

REGULAR MEETING OF THE COUNCIL
OF THE
CITY OF DEARBORN

December 10, 2024

The Council convened at 7:14 P.M., President of the Council Michael Sareini presiding. Present at roll call were Councilmembers Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris, and President of the Council Sareini (7); Absent: None (0). A quorum being present, the Council was declared in session.

Pastor Josh Levesque of Dearborn Baptist Church delivered the invocation.

All persons that were able stood for the Pledge of Allegiance.

Public comment began at 7:16 P.M. and ended at 7:24 P.M.

By Enos supported by Alsawafy.

12-592-24. RESOLVED: That all items on the Consent Agenda for the meeting of December 10, 2024 be and are hereby approved; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was adopted as follows: Yeas: Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris, and Sareini (7), Nays: None (0); Absent: None (0).

By Alsawafy supported by Hammoud.

12-593-24. WHEREAS: The Purchasing Department, on behalf of the Economic and Community Development Department is requesting that City Council award a professional services contract to Progressive AE in the amount of \$50,000 for Phase 2 and 3 of the Housing Market Analysis, and

WHEREAS: This contract was procured through a competition exception because of the specialized professional services required; therefore be it

RESOLVED: That the aforementioned bid is hereby accepted, that the Mayor is hereby authorized to execute a formal contract upon the approval of the Department of Law; provided however, that all of the specifications and instructions in the bid have been fully complied with; be it further

RESOLVED: That this contract shall be financed from the General Fund, Economic and Community Development, Professional Services budget.

The resolution was unanimously adopted.

By Alsawafy supported by Hammoud.

12-594-24. RESOLVED: That the bid from Fer-Pal Construction, USA, LLC. received for Water Main Lining Under Railroad at Miller and Industrial (Dearborn Job No. 2024-022 - CIP Q74086) is hereby accepted in the amount of \$224,880, that the Mayor is hereby authorized to execute a formal contract upon the approval of the Department of Law; provided however, that all of the specifications and instructions in the bid have been fully complied with; be it further

RESOLVED: That a 5% contingency in the amount of \$11,244 is hereby approved to provide for any unforeseen conditions encountered during the execution of the project; be it further

RESOLVED: That the City Engineer be and is hereby authorized to execute all change orders or modifications that utilize all approved contingency; be it further

RESOLVED: That this contract shall be financed from the Water Fund, Public Works, Capital Project Support budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Alsawafy.

12-595-24. RESOLVED: That pursuant to Section 2-568A (6)e of the Code of the City of Dearborn, City Council hereby awards a contract to Maverick Excavating in the amount of \$130,800 to provide for continuity of effort, for the Demolition and Disposal of Trailers at Camp Dearborn; be it further

RESOLVED: That this purchase order shall be financed from the General Fund, Recreation, Camp Dearborn General, Contractual Services, Other Services budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Hammoud.

12-596-24. WHEREAS: The City is eligible for contract pricing through The Interlocal Purchasing System (TIPS) cooperative program for the purchase and Installation of Office Furniture, and

WHEREAS: The Purchasing Division recommends the purchase via a cooperative contract for the purchase and Installation of Office Furniture at the Dearborn Administrative Center from Partner Haus and Sunline Office in the amount of \$884,744, which includes a 5% contingency in the amount of \$42,131; therefore be it

RESOLVED: That Partner Haus and Sunline Office, via The Interlocal Purchasing System (TIPS) cooperative program Contract No. 230301 be designated for the purchase and Installation of Office Furniture at the Dearborn Administrative Center, in the amount of \$884,744; be it further

RESOLVED: That pursuant to Section 2-568A (6) (e) of the Code of the City of Dearborn, City Council also hereby awards a contract to Partner Haus in the amount of \$314,360, which includes a 5% contingency in the amount of \$14,970 for the Purchase and Installation of Flooring at the Dearborn Administrative Center; be it further

RESOLVED: That this purchase order shall be financed in the total amount of \$1,199,104 from the Facilities Fund, Capital Project Support budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Hammoud.

12-597-24. RESOLVED: That pursuant to Section 2-568A (6) (e) of the Code of the City of Dearborn, City Council hereby awards a contract to IB Electric in the amount of \$65,830, with a 5% contingency in the amount of \$3,292 to provide for continuity of effort, and uniformity of results for the Purchase and Installation of Lighting at the Dearborn Administrative Center; be it further

RESOLVED: That this purchase order shall be financed from the Facilities Fund, Capital Project Support budget; be it further; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Hammoud.

