

Southgate City Council Agenda

Council Chambers

Wednesday September 19, 2018

6:30pm **Work Study Session**

1. Officials Reports
2. Discussions regarding agenda items.

7:00 pm **Regular Meeting**

Pledge of Allegiance

Roll Call: Colovos, Farrah, George, Graziani, Rauch, Rollet, Zamecki.

Minutes:

1. Work Study Session Minutes dated September 5, 2018.
2. Regular City Council Meeting Minutes dated September 5, 2018.

Scheduled Persons in the Audience:

Consideration of Bids:

**Scheduled Hearings:
Communications "A" –**

1. Memo from Administrator; Re: Request for Class C Liquor License; Taylor Capital Investments, Inc.

Communications "B" – (Receive and File)

2. Letter from Mayor; Re: Appointment to Parks & Recreation Commission

Ordinances:

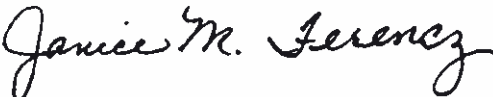
Old Business:

New Business:

Unscheduled Persons in the Audience:

Claims & Accounts: Warrant #1361 \$ 1,820,725.97

Adjournment:



Janice M. Ferencz, City Clerk

City of Southgate

Regular City Council Meeting

September 5, 2018

A Regular Meeting of the Council of the City of Southgate was held in the Municipal Council Chambers, 14400 Dix-Toledo Highway, Southgate, Michigan on Wednesday, September 5, 2018 and was called to order at 7:01 PM by Council President John Graziani.

This meeting began with the Pledge of Allegiance, followed by roll call.

Present: Bill Colovos, Mark Farrah, Karen George, John Graziani, Phillip Rauch, Christopher Rollet, Dale Zamecki

Absent:

Also Present: Mayor Joseph G. Kuspa, City Administrator Dustin Lent, Assistant City Administrator/Finance Director David Angileri, City Attorney Brandon Fournier, City Engineer John Hennessey, City Clerk Jan Ferencz, Director of Public Safety Jeff Smith, Police Chief Brett Selby, Fire Chief Mike Sypula, Building Inspections Director Bob Casanova, Director of Public Services Bob Tarabula and Parks & Recreation Director Julie Goddard.

Minutes:

Moved by Zamecki, supported by Colovos, RESOLVED, that the minutes of the City Council Work Study Session dated August 15, 2018 be approved as presented. Carried unanimously.

Moved by George, supported by Rollet, RESOLVED, that the minutes of the Regular City Council Meeting dated August 15, 2018 be approved as presented. Carried unanimously.

Consideration of Bids:

1. Letter from Mayor; Re: Bid for Automotive Parts, moved by Farrah, supported by Zamecki; RESOLVED that the Southgate City Council concurs with the Mayor's recommendation and awards the bid for Automotive Parts to Southgate Ford (16501 Fort St., Southgate, MI 48195) for a period of two years. BE IT FURTHER RESOLVED THAT sufficient funds are available in the Public Garage Departmental Budget to cover costs.

Motion carried unanimously.

2. Letter from Mayor; Re: Bid for Aftermarket Automotive Parts, moved by Zamecki, supported by George, RESOLVED that the Southgate City Council concurs with the Mayor's recommendation and awards the bid for Aftermarket Automotive Parts to NAPA Auto Parts (13678 Eureka Rd, Southgate, MI 48195) for a period of two years. BE IT FURTHER RESOLVED THAT sufficient funds are available in the Public Garage Departmental Budget to cover costs.

Motion carried unanimously.

Communications "A":

1. Letter from Mayor; Re: Bid Waiver Dix-Toledo Road Water Main Lining Services, moved by Rollet, supported by Colovos, RESOLVED that the Southgate City Council hereby waives the bid procedure and authorizes the contract for Dix-Toledo and Northline Water Main Lining Services to Fer-Pal Construction USA, LLC

Regular City Council Meeting September 5, 2018

(26187 Northline Rd, Taylor, MI 48180) in the amount of \$1,158,611.25 plus a 10% contingency of \$115,861.13 for a total of \$1,274,472.38. BE IT FURTHER RESOLVED THAT adequate funds are available in the Water & Sewer Capital fund to cover the cost of this contract.

Discussion took place.

Motion carried unanimously.

2. Letter from Mayor; Re: Pumper Fire Apparatus Truck, moved by Zamecki, supported by Rauch, RESOLVED that the Southgate City Council hereby concurs with the Mayor's recommendation and authorizes purchase of an E-ONE Pumper Fire Apparatus Truck to Westshore Fire (6620 Lake Michigan Dr., Allendale, MI 49401) in the amount of \$431,000. BE IT FURTHER RESOLVED THAT adequate funds are budgeted in the General Fund (Fund Balance) to cover this purchase.

