enforcement handled the issue. He asked if there was an IT Policy in place with regards to onboarding.
- **Councilwoman Washington** – Stated she hoped everyone had a great Thanksgiving. She stated the Turkey Give-Away was a great event that gave away four hundred plus turkeys.
- **Mayor Wimberly** – Announced the 2020 Census. He stated that the community will need to get active very quickly so that everyone can be counted. He introduced Curtisene Barge as the new chairperson for the 2020 Census. He further stated that Sharde Fleming would be assisting her. Curtisene Barge announced her phone number (313) 510-6059 for persons interested in assisting with the Census 2020 count. The Mayor further announced the Tree Light Ceremony on December 12, 2019 at 5:30 p.m. and invited all to attend. He lastly stated at the Tree Light Ceremony there will be a Twinkle Trot sign-up sheet to visit the Hines Park Light show.

Adjournment

There being no further business to come before Council, on a motion duly made
By Councilmember Shaw, Seconded by Councilmember Williams and carried,
the Regular Council meeting of December 2, 2019 was adjourned at 9:05 p.m.



Felicia Rutledge, City Clerk
City of Inkster

December 16, 2019
CITY OF INKSTER
Boards & Commissions

[MADE OPERATIVE BY STATE LAW, CITY OF INKSTER CHARTER PROVISION OR CITY OF INKSTER ORDINANCE]

AGING COMMISSION

[MEETINGS: Third Friday of each month at 1:00 p.m., Twin Towers Activity Room]

2 Year Term

9 Members

Ordinances: 414,457 & 508

Denise Champagne, Project Dir.

- (Ex-Officio Member)

Rochelle Wells

Doris Horne

Henry Wade

Toni Bailey

Roosevelt Siubbs

Gabe Henderson

Jean Liddell

Iris Long

June Patter son

Debra Owens

Chuck Coleman

Tenure

Exp. 8/06/20

Exp. 08/06/20

Exp. 08/06/20

Exp. 07/15/21

Exp. 04/15/2021

Exp. 08/06/20

Exp. 08/06/20

Exp. 01/17/20

Exp. 01/17/20

Exp. 05/21/20

Exp. 08/20/20

BOARD OF REVIEW

[MEETINGS: March, July and December]

Annual Appointment

3 Members

Charter Provision and State Law

WCA Assessing

William Miller

Lenoria Warmack

Ned Sanders

Peggy Bishop (Alternate)

Clerk of the Board – Non Voting

Exp. 03/05/2019

Exp. 03/06/2019

Exp. 02/04/20

Exp. 10/72020

BEAUTIFICATION COMMITTEE

[MEETINGS: Second Monday of each month @ 6:00 p.m., Recreation Center]

2 Year Term

Toni Bailey

Kathleen Gibbs

Gabe Henderson

Avis Love

George Williams

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Exp. 07/16/20

Exp. 02/06/19

Exp. 02/18/21

Exp. 11/6/19

Exp. 11/6/19

December 16, 2019

BUILDING AUTHORITY COMMISSION - Inactive

[MEETINGS: Second Monday in January]

3 Year Term

5 Members

State Law and Resolution 74-1-39

Nathaniel Elcock
Hersey Bryant, (C)
Horace Wells

Exp. 12/31/05
Exp. 12/31/00
Exp. 12/31/01

CABLE TELEVISION COMMISSION

[MEETINGS: Second Tuesday of each month at 6:00 p.m., Recreation Center]

3 Year Term

9 Members

Ordinances 593 and 609

Vacant

Troy Seaton Dist. 1
Phineas Cody Dist. 3
Octavia Smith Dist. 4
Thelma Jean Overman Dist. 5
Connie R. Mitchell Dist. 6
Sandra Watley **Mayoral**
Steven Chisholm At-Large

Ex. Officio

Exp. 01/17/20
Exp. 10/07/22
Exp. 07/03/20
Exp. 02/06/20
Exp. 02/04/22
Exp. 01/03/20
Exp. 01/17/20

CIVIL SERVICE COMMISSION AND BOARD OF ETHICS

[MEETINGS: Monthly]

3 Year Term

3 Members

Ordinances 237 & 559

Clarence Oden

Exp. 6/18/15

Vacant - (Employee Representative)

~~James White~~

Exp. 12/04/11

- (Commission Appointment)

CONDEMNATION BOARD

[MEETINGS: AS NEEDED]

