



INKSTER CITY COUNCIL

May 19, 2025
2025 Middlebelt Rd., Inkster, MI 48141
(313) 563-9770
www.cityofinkster.com

Mayor – Byron H. Nolen
Mayor Pro Tem – Steven Chisholm, District IV

Council Members

Felicia Rutledge, District I
Freddie Bishop III, District II
Lindsay Scott, District III
Kim Howard, District V
DeArtriss Richardson, District VI

GEORGINA HOLLIDAY
CITY CLERK

DARIN CARRINGTON
TREASURER

TODD PERKINS
CITY ATTORNEY

The council may be addressed during the Regular Meeting by filling out the Public Participation Form. Address Council as a whole through the Mayor.

May 19, 2025

Orientation Session- 6:00PM

Regular City Council Agenda – 7:00 PM

1. Call Meeting to Order
 - A. Prayer
 - B. Pledge of Allegiance
 - C. Roll Call
 - D. 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).
2. Approval of Agenda
3. Presentations/Introduction of Guests/Announcements

LaWanna Abney-Mitchell/Mayor and Council-Presentation of Certificates to the Class of 2025 Graduating Seniors at 7:00pm
4. Public Hearing

5. Consent Agenda

Approval of Regular City Council Meeting Minutes May 5, 2025

6. Boards and Commissions

7. Ordinances

1st Reading-

2nd Reading

8. New Business

A. Discussion/Action: (Carolyn Wilson, Building Dept. Supervisor) Consider approval to place snack and beverage vending machines at the Inkster Police Department and Inkster City Hall

B. Discussion/Action: (Marwan Abdullah, City Assessor) Consider approval to remove line item (J) from the 2021 Approved Poverty Exemption Guidelines.

Public Participation (limit to 3 minutes)

9. City Clerk

10. City Treasurer

11. Mayor and Council Communication

12. 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).

13. Adjournment

May 5, 2025

Regular City Council Meeting – 7:00 PM

The regular meeting of the Council of the City of Inkster, Wayne County, was held on May 5, 2025 in compliance with the Open Meetings Act.

Prior to the Regular Council Meeting: City Council members discussed: The Agenda.

Closed Session

Moved by Councilwoman Rutledge Seconded by Councilwoman Scott to go Into Closed session 6:20pm to discuss pending litigation.

Moved by Councilwoman Rutledge Seconded by Councilwoman to come out of closed session @ 6:55 pm

ROLL CALL VOTE:

Councilmember Howard
Councilmember Rutledge
Mayor Pro Tem Chisholm

excused
Yea
Yea

Councilmember Scott
Councilmember Bishop
Councilwoman Richardson

Yea
excused
Yea

Call Meeting to Order

Mayor Byron Nolen called the meeting to order at 7:01pm

Prayer

Prayer was led by Deason rose

Pledge of Allegiance

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

Roll Call

Mayor Nolen	Present (Inkster, MI.)
Mayor Pro-Tem Chisholm	Present (Inkster, MI.)
Councilwoman Rutledge	Present (Inkster, MI.)
Councilman Bishop, II	Excused (Inkster, MI.)
Councilwoman Scott	Present (Inkster, MI)
Councilwoman Howard	Excused (Inkster, MI)
Councilwoman Richardson	Present (Inkster, MI)

Approval of Agenda

**Moved by Councilwoman Rutledge, Seconded by Councilwoman Scott to approve agenda for May 5, 2025 meeting
Resolution #05-25-75GH-4-0 Motion Carried
Excused-Councilwoman Howard
Excused -Councilman Bishop**

Presentations/Discussion

- ❖ **Evonne Moore-Unity In The Community Easter Egg Hunt Certificates of Appreciation (various Individuals)**

Public Hearings

None

Consent Agenda

A. Approval of the April 21, 2025 Regular Council Meeting Minutes

**Moved by Councilwoman Rutledge, Seconded by Councilwoman Scott
Resolution #05-25-76GH – 4-0 Motion carried.
Excused-Councilwoman Howard
Excused-Councilman Bishop**

Boards and Commission

None

Previous Business

Ordinance(s)

- A. First Reading(s) none**
- B. Second Reading(s) none**

New Business

- A. Discussion/Action: (Derek Dowdell, Community Development Director)
Consider approval to purchase three (3) vacant parcels (Case #LD 25-04)
The parcel is located on the west side of Henry Street between Beech
Street and Carlisle Street Parcel ID: 44010060490000; 4401006049100;
44010060492000 for \$3000. Please see attached Wayne County Public
Records Moved by Councilwoman Scott Seconded by Councilwoman
Rutledge 4-0 Motion Carried Resolution # 05-25-77GH
Excused: Councilwoman Howard Excused: Councilman Bishop**
- B. Discussion/Action: (Georgina Holilday, City Clerk) Consider approval of
changes mad to the City of Inkster Vendor's License application,
increasing the cost under Class 1: to \$3.75 per year per person Class 2:
\$3.75 per day \$75 for one year and \$25 for printing ID Badge (per person)
Class 3: \$5 per day each vehicle, and to add additional language under
instructions for Vendor's License. Moved by Councilwoman Rutledge,
Seconded by Councilwoman Scott
Excused: Councilwoman Howard Excused: Councilman Bishop 4-0 Motion
Carried Resolution #05-25-78GH**