12-598-24. RESOLVED: Granting the request of Ali Cheaito of ACH Investments, LLC to remove the "no variances" condition contained in Council Resolution 5-206-18 to allow ACH Investments, LLC to seek variances by the City's Zoning Board of Appeals for the properties located at 7518 and 7526 Wyoming; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Abraham.

12-599-24. RESOLVED: That the minutes of the previous regular meeting of November 19, 2024 and the same are hereby approved as recorded and published.

The resolution was adopted as follows: Yeas: Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris, and Sareini (7), Nays: None (0); Absent: None (0).

By Alsawafy supported by Paris.

12-600-24. RESOLVED: That Ordinance No. 24-1831 be taken from the table and placed upon its final reading.

The Clerk read the Ordinance No. 24-1831, entitled, "An Ordinance to Amend the Zoning Ordinance of the City of Dearborn by amending Section 17.03 of Article 17.00, Entitled 'Development Standards'."

The President of the Council announced that this was the final reading of the Ordinance.

The President of the Council then put the question, "Shall this Ordinance pass?"

The Ordinance was adopted as follows: Yeas: Abraham, Alsawafy, Enos, Hammoud, Herrick, Paris, and Sareini (7), Nays: None (0); Absent: None (0).

Council President Sareini introduced Ordinance No. 24-1832, entitled, "An Ordinance to amend the Zoning Ordinance of the City of Dearborn by amending Section 1.03 of Article 1.00, Entitled 'Short Title, Rules of Construction and Definition', Article 3.00, Entitled 'Nonconformities', and Section 29.02 of Article 29.00, Entitled 'Schedule of Regulations'.

The Clerk read the Ordinance by title.

The President of the Council announced that this was the first reading of the Ordinance.

By Alsawafy supported by Paris.

12-601-24. RESOLVED: That proposed Ordinance No. 24-1832 be laid on the table.

The resolution was unanimously adopted.

Councilmember Alsawafy introduced Ordinance No. 24-1833, entitled, "An Ordinance to amend Section 9.02 of Ordinance No. 06-1111 of the City of Dearborn by Rezoning the Properties Located at 6329 Greenfield Rd., 15600 and 15740 Lundy Parkway from a TR (Technology and Research District) to a BC (General Business District) zoning classification."

The Clerk read the Ordinance by title.

The President of the Council announced that this was the first reading of the Ordinance.

By Paris supported by Abraham.

12-602-24. RESOLVED: That proposed Ordinance No. 24-1833 be laid on the table.

The resolution was unanimously adopted.

Councilmember Paris introduced Ordinance No. 24-1834, entitled, "An Ordinance to amend the Fire Prevention and Protection Chapter (Chapter 10) of the Code of Ordinances of the City of Dearborn by Amending Article II, Section 10-38 and Section 10-38.1, Entitled 'Fire Prevention Code'."

The Clerk read the Ordinance by title.

The President of the Council announced that this was the first reading of the Ordinance.

By Alsawafy supported by Hammoud.

12-603-24. RESOLVED: That proposed Ordinance No. 24-1834 be laid on the table.

The resolution was unanimously adopted.

By Paris supported by Alsawafy.

12-604-24. WHEREAS: The Jingle Bell Bash is an annual event held in West Downtown Dearborn and hosted by the West Dearborn Downtown Development Authority, and

WHEREAS: This holiday event features a variety of family-friendly activities, such as face painting, live ice sculptures, photos with Santa, food, and entertainment for visitors, and

WHEREAS: The event activates public space within the West Downtown Development Authority district and contributes to increased community vibrancy, business activity, and patronage of visitors to West Downtown Dearborn during the holiday season, and

WHEREAS: This year, Ford World Headquarters has made a donation in the amount of \$1,500 to offer expanded programming and activities for event attendees, and

WHEREAS: It is respectfully requested that the Finance Director be authorized to recognize and appropriate the donation for the Jingle Bell Bash event expenditures; therefore be it

RESOLVED: That the Finance Director be and is hereby authorized to recognize and appropriate the donation received from the Ford World Headquarters in the amount of \$1,500 for the Jingle Bell Bash event expenditures; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Abraham.