5 Members

Ordinance 150.140 thru 150.145

Mark Minch (Building Contractor)
Deborah Owens (General Member)
Guy Borrusch General Member)
Dorsey Williams (Contractor)
James Garrett (Engineer)
Charles Rizzon (Alternate)

Exp. 9/19 (1 Year Term)
Exp. 9/19 (2 Year Term)
Exp. 9/19 (2 Year Term)
Exp. 9/20 (3 Year Term)
Exp. 9/20 (3 Year Term)
Exp. 12/19

December 16, 2019

CONSTRUCTION BOARD OF APPEALS/PROPERTY MAINTENANCE BOARD

[MEETINGS: As required]

3 Year Term	3 Members	Ordinance
Shirley Hankerson		Exp. 12/21
Yvette Brock		Exp. 12/21
Charles Rizzo		Exp. 12/21
Rebecca Daniels		Exp. 02/22
Tom Michelini		Exp. 04/19
– Building Inspector		

DOWNTOWN DEVELOPMENT AUTHORITY

[MEETINGS: Third Tuesday of each month, 6:00 p.m. City Hall Council Chambers]

4 Year Term	12 Members	State Law and Ordinances 687 and 741
Connie R. Mitchell		Tenure
Martha Theis		Exp. 12/17/22
Angela Dodson		Exp. 02/19/22
Barbara Cooper		Exp. 10/7/23
Octavia Smith		Exp. 10/21/23
Sonja Jennings		Exp. 11/4/23
Randa Davis		Exp. 11/4/23
Val Ochoaiza		Exp. 07/20/19 – RESIGNED
Winston Wade		Exp. 07/17/21
Rerhi Onomake (Treasurer)		Exp. 3/16/19
Uche Ndubuisi		Exp. 7/20/19
Clarence Oden		Exp. 7/1/23

ECONOMIC DEVELOPMENT CORPORATION (BOARD OF DIRECTORS)

[MEETINGS: Second Thursday each month, held in the Conference Room, City Hall]

6 Year Term	11 Members	State Law and Ordinances 517 and 570
Bishop Walter Starghill, Jr.		Exp. 06/07/16
Octavia Smith		Exp. 10/21/25
Angela Dotson		Exp. 10/21/25
Deborah Walker		Exp. 06/07/16
Mary Weislo		Exp. 03/07/17
Cassandra Leonard		Exp. 06/07/16
Herbert Johnson		Exp. 06/07/16
Dennis Weislo		Exp. 06/07/19
Charmaine Kennedy		Exp. 01/17/23
Connie R. Mitchell		Exp. 02/06/23

ELECTRICAL EXAMINING BOARD

Indefinite Terms	4 Members	State Law and Ordinance 616
Walter Bays (Elec. Cont.)		
Andrew Hughes (Adm. Official)		
Carlton Trouteaud (Rep. of Detroit Edison)		

Velma Overman

WATER REVIEW COMMITTEE

[MEETINGS: Scheduled by Chairman Marcus Hendricks, City Hall TIFA Room]

Sam Brown	App. 01/07/13
Carl Woods	App. 01/07/13
Ann Coleman	App. 01/07/13
Courtney Owens	App. 01/07/13
Councilmember Williams	App. 02/04/13
Marcus Hendricks	App. 02/18/13
Dennis Welslo	App. 02/18/13

ZONING BOARD OF APPEALS (ZBA)

[MEETINGS: First Thursday of each month at 6:00 P.M., City Council Chambers]

3 Year Term 7 Members State Law and Ordinance 277

Ruth E. Williams	Dist. 1	Exp. 02/15/19 Expired
Clarence Oden, Jr. (VC)	Dist. 2	Exp. 04/03/20
James Cross	Dist. 3	Exp. 07/01/16 Expired
Roosevelt Stubbs (S)	Dist. 4	Exp. 08/21/20
Vanola Williams	Dist. 5	Exp. 02/06/20
Norma McDaniel	Dist. 6	Exp. 10/05/18 Expired
Tom Michellini		Exp. 04/18/19 RESIGNED
Teresa Patton		Exp. 08/06/21
Mac Willis		Exp. 11/05/21
Dorsey Williams		Exp. 07/1/22

Nankin Transit

[Meetings: Third Thursday of each month at 5:45 p.m., Nankin Transit [Jefferson Barns Community CTR. 32150 Dorsey Westland, MI. 48186]

Mayor Pro-Tem Timothy Williams	Exp. Tenure - (Tenure is up)
Denise Champagne, Community Appointee	Exp. (Appointed in 2009)