- C. Discussion/Action: (Georgina Holliday, City Clerk) Consider approval of Street Closure/Block Party for Summer Kick-Off Festival Smith Chapel AME Church 3505 Walnut St. Inkster, MI streets to be closed: Beech between Wanut & Ash Date: June 7, 2025 Time: 9a-5p Moved by Councilwoman Richardson Seconded by Mayor Pro Tem Chisholm Excused: Councilwoman Howard Excused Councilman Bishop 4-0 Motion Carried Resolution #05-25-79GH**
- D. Discussion/Action: (Georgina Holliday, City Clerk) Consider approval of relocating Predinct 4-1 currently located at Hicks Elementary 100 Helen St. to American International Academy 27100 Avondale St. where Predinct 4-2 is currently. Moved by Councilwoman Rutledge Seconded by Councilwoman Scott Excused: Councilwoman Howard Excused Councilman Bishop 4-0 Motion Carried Resolution #05-25-80GH**
- E. Discussion/Action: (Jerome Bivins, DPS Director) Consider authorizing administraction to approve the contract with Major Contracting Group, Inc. for the North River Park Drive Reconstruction in the amount of \$1,238,820.00 plus a 6% contingency of \$74,329.20 for a total of \$1,313,149.20 for construction. Moved by Councilwoman Scott Seconded by Councilwoman Rutledge Excused: Councilwoman Howard Excused: Councilman Bishop 4-0 Motion Carried Resolution #05-25-81GH**
- F. Discussion/Action: (Georgina Holliday, City Clerk) Consider approval to accept the Grant awarded to the City of Inkster in the amount of \$300,000.00 for the City of Inkster Pressure Reducing Valve & Vault (PRV) Construction. Moved by Councilwoman Scott Seconded by Councilwoman Rutledge Excused: Councilwoman Howard Excused: Councilman Bishop 4-0 Motion Carried Resolution #05-25-82GH**
- G. Discussion/Action: (Georgina Holliday, City Clerk) Consider approval of the vote taken in closed session regarding Massingillie. Moved by Councilwoman Rutledge Seconded by Mayor Pro Tem Chisholm. Excused: Councilwoman Howard Excused: Councilman Bishop. 4-0 Motion Carried Resolution #05-25-83GH**

Public Participation

- ❖ **Lisa B. Director-Fallen Heros Special Event 7/9 Fallen Officers; photos of Veteran's acknowledged; Celebrate Mental Health Month 5/11-5/17 National Police Week; Safety of children, last week child neglect children wondering the streets underage, let's use safety measures; call police station and report. St. Clements Manor Coffee with a Cop 11a-1p Zumba 2p-4p**
- ❖ **Sandra K. Watley-Erroneous Liability Email-Keith Sweat accusing a person without truth, won't allow a person to do so regarding her name, will not tolerate being bullied for these tactics. Reframe from using her name.**

- ❖ **Tov Pauling- Pot Holes, Road Repairs, City Ordinance; CI Click Fix potholes on Stollman called 3/26; 4/1;4/28 storage of bikes and trash. Avondale close to Inkster streets is bad. Also emailed Mayor Pro Tem Chisholm several times regarding blithe.**
- ❖ **Tangela Ward-Partnered with Wayne County on June 19th Peace Walk to bring awareness, street tore up received a ticket parked over sidewalk standing there, dog walking took dog to IPD \$40 paid, officer got smart, was vindictive and came on street. Tickets were dismissed. CUP cutting grass for seniors for free, need more people to assist.**
- ❖ **Maureen Moynihan-Around sanitary sewer at 259 Brentwood-ground hog in yard; structural problems on garage, Daryi Davis was out to inspect.**
- ❖ **LaWanna Abney-Mitchell-regarding voting in schools, celebrating our seniors May 19th; collecting money for scholarships to 17 children \$50 to honor family, name your scholarship, name of the scholarship been established under.**
- ❖ **Charles Blackwell-Good evening: Former Mayor Patrick Wimberly is scheduled to be sentenced in federal court on June 10th, 2025 at 10 am for his public corruption. The Inkster City Council should pass a resolution asking for the Federal Judge to sentence Wimberly to the high end of his prison sentence guidelines.**

Clerk-No comment

City Treasurer

Sign up for new water meters, area based on Monday trash pickup 800 already installed

Mayor and Council

- **Councilmember Rutledge – Dumping on Cherry Street, gas station east side of Michigan Avenue/Middlebelt old Citgo no signage.**
- **Councilmember Scott – Next year summer program uses a link online for sign up.**
- **Councilmember Bishop -Excused**
- **Councilmember Howard- Excused**
- **Councilmember Richardson -Michigan/Isabelle manhole sinking, condolences to the family of Marcus Hendricks on his passing, kind man and humble, was a graduate of Inkster High School**
- **Mayor Pro-Tem Chisholm – Channel 4 News property values across Wayne County, Inkster value is up, people are moving in vacancies are minimizing.**
- **Mayor Nolen-Groundbreaking New Senior wing on May 19th at Booker Dozier; 5pm orientation for graduating kids' owner doing project is from Inkster. Public Safety Prevention Fund 104 Yes 4 No our state rep was one of the 4 No., letting the residents know why he voted no, keep residents notified of the elected officials. Juneteenth June 14th Father's Day 2nd Annual Picnic in Colonial Park**

Adjournment

There being no further business to come before Council, on a motion duly made.

