

City of South Lyon  
Regular City Council Meeting  
June 26, 2023

Mayor Pelchat called the meeting to order at 7:30 p.m.

Mayor Pelchat led those present in the Pledge of Allegiance

Roll Call: Mayor Pelchat, Councilmembers: Dilg, Kivell, Kennedy, Kurtzweil and Hansen

Also present: City Manager Zelenak, Fire Chief Thorington, Chief Baaki, DDA Director Mack and Clerk/Treasurer Deaton

Absent: Councilmember Mosier

CM 6-1-23 MOTION TO EXCUSE ABSENCE

Motion by Kennedy, supported by Dilg

Motion to excuse the absence of Councilmember Mosier

VOTE: MOTION CARRIED UNANIMOUSLY

MINUTES- May 12, 2023

Councilmember Kivell stated the roll call vote was wrong for the vote on the mill rate. He stated there were 5 no's and 2 yes's on the vote for the mill rate. Councilmember Kurtzweil stated the document that was given to Council by a public speaker should have been included with the packet.

CM 6-2-23 MOTION TO APPROVE MINUTES

Motion by Kivell, supported by Dilg

Motion to approve the minutes as amended

VOTE: MOTION CARRIED UNANIMOUSLY

BILLS- None

AGENDA

CM 6-3-23 MOTION TO APPROVE AGENDA

Motion by Dilg, supported by Hansen

Motion to approve agenda as presented

VOTE: MOTION CARRIED UNANIMOUSLY

CONSENT AGENDA- None

PROCLAMATION- Dayna Johnston

\*See attached proclamation that was read by Mayor Pelchat for Dayna Johnston\*

PUBLIC COMMENT

Dayna Johnston stated she got a virus and lost her sight but she is dealing with it. She stated it has been a joy and she is not stopping and there is so much to do with parades coming, the 150<sup>th</sup> birthday of our wonderful community, and she is hoping people will get out and volunteer and be more of a part of our community. She further stated she is a blessed woman and she lives in a phenomenal community with great people and she has some great friends. She stated other than the problems with her eyes, she is going to continue what she does, such as protect, serve and be a part of our great community. She then thanked Mayor and Council for the lovely sentiments. She appreciates it, and thanked Council for keeping our community as nice as it is.

Judy Keeling of 62180 Arlington Circle thanked Dayna for all the things she's done for us and all of our community.

Mark Childs, 209 S Lafayette thanked Dayna for all of her service over all the years. He stated we lost one of our fellow business owners a short time ago. Bill Stevanovic long time owner of the bakery passed. Bill and his wife and kids were the first people he and his family met when they opened their family business about 30 years ago. He stated Bill owned the bakery for over 37 years. He stated Bill, along with Paul Baker and Diane Roest are all people he met when he first came to the community and they are missed. He then stated Bill was very active in the community with any type of donations for any group that came to his door. He then stated most business owners are asked for contributions on a daily basis and he always contributed and he was very supportive of the soccer community. He then stated he was elected to the South Lyon High School Hall of Fame a while back and it would be nice to have a soccer field named after him if possible.

Allison Ranusch stated she is the President of the South Lyon Pride Board and she has heard there have been some concerns by a few people in our community about the South Lyon Pride in the Park Event so she wanted to inform City Council about this event. She stated this is the 3<sup>rd</sup> year for the event in McHattie Park on July 8<sup>th</sup>, and this year will be the biggest year yet. There will be over 30 booths hosting business sponsors, non-profits, multiple performers, DJ, stage, food for purchase, and much more. As the event has grown over the years, there is one thing that has stayed the same, which is our family friendly oriented approach. She stated we are very aware the event takes place at a public park. She stated every vendor has been informed of the culture of the event, and instructed to only bring merchandise that fits our family friendly culture. She further stated the DJ and performers know to keep the music and dialogue kid appropriate. This event is free to the community thanks to 11 awesome local businesses, churches and clubs who have generously helped to fund this event through their sponsorship and additionally, dozens of businesses in and near South Lyon have shown their support by displaying their event flyers. She further stated they are collaborating with a local church to provide parking for folks who can't walk to the event. This event has been approved by the Police Department and City Hall. She then stated as more and more small towns in Michigan host local pride events, LGBTQ folks now have the option of celebrating their identity at a pride event within their own community. It's important that LGBTQ+ folks know they are embraced, seen and supported for who they are right here in their own community of South Lyon. She then thanked everyone for their overwhelming support of this event and she looks forward to the continued growth in the years to come.