2015 Community Development Block Grant Advisory Council (CDBG)

[Meetings: Dates and times are quarterly and locations are various]

Timothy Williams, Council Appointee	Exp. Tenure- No longer on City Council
Clarence Oden (Alternate)	Exp. Tenure-No Longer on City Council

COMMITTEES FORMED BY COUNCIL RESOLUTIONS

TAX INCREMENT FINANCE AUTHORITY

[MEETINGS: Second Thursday of each month at 6:30 P.M., City Hall Council]

6 Year Term 13 Members Resolution 85-8-331

Connie R. Mitchell	Tenure
Brittini Abioye	Exp. 6/06/22-RESIGNED
Avis Love	Exp. 03/20/23
Rerhi Onomake	Exp. 03/16/21
Dennis Weislow	Exp. 06/07/19
Charmaine Kennedy	Exp. 02/20/21
Mary Weislow (Treasurer)	Exp. 06/06/22
Winnie Nwankwo	Exp. 05/18/21

December 16, 2019

Akindere Akinwemi

Exp. 05/18/21-RESIGNED

BROWNFIELD REDEVELOPMENT AUTHORITY

[MEETINGS: Second Tuesday of each month at 5:00 P.M., City Hall Council Chambers]

Terms 1, 2 and 3 years Up to 9 members

Resolution 02-9-458

Timothy Williams, City Council Representative

Tenure (Tenure is up)

Darin Carrington, Treasurer

Tenure

Vacant Community

Tenure

Tonia C. Williams

Exp. 02/20/19

Vacant

Exp. 11/6/20

NOTES:

Vacancies and/or Expired terms

*Has not taken the oath

REQUEST FOR COUNCIL ACTION

To: Patrick Wimberly, Mayor

Date: December 9, 2019

From: Jerome Bivins, DPS Director

Date for Council's Consideration: December 16, 2019

ACTION REQUESTED: Consider authorizing the DPS to accept the proposal from Alfred Benesch & Company to develop the City's plan for compliance to the Department of Environment, Great Lakes, and Energy (EGLE) lead and copper rule requirements. These amount of the proposal is not to exceed \$36,000.

Current Action ☒ X _____ Emergency _____ Future _____

Funds Budgeted: If Yes _____ Account # _____ No ☒ X _____ N/A _____

Mayor's Approval 

BACKGROUND:

During the summer 2019, the City of Inkster conducted lead and copper sampling at 30 homes as part of Michigan Safe Drinking Water Act. A total of 30 samples were collected from homes that were on a list of 75 homes with known lead and copper service lines. Four of the 30 homes tested came back as having lead levels higher than the Action Level of 15 Parts Per Billion (ppb) as defined by the Michigan Department of Environment, Great Lakes, and Energy or EGLE (formerly MDEQ). EGLE evaluates compliance with the Action Level based on the 90th percentile of lead and copper results collected in this round of sampling. The City's latest round of sampling under this new method resulted in the lead 90th percentile for the City's water supply is 17 ppb, which exceeds the Action Level limit. Accordingly, the City is required by EGLE to perform certain actions to reduce lead concentrations to bring the City in compliance with the 15 ppb Action Level. Please see attached scope of services laid out in Alfred Benesch & Company proposal on how we plan to accomplish this requirement.

SCOPE OF SERVICES:

To bring the City in compliance with the Department of Environment, Great Lakes, and Energy (EGLE) threshold of 15 Parts Per Billion for Lead and Copper action the proposed agreement includes a number of services. The work proposed includes the development of Public Education materials, determining the location and quantity of lead service lines and development of a plan for the replacement of lead service lines.

JUSTIFICATION:

The City is required by State of Michigan, Safe Drinking Water Act, 2018 Lead and Copper Rule to reduce the lead and copper below action levels defined by the state.

PROJECT IMPROVEMENTS:

Improve and promote the image of Inkster

COST:

Not to exceed \$36,000

PROJECTED TIME TABLE:

This project duration is from December 2, 2019 to December 1, 2020.

RESOLUTION:

Authorization is hereby given to DPS to accept the proposal from Alfred Benesch & Company to develop the City's plan for compliance to the Department of Environment, Great Lakes, and Energy (EGLE) lead and copper rule requirements. These amount of the proposal is not to exceed \$36,000.00 dollar.

