

**CITY OF RIVER ROUGE, MICHIGAN  
IN PERSON MEETING OF THE CITY COUNCIL  
CONFERENCE June 6, 2023**

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Mayor Campbell in the Chair

Meeting called to order at 7:31 P.M.

Present: Campbell, Folks, Holly, Pierce, Ward

Excused: Cooney

Absent: None

Also Present: City Clerk Patricia Johnson, Deputy Clerk Bridgette Bowdler, Executive Assistant to Mayor Kelli Onufrak, Attorney Elizabeth Cacevic, Assessor Kameelah Pasha, Dept. of Public Works Assistant Director Michael Bowdler Jr., Public Safety Director Roberto Cruz, Treasurer Michael D. Bowdler, Finance Director Carl Johnson, EDC-Keith Sabuda.

23-119

Moved by Commissioner Folks, Commissioner Ward, supported by Commissioner Pierce, CARRIED to approve Minutes from May 16, 2023.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-120

Moved by Commissioner Ward, supported by Commissioner Pierce, CARRIED to approve to appoint Yeo & Yeo CPA's to perform the annual audit for the City for a five year term beginning with the June 30, 2023 fiscal year. Year one \$45,000, total five years \$245,000.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-121

Moved by Commissioner Campbell, supported by Commissioner Folks, CARRIED to approve to appoint Loukas Arapakis, Assistant Water Superintendent to the DUWA Board (Downriver Utility Wastewater Authority) as the City of River Rouge representative.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-122

Moved by Commissioner Ward, supported by Commissioner Pierce, CARRIED to approve request from Constable Trigge to have a 4<sup>th</sup> of July Party for the residents of the Reno Building in the Back parking lot from 10AM to 10PM.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-123

Moved by Commissioner Ward, supported by Commissioner Pierce, CARRIED to approve Block Party request from Stephanie Zielke for July 4<sup>th</sup> from 11am to 10pm on James Street between Genessee and Brownlee.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-124

Moved by Mayor Campbell, supported by Commissioner Campbell, CARRIED to approve to sell the vacant lot a 286 Frazier to the adjoining homeowner, Chandia Jackson of 284 Frazier for \$100.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-125

Moved by Commissioner Ward, supported by Commissioner Campbell, CARRIED to approve to sell the vacant lot at 56 Maple to the two adjoining homeowners, Yajaira Padilla of 58 Maple and Cynthia Cleaver of 54 Maple for \$50.00 each, to be split and combined with their existing lots.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-126

Moved by Commissioner Ward, supported by Commissioner Campbell, CARRIED to approve to sell the vacant lot at 26 E. Henry to the adjoining homeowner Javier Benitez Leon, the owner of 24 E. Henry, for \$100.00.

23-127

Moved by Commissioner Pierce, supported by Commissioner Ward, CARRIED to approve checks 77600-77687. Overtime Figures for 05/07/2023-05/20/2023 in the amount of \$24,863.41. Overtime Figures for 05/21/2023-06/03/2023 in the amount of 26,376.15.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: Campbell on 77615, 77616, 77617, 77618, 77619. Pierce on 77666. Ward on 77683.

Mayor Campbell on 77616, 77619.

23-128

Moved by Commissioner Ward, supported by Commissioner Pierce, CARRIED to approve 8 Building Permits, 8 Electrical Permits, 5 Fence Permits, 2 Flat Work Permits, 5 Mechanical Permits, and 4 Plumbing Permits for a total of 32 Permits.

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

23-129

Moved by Mayor Campbell, supported by Commissioner Ward, CARRIED to approve the amendment of Proposed Ordinance:

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

**CITY OF RIVER ROUGE  
WAYNE COUNTY, MI  
ORDINANCE NO. ARTICLE 12 SECTION 12.7**

**AN ORDINANCE TO AMEND THE RIVER ROUGE CITY CODE, ZONING ORDINANCE,  
ARTICLE 12, ADMINISTRATION, ENFORCEMENT, AND VIOLATIONS, SECTION 12.7, VI-  
OLATIONS AND PENALTIES**

**Whereas**, the City of River Rouge Zoning Administrator initiated the following amendment to the Zoning Ordinance text, as enabled by Sec. 13.1.2 of the Zoning Ordinance, on April 6, 2023;

**Whereas**, the Planning Commission held a public hearing on the proposed amendment, in accordance with state law, on April 27, 2023 and recommended approval of the proposed text amendment to the City Council;

**Whereas**, the City Council reviewed the proposed text amendment on June 6, 2023, at the regular meeting of Council;

**Now, therefore, be it ordained** by the River Rouge City Council that the River Rouge Zoning Ordinance be amended as follows:

**ARTICLE I: AMENDMENTS**

**12.7.1 VIOLATIONS AND PENALTIES**

**12.7.1 Penalties**

Any person who violates any provision of this Ordinance in any particular, or who fails to comply with any of the regulatory measures or conditions of the Zoning Administrator, Building Official, Planning Commission, or Zoning Board of Appeals adopted pursuant hereto, shall be responsible for a municipal civil infraction, and upon a determination of responsibility shall be subject to a fine of not more than \$500.00 for each violation. Each day such violation continues shall be deemed a separate offense.

**12.7.3 Zoning Administrator**

The Zoning Administrator, Building Official, or designee, are ~~is~~ hereby designated as the authorized City officials to issue municipal civil infraction citations directing alleged violators of this Ordinance to appear in court.