Tanya Nevitt of 117 N Lafayette stated she has been a DDA board member since 2019 and has had her business Venue since 2017, as well as a city resident since 1999. She stated as a member of the DDA Board, they took on the large task of developing the Social District. She is thrilled to see it come to fruition tonight. As a board, they have worked so hard over the last year to make the best decisions with each detail about this proposal. She further stated she was part of the task force that toured and experienced the highly successful downtown Farmington Social District and talking with the business owners and leaders about the wonderful things it has done for their downtown. She further stated she has no doubt this will be a huge asset for our current businesses and future potential businesses who we can better entice to come to South Lyon. As a downtown business owner, she is beyond excited for what the Downtown District will bring to our town. It has been frustrating watching local patrons go to neighboring cities to experience the Social District atmosphere that so many cities offer now. She stated she includes herself in that group, but she would much rather spend her dollars on our local businesses. The Social District will absolutely have a positive effect on our businesses, both retail and restaurants and bars. She then stated as a city resident for 24 years, she can speak on behalf of her many neighbors and friends that they are so excited to add our City of South Lyon to the list of at least 99 other Social Districts in the State. With all that said, she is hoping that Council will vote yes on this. She then congratulated Dayna and stated she is a rock star.

Julie Paquette stated she is a downtown business owner at 415 S Lafayette and she supports the Social District. She doesn't think it will affect her business positively or negatively, and she knows there have been some concerns about some businesses that should be included, however with that said, the Social District will do a lot for our community and bring vitality to our downtown and she supports it. She hopes Council will vote yes.

Jeff Heinanen, 350 S Lafayette stated he is the current chair on the DDA and they have worked diligently for months to bring the Social District before Council. He stated the DDA has voted unanimously on the positive impacts this will have on the community. He further stated for years we have seen our surrounding areas flourish from the influx of people, businesses and patrons. He stated one of the things that has held us back is having a destination for people to go. The Social District will bring everyone together. He further stated Council can bring monumental change to South Lyon, and the goal is to bring change to the city.

#### DISCUSSION- Downtown

DDA Director Mack congratulated Dayna and he stated she was one of the first people he met here and she took him under wing and introduced him to a lot of people and she has been great to work with. He stated he is still working on the revitalization and place making grant that is due on Friday. He is working with Oakland County to submit with a group of communities to have a greater impact to be successful with the grant. He then stated he has received the proposal for the downtown training and we will schedule a date in July. It will be in two 2-hour sessions, and the first will be on social media and how to improve your business, and the second session will be putting everything into practice. Mr. Mack said they are working on stories for the 150<sup>th</sup> anniversary project, and he has 35 story ideas and they are going to cut it down to 20. Councilmember Kennedy asked if the social media session is a train the trainer, or will businesses be attending. Mr. Mack stated someone is coming in to teach the class. Councilmember Kivell asked if the pocket park will have lights roped in. Mr. Mack stated he has spoken with DPW about getting some plants, and we will be adding lights but we may need to order new ones. Councilmember Dilg asked about the sails by the barber shop. Mr. Mack stated the building owner doesn't want us to drill into the building because of the age of the building.