Resolved by _____

Seconded by _____

Yes:

No:

Absent:



Alfred Benesch & Company
615 Griswold, Suite 600
Detroit, MI 48226
www.benesch.com
P 313-963-0612
F 313-963-2156

December 3, 2019

Mr. Jerome Bivins
DPS Director
City of Inkster
26900 Princeton
Inkster, MI 48141

RE: Proposal for Compliance Assistance for Michigan Safe Drinking Water Act 399
New 2018 Lead and Copper Rule

Dear Mr. Bivins:

Per your request, Alfred Benesch & Company (Benesch) is pleased to submit this proposal to develop the City's plan for compliance to the Department of Environment, Great Lakes, and Energy (EGLE) lead and copper rule (LCR) requirements, and lead water service line replacement. The following provides our understanding of the project, the scope of services, schedule and the associated engineering fee.

PROJECT UNDERSTANDING

Lead in drinking water poses many health threats to the public. Under the Michigan Safe Drinking Water Act, specifically Michigan's 2018 Lead and Copper Rule, EGLE has requirements of local municipalities for monitoring, treatment, public education (PE), and service line replacement. The City's water system exceeded the Action Level (AL) for lead in the drinking water during the most recent round of lead and copper monitoring. Accordingly, the City would like Benesch to assist them in meeting these new requirements.

SCOPE OF SERVICES

The proposed work includes the development of PE materials for distribution, determining the location and quantity of lead and galvanized service lines, and development the lead service line replacement plan. Benesch will also add the location of all lead services to the City of Inkster's GIS database.

As you already know, the following items have been completed under the City of Inkster On-Call Miscellaneous Engineering Task:

- Conference with the City to review its requirements and scheduling
- Conference with Environment, Great Lakes and Energy (EGLE) and Wayne County
- Develop Public Education (PE) documents for distribution

Benesch proposes the following scope of services in accordance with terms of the Contract for Professional Engineering Services:

Task 1 - LCR Requirements

The following scope items are required by EGLE prior to, or by January 1, 2020:

1. Assist the City with identifying and completing the items listed on the PE certification form and prepare the form for the City to submit to EGLE. These items include confirming testing with the GLWA staff,

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coordinating with billing department for notices in customer bills, contacting Wayne County for organizations and daycares to send notices, etc.

2. Assist the City with preparation of the Distribution System Materials Inventory (DSMI) as required by EGLE by January 1, 2020. This includes reviewing all available utility documentation and service records for approximately 8,800 accounts, coordinating the billing department to obtain a current list of customers, collecting and entering customer data from water tap records and any other records that may assist with identifying the water service pipe materials and conducting a quality assurance/quality control review of all data collected.

3. Prepare a map from geodatabase information identifying the locations of lead and galvanized service lines.

4. Develop a 6-year replacement program based on replacing 7% of the lead service lines per year. The service line replacement plan will include a list of potential addresses and a preliminary construction cost estimate to be used as budget.

Task 2 - Procurement Assistance (Bidding and Award)

- Conference with the City after receiving approval of the recommended 6-year replacement plan
- Assist the City in securing bids by preparing a request for proposal (RFP) document to solicit contractors to perform the lead service line replacements
- Develop detailed contract documents, including plans and specifications, as required for review by the City
- Incorporate City comments on contract documents used for RFP
- Perform QA/QC review of the construction contract documents
- Provide the City with two (2) hard copies of the final contract documents, and one set of documents in digital/electronic format for use in solicitation of contractors
- Attend construction pre-bid meeting
- Respond to bidder's questions, prepare meeting minutes and prepare addenda as required.
- Tabulation and evaluation of contractor bids
- Furnish recommendations for award of construction contracts
- Prepare public notification correspondences for the City to distribute to affected residents prior to construction

Task 3 - Construction Assistance

- Conduct pre-construction meeting, and prepare meeting minutes
- Review contractor submittals (up to 4 submittals)
- Respond to contractor Requests for Information (up to 4 RFIs)
- Review contractor progress and pay applications
- Document the replacement of service lines using GPS
- Prepare a summary of work completed at the end of each year for submittal to EGLE for compliance with the Michigan Safe Drinking Water Act requirements.