Motion carried unanimously.

3. Letter from Mayor; Re: Police Lockers, moved by Farrah, supported by Rollet, RESOLVED that the Southgate City Council hereby concurs with the Mayor's recommendation and waives the bid procedure and authorizes purchase of Police Lockers to Salsbury Industries (1010 East 62nd St., Los Angeles, CA 90001-1598) in the amount of \$19,800. BE IT FURTHER RESOLVED THAT adequate funds are available in the State Forfeiture Account for this purchase.

Motion carried unanimously.

New Business:

Discussion took place on the recent Rapid Response emergency call.

Unscheduled Persons in Audience:

Peter Georvasslis, 17314 Cedarlawn, Southgate, MI spoke about the recent emergency call and Fire Department not providing advanced life support.

Claims and Accounts:

Moved by Farrah, supported by Zamecki, RESOLVED, that Claims and Accounts be paid as outlined on Warrant # 1609 in the amount of \$31,823,630.64.

Motion carried unanimously.

Adjournment:

Moved by George, supported by Rollet, RESOLVED, that this Regular Meeting of the Southgate City Council be adjourned at 7:35 P.M. Carried unanimously.

City Council

Work Study Session

September 5, 2018

An Informal Meeting of the Council of the City of Southgate was held on September 5, 2018 at 6:30 P.M. in the Council Chambers of the Municipal Building, 14400 Dix-Toledo Highway, Southgate, Michigan.

Present: Bill Colovos, Mark Farrah, Karen George, John Graziani, Phillip Rauch, Christopher Rollet, Dale Zamecki

Absent:

Also Present: Mayor Joseph G. Kuspa, City Administrator Dustin Lent, Assistant City Administrator/Finance Director David Angileri, City Attorney Brandon Fournier, City Engineer John Hennessey, City Clerk Jan Ferencz, Public Safety Director Jeff Smith, Police Chief Brett Selby, Fire Chief Mike Sypula, Building Inspections Director Bob Casanova, Director of Public Services Bob Tarabula and Parks and Recreation Director Julie Goddard.

Discussion took place on the following item scheduled for action at the regular meeting:

- Bids for automotive parts and aftermarket automotive parts
- Bid waiver for Dix-Toledo Road water main lining services
- Pumper fire apparatus truck
- Police lockers

Discussion on the Fire Department recreation room.

This meeting ended at 6:48 pm.

JOSEPH G. KUSPA
Mayor

JANICE M. FERENCZ
City Clerk

JAMES E. DALLOS
Treasurer



City of Southgate Celebrating 60 Years!

- CITY COUNCIL -

JOHN GRAZIANI
Council President

MARK FARRAH

KAREN E. GEORGE

BILL COLOVOS

DALE W. ZAMECKI

PHILLIP J. RAUCH

CHRISTOPHER P. ROLLET

Memorandum

To: Honorable City Council Members

From: Dustin Lent, City Administrator

Date: September 12, 2018

Re: Request for Class C Liquor License; Taylor Capital Investments, INC

The City is in receipt of an application for a Class C Liquor License to be located at 13571 Eureka Road. The location is unit 5 of the Southgate Shopping Center (former Country Buffet restaurant) and is approximately 20,340 square feet. A Class C license would permit the sale of alcoholic beverages at the location. The State of Michigan needs a resolution from council approving the government approval form. Per Section 53 of the City of Southgate City Charter, which states "Liquor, amusement Park, dance hall, Bowling alley and pool room licenses; Council approval is required."

Attached please find a copy of an illustrative site plan, standard operating procedure manual and a business description.

The City of Southgate is allocated, through the Michigan State Liquor Control Commission, 20 on premises Class C liquor licenses within the City. The City has currently 19 of the 20 licenses allocated. Administration is recommending adding the following terms to our last remaining liquor license:

- The applicant may not default on any City payments
- The applicant may not transfer location of the license to another location without City approval.
- The applicant may not include the license in any sale of the business without City approval.

The City has conducted its standard review and has encountered no objections to granting this request. On Wednesday September 19th, 2018 Jeff Taylor from Taylor Capital Investments, INC will be in attendance to discuss any questions that you may have.

At the conclusion of the evenings meeting the Administration is respectfully requesting the City Council adopt a resolution authorizing the issuance of a liquor license at 13571 Eureka Road, Southgate, MI 48195.