By Councilwoman Rutledge Seconded by Councilwoman Richardson and carried, to conclude the Regular City Council meeting of Monday, May 5, 2025 @ 8:00pm

**Inkster City Council Regular Meeting
May 5, 2025**

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

11 Members

Ordinances: 414,457 & 508

Sabrina Lawrence, Director

Tenure

- (Ex-Officio Member)

Rochelle Wells

Exp. 05/06/26

Rosie Allen Thompson

Exp. 09/18/26

Ruth E. Williams

Exp. 04/09/26

Tim Williams

Exp. 12/04/25

Antonio Edmonds

Exp. 05/10/26

Gabe Henderson

Exp. 09/23/26

Jean Liddell

Exp. 09/25/26

Debra Owens

Exp. 09/17/26

Chuck Coleman

Exp. 09/18/26

June Patterson

Exp. 09/25/26

Iris Long

Exp. 10/17/26

BOARD OF REVIEW

[MEETINGS: March, July, and December]

Annual Appointment

3 Members

Charter Provision and State Law

WCA Assessing

Clerk of the Board – Non-Voting

William Miller

Exp. 03/08/26

Lenoria Warmack

Exp. 03/08/26

Vacant (Alternate)

Peggy Bishop

Exp. 03/08/26

BEAUTIFICATION COMMITTEE

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

2 Year Term

Gwendolyn Rogers

Exp. 04/15/27

Dr. Phyllis M. Long

Exp. 04/14/27

Gabe Henderson

Exp. 02/18/27

Vacant

Vacant

Lenoria Warmack

Exp. 02/13/27

Dennard Shaw

Exp. 04/29/26

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Bernice Skeen

Exp. 02/04/27

Vacant

Rory Malley

Exp. 07/01/25

Vacant

Vacant

BUILDING AUTHORITY COMMISSION - INACTIVE

[MEETINGS: Second Monday in January]

3 Year Term

5 Members

State Law and Resolution 74-1-39

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

Ex. Officio

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

(Mayoral)

Vacant

(At-Large)

Vacant

CIVIL SERVICE COMMISSION AND BOARD OF ETHICS

[MEETINGS: Monthly]

3 Year Term

3 Members

Ordinances 237 & 559

Vacant

Vacant - (Employee Representative)

Vacant (Commission Appointment)

CONDEMNATION BOARD

[MEETINGS: AS NEEDED]

5 Members

Ordinance 150.140 thru 150.145

David Reilly (Building Contractor)

Exp. Tenure

Carolyn Wilson

Tavan Hall (General Member)

Vacant (Contractor)

Vacant (Engineer)

William Miller (Alternate)

CONSTRUCTION BOARD OF APPEALS/PROPERTY MAINTENANCE BOARD

[MEETINGS: As required]

3 Year Term

3 Members

Ordinance

Carolyn Wilson Inspector

Exp. Tenure

Tavan Hall

William Miller

Vacant

Vacant

Vacant

+

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
Ashley Williams		Exp. 03/13/28
Antonio Edmonds		Exp. 05/10/28
Ava Lindsey		Exp. 06/03/28
Gina Allen		Exp. 06/13/28
Sonya Jennings		Exp. 06/13/28
Randa Davis		Exp. 06/13/28
James A. Eberheart, Jr		Exp. 08/12/28
Rerhi Onomake		Exp. 06/01/27

Vacant

Vacant

Vacant

Vacant

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
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Vacant

Octavia Smith	Exp. 10/21/25
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Angela Dotson	Exp. 10/21/25
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Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

ELECTRICAL EXAMINING BOARD-INACTIVE

Indefinite Terms	4 Members	State Law and Ordinance 616
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Walter Bays (Elec. Cont.)

Andrew Hughes (Adm. Official)

Carlton Trouteaud (Rep. of Detroit Edison)

ELECTION COMMISSION

[Per the City Charter; Chapter 4; Section 4.1

4 Year Term

Council Member (most votes)	Kim Howard
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City Attorney-Todd Perkins	Tenure
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City Clerk-Georgina Holliday	Tenure
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Juan Bradford	12/27
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Ruth E. Williams	12/28
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GRANT WRITING COMMITTEE

Meetings to be held at City Hall-Resolution #04-24-99GH

City Liaison	Tenure
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Councilwoman Scott	Tenure
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Councilwoman Rutledge	Tenure
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Ashley Williams	3 year
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Resident	3 year
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Resident	3 year
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HOUSING AND REDEVELOPMENT

[MEETINGS: Third Tuesday of each month at 6:30 p.m., 4500 Inkster Road]

5 Year Term	5 Members	State Law and Ordinance 99
Will Miller		Exp. 02/30
Mable Stroman, Treasurer		Exp. 03/27
Evonne Moore, Vice Chair		Exp. 09/26 (Resident Housing)
James Thomas		Exp. 01/27
Gregory Gillette		Exp. 08/27

INKSTER HISTORICAL COMMISSION

[MEETINGS: Third Saturday of each month at 10:30a.m. Library Study Room]

2 Year Term	7 Members	State Law and Ordinance 196
Vacant	Dist. 1	
Vacant	Dist. 2	
Ruth E. Williams	Dist. 3	Exp. 2/10/27
Vacant	Dist. 4	
Vacant	Dist. 5	
Jean Liddell	Dist. 6	Exp. 03/19/26
Vacant		

LIBRARY BOARD COMMITTEE

[MEETINGS: Third Thursday each month, held in the Study Room, Inkster Library.]

4-Year Term - Elected / 6 Members.

Akindele Akinyemi, President	Exp. 2028
Dr. Heaster Shoats, Vice President	Exp. 2028
Dr. Louise Edje, Secretary	Exp. 2028
Sharon Tate, Director	Exp. 2028
Carolyn Wilson, Director	Exp. 2028
Ruth E. Williams	Exp. 2028

LOCAL BUSINESS ENTERPRISE ADVISORY COMMITTEE

[MEETINGS: Third Tuesday of every month at 6:30 P.M., Inkster City Hall]

2 Year Term	7 Members	Ordinance: 603
Vacant	Dist 1	
Vacant	Dist. 2	
Vacant	Dist. 3	
Vacant	Dist. 4	
Vacant	Dist. 5	
Vacant	Dist. 6	
Vacant	Mayoral	

LOCAL OFFICERS COMPENSATION COMMISSION

[MEETINGS: Minimum of One Meeting Each Odd-Numbered Year.]