Deliverables:

- Completed Public Education Certificate
- The Distribution Systems Materials Inventory (DSMI) form
- Map showing service line material types
- 6-Year Lead Service program including map, list of potential addresses and preliminary cost estimates
- Request for Proposal/Contract documents for Lead Service Line Replacement
- Yearly replacement progress report through 2025 for submission to EGLE

SCHEDULE

- Benesch will provide the PE certification form by December 9, 2019.
- Benesch will provide the preliminary Distribution Systems Materials Inventory (DSMI) by January 1, 2020.
- Benesch will complete the mapping of service lines and the 6-year Lead Service Replacement Program by January 15, 2020.
- Benesch will provide complete contract documents in approximately eight (8) weeks after the notice to proceed to meet a target solicitation date of February 2020. Benesch will submit the documents for review and approval to City of Inkster Department of Public Services.

ENGINEERING FEE

Benesch engineering fee proposal is based on Article III of the contract and would be performed on a time and material basis not to exceed the following:

Task 1 – LCR Requirements	\$ 25,000
Task 2 - Procurement Assistance 2020 Lead Service Replacement Contract	\$ 5,800
Task 3 - Construction Assistance	\$ 5,200
TOTAL ESTIMATED FEE	\$ 36,000

Benesch appreciates the opportunity to provide you with our Scope Proposal to assist the City in its ongoing efforts to comply with new Lead and Copper Rules required by the Michigan Safe Drinking Water Act.

If you accept this proposal, please sign, date and return one copy of this proposal for our records. Please note that time is of the essence in matter, so your timely acceptance is anticipated. As always, Benesch appreciates the opportunity to provide the City with excellent service, and we look forward to working with you on this assignment.

Sincerely,

ALFRED BENESCH & CO.



Eric Tucker, P.E.
Senior Project Manager

ACCEPTED FOR CITY OF INKSTER

BY: _____

TITLE: _____

DATE: _____

REQUEST FOR COUNCIL ACTION

To: Patrick Wimberly, Mayor

Date: November 27, 2019

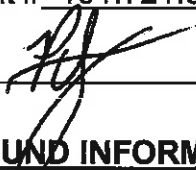
From: Kaitlyn Hines,
Community Planner

Date for Council Consideration: December 2, 2019

ACTION REQUESTED: Consider approval of offer to purchase (Case # LD 19-10) one (1) vacant residential lot which is located on the south side of Oakwood between Avondale and Glenwood St. and is legally described as *24m56* lot 56--- maple row sub t2s r9e l 48 p 68 wcr-k-67.66 (Property I.D. 44 005 02 0056 304) in the amount of \$500.00 to Tonis Buckley.

Current Action X Emergency Future

Funds Budgeted: If Yes X Account # 101.721.673.130 No N/A

Mayor's Approval 

BACKGROUND INFORMATION

Tonis Buckley has made the application to purchase residential lot which is located on the south side of Oakwood between Avondale and Glenwood St. and is legally described as *24m56* lot 56--- maple row sub t2s r9e l 48 p 68 wcr-k-67.66 (Property I.D. 44 005 02 0056 304).

SCOPE OF SERVICES

Preparation and execution of purchase agreement, quit claim deed, property transfer affidavit, and recording the deed. It is highly recommended by the Planning Division that the applicant complete a title search of the property.

JUSTIFICATION

The parcel is a residential lot, and the applicant owns the lot adjacent. Ms. Buckley seeks to expand her lot.

PROJECT OR IMPROVEMENT TASK

1. Develop a plan to address the City's current debt and legacy costs.
2. Improve and promote the image of Inkster.

COST

The applicant put in a deposit of \$100.00 and is offering the total purchase price of \$500.00.

RESOLUTION

Authorization is hereby given for the sale of one (1) vacant residential lot which is located on the south side of Oakwood between Avondale and Glenwood St. and is legally described as *24m56* lot 56--- maple row sub t2s r9e l 48 p 68 wcr-k-67.66 (Property I.D. 44 005 02 0056 304) in the amount of \$500.00 to Tonis Buckley, subject to the following conditions:

Complete closing on the property within thirty (30) days by paying the balance of the price of the sale (\$400.00), paying the cost of recording the deed (\$18.00), entering into a purchase agreement and executing a property transfer affidavit.

Finally, it is highly recommended that the applicant complete a title search of the property.