Please do not hesitate to contact me with any additional questions.

Michael S. Siskind & Company

September 14, 2018

30300 Northwestern Highway, First Floor
Farmington Hills, Michigan 48334
(248) 932-0100 Fax (248) 932-1734

VIA EMAIL DELIVERY

City of Southgate
c/o Mr. Dustin Lent
14400 Dix Toledo Road
Southgate, MI 48195
dlent@ci.southgate.mi.us

Re: Southgate Shopping Center
13751 Eureka Road, Southgate, Michigan

Dear Mr. Lent & Honorable Council Members;

Please be advised that we have entered in a Lease agreement with Taylor Capital Investments, Inc. for an approximately 20,340 sq.ft. space at the Southgate Shopping Center.

The space will be the result of combining the former Fashion Bug and former All American Buffet spaces at the center for an entertainment venue. Their use is defined as follows:

An entertainment venue with Smashbowl (football & bowling game), Feather Bowling (traditional Belgian game), Base-ket Ball (Baseball & Basketball game), Axe Throwing and other games, including restaurant and bar.

It is our belief that this will be a wonderful addition not only to our center, but to the City of Southgate as well.

We look forward to a favorable response for Mr. Jeff Taylor from Taylor Capital at the September 19, 2018 Council meeting.

If you have any questions, or require additional information from our office, please contact me at 248.932.0100 x318.

Very truly yours,



Michael S. Siskind, Manager
Southgate, LLC

MSS/lsh

Cc: Mr. Jeff Taylor

Taylor Capital Investments, INC
Standard Operating Procedures

Alcohol Handling Edition

Updated August 2018

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Section A: PERSONNEL

President	Jeff Taylor	734-497-9987
Bar Operations	Mark Taylor	734-709-1447
Maintenance	Jason Taylor	734-925-6331
Keys/Locks	Mark Taylor	734-709-1447
Staff Training	Mark Taylor	734-709-1447

Section B: BAR OPERATIONS

B-1: Opening the Bar

- Punch in
- Turn the lights on in the building.
- Management will dispense cash to registers.
- Ensure bar and seating area are presentable.
- Stock ice, lemons, limes, olives, and cut if needed.
- Stock supplies; napkins, beer, wine, liquor, etc.
- You are ready for business.

B-2: Customer Service and Daily Operations

- Patrons must be greeted within 20 seconds of entering the building.
- 2 minute rule- Once patrons are seated or approach the bar, no more than 2 minutes between bartender/waitress interaction.
- As time permits
 - Wipe down alcohol bottles
 - Wipe down bar, tables, and chairs
 - Clean and wipe down bar back counter and un-used glasses
 - Remove empty beer, liquor bottles, and collect glasses
 - Stock supplies as needed
- Deliver bill and collect

B-3: Rules and Regulations

- All patrons whom appear to be UNDER THE AGE OF 30 must have proper legal ID and it must be checked upon the order of any alcohol.
- No patron is allowed to exit the business with an alcoholic beverage for any reason.
- Employees are to confiscate any alcoholic beverage from any patron trying to exit the premises.
- Employees must seize the sale of any alcoholic beverage to intoxicated guests.
- All management must receive TIPS or T.A.P certification. Management will then train all staff on properly serving (or not serving) alcoholic beverages.

B-4: Closing the Bar

- Call and serve “Last Call” 20 minutes before close of business. Latest closing time will be 2am.
- Clean and wipe down all surfaces including tables, chairs, bar, etc.
- Clean and organize all dishware and utensils.
- Clean all bar equipment.
 - Underbar ice container
 - Blender station
 - Dishwasher
 - Cocktail station
- Mop or vacuum all floors.
- Inventory and restock all necessary supplies including liquor, beer, wine, ice, etc.
- Management will remove and lock up cash registers.
- Ready to leave.

Section D: ACCESS AND KEYS

Alcohol will be stored in a separate room keyed separately from the rest of the building and monitored by security footage at all times. Keys to this room will be given only to management. If/when management is terminated, keys will be collected.

Business Description

Taylor Capital Investments, Inc brings a brand new concept to the Downriver community that will offer a fully interactive gaming experience for women and men of all ages and all skill levels. Highly interactive, family oriented and a safe gaming experience is our goal.

Upon entering the space patrons will be greeted by a team member that will confirm their reservation or direct them to the available games. The plan is to have a variety of entertaining and challenging hybrid games to include, but not limited to: Smashbowl, Basketball, Axe Throwing, Featherbowling, Cornhole, Shuffleboard, Ping Pong, Skee-ball, and many other games.