#### FIRE CHIEF REPORT

Fire Chief Thorington thanked Dayna, and stated it didn't take long for him to see how important she is to the community and everything she does for the parades, open houses, and everything else. She's been very helpful. He stated they are at 641 incidents as of today and that includes the storm yesterday that knocked down trees at Colonial Acres and throughout the city. He stated they worked well with the Police Department. He then stated the old ladder truck is gone and is now down in Georgia. He then reminded everyone that no person should discharge the use of fireworks within the city anytime except between June 29<sup>th</sup>, and July 4<sup>th</sup> between 11:00 am and 11:45 a.m. and the same for Labor Day. This doesn't include the small low impact fireworks. He then told Council they had the showers redone at the Fire House and they were replaced by a local handyman Paul Austin who offered the lowest bid. He then stated they received a deal on the discontinued tile that replaced the old inserts. Councilmember Dilg asked him to remind everyone why the ladder truck is important and why we wouldn't wait for Lyon Township if we needed it. Fire Chief Thorington stated some people think ladder trucks are for high rises, but they are used on all commercial fires, residential fires for roof operations and it is a safer operation than putting up a ladder on the side of the house and you have another means of egress. It is used for multiple things as well as for reach, if they had to pull someone out of a swamp, they can put the ladder out to reach them. There are a lot of uses people don't think of.

#### POLICE CHIEF REPORT

Chief Baaki congratulated Dayna. He stated it is well deserved for all the tons of things they do for the city. She has been doing things for the city since high school. He then congratulated Detective Barbour and Sergeant

Faught for receiving their certificates of Merit for their outstanding job they did on the investigation of a shooting that took place a few weeks ago. There was an individual injured by a gunshot and they did a great job on the case and were able to secure felony charges on the person. He then stated their promotional process is complete and we do have a sergeants list in place and again congratulated Ron Barbour and he is on top of the list. We do see a retirement coming before the end of the year, so the list is important for our succession planning. He then stated they received new ballistic helmets so they will be turning in their old helmets for new ones. He further stated they are accepting applications for a new Police Officer and we currently have 4 applicants.

## UNFINISHED BUSINESS

### 1. DDA Social District

DDA Director Mack stated they brought a proposal to Council at the last meeting for a downtown Social District. He explained a lot of the work was taken up by the DDA Board and it was a project that worked hard on developing what our social district would look like, and he explained the number of reasons the way it looks as it does and why they decided to do it now. He then stated we have an opportunity now to implement this in our downtown and there is 104 other Social Districts throughout Michigan. He further stated they have been incredibly successful for downtowns bringing people to the community and creating a more vibrant community atmosphere. He stated we will be able to be on par with other communities that surround us and it will be a good thing for us. Councilmember Kurtzweil stated she would like to clear the air on why some and some aren't being included. She further stated 6 or 7 years ago, she went to the current DDA Director and asked why the district couldn't be enlarged to include certain businesses. She further stated she has learned a lot. She asked Mr. Mack to explain the difficulty to enlarge the DDA District and how it may not benefit the city. Mr. Mack explained when a DDA is formed, it is typically in the downtown area of a community, its one of the few tools a municipality has to do economic development activities. A lot of the money goes to state agencies, county agencies. When the DDA was established in 1996 and the base year of the tax capture is the year 2000. Any property tax increases going forward from the year 2000, the DDA captures that increase in property tax over the course of time and they reinvest that back into the DDA District. He further stated if you expand or alter the boundaries, that would open another process where the DDA captures tax dollars from the city, county and library. Once that is opened up, it allows the other entities to opt out, or enter into a negotiation. Expanding the district is a lot of work, and you have to notify everyone, council and DDA Board has to be behind it, and you would potentially lose a lot of money and it would reset your base year which would mean instead of the property taxes from 2000 to 2024 or 2025 and we would lose the amount of money that was captured and less money to invest in downtown. Councilmember Kurtzweil stated it is important for people to understand it wouldn't be a benefit to engage due to the risk of losing the loss of the ability to lose the TIF tax. There is a justification and rationale reason for not enlarging the DDA District. She then stated a business owner contacted her and asked about firearms in the Social District. She stated she looked at some research and at the state level, it doesn't appear there were any restrictions on open carrying through the social area. Chief Baaki stated Michigan is an open carry state in public. He stated there are statutes on the book regarding being intoxicated or having a CPL while being intoxicated while carrying your firearm, and they all come down to misdemeanors. He stated there is nothing about open carrying in a Social District. Councilmember Kurtzweil stated that is an important distinction to make. The issue isn't the carrying of the firearm, but it is about using alcohol. She suggests people don't drink and open carry or conceal carry. She then stated you can't take a dog into a restaurant, but someone asked her if a dog can be in Social Districts area. City Manager Zelenak stated there isn't a restriction. The restriction is the consumption of food in restaurants, although they are allowed to get special permits to allow dogs in their establishments. The Social District is public property and the public will be allowed to walk in there with the alcohol that was purchased with the participating business, and they can walk in there with food, but technically dogs aren't allowed to bring them in the areas where people are being served. The Social District and the commons area are two different areas. Mr. Mack stated the commons area of the Social District is distinct from the service area of an establishment. The purchase of alcohol has to be purchased inside a permitted business,

