



CITY OF BURTON
BURTON CITY COUNCIL MEETING
NOVEMBER 5, 2018
MINUTES

Council Chambers

Committee of the Whole

6:00 PM

4303 S. CENTER ROAD
BURTON, MI 48519

This meeting was opened by President Steven Heffner at 6:00 PM.

A. CALL TO ORDER

Attendee Name	Title	Status	Arrived
Tom Martinbianco	Councilman	Present	
Duane Haskins	Vice President	Present	
Dennis O'Keefe	Councilman	Present	
Steven Heffner	President	Present	
Danny Wells	Councilman	Present	
Vaughn Smith	Councilman	Present	
Christina Conley	Councilwoman	Present	

B. STAFF PRESENT

Paula Zelenko, Mayor
Amanda Doyle, Attorney
Rik Hayman, Chief of Staff
Sue Warren, HR Director
Bette Bigsby, Acting City Clerk
Charles Abbey, Deputy DPW Director
Bob Slattery, DPW Director

C. ADMINISTRATIVE REPORT

Mr. Abbey read the Summary of the Central Business District Overlay proposal. Tool used by most progressive districts.

D. AUDIENCE PARTICIPATION

E. COUNCIL DISCUSSION

1. Discussion on the text amendment 157.049 for the inclusion of a Central Business District Overlay.

Mr. Martinbianco outlined areas that were excluded from the Central Business District Overlay such as: Center Road area across from Meijer, Court and Center, Belsay Road. Restrict this to the South Saginaw Street area. He also asked if we were using to enhance or refine zoning requirements or zoning availability in the Downtown area.

Mr. Smith has reviewed this and had discussion at planning level. Have to look forward can't look back. What can we do to make our City competitive?

Mr. Heffner states it appears they are discouraging automotive businesses in that area. Those in the area are grand fathered. Mr. Heffner's concern is if they sell the business. Mr. Abbey stated that may not be the case but whoever takes over may have to fix any dilapidated building.

Mr Heffner's feels the legislation would limit the number of people who would be interested in a building in that area.

Mr. Haskins does not feel the legislation is bad that people may have to fix up the building.

Mr. Martinbianco feels this legislation takes decisions out of the hands of Planning, Zoning and the Council. Who is going to enforce? Feels fix ups may be too costly for some businesses. Seems like it is more constrictive.

Mr. Smith stated we have a master plan and this ordinance is to accentuate the master plan. Decided on by Planning Commission. More strategic. Been through many hours of scrutiny by Planning Commission.

Mr. Abbey stated they are getting hung up on "if" and "maybe". A lot of this from DDA thoughts and ideas.

Mr. Heffner asked if Mr. Abbey thought there would be new businesses down there.

Mr. O'Keefe agrees with Mr. Smith. Been to a lot of communities that have embraced this. Main streets are making a comeback.

Mr. Wells stated the DDA is interested in bringing more business back. Want to slow traffic down. They want parking behind buildings. He is all for it. No problem with it.

Mrs. Conley wanted to know if this was going to take anything away from Planning or Zoning. Are they still going to have to go in front of Planning or Zoning?

Mr. Martinbianco stated we have only spoke about how it affects the DDA and Saginaw Street. Expand DDA to impact the district. Whatever the DDA decides will this follow? Would that preclude Center Road and other areas from being CBD Districts? Want to make sure we don't lose anymore tax dollars.

Meeting was adjourned at 6:35 PM.
