



City of Plymouth
City Commission Regular Meeting Minutes
Monday, April 20, 2026, 7:00 p.m.
Plymouth City Hall 201 S. Main Street

ITEM #2.a

City of Plymouth
201 S. Main St.
Plymouth, Michigan 48170-1637

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Phone 734-453-1234
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1. CALL TO ORDER

- a. Mayor Linda Filipczak called the meeting to order at 7:00 p.m. leading the Pledge of Allegiance.
- b. Present: Mayor Linda Filipczak, Mayor Pro Tem Joe Elliott, Commissioners Alanna Maguire, Brock Minton, Karen Sisolak

Excused: Commissioners Latricia Horstman, Jennifer Kehoe

Also present: City Manager Chris Porman, City Attorney Bob Marzano, and various members of the City Administration

- c. Filipczak acknowledged Arab American Heritage Month with a proclamation.

Chief Al Cox made a presentation to retired Lt. Jamie Grabowski acknowledging his 28 years of service to the City of Plymouth Police Department.

2. APPROVAL OF MINUTES

Motion to approve the April 6, 2026 City Commission Regular Meeting Minutes made by Minton, supported by Kehoe;

There was a voice vote.

MOTION PASSED UNANIMOUSLY

3. APPROVAL OF THE AGENDA

Motion to approve the agenda for April 20, 2026 made by Maguire, supported by Sisolak;

There was a voice vote.

MOTION PASSED UNANIMOUSLY

4. ENACTMENT OF THE CONSENT AGENDA

Motion to approve the consent agenda for April 20, 2026 made by Minton, supported by Elliott;

- a. Approval of March 2026 Bills
- b. Special Event: Plymouth Memorial Day Parade, 5/25/26
- c. Special Event: Pumpkin Palooza 2026, 10/18/26

There was a voice vote.

MOTION PASSED UNANIMOUSLY

5. CITIZEN COMMENTS

Sherryl Underwood 9048 Rocker: Was concerned about wreckless driving and dangerous behaviors of young riders of motorized bikes.

Ed Walton 1465 Palmer: Complemented and thanked DMS for their post-storm clean-up efforts.

Mark Waller 1051 N Mill St.: Saturday May 2 is the Old Village Yard and Trunk Sale from 8am-3pm.

Ron Picard 1373 Sheridan: Hopes e-bike issues are handled prior to DDA Streetscape bike lane completion.

6. COMMISSION COMMENTS

Filipczak and Minton echoed the concerns for safe use of motorized bikes and thanked the Administration and Chief Cox for making the educational material available for the public regarding rules and regulations motorized bikes. Filipczak also thanked the DDA and others involved for their work on the ArtWalk; Thanked Wes Graff for the State of the Community luncheon.

Elliott: Spoke about two upcoming events: Vaisakhi Sikh Harvest Celebration is Friday, April 24 from 6-9pm at PARC and "Ours to Protect Plymouth" is Thursday, April 23 at Chicane from 6-7pm.

7. OLD BUSINESS

None

8. NEW BUSINESS

a. 2026/27 Road Salt Order

Motion to approve the following resolution made by Maguire, supported by Elliott;

RESOLUTION 2026-37

WHEREAS The City of Plymouth operates a road system and the winter months require that the City take certain snow and ice control measures to ensure the public safety; and

WHEREAS The City of Plymouth uses a significant amount of Road Salt to keep the City's roads passable during the winter months; and

WHEREAS The City may choose to participate in the State of Michigan group purchasing plan known as the MIDEAL for the purchase of Road Salt.

NOW THEREFORE BE IT RESOLVED THAT the City Commission of the City of Plymouth does hereby authorize the City Administration to enter into an agreement with the State of Michigan for the purchase of Road Salt through the MIDEAL Extended Purchasing Plan for the 2026 - 27 winter season. The City shall contract 1700 tons of road salt and comply with the terms of the MIDEAL contract when it is awarded.

There was a voice vote.

MOTION PASSED UNANIMOUSLY

b. CIA/TIF Development Plan

Motion to approve the following resolution made by Minton, supported by Magire;

[A copy of the plan can be found in the agenda packet for the 4/20/2026 City Commission meeting:

<https://www.plymouthmi.gov/common/pages/GetFile.ashx?key=I3NEAZiN>]

RESOLUTION 2026-38

RESOLUTION APPROVING
DEVELOPMENT PLAN AND TAX INCREMENT FINANCING PLAN FOR
CITY OF PLYMOUTH OLD VILLAGE CORRIDOR IMPROVEMENT AUTHORITY

City of Plymouth
County of Wayne, Michigan

Minutes of a regular meeting of the City Commission of the City of Plymouth, Michigan, held in the City Hall on April 20, 2026, at 7:00 o'clock p.m., prevailing Eastern Time.