7 Year Term

7 Members

State Law and Ordinance 409

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

Vacant

PARKS AND RECREATION COMMISSION

[MEETINGS: First Tuesday of each month at 7:30 P.M., Recreation Complex]

2 Year Term

9 Members

Ordinances: 493 & 551

Walter Johnson

Dist. 1

Exp. 02/25/2027

Shirley Hankerson

Dist. 2

Exp. 06/30/2025

Khalidah Muhammad

Dist. 3

Exp. 04/05/2025

Angeline Lawrence

Dist. 4

Exp. 08/13/2026

Vacant

Dist. 5

Rory S. Malley

Dist. 6

Exp. 09/01/2025

Ashwanna Butts

Mayoral

Exp. 03/13/2026

S. Anthony Dooley

Mayoral

Exp. 05/10/2026

Judy Street

Council

Exp. 12/18/2025

PARKS AND RECREATION YOUTH COMMISSION

2 Year Term

6 Members

Vacant

Dist. 1

Vacant

Dist. 2

Vacant

Dist. 3

Vacant

Dist. 4

Vacant

Dist. 5

Vacant

Dist. 6

Vacant

Mayoral

PLANNING COMMISSION

[MEETINGS: Fourth Monday of each month at 6:00 p.m., City Council Chambers]

3 Year Term

9 Members

State Law and Ordinance 33

Byron H. Nolen (Mayor)

Tenure

Darryl Davis (City Appointee)

Exp. 12/19/26

Tonia Williams, (Vice Chair)

Exp. 12/19/26

Mack Willis

Exp. 12/19/26

Ashley Williams, (Recording Secretary)

Exp. 12/19/26

Norma McDaniel

Exp. 12/19/26

Steven Chisholm (Chair)

Exp. 12/19/26

Sheryl Hayes-Bradford

Exp. 09/30/25

Tavan Hall

Exp. 08/30/25

POLICE AND FIREMAN RETIREMENT SYSTEM BOARD OF TRUSTEES

[MEETINGS: First Thursday of each month at 1:00 p.m., TIFA Room]

2 Year Term	5 Members	Charter
Juan Bradford	Mayoral	Exp. 12/31/2025
Corey Snyder	Police Rep	Exp. 12/31/2025
Jason Kay	Fire Rep	Exp. 12/31/2025
Sandra Watley	City Council	Exp. 12/31/2026
Velma Overman	Board of Trustee Rep	Exp. 12/31/2026

WATER REVIEW COMMITTEE- INACTIVE

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

Vacant
Vacant
Vacant
Vacant
Vacant
Vacant
Vacant

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
Norma McDaniel	Dist. 1	Exp. 03/21/27
Ruth E. Williams	Dist. 2	Exp. 03/28/27
Ava Lindsey	Dist. 3	Exp. 06/03/27
Kimberely Johnson	Dist. 4	Exp. 03/21/27
Vanola Williams	Dist. 5	Exp. 03/21/27
Rebecca Daniels	Dist. 6	Exp. 03/19/27
Patrice Patton (At-Large)		Exp. 03/21/27

Nankin Transit

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

Byron Nolen, Mayor - Tenure
Barbara Cooper-Mayor Appointee

2015 Community Development Block Grant Advisory Council (CDBG)

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

Council Appointee
(Alternate)

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

Byron Nolen

Tenure

Kim Howard

Exp. 09/08/26

Vacant

Vacant

Vacant

Vacant

Vacant

Kevin Harrington

Exp. 04/19/27

Kenfentse Mandisa

Exp. 04/19/27

Charmaine Kennedy

Exp. 03/05/27

Jean Overman

Exp. 03/05/27

Vijay Viruppanavar

Exp. 03/05/27

Yolanda Lockett

Exp. 09/08/26

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

Vacant City Council Representative

Tenure

Treasurer

Tenure

Vacant Community

Tenure

Vacant

Vacant

NOTES:

____ Vacancies and/or Expired terms

*Has not taken the oath.

REQUEST FOR COUNCIL ACTION

To: Byron H. Nolen, Mayor

Date: May 14, 2025

From: Carolyn Wilson, Building Department Supervisor

Date for Council's Consideration: May 19, 2025

ACTION REQUESTED: Consider approval to place a snack and beverage vending machines at the Inkster Police Department and at Inkster City Hall.

Current Action X Emergency _____ Future _____

Funds Budgeted _____ Account # _____ No N/A _____

Mayor's Approval Byron H. Nolen

BACKGROUND:

Big Dog Vending Services has been in service for over 15 years, he has a mobil/stand alone location which is at Inkster Road and Cherry Hill where he is stationed there every year summer and winter. He also set up shops at local events happening around the Wayne County area.

SCOPE OF SERVICES:

Big Dog Vending Services is requesting permission to place Vending Machines at the Inkster Police Department and Inkster City Hall.

JUSTIFICATION:

Mr. Shaw (owner of Big Dog Vending Services) states that his vending machines are currently up to date, and they are in good condition, the items he will be selling out of the machines will be non-perishable snacks, juices and pops.

PROJECT IMPROVEMENTS:

Big Dog Vending Services will periodically check the machine weekly to keep it free from damage or any nuisance around it.

PROJECTED TIMETABLE:

Mr. Shaw is anticipating having the machines placed at the IPD and Inkster City Hall within two weeks

RESOLUTION:

Resolved by _____

Seconded by _____

Yes:

No:

Absent:

BIG DOG VENDING SERVICES

**P. O. Box 703
INKSTER, MI 48141**

May 9, 2025

Greetings Mayor and Council,

I am requesting permission to place my Vending Machines at the Inkster Police Department and Inkster City Hall. My vending machines are currently up to date, and they are in good condition, the items I will be selling out of the machines will be nonperishable snacks, juices & pops.

My company will periodically check the machine weekly to keep it free from damage or any nuisance around it.