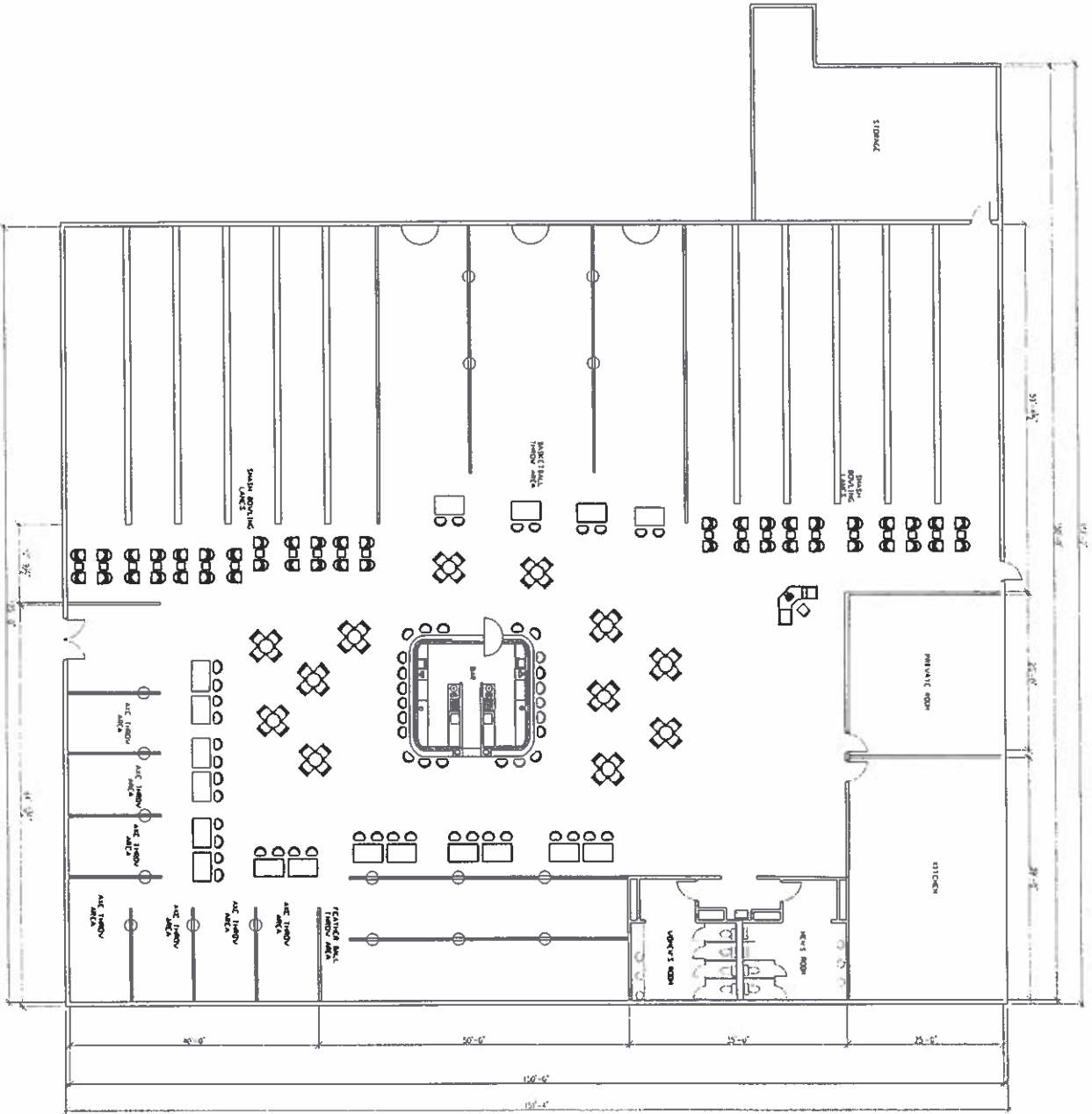
The games will be available on a walk-in and reservation basis. Leagues will be forming on a once per week and bi-monthly basis. Walk- in rentals will be on a per hour basis, during peak hours. 30 min rentals will be offered in off peak times. Annual memberships will also be available in order to offer a discount on all games and food.

A restaurant, bar (total of 2) and banquet room will be available, although a limited menu is being planned. We will market to schools and sports leagues to become the new home for their banquets and team building activities.

Whether you are looking for a night out with a group of friends or just want to escape with your significant other, our goal is to provide a unique immersive gaming experience that will bring you back time and time again.