Resolved by _____

Seconded by _____

Yes:

No:

Absent:



Deposit/Administrative Fee Received \$100
 Date Received 6-10-19
 Case # 19-10

**CITY OF INKSTER
 APPLICATION TO PURCHASE CITY-OWNED PROPERTY**

APPLICANT INFORMATION (Please Print Clearly)

Applicant's Name **TONIS LYNN BUCKLEY**
 Applicant's Address **28545 OAKWOOD INKSTER MICHIGAN 48141**
 Applicant's Phone Number: **313 424-0323**
 Proposed Owner's Name (as indicated on deed): **SAME (SINGLE WOMEN)**

PROPERTY INFORMATION -- Purchase Offer \$500.00

Property Location: **SOUTH SIDE** Street/Avenue
 Between Street/Avenue and **MICHIGAN AVE** and **AVONDALE** Street/Avenue
 Tax ID, Legal Description, and Address if Structure **44005020056304**
***24m54* lot 54---maple row sub t2s r9e I 48 p 68 wcr-k-67.66**

Parcel Size: 8320 (Width) 60 X (Length) 139 Current Residential

☐ Additional Parcels/Lots (attach Request for Additional Property Form)

Summary of Proposed Use: Additional Property Next to House.

Use additional sheets as needed THIS LOT IS NEXT DOOR TO THE BUYERS HOME AND SHE WANTS TO EXTEND HER PROPERTY..

I understand and accept as evidenced by the good-faith deposit of \$100.00 for the offer to purchase city-owned property. I also understand that the offer to purchase is subject to acceptance and approval by the City of Inkster City Council. I further understand that the Council can reject the offer in the best interest of the City, but that acceptance of this offer binds me to the specific use of the property as provided by the codes and ordinances of the City.

NOTE: All City-owned property is sold "AS IS". The City is not responsible for clear title.

Authentisign
Tonis Buckley 06/06/2019
 Applicant's Signature
Peggy Bishop 06/06/2019
 Broker's Name

 Date



LETTER OF GOOD STANDING

Date: 6/6/2019

In accordance with the City of Inkster Land Sale policy designed to ensure a buyer's ability to develop, use and maintain City-owned property in a manner acceptable to the City, the City of Inkster must verify that the buyer is in "good standing". Good standing means that the buyer(s) is/are not delinquent in real or personal property taxes, water assessments or other property-related assessments with the City of Inkster. Property-related assessments may include, but are not limited to, board-up charges, clean-up charges, weed cutting charges and other miscellaneous property maintenance charges. In addition, the buyer shall not own property that is being foreclosed upon, abandoned or otherwise code-deficient and all properties owned by the buyer must have a valid certificate of occupancy. The buyer shall not own any unsafe structures and is shall not be in default of a previous Purchase Agreement with the City.

I, **TONIS LYNN BUCKLEY** (buyer's printed name), certify having read, understand and agree to the aforementioned statement on the meaning of "Good Standing."

AuthentSign
 06/06/2019 (buyer's signature), certify that I am in "Good Standing" with the City of Inkster.



**AFFIDAVIT
TO SECURE
CERTIFICATE OF OCCUPANCY
OR
FILE VACANT PROPERTY REGISTRATION
FOR
_____, INKSTER, MI
(property address)**

I, _____, have read the requirements for the purchase of the above-noted property and hereby agree to provide official documentation to the Planning Division of the Community Development Department in the form of a Certificate of Occupancy or a Vacant Property Registration (whichever is applicable) within forty-five (45) days of the purchase of any City-owned structure.

Sworn and subscribed before me this _____ day of _____, 2012,
personally appeared before me _____ executed this
document on his/her own free will.