I would like to thank you for your time in this matter and look forward to hearing from you soon.

Thank you,



A. Shaw

CEO-Big Dog Vending Services

313.320.3136

REQUEST FOR COUNCIL ACTION

To: Byron H. Nolen, Mayor

Date: May 5, 2025

From: City Assessor, Marwan Abdullah

Date for Council's Consideration: May 19, 2025

ACTION REQUESTED: Remove line item (J) from the 2021 Approved Poverty Exemption Guidelines

Current Action X Emergency Future

Funds Budgeted: Account # No N/A

Mayor 's Approval Byron H. Nolen

BACKGROUND:

SCOPE OF SERVICES:

JUSTIFICATION:

During our 2026 PA 660 AMAR State Audit, they are requesting us to remove line item (J) from the Poverty Exemption Application.

PROJECT IMPROVEMENTS:

PROJECTED TIMETABLE:

RESOLUTION:

Resolved by

Seconded by

Yes:

No:

Absent:

City of Inkster Application for Poverty Exemption

GUIDELINES AND INSTRUCTIONS FOR POVERTY EXEMPTION – 2025

- If granted an exemption, it is for the *current year only*. If your situation warrants an exemption in years following, a new application must be submitted for review. The Poverty exemption is meant to be a temporary form of assistance.
- Per, MCL 211.7u(3), the application for consideration must be received by the Assessor's Office at least one day prior to the last session of the Board of Review. *Board of Review dates are posted annually and may also be found at www.cityofinkster.com or by calling (313) 563-4267.* This application can be made by mail, if received one day prior to the last session of the Board of Review.
- The application must be filled out in its entirety and all requested documentation must be attached. If an area does not apply to the applicant, "N/A" must be used. If the application is not complete or requested documentation is not included, the Board of Review will deny the exemption. All pages included with this application must be returned when the application is submitted for review.
- Per MCL 211.7u(7), a person who files a claim for Poverty exemption IS NOT prohibited from also appealing the assessment on the property to the Board of Review in the same year.

Required Documentation to be Attached to Poverty Exemption Application

- Per MCL 211.7u(2)(b), federal and state income tax returns for all persons residing in the principal residence must be included with the application including any property tax credit returns. The tax returns may be from the current or preceding tax year. If any person in the household is not required to file federal or state tax returns, the included affidavit, form 4988, must be completed by each person that does not file taxes.
- **3 consecutive months of the most recent statements for all bank accounts**, investments, IRAs, CDs, 401Ks, money market, annuities, etc. The statement submitted must be complete with no missing pages and submitted for all persons residing in the home.
- Proof of income/assets from the Social Security Administration, Veterans Administration, Medicare, Medicaid, Bridge Card, W-2 Forms, Pension Benefit Statements, Interest & Dividend Income Statements, Unemployment or Workmen's Compensation Benefit Statements, Child Support Documentation, Alimony Documentation, and any College/University scholarships for all persons residing in the home.
- The most recent mortgage statement of the primary residence under review, including any reverse mortgages.
- If primary residence being sought for exemption was purchased within the past two years of this application, homeowner's closing statements must be submitted with application. If a mortgage was obtained, a copy of the 'Uniform Residential Loan Application' is required.

Common Reasons for Denial of Poverty Exemption Application

Below are common reasons (but not an exhaustive list) of why a claim for Poverty Exemption is denied:

- Failure to fill out all areas of the application, including "N/A" in areas not applicable to the applicant or signing the application.
- Failure to include State and Federal income taxes or property tax credit returns for current or one preceding year for all persons residing in the home. ***Please note that the property tax credit returns are required to be filed with this application. Property tax credit returns (such as Michigan 1040CR) can still be filed with the State of Michigan even if the applicant does not file income taxes.***
- Failure to include complete banking/investment account and mortgage statements for all persons residing in the home. All pages must be submitted.

INCOME GUIDELINES FOR POVERTY EXEMPTION

This amount published annually by the US Dept. of Health and Human Services

Size of Family Unit	Poverty Guidelines
1	\$15,060
2	\$20,440
3	\$25,820
4	\$31,200
5	\$36,580
6	\$41,960
7	\$47,340
8	\$52,720
For each additional person	\$5,380

According to the US Census Bureau, "Income" Includes:

- Money, wages, and salaries before any deductions
- Net receipts from non-farm self-employment. (These are receipts from a person's own business, professional enterprise, or partnership, after deductions for business expenses.)
- Net receipts from farm self-employment. (The same provisions as above for self-employment.)
- Regular payments from social security, railroad retirement, unemployment, worker's compensation, veteran's payments and public assistance.
- Alimony, child support, and military family allotments.
- Private pensions, governmental pensions, and regular insurance or annuity payments.
- College or university scholarships, grants, fellowships, and assistantships.
- Dividends, interest, net rental income, net royalties, periodic receipts from estates or trusts, and net gambling or lottery winnings.

ASSET LEVEL GUIDELINES FOR POVERTY EXEMPTION

The Asset Level does not include the primary residence for which exemption is being sought. It does include, but is not limited to:

- A second home, additional land not associated with the primary residence, or other buildings other than the primary residence being sought for exemption.
- Vehicles and other recreational vehicles such as motor homes, campers, ATVs, boats, and motorcycles.
- Jewelry, antiques, artwork, equipment, and other personal property of value.
- Bank accounts, stocks, bonds, and investments. This also includes the money received from the sale of stocks, bonds, investments, cars, and houses unless a person is in the specific business of selling such property.
- Withdrawals of bank accounts and borrowed money.
- Gifts, loans, lump-sum inheritances, and one-time insurance payments.
- Food or housing received in lieu of wages and the value of food and fuel produced and consumed on farms.
- Federal non-cash benefits programs such as Medicare, Medicaid, food stamps, and school lunches.
- The total interest income in all accounts (checking, savings, CDs, IRAs, 401Ks, money market, annuities, etc.)
- **The applicant shall not have ownership interest in any real estate other than the primary residence being considered for exemption.**

-The total of all household assets, not including the value of the subject property shall not exceed \$25,000

Poverty Exemption Worksheet

Copy Provided to Applicant After Board of Review Meeting

Parcel Number: _____ Year: _____

Property Address: _____ Applicant's Name: _____

For Board of Review Use Only - Do Not Write Below This Line

Staff - Initial next to all requirements as it relates to the application/applicant.