12-605-24. WHEREAS: Ordinance No. 05-1062, Section 2-568 (b) 6 (I), authorizes best source procurement in certain circumstances, and

WHEREAS: The Purchasing Agent has received a request from the Library for a best source procurement through competition exception due to the extensive background in Michigan municipal Library design; therefore be it

RESOLVED: That MCD Architects be designated as the best source for A&E Services for the Renovation of Esper and Bryant Libraries in an amount not to exceed \$595,000, and that the Purchasing Agent be authorized to enter into a purchase order for the aforementioned items; be it further

RESOLVED: That this contract shall include A&E Services and project management until the completion of the construction phase; be it further

RESOLVED: That this contract shall be financed from the Facilities Fund, Library, Architect and Engineering Services budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Abraham.

12-606-24. WHEREAS: The City presently has a contract with Orkin (C.R. 11-569-23) for City-Wide Sewer Vector Services, and

WHEREAS: Orkin has offered to extend the present contract in the annual amount of \$145,920; therefore be it

RESOLVED: That the contract for City-Wide Sewer Vector Services is hereby extended with Orkin, for the term of one-year, with four (4) one-year renewal options available, in the annual amount of \$145,920; be it further

RESOLVED: That this contract shall be financed from the General Fund, Neighborhood Services, Contractual Services, Vector Control budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Abraham.

12-607-24. WHEREAS: The City currently has a contract with Nationwide Construction Group for the installation of gates and fencing at three (3) City parking garages, and

WHEREAS: Purchasing has received a request from the Department of Public Works and Facilities to add funds in an amount not to exceed \$84,790 to that contract to allow a Change Order for Digital Signage Counters for three (3) City Parking Garages; therefore be it

RESOLVED: That the additional expenditures to Nationwide Construction Group be and are hereby authorized in an amount not to exceed \$84,790 for Digital Signage Counters for three (3) City Parking Garages; be it further

RESOLVED: That the additional expenditures shall be financed from the Facilities Fund, Public Works, Additions and Improvements budget; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Paris.

12-608-24. WHEREAS: For twenty-seven years the City of Dearborn has partnered with SMART to offer transportation services to residents 60 years of age and older, and Fiscal-Year 2025 will be the 28th year of the program in Dearborn, and

WHEREAS: The program is run through the Parks & Recreation Department, and transports approximately 200 riders per week; Transportation is available Monday - Friday from 8:30 A.M to 3:30 P.M., and

WHEREAS: The fee remains at \$1 each way, or \$2 for round-trip; however, no one is refused a ride in hardship situations; therefore be it

RESOLVED: That City Council hereby approves the Fiscal Year 2025 SMART Municipal and Community Credit Contract in the total amount of \$364,928 which provides transportation for residents of Dearborn 60 years of age or older, as well as, individuals with disabilities; be it further

RESOLVED: That this contract shall be financed from the FY2024 Budget, General Fund, Parks & Recreation Department, SMART Transportation Intergovernmental Revenue, Distribution Account No. 101-3093-330.04-90; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Abraham.

12-609-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Thomas Saroglia to the Dearborn Historical Advisory Commission with a term ending June 30, 2027; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Hammoud supported by Alsawafy.

12-610-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Batoull Haidar to the Environmental Commission with a term ending June 30, 2025; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Alsawafy.

12-611-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Machhadie Assi to the Environmental Commission with a term ending June 30, 2025; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Hammoud.

12-612-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Rene Ziaja to the Environmental Commission with a term ending June 30, 2025; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Hammoud.

12-613-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Lamis Srour to the Environmental Commission with a term ending June 30, 2026; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Alsawafy.

12-614-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Paul Boyce to the Environmental Commission with a term ending June 30, 2026; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Paris supported by Hammoud.

12-615-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Asma Said to the Environmental Commission with a term ending June 30, 2026; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Paris.

12-616-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Ramsey Saymuah to the Environmental Commission with a term ending June 30, 2027; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Abraham supported by Paris.

12-617-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Mahmoud Tanana to the Environmental Commission with a term ending June 30, 2027; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

By Alsawafy supported by Abraham.

12-618-24. RESOLVED: That City Council hereby concurs in the Mayor's appointment of Mohamed Dabaja to the Environmental Commission with a term ending June 30, 2027; be it further

RESOLVED: That failure of a multi-member body appointee to possess the required qualifications for appointment by this charter or law shall result in that members immediate vacancy from the multi-member body to which they were appointed; be it further

RESOLVED: That this resolution be given immediate effect.

The resolution was unanimously adopted.

Council President opened the floor to public comment.

There being no further business, upon a motion duly made, seconded and adopted, the Council then adjourned at 8:41 P.M.

APPROVED:

President of the Council

ATTESTED:

City Clerk