PRESENT: Members _____

ABSENT: Members _____

The following preamble and resolution were offered by Member _____ and support by Member _____:

WHEREAS, the City of Plymouth Old Village Corridor Improvement Authority (the "Authority") has prepared and recommended for approval the Development Plan and Tax Increment Financing Plan (the "Plan") which is on file with the City Clerk; and

WHEREAS, on January 20, 2026, the City Commission held a public hearing on the Plan pursuant to Part 6, Act 57, Public Acts of Michigan, 2018, as amended (the "Act"); and

WHEREAS, the City Commission has given the taxing jurisdictions in which the Development Area is located an opportunity to express their views and recommendations regarding the Plan, as required by the Act; and

WHEREAS, after consideration of the Plan, the City Commission has determined to approve the Plan.

NOW, THEREFORE, BE IT RESOLVED THAT:

1. Findings. The City Commission adopts this Resolution based on the following considerations:

(a) The Plan meets the requirements set forth in 620(2) of the Act.

(b) The proposed method of financing the development is feasible and the Authority has the ability to arrange the financing.

(c) The development is reasonable and necessary to carry out the purposes of the Act.

(d) The land included within the Development Area to be acquired, if any, is reasonably necessary to carry out the purposes of the Plan and the purposes of the Act in an efficient and economically satisfactory manner.

(e) The development Plan is in reasonable accord with the land use plan of the City.

(f) Public services, such as fire and police protection and utilities, are or will be adequate to service the project area.

(g) Changes in zoning, streets, street levels, intersections, and utilities, to the extent required by the Plan, are reasonably necessary for the project and for the City.

2. Public Purpose. The City Commission hereby determines that the Plan constitutes a public purpose.

3. Best Interest of the Public. The City Commission hereby determines that it is in the best interests of the public to proceed with the Plan in order to correct and prevent deterioration and to promote economic growth in the Development Area.

4. Approval and Adoption of Plan. The Plan is hereby approved and adopted. A copy of the Plan and all later amendments thereto shall be maintained on file in the City Clerk’s office.

5. Establishment of Tax Increment Financing Account; Approval of Depository. The Treasurer of the Authority shall establish a separate fund which shall be kept in a depository bank account or accounts in a bank or banks approved by the Treasurer of the City, to be designated Corridor Improvement Authority Tax Increment Financing Account. All moneys received by the Authority pursuant to the Plan shall be deposited in the Tax Increment Financing Account. All moneys in the Tax Increment Financing Account and earnings thereon shall be used only in accordance with the Plan.

6. Payment of Tax Increment Revenues to Authority. The City Treasurer and the County Treasurer shall transmit tax increment revenues to the Treasurer of the Authority for deposit in the Tax Increment Financing Account. The payments shall be made on the date or dates on which the City Treasurer and the County Treasurer are required to remit taxes to each of the taxing jurisdictions.

7. Annual Report. The Authority shall annually submit to the City Commission and the State Tax Commission, a report on the status of the Tax Increment Financing Account, as required by the Act.

8. Conflict and Severability. All resolutions and orders or parts thereof in conflict with the provisions of the Resolution are to the extent of such conflict hereby repealed, and each section of the Resolution and each subdivision of any section thereof is hereby declared to be independent, and the finding or holding of any section or subdivision thereof to be invalid or void shall not be deemed or held to affect the validity of any other section or subdivision of the Resolution.

AYES: Members _____

NAYS: Members _____

RESOLUTION DECLARED ADOPTED.

Maureen Brodie
City Clerk

I hereby certify that the foregoing is a true and complete copy of a resolution adopted by the City Commission of the City of Plymouth, County of Wayne, State of Michigan, at a Regular meeting held on April 20, 2026, and that said meeting was conducted and public notice of said meeting was given pursuant to and in full compliance with the Open Meetings Act, being Act 267, Public Acts of Michigan, 1976, as amended, and that the minutes of said meeting were kept and will be or have been made available as required by said Act.

Maureen Brodie
City Clerk

There was a voice vote.

MOTION PASSED UNANIMOUSLY

c. Zoning Ordinance Amendments to Sections 78-100 – Batch 4 – Version 2 - 1ST Reading

Motion to approve the following resolution made by Minton, supported by Sisolak;

RESOLUTION 2026-39

WHEREAS The Planning Commission of the City of Plymouth reviewed the proposed zoning ordinance amendments which update Section 78-100 of the City's Zoning Ordinance; and

WHEREAS The Planning Commission held a public hearing on March 11, 2026, to receive public comments about the zoning ordinance amendments; and

WHEREAS At the conclusion of the public hearing, the Planning Commission approved the text amendment and recommended review and approval by the City Commission; and

WHEREAS The City Commission has completed a first reading of the proposed language.

NOW THEREFORE BE IT RESOLVED THAT the City Commission of the City of Plymouth does hereby approve the zoning ordinance amendments to Section 78-100.