Does the applicant appear as taxpayer of record of property in question?	Yes _____	No _____
If not, has documentation proving ownership been provided?	Yes _____	No _____
Are all areas on the application complete with either an answer or "N/A"?	Yes _____	No _____
Are all pages of the guidelines/application included with the applicants submission?	Yes _____	No _____
Does the applicant reside at the property in question?	Yes _____	No _____
Are copies of the Federal and State income tax returns and property tax credits forms for the current of preceding year attached for all persons residing in the household?	Yes _____	No _____
If not, is the affidavit stating the person is not required to file income taxes completed?	Yes _____	No _____
If home was purchased within in past 2 years of date of this application, is closing statements provided?	Yes _____	No _____
Is a copy of the most current mortgage statement, including a reverse mortgage if applicable, attached?	Yes _____	No _____
Are copies of the most recent bank/investment statements for all residing in the household attached with all pages included?	Yes _____	No _____

a. Taxable value on roll	\$ _____
b. Number of people in household	_____
c. Total household income from information provided	\$ _____
d. Income limit based on number of people in household as established by guidelines	\$ _____
e. Total assets of household	\$ _____
f. Does applicant meet all asset and income guidelines as established?	☐ YES ☐ NO If no, reason must be provided by the Board of Review below.
g. If yes, multiply line "a" by 50% (0.50)	\$ _____

_____ Appeal Denied

_____ Reduction Granted

- _____ 1. Does not qualify based on guidelines
- _____ 2. Application not complete, missing information
- _____ 3. Did not furnish proper documentation
- _____ 4. Other: _____

Taxable Value
 As on Roll \$ _____
 Revised \$ _____

Initials of Board Members: _____

Date: _____

Subject: POVERTY EXEMPTION GUIDELINES

DATE ADOPTED: MAY 19, 2025

Page: 1 of: 3

PURPOSE:

The purpose of this policy is to establish guidelines to be used by the Board of Review in determining whether a homeowner is eligible for a poverty exemption from property taxes.

SCOPE:

The poverty exemption policy applies to qualified low-income individuals who own homesteads in the City of Inkster. The policy limits the length of poverty exemptions to one year.

POLICY:

The Board of Review shall use the following guidelines to determine if a property owner qualifies for a poverty exemption from property taxes:

1. Exemptions will be granted to owners of homesteads only. Property must be granted at least a 50% homestead exemption from the State of Michigan.
2. Per, MCL 211.7u(3), the application for consideration must be received by the Assessor's Office at least one day prior to the last session of the Board of Review. The application can be made by mail, if received one day prior to the last session of the Board of Review.
3. All applicants must file a claim with the Board of Review on a form prescribed by the State Tax Commission. The application must be filled out in its entirety and all requested documentation must be attached. If an area does not apply to the applicant, "N/A" must be used. If the application is not complete or requested documentation is not included, the Board of Review will deny the exemption. All pages included with this application must be returned when the application is submitted for review.
4. Per MCL 211.7u(7), a person who files a claim for Poverty exemption IS NOT prohibited from also appealing the assessment on the property to the Board of Review in the same year.
5. The poverty threshold for eligibility for a poverty exemption is a figure which is equal to the Federal income standards established annually by the United States Office of Management and Budget for the previous calendar year. To be eligible for a poverty exemption from property taxes, the income of the property owner (household) must be less than the poverty threshold for the number of persons within the household.
6. All income and assets for persons in the household are reported in accordance with a form prescribed by the State Tax Commission.

Subject: POVERTY EXEMPTION GUIDELINES**DATE ADOPTED: MAY 19, 2025****Page: 2 of: 3**

- a. Per MCL 211.7u(2)(b), federal and state income tax returns for all persons residing in the principal residence must be included with the application including any property tax credit returns. The tax returns may be from the current or preceding tax year. If any person in the household is not required to file federal or state tax returns, the included affidavit, form 4988, must be completed by each person that does not file taxes.
 - b. The most recent statement for all bank accounts, investments, IRAs, CDs, 401Ks, money market, annuities, etc. The statement submitted must be complete with no missing pages and submitted for all persons residing in the home.
 - c. Proof of income/assets from the Social Security Administration, Veterans Administration, Medicare, Medicaid, Bridge Card, W-2 Forms, Pension Benefit Statements, Interest & Dividend Income Statements, Unemployment or Workmen's Compensation Benefit Statements, Child Support Documentation, Alimony Documentation, and any College/University scholarships for all persons residing in the home.
 - a. The most recent mortgage statement of the primary residence under review, including any reverse mortgages.
 - b. If primary residence being sought for exemption was purchased within the past two years of this application, homeowner's closing statements must be submitted with application. If a mortgage was obtained with the sale, a copy of the 'Uniform Residential Loan Application' is required.
7. Maximum total allowed assets, including amounts in banking/investment accounts may not exceed \$25,000 per household. The Asset Level does not include the primary residence for which exemption is being sought. It does include, but is not limited to:
- a. A second home, additional land not associated with the primary residence, or other buildings other than the primary residence being sought for exemption.
 - b. Vehicles and other recreational vehicles such as motor homes, campers, ATVs, boats, and motorcycles.
 - c. Jewelry, antiques, artwork, equipment, and other personal property of value.
 - d. Bank accounts, stocks, bonds, and investments. This also includes the money received from the sale of stocks, bonds, investments, cars, and houses unless a person is in the specific business of selling such property.
 - e. Withdrawals of bank accounts and borrowed money.
 - f. Gifts, loans, lump-sum inheritances, and one-time insurance payments.