Printed Name

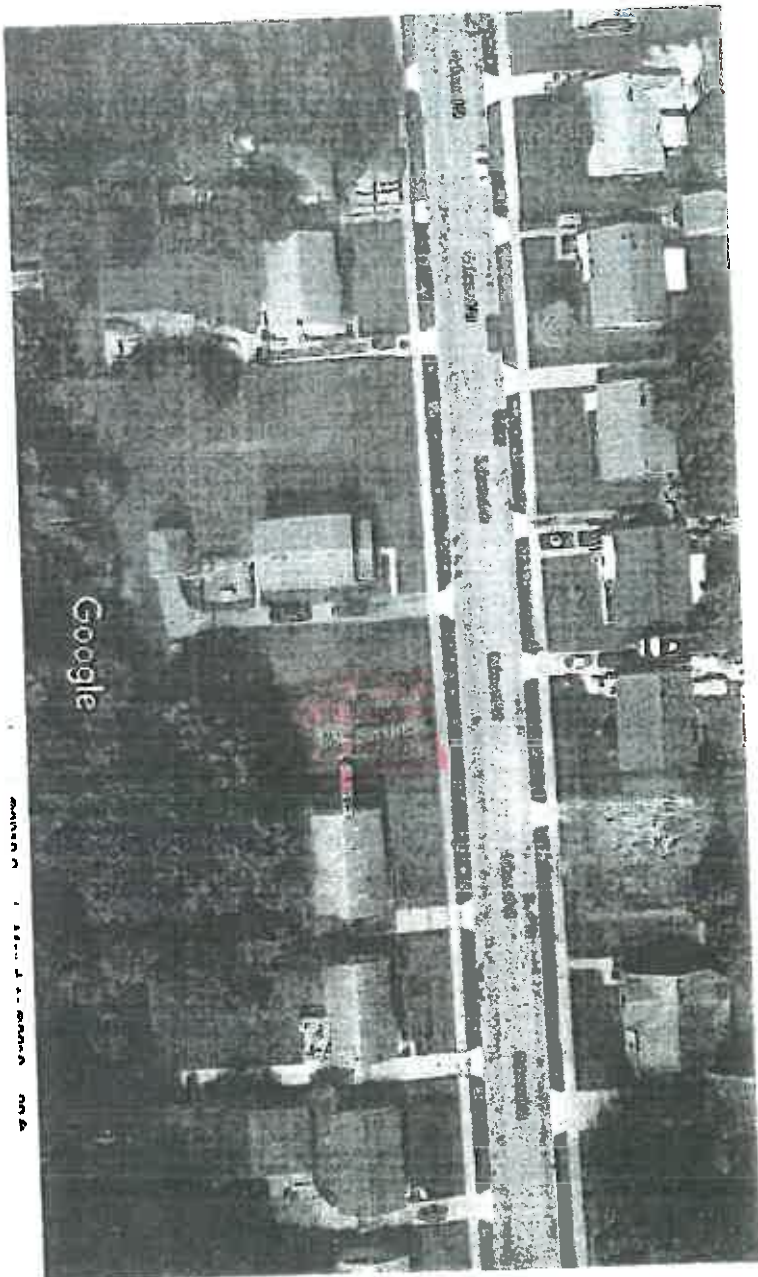
Title

Signature

Notary Public _____ County, MI

Commission Expires: _____

Go gle Maps Oakwood St



Date <u>8-1-66</u> Written by <u>AP/SS</u> Approved by _____ Checked by _____	1-10-66 1-11-66 1-12-66 1-1-67 1-2-67 1-3-67 1-4-67 1-5-67 1-6-67 1-7-67 1-8-67 1-9-67 1-10-67
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CITY OF INKSTER PURCHASE AGREEMENT

This Purchase Agreement, dated and made effective as of this 31st day of May, 2019, by and between the City of Inkster, a Michigan Municipal Corporation, located at 26215 Trowbridge, Inkster, Michigan 48141, ("Seller") and TONIS LYNN BUCKLEY located at 9352 E. Pickwick Circle Taylor MI 48180, ("Purchaser"):

The undersigned purchaser, hereby agrees to purchase the following land situated in the City of Inkster, Wayne County, Michigan described as follows: "24m56" lot 56—maple row sub t2s r9e l 48 p 68 wcr-k67.66
Parcel ID:44005020056304

IN CONSIDERATION OF THE COVENANTS and AGREEMENTS contained in this Purchase Agreement, the parties hereto agree as follows:

CONDITIONS SUBSEQUENT TO THE SALE OF PROPERTY

1. All property taxes must be kept current on the Property.
2. Within 15 days of the closing, the Buyer must secure the Property and ensure that all debris, trash or other materials have been removed from the outside yard area and that the grass, yard, shrubs, plantings, etc have been trimmed or removed.
3. Within 180 days of closing, the Buyer must apply for and receive a Final Certificate of Occupancy for any structure on the property (if applicable).
4. The Property shall comply with all other local ordinances regarding property maintenance and conditions.
5. The failure of the Purchaser to comply with these conditions or to cure the default within 30 days of written notice of the failure to comply may result in the City filing a reverter action in Wayne County Circuit Court seeking to rescind the purchase and requesting that title to the Property revert to the City. In addition to losing title to the Property, the Purchaser shall forfeit the purchase price for the Property.