**ARTICLE II. SEVERABILITY:** Should any word, sentence, phrase or any portion of this Ordinance be held in any manner invalid by any Court of competent jurisdiction or by any agency having authority to do so for any reason whatsoever, such holding shall be construed and limited to such word, sen-

tence, phrase or any portion of the Ordinance held to be invalid and shall not be construed as affecting the validity of any remaining words, sentences, phrases or portions of the Ordinance.

**ARTICLE III. CONFLICTING ORDINANCES:** All prior existing ordinances adopted by the City of River Rouge inconsistent or in conflict with the provisions of this Ordinance are, to the extent of such conflict or inconsistency, hereby expressly repealed.

CITY OF RIVER ROUGE  
WAYNE COUNTY, MICHIGAN

\_\_\_\_\_  
William L. Campbell, Mayor

ATTEST:

\_\_\_\_\_  
Patricia Johnson, Clerk

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I, Patricia Johnson, City of River Rouge Clerk, hereby certify as follows:

A) The above Ordinance was passed by the River Rouge City Council on the 6<sup>th</sup> day of June, 2023. A second reading of the ordinance was completed on the 20<sup>th</sup> day of June, 2023. The names of the members voting thereon and how each member voted was as follows:

Yeas:

Nays:

Absent

B) A true copy of the above Ordinance was published in the Telegram, a newspaper circulating within the City, on the \_\_th day of \_\_\_, 2023, and;

C) The effective date of the above Ordinance is the \_\_th day of \_\_\_ 2023.

RIVER ROUGE CITY COUNCIL

By: \_\_\_\_\_

Patricia Johnson, Clerk

21-130

Moved by Commissioner Campbell, supported by Commissioner Ward, CARRIED to approve the rezoning of 14 Forest St. from neighborhood residential (NR) to Commercial (C).

Yeas: Campbell, Folks, Holly, Pierce, Ward, Mayor Campbell

Nays: None

Abstain: None

**CITY OF RIVER ROUGE  
WAYNE COUNTY, MI  
ORDINANCE NO. ARTICLE 2 SECTION 2.3**

**AN ORDINANCE TO AMEND THE RIVER ROUGE CITY CODE, ZONING ORDINANCE, ARTICLE 2 SECTION 2.3, ZONING MAP, TO REZONE THE PROPERTY COMMONLY KNOWN AS 14 FOREST STREET FROM NR (NEIGHBORHOOD RESIDENTIAL) TO C (COMMERCIAL) WITH CONDITIONS.**

**Whereas**, the City of River Rouge received an application for a rezoning from JARS Cannabis, the owner of the property located at 14 Forest Street (Parcel ID #50-004-17-0043-000), dated March 17, 2023, to rezone the subject site from NR (Neighborhood Residential) to C (Commercial);

**Whereas**, the Planning Commission held a public hearing on the subject application, in accordance with state law, on April 27, 2023 and recommended approval of the proposed amendment to the zoning map, finding that it met the criteria for a rezoning set forth in Sec. 13.1.3(D) of the Zoning Ordinance;

**Whereas**, the Applicant voluntarily offered additional conditions on the rezoning, in writing, dated May 15, 2023; and

**Whereas**, the City Council reviewed the conditional rezoning application on June 6, 2023, at the regular meeting of Council, and determined that it met the criteria for a rezoning set forth in Sec. 13.1.3(D) of the Zoning Ordinance;

**Now, therefore, be it ordained** by the River Rouge City Council that the River Rouge zoning map be amended as follows:

**ARTICLE I: AMENDMENTS:** The City of River Rouge official Zoning Map is amended to rezone 14 Forest Street (PID #50-004-17-0043-000) from the NR district to the C district, on the condition that the Applicant obtain all required local and state approvals, including but not limited to site plan approval, land combination approval, and variance approval, to establish a parking lot on said site, the Applicant complete construction of the parking lot within 12 months of said rezoning approval, and the lot be private for use by the owner only, as offered in the letter from the applicant dated May 15, 2023. Should these conditions fail to be met, the zoning shall revert automatically to the prior designation of NR.

**ARTICLE II. SEVERABILITY:** Should any word, sentence, phrase or any portion of this Ordinance be held in any manner invalid by any Court of competent jurisdiction or by any agency having authority to do so for any reason whatsoever, such holding shall be construed and limited to such word, sentence, phrase or any portion of the Ordinance held to be invalid and shall not be construed as affecting the validity of any remaining words, sentences, phrases or portions of the Ordinance.

**ARTICLE III. CONFLICTING ORDINANCES:** All prior existing ordinances adopted by the City of River Rouge inconsistent or in conflict with the provisions of this Ordinance are, to the extent of such conflict or inconsistency, hereby expressly repealed.

CITY OF RIVER ROUGE  
WAYNE COUNTY, MICHIGAN

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William L. Campbell, Mayor

ATTEST:

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Patricia Johnson, Clerk

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I, Patricia Johnson, City of River Rouge Clerk, hereby certify as follows:

A) The above Ordinance was passed by the River Rouge City Council on the 6<sup>th</sup> day of June, 2023. A second reading of the ordinance was completed on the 20<sup>th</sup> day of June, 2023. The names of the members voting thereon and how each member voted was as follows:

Yeas:

Nays:

Absent

B) A true copy of the above Ordinance was published in the Telegram, a newspaper circulating within the City, on the \_\_th day of \_\_\_, 2023, and;

C) The effective date of the above Ordinance is the \_\_th day of \_\_\_ 2023.

RIVER ROUGE CITY COUNCIL

By: \_\_\_\_\_

Patricia Johnson, Clerk

21-131

Motion to adjourn at 9:00 P.M.

Patricia Hudson-Johnson - City Clerk

Bridgette Bowdler- Deputy City Clerk