Subject: POVERTY EXEMPTION GUIDELINES

DATE ADOPTED: MAY 19, 2025

Page: 3 of: 3

- g. Food or housing received in lieu of wages and the value of food and fuel produced and consumed on farms.
 - h. Federal non-cash benefits programs such as Medicare, Medicaid, food stamps, and school lunches.
 - i. The total interest income in all accounts (checking, savings, CDs, IRAs, 401Ks, money market, annuities, etc.)
- 8. Applicants that meet the income and asset qualifications will have the taxable value reduced by 50% for the current year.
- 9. Poverty exemptions shall be granted for one year only. The property owner must apply every year in order to receive an exemption.

Subject: POVERTY EXEMPTION GUIDELINES

DATE ADOPTED: FEBRUARY 15, 2021

Page: 1 of: 3

PURPOSE:

The purpose of this policy is to establish guidelines to be used by the Board of Review in determining whether a homeowner is eligible for a poverty exemption from property taxes.

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The poverty exemption policy applies to qualified low-income individuals who own homesteads in the City of Inkster. The policy limits the length of poverty exemptions to one year.

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5. The poverty threshold for eligibility for a poverty exemption is a figure which is equal to the Federal income standards established annually by the United States Office of Management and Budget for the previous calendar year. To be eligible for a poverty exemption from property taxes, the income of the property owner (household) must be less than the poverty threshold for the number of persons within the household.
6. All income and assets for persons in the household are reported in accordance with a form prescribed by the State Tax Commission.

Subject: POVERTY EXEMPTION GUIDELINES

DATE ADOPTED: FEBRUARY 15, 2021

Page: 2 of: 3

- a. Per MCL 211.7u(2)(b), federal and state income tax returns for all persons residing in the principal residence must be included with the application including any property tax credit returns. The tax returns may be from the current or preceding tax year. If any person in the household is not required to file federal or state tax returns, the included affidavit, form 4988, must be completed by each person that does not file taxes.
 - b. The most recent statement for all bank accounts, investments, IRAs, CDs, 401Ks, money market, annuities, etc. The statement submitted must be complete with no missing pages and submitted for all persons residing in the home.
 - c. Proof of income/assets from the Social Security Administration, Veterans Administration, Medicare, Medicaid, Bridge Card, W-2 Forms, Pension Benefit Statements, Interest & Dividend Income Statements, Unemployment or Workmen's Compensation Benefit Statements, Child Support Documentation, Alimony Documentation, and any College/University scholarships for all persons residing in the home.
 - a. The most recent mortgage statement of the primary residence under review, including any reverse mortgages.
 - b. If primary residence being sought for exemption was purchased within the past two years of this application, homeowner's closing statements must be submitted with application. If a mortgage was obtained with the sale, a copy of the 'Uniform Residential Loan Application' is required.
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 - b. Vehicles and other recreational vehicles such as motor homes, campers, ATVs, boats, and motorcycles.
 - c. Jewelry, antiques, artwork, equipment, and other personal property of value.
 - d. Bank accounts, stocks, bonds, and investments. This also includes the money received from the sale of stocks, bonds, investments, cars, and houses unless a person is in the specific business of selling such property.
 - e. Withdrawals of bank accounts and borrowed money.
 - f. Gifts, loans, lump-sum inheritances, and one-time insurance payments.

Subject: POVERTY EXEMPTION GUIDELINES

DATE ADOPTED: FEBRUARY 15, 2021

Page: 3 of: 3

- g. Food or housing received in lieu of wages and the value of food and fuel produced and consumed on farms.
 - h. Federal non-cash benefits programs such as Medicare, Medicaid, food stamps, and school lunches.
 - i. The total interest income in all accounts (checking, savings, CDs, IRAs, 401Ks, money market, annuities, etc.)
 - j. The applicant shall not have ownership interest in any real estate other than the primary residence being considered for exemption.
8. Applicants that meet the income and asset qualifications will have the taxable value reduced by 50% for the current year.
9. Poverty exemptions shall be granted for one year only. The property owner must apply every year in order to receive an exemption.

City of Inkster Application for Poverty Exemption

GUIDELINES AND INSTRUCTIONS FOR POVERTY EXEMPTION – 2025

- If granted an exemption, it is for the current year only. If your situation warrants an exemption in years following, a new application must be submitted for review. The Poverty exemption is meant to be a temporary form of assistance.
- Per, MCL 211.7u(3), the application for consideration must be received by the Assessor's Office at least one day prior to the last session of the Board of Review. Board of Review dates are posted annually and may also be found at www.cityofinkster.com or by calling (313) 563-4267. This application can be made by mail, if received one day prior to the last session of the Board of Review.
- The application must be filled out in its entirety and all requested documentation must be attached. If an area does not apply to the applicant, "N/A" must be used. If the application is not complete or requested documentation is not included, the Board of Review will deny the exemption. All pages included with this application must be returned when the application is submitted for review.
- Per MCL 211.7u(7), a person who files a claim for Poverty exemption IS NOT prohibited from also appealing the assessment on the property to the Board of Review in the same year.