NOW THEREFORE BE IT FURTHER RESOLVED THAT the City Commission will hold a second reading of the proposed zoning ordinance amendments at their next regular meeting.

There was a voice vote.

MOTION PASSED UNANIMOUSLY

d. Software Renewal

Motion to approve the following resolution made by Sisolak, supported by Minton;

RESOLUTION 2026-40

WHEREAS The City of Plymouth and the Plymouth Downtown Development Authority (DDA) Have utilized Placer.ai to provide anonymized visitor and mobility data to support Event planning, economic development, infrastructure discussions, and public safety Coordination; and

WHEREAS This data has proven valuable in understanding attendance patterns, supporting Sponsorship development, informing staffing and emergency planning, and assisting Interagency coordination; which helps us provide for the health, safety, and welfare of the City; and

WHEREAS Continued access to this information will support ongoing City and DDA operations And decision-making;

NOW, THEREFORE, BE IT RESOLVED that the Plymouth City Commission hereby approves the renewal of the Placer.ai subscription in the amount of \$16,538, and authorizes the City Manager or designee to execute all necessary documents.

Commissioners discussed concerns regarding data privacy and requested additional information from the vendor.

There was a voice vote.

MOTION PASSED 4-1

e. Residential Cross Connection Program

Motion to approve the following resolution made by Elliott, supported by Sisolak;

[Program information and agreement can be found in the agenda packet for the 4/20/2026 City Commission meeting: <https://www.plymouthmi.gov/common/pages/GetFile.ashx?key=I3NEAZiN>]

RESOLUTION 2026-41

WHEREAS In order to protect the public health, safety and welfare and the public water supply the City is required to have a Cross Connection Program; and

WHEREAS The City of Plymouth operates a water distribution system in accordance with Requirements of the Michigan Department of Environment, Great Lakes, and Energy (EGLE); and

WHEREAS The City is required to maintain a Cross Connection Control Program, including Residential properties, in order to comply with State regulations and protect the public Water supply; and

WHEREAS The implementation of a Residential Cross Connection Control Program is necessary to Ensure continued compliance with the Safe Drinking Water Act and EGLE requirements;

NOW THEREFORE BE IT RESOLVED THAT the City Commission of the City of Plymouth does hereby authorize a Professional Services Contract with Hydro Corp of Troy, Michigan to complete the City's Residential Cross Connection Program at a cost of \$34,095.21 per year for the first year of a five-year contract for a total \$184,670.67. Funding from this program comes from the Water/Sewer Fund.

There was a voice vote.

MOTION PASSED UNANIMOUSLY

f. Commerical/Industrial Cross Connection Contract Revision

Motion to approve the following resolution made by Minton, supported by Maguire;

[The revised agreement can be found in the agenda packet for the 4/20/2026 City Commission meeting: <https://www.plymouthmi.gov/common/pages/GetFile.ashx?key=I3NEAZiN>]

RESOLUTION 2026-42

WHEREAS The City of Plymouth operates a water distribution system in accordance with requirements of the State of Michigan Department of Environment, Great Lakes, and Energy (EGLE); and

WHEREAS In order to protect the public health, safety and welfare and the public water supply the City is required to have a Cross Connection Program; and

WHEREAS The City Commission did, at its April 6th City Commission Meeting approved a 3-year contract for Commercial/Industrial Cross Connection Control Program to HydroCorp; and

WHEREAS The City of Plymouth and HydroCorp are desirous of revising the contract terms to 5-years, with updated pricing, which provides some savings to the City.

NOW THEREFORE BE IT RESOLVED THAT the City Commission of the City of Plymouth does hereby authorize the revision to a Professional Services Contract with Hydro Corp of Troy, Michigan to complete the City's Commercial/Industrial Cross Connection Program at a cost of (\$22,065.00 per year) for the first year of a five-year contract for a total \$119,508. Funding from this program comes from the Water/Sewer Fund.

There was a voice vote.

MOTION PASSED UNANIMOUSLY

9. REPORTS AND CORRESPONDENCE

a. Liaison Reports

Minton: There will be no HDC meeting for May.

Elliott: There was a Planning Commission sub-committee meeting earlier today and he provided an update on the status of a Compatibility Ordinance. Next meeting will be May 11, 2026.

Sisolak: Reported on her attendance of a Semcog Government 101 training session.

b. Appointments

None

10. ADJOURNMENT

The next regular City Commission meeting is 7:00 pm on Monday, May 4 at Plymouth City Hall.

A motion to adjourn the meeting was made by Maguire, supported by Sisolak;

There was a voice vote.

MOTION PASSED UNANIMOUSLY

Filipczak adjourned the meeting at 7:44 p.m.

LINDA FILIPCZAK
MAYOR

MAUREEN A. BRODIE, CMC, MiPMC
CITY CLERK