then they can bring that drink out. It isn't part of the service area. Councilmember Dilg asked if you have to extend the DDA if you wanted to add someone to the Social District. Mr. Mack stated you don't. Councilmember Dilg stated she did a socially responsible pub crawl in Brighton and she can't wait to do one here. There is a half mile in between some of the businesses and we may want to look at that in the future. Councilmember Kennedy stated the same business owner contacted all council, and he asked if someone could purchase his product and brought it to the common's location. Mr. Mack stated legally the only thing you can bring into the Social District is the cup not to exceed 16 ounces with the two logos on it, one from the business, and the other the Social District. Therefore, you cannot bring a bottle of wine and pour it into your cup, no growlers or anything. Councilmember Kivell stated he wasn't aware the district could be enhanced beyond the DDA. It seems the main business that would be looking forward to that would have something to say about it and give them some reason to include them. It seems like a difficult thing to do, but people in Brighton travel 1/2 mile between establishments. He further stated if the Witches Hat joined, there would have to be a commons area between here and there. Mr. Mack stated where the Social District currently ends just south of 390 S Lafayette, and if we did that, it would now be from there all the way down to the Witches Hat to allow people to carry their drink.

CM 6-4-23 MOTION TO APPROVE RESOLUTION

Motion by Dilg, supported by Kennedy

Motion to approve the resolution designating social district commons area and adopting a management and maintenance plan in order to allow certain on-premises liquor licensees expanded use of shared areas for consumption of alcohol pursuant to Public Act 124 of 2020.

ROLL CALL VOTE:

- Kurtzweil- Yes
- Hansen- Yes
- Kennedy- Yes
- Kivell- Yes
- Dilg- Yes
- Pelchat- Yes

MOTION CARRIED UNANIMOUSLY

CM 6-5-23 MOTION TO APPROVE FIRST READING

Motion by Kennedy, supported by Kivell

Motion to approve the first reading of an ordinance to amend the City of South Lyon Code of Ordinances, Chapter 8, "Alcoholic Liquor" of the City of South Lyon Code of Ordinances to Article III, "Social Districts."

ROLL CALL VOTE:

- Dilg- Yes
- Kivell- Yes
- Hansen- Yes
- Kennedy- Yes
- Kurtzweil- Yes
- Pelchat- Yes