Required Documentation to be Attached to Poverty Exemption Application

- Per MCL 211.7u(2)(b), federal and state income tax returns for all persons residing in the principal residence must be included with the application including any property tax credit returns. The tax returns may be from the current or preceding tax year. If any person in the household is not required to file federal or state tax returns, the included affidavit, form 4988, must be completed by each person that does not file taxes.
- **3 consecutive months of the most recent statements for all bank accounts, investments, IRAs, CDs, 401Ks, money market, annuities, etc.** The statement submitted must be complete with no missing pages and submitted for all persons residing in the home.
- Proof of income/assets from the Social Security Administration, Veterans Administration, Medicare, Medicaid, Bridge Card, W-2 Forms, Pension Benefit Statements, Interest & Dividend Income Statements, Unemployment or Workmen's Compensation Benefit Statements, Child Support Documentation, Alimony Documentation, and any College/University scholarships for all persons residing in the home.
- The most recent mortgage statement of the primary residence under review, including any reverse mortgages.
- If primary residence being sought for exemption was purchased within the past two years of this application, homeowner's closing statements must be submitted with application. If a mortgage was obtained, a copy of the 'Uniform Residential Loan Application' is required.

Common Reasons for Denial of Poverty Exemption Application

Below are common reasons (but not an exhaustive list) of why a claim for Poverty Exemption is denied:

- Failure to fill out all areas of the application, including "N/A" in areas not applicable to the applicant or signing the application.
- Failure to include State and Federal Income taxes or property tax credit returns for current or one preceding year for all persons residing in the home. ***Please note that the property tax credit returns are required to be filed with this application. Property tax credit returns (such as Michigan 1040CR) can still be filed with the State of Michigan even if the applicant does not file income taxes.***
- Failure to include complete banking/investment account and mortgage statements for all persons residing in the home. All pages must be submitted.

INCOME GUIDELINES FOR POVERTY EXEMPTION

This amount published annually by the US Dept. of Health and Human Services

Size of Family Unit	Poverty Guidelines
1	\$15,060
2	\$20,440
3	\$25,820
4	\$31,200
5	\$36,580
6	\$41,960
7	\$47,340
8	\$52,720
For each additional person	\$5,380

According to the US Census Bureau, "Income" includes:

- Money, wages, and salaries before any deductions
- Net receipts from non-farm self-employment. (These are receipts from a person's own business, professional enterprise, or partnership, after deductions for business expenses.)
- Net receipts from farm self-employment. (The same provisions as above for self-employment.)
- Regular payments from social security, railroad retirement, unemployment, worker's compensation, veteran's payments and public assistance.
- Alimony, child support, and military family allotments.
- Private pensions, governmental pensions, and regular insurance or annuity payments.
- College or university scholarships, grants, fellowships, and assistantships.
- Dividends, interest, net rental income, net royalties, periodic receipts from estates or trusts, and net gambling or lottery winnings.

ASSET LEVEL GUIDELINES FOR POVERTY EXEMPTION

The Asset Level does not include the primary residence for which exemption is being sought. It does include, but is not limited to:

- A second home, additional land not associated with the primary residence, or other buildings other than the primary residence being sought for exemption.
 - Vehicles and other recreational vehicles such as motor homes, campers, ATVs, boats, and motorcycles.
 - Jewelry, antiques, artwork, equipment, and other personal property of value.
 - Bank accounts, stocks, bonds, and investments. This also includes the money received from the sale of stocks, bonds, investments, cars, and houses unless a person is in the specific business of selling such property.
 - Withdrawals of bank accounts and borrowed money.
 - Gifts, loans, lump-sum inheritances, and one-time insurance payments.
 - Food or housing received in lieu of wages and the value of food and fuel produced and consumed on farms.
 - Federal non-cash benefits programs such as Medicare, Medicaid, food stamps, and school lunches.
 - The total interest income in all accounts (checking, savings, CDs, IRAs, 401ks, money market, annuities, etc.)
- The total of all household assets, not including the value of the subject property shall not exceed \$25,000

Poverty Exemption Worksheet
Copy Provided to Applicant After Board of Review Meeting

Parcel Number: _____

Year: _____

Property Address: _____ **Applicant's Name:** _____

For Board of Review Use Only - Do Not Write Below This Line

Staff - Initial next to all requirements as it relates to the application/applicant.

Does the applicant appear as taxpayer of record of property in question?	Yes _____	No _____
If not, has documentation proving ownership been provided?	Yes _____	No _____
Are all areas on the application complete with either an answer or "N/A"?	Yes _____	No _____
Are all pages of the guidelines/application included with the applicants submission?	Yes _____	No _____
Does the applicant reside at the property in question?	Yes _____	No _____
Are copies of the Federal and State income tax returns and property tax credits forms for the current of preceding year attached for all persons residing in the household?	Yes _____	No _____
If not, is the affidavit stating the person is not required to file income taxes completed?	Yes _____	No _____
If home was purchased within in past 2 years of date of this application, is closing statements provided?	Yes _____	No _____
Is a copy of the most current mortgage statement, including a reverse mortgage if applicable, attached?	Yes _____	No _____
Are copies of the most recent bank/investment statements for all residing in the household attached with all pages included?	Yes _____	No _____

a. **Taxable value on roll** \$ _____

b. **Number of people in household** _____

c. **Total household income from information provided** \$ _____

Income limit based on number of people in household

d. **as established by guidelines** \$ _____

e. **Total assets of household** \$ _____

Does applicant meet all asset and income guidelines

f. **as established?** ☐ YES ☐ NO

If no, reason must be provided by the Board of Review below.

g. **If yes, multiply line "a" by 50% (0.50)** \$ _____

_____ **Appeal Denied**

_____ **Reduction Granted**

- _____ 1. Does not qualify based on guidelines
- _____ 2. Application not complete, missing information
- _____ 3. Did not furnish proper documentation
- _____ 4. Other: _____

Taxable Value

As on Roll \$ _____

Revised \$ _____

Initials of Board Members: _____

Date: _____