“Don’t just watch the game, get in the game!”

We feel this concept will complement the other businesses in the shopping center community. And we are excited to be part of the continued revitalization of the Southgate Shopping Center and development of downtown Southgate.



SITE DATA :

CONCRETE CODE: MICHIGAN BUILDING CODE 2015 AND
 INTERNATIONAL TOWER DEPARTMENT
 EXISTING BUILDING USE: VACANT
 PROPOSED BUILDING USE: ASSEMBLY, BAR AND GAMING CENTER
 USE GROUP: A
 CONSTRUCTION TYPE: 2B
 EX. BUILDING AREA = 20211 SQ/FT

page 12

LOCAL TITLE:
 13251 ERMICA ROAD
 SOUTHFIELD, MI

A B M CONSULTANTS
 625 WILSON, STE. B206
 OAKLAND, MI 48224
 PH: (313) 562-0022
 FAX: (313) 562-0028
 DRAMA, B.L.
 E.A.
 APPROVED BY:
 ADRIAN AL-SHAH

SUBMITTALS
REVISIONS
PROJECT
DATE
SCALE
NOTED
SHEET TITLE
ELEVATIONS
SCALE



Michigan Department of Licensing and Regulatory Affairs
 Liquor Control Commission (MLCC)
 Toll Free: 866-813-0011 • www.michigan.gov/lcc

Business ID: _____
 Request ID: _____
 (For MLCC use only)

Local Government Approval
 (Authorized by MCL 436.1501)

Instructions for Applicants:

- You must obtain a recommendation from the local legislative body for a new on-premises license application, certain types of license classification transfers, and/or a new banquet facility permit.

Instructions for Local Legislative Body:

- Complete this resolution or provide a resolution, along with certification from the clerk or adopted minutes from the meeting at which this request was considered.

At a regular meeting of the City of Southgate council/board
(regular or special) (township, city, village)
 called to order by _____ on 9-19-2018 at _____
(date) (time)
 the following resolution was offered:

Moved by _____ and supported by _____

that the application from Taylor Capital Investments INC
(name of applicant - if a corporation or limited liability company, please state the company name)

for the following license(s): Class C license
(list specific licenses requested)

to be located at: 13571 Eureka Road

and the following permit, if applied for:

Banquet Facility Permit Address of Banquet Facility: _____

It is the consensus of this body that it _____ this application be considered for
(recommends/does not recommend)

approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: _____

Nays: _____

Absent: _____

I hereby certify that the foregoing is true and is a complete copy of the resolution offered and adopted by the City of Southgate
 council/board at a regular meeting held on 9-19-2018
(regular or special) (date) (township, city, village)

Print Name of Clerk

Signature of Clerk

Date

Under Article IV, Section 40, of the Constitution of Michigan (1963), the Commission shall exercise complete control of the alcoholic beverage traffic within this state, including the retail sales thereof, subject to statutory limitations. Further, the Commission shall have the sole right, power, and duty to control the alcoholic beverage traffic and traffic in other alcoholic liquor within this state, including the licensure of businesses and individuals.

Please return this completed form along with any corresponding documents to:

Michigan Liquor Control Commission

Mailing address: P.O. Box 30005, Lansing, MI 48909

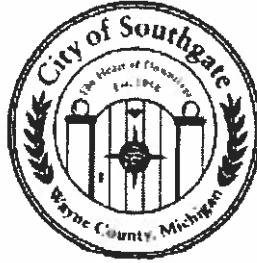
Hand deliveries or overnight packages: Constitution Hall - 525 W. Allegan, Lansing, MI 48933

Fax to: 517-763-0059

JOSEPH G. KUSPA
Mayor

JANICE M. FERENCZ
City Clerk

JAMES E. DALLOS
Treasurer



City of Southgate
Celebrating 60 Years!

- CITY COUNCIL -

JOHN GRAZIANI
Council President
MARK FARRAH
KAREN E. GEORGE
BILL COLOVOS
DALE W. ZAMECKI
PHILLIP J. RAUCH
CHRISTOPHER P. ROLLET

September 13, 2018

To The Honorable
Southgate City Council
Southgate, Michigan 48195

Re: Appointments to Boards/Commissions

Ladies and Gentlemen:

Please be advised I have made the following appointments:

Parks & Recreation Commission – for a term expiring April 2020

Diane Grabowski 17601 Orchard

This appointment will fill the vacancy created by the resignation of Melissa Holzheuter.

Sincerely,

Joseph G. Kuspa
Mayor

Cc: Janice Ferencz, City Clerk

JGK/law