MOTION CARRIED UNANIMOUSLY

NEW BUSINESS- None

BUDGET- None

PUBLIC COMMENT- No public comment was made

MANAGER'S REPORT

City Manager Zelenak congratulated Dayna and she was very accepting of him when he came to the community 5 years ago. Not only as a manager, but as a friend. City Manager Zelenak stated the utility contractor had begun

trimming trees and lining the sanitary sewers on Hagadorn. The milling of the roadway will begin this Saturday and the majority of the excavation has begun. He then stated he wants everyone to know the 150<sup>th</sup> anniversary ornaments are available for purchase at the Historical Society. He then stated the trail construction continues between Volunteer Park and Princeton and the pathway has been installed and they are installing fencing along the pond that is just north of Volunteer Park and they are working on the concrete sidewalks that join the pathways as well as some of the approaches at some of the roads. He then stated they have had another meeting with Oakland County Officials regarding the transit authority last week to discuss our transit services within South Lyon and Oakland County which relates to the transit millage that was passed last November. He further stated we are trying to lower our transit fare for residents within the service area, and also to increase our options by partnering with other agencies to remove transit barriers with SMART, WOTA, etc. The county hopes to have a new contract with Peoples Express to provide this service by September of this year which would eliminate our need to have a contract separately. He then stated they met with our engineer Marc Russell who has previously worked on the design and layout of the Historical Village, including the Veterans Memorial, First Responders Memorial and the planned parking for the area. He further stated we are working with staff to review cemetery fees for residents and non-residents and also in relationship to the new columbarium. He further stated the project for the sanitary sewer at the railroad track is currently out for bid and bids are due July 13<sup>th</sup>. Councilmember Kurtzweil stated the residents at Oak Creek are very upset that the bridge won't go in until next spring. If there is anything we can do, we should. They are going on 2 years with that bridge. She then reminded everyone that close to \$450,000 goes out of our community because of the transit tax that was passed last year and hopefully we can recover that much in services in the city for our seniors and transit opportunities for medical issues that don't have families to help get them to doctor appointments.

#### COUNCIL COMMENTS

Councilmember Dilg thanked and congratulated Dayna and she met her when she was running for Council and she couldn't have been more wonderful and helpful and she is a delight for our city. She could have received that recognition 10 years ago. She then congratulated Karen Backhaus of Coral Sash because they are opening a second location, which is impressive on their growth. She then mentioned No Mow May and she asked the City Manager to put that on an upcoming agenda, but we will do some research first. She then stated she appreciated Allison Ranusch speaking about the Pride event coming up and reminding people that the event is July 8<sup>th</sup> between noon and 5:00. The past two events occurred without incident and she was there the entire time of the last one, and nothing of which she has been hearing happened occurred. She has heard some very disparaging things and it has made her very sad and disappointed. None of the things people are saying will occur, will not occur and have not occurred. She's heard things like abomination and evil. Allison and her committee have put together an amazing event. She has secured permits, talked with Police to make sure the event is safe and fun. When you disparage the event, you disparage her and you do the same for a lot of our residents. Also, she gets emotional because of her daughter and she gets a little angry when she hears these things. There are going to be events you don't like, but the first amendment protects the right of the people to peacefully assemble. You may not like it, but you can't ask the government to ignore the first amendment and discriminate against people. Especially our own residents. If there are events that doesn't interest her, she just doesn't go. If someone doesn't like the idea of Pride, she asks them to not attend, or attend with an open mind, she'll be happy to show people around.

Councilmember Kurtzweil stated she would also congratulate Dayna; she is a very good personal friend. She thanked the Joyriders for the incredible start of the Concerts in the Park and yes it rained, but yes, they played, and people came. Yes, it rained at Woodstock too and everyone had a good time. She thoroughly enjoyed hosting the first concert for the city. She then thanked the sponsors, CIB Planning, Safebuilt, and HRC for their generous support. She then thanked Trevor for finding her pruners in Paul Baker Park and she also thanked all the guys at DPW. She then stated she would like to join her colleague Lisa Dilg in saying she has very close

friends that attended the event last year and they had a great time. This is a good event, if anyone on this Council stands up for first amendment it is her. It isn't just about the first amendment for speaking in the park, it is people that are joining together in a sense of humanity saying to one another we care about you and your kids and it is more than free speech and she hopes everyone has a good time. She further stated St Joseph's Catholic Church does their annual abortion representation on Pontiac Trail and that is also covered by freedom of speech, and this is the first year there were no death threats. She then thanked the members in the community that are maybe becoming tolerant and realizing that free speech is what it is and if you don't like it, you don't have to accept it but you don't have to violently protest. The event will go well, and she hopes everyone has a good time.