SALE OF PROPERTY

1. The Seller will execute a Quit Claim for the aforementioned property, within 30 days of approval by the Inkster City Council. Upon Closing of the aforesaid property, a Quit Claim Deed will be provided to the Purchaser by the Seller for recording at the Wayne County Register of Deeds at the Purchaser's expense.
2. The aforementioned property is sold in "As is Condition" and the Seller makes no warranties, representations or guarantees as to the condition of the aforementioned property. This provision also applies to property identified as condemned, dangerous, or uninhabitable.
3. The Purchaser, at its own expense, shall be responsible for obtaining a policy of title insurance, hazard insurance and all necessary permits to bring the property into compliance with all applicable local and state laws, any and all required licenses and a Certificate of Occupancy (if required).
4. The Purchaser shall complete closing within 30 days by paying the balance of the price of the sale, paying the cost of recording the deed and executing a property transfer affidavit.

PURCHASE PRICE

1. The Purchaser shall pay the Sum of FIVE HUNDRED AND FIFTY Dollars (\$500.00) USD for the aforesaid property, as follows:
2. Down payment of One Hundred Dollars (\$100.00) USD
3. The remainder of the purchase price of FOUR HUNDRED AND EIGHTEEN /DOLLARS (\$418.00) USD shall be paid by CERTIFIED CHECK OR MONEY ORDER, made payable to: THE CITY OF INKSTER, 26215 Trowbridge, Inkster, MI 48141.

CLOSING

1. Closing on the aforesaid property shall take place at the City of Inkster offices located at 26215 Trowbridge, Inkster, MI 48141 within 30 days of Council approval of this Purchase Agreement.
2. Purchaser shall remit the balance of purchase price by CERTIFIED CHECK OR MONEY ORDER at the time of closing.

ADDITIONAL CONDITIONS (If Any):

THE EMD IS TOTALLY REFUNDABLE IF THE OFFER IS NOT ACCEPTED.

Purchasers Initials: TPB

Sellers Initials: _____

PURCHASER:

By:  05/31/2018 L.S.
521122818 12:41:48 AM EDT

By: _____ L.S.

Its:

Telephone No: (734) 424-0323
TONIS LYNN BUCKLEY
28545 OAKWOOD
INKSTER, MI 48141

IN PRESENCE OF:

Murray's Real Estate Services LLC
Inkster MI 48141
Stephanie Taylor & Peggy Bishop
313 478-8526 734 306-1066

Dated: _____

ACCEPTANCE TO THE OFFER ABOVE BY THE NAMED SELLER: The foregoing offer is accepted in accordance with the terms stated.

SELLERS:
CITY OF INKSTER

By: _____ L.S.

Its: _____

Seller's Address: 26215 Trowbridge
Inkster, MI 48141
Telephone No: 313-563-4232

IN PRESENCE OF:

Dated: _____

The undersigned Purchaser hereby acknowledges the receipt of the Seller's signed acceptance of the foregoing Purchase Agreement.

Dated: _____ X _____ L.S.

Purchaser

Dated: _____ X _____ L.S.
Purchaser

**NOTICE: IT IS RECOMMENDED THAT ALL PARTIES TO THIS PURCHASE AGREEMENT SEEK
THE ASSISTANCE OF A LAWYER OR OTHER QUALIFIED PERSON.**



WESTERN UNION FINANCIAL SERVICES INC. - ISSUER - Englewood, Colorado

Payable at Wells Fargo Bank Grand Junction - Downtown, N.A., Grand Junction, Colorado



17-963390592

A 410332 D 060319
1349 03
179633905928 L 000000

\$ 100.00

PAY EXACTLY ONE HUNDRED DOLLARS AND NO CENTS

PAY TO THE
ORDER OF

City of Englewood

REMISSANT LOCATION

28545 Oakwood

Louis Buckley

PERSON'S SIGNATURE
FORCIBLE BY NOTARY PUBLIC TO THE TOP OF THE REVERSE SIDE

Lotus Oakwood

⑆102100400⑆ 40179633905928⑈

Received From:

No. 61738

Date: 11/27/2019

Time: 9:44:04 AM

Receipt: 475987

Cashier: CWILSON

Workstation: CSHIER Drawer: 1

ster

ge
41

TONIS BUCKLEY

GL NUMBER	AMOUNT	Receipts
101-721-673.130	\$100.00	
TOTAL	\$100.00	
CHECKS 17963390592	\$100.00	
Total Tendered:	\$100.00	
Change:	\$0.00	

DATE

AMOUNT \$

ACCOUNT CLASSIFICATION

FUND

A/C NO.	AMOUNT
TOTAL \$	

BY

DO NOT WRITE IN THIS BOX

PAID
NOV 27 2019
BY