Councilmember Kennedy thanked Dayna Johnston for all she has done for this community and its residents and her recognition this evening was truly long overdue. He then reminded everyone that the Lake Street Cruise-in is on Wednesday, June 28<sup>th</sup> starting at 6:30pm and also, there is no Concert in the Park scheduled for Friday, June 30<sup>th</sup>. He then stated that on Tuesday night, June 27<sup>th</sup>. Brad Heist from Comerica Bank, will provide notary services at the Salem-South Lyon District Library. So, if you need something notarized, stop by and see him, bring a photo id, and do not sign your documents before your arrival. No appointment is required. He then congratulated the Salem South Lyon Library on the 30<sup>th</sup> Anniversary for them becoming a District Library. They are truly a jewel in our community and he's certain they'll be providing service to our residents for decades to come.

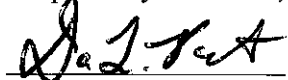
Councilmember Kivell stated Dayna is a rock star and he has known her since he moved here and its wonderful that everyone has recognized her over the course of her career, just how much she has played a role in all the good things that happen in our town. He then stated over the weekend at the Farmers Market one of the vendors, Andre from Green Valley Farms gave us a hand full of flower for the pocket park over by the barber shop. We dressed it up a bit, although there is a lot more that can be done. He then thanked Andre for reaching out and contributing to our downtown.

Mayor Pelchat stated he met Dayna Johnston when he was 9 years old playing Junior League football at Nine Mile by the high school. She was volunteering to be a medic, she is exactly what you want in your community, she is awesome and this was long overdue. It is her whole family and he is thankful they could be here. He further stated watch out for the kids now that school is out.

#### ADJOURNMENT

Motion by Kurtzweil,  
Motion to adjourn at 8:28 p.m.

Respectfully submitted,



Mayor Dan Pelchat



City Clerk/Treasurer Lisa Deaton



# CITY OF SOUTH LYON

Office of the Mayor

Mayor

Daniel L. Pelchat

Council Members

Glenn Kivell

Margaret J. Kurtzweil

Lisa Dilg

Lori Mosier

Alex Hansen

Stephen Kennedy

City Manager

Paul Zelenak

Clerk/Treasurer

Lisa Deaton

335 S Warren

South Lyon, MI 48178

Phone: 248-437-1785

Fax: 248-486-0049

[www.southlyonmi.org](http://www.southlyonmi.org)



## PROCLAMATION

WHEREAS, volunteers are citizens who give tirelessly of their time and energy without desire for personal recognition or personal gain; and

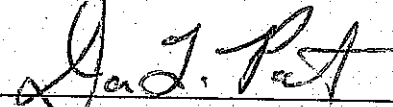
WHEREAS, Dayna Johnston has given more than 40 years of continued dedication to, support of, and passion for the City of South Lyon; and

WHEREAS, for more than 40 years, Dayna has organized and run countless Memorial Day, Pumpkinfest, and Christmas Parades; and

WHEREAS, Dayna has served on the Pumpkinfest Committee, the Historical Society, and currently serves on the First Responders Memorial Committee, and the Cultural Arts Commission; and

WHEREAS, during her lifetime, she has demonstrated in countless ways her dedication to the welfare of others and has earned the respect and affection of people from all walks of life and all ages; and

NOW, THEREFORE, I, Daniel L. Pelchat, Mayor of the City of South Lyon on behalf of the City Council and the entire community offer congratulations to Dayna Johnston for her commitment to our community and call upon the citizens of South Lyon to recognize and celebrate this special occasion with sincere congratulations for her years of success and service.

  
Daniel L. Pelchat, Mayor      6/26/23  
Date