



Agenda
City Commission Regular Meeting
Monday, August 24, 2026 - 7:00 PM
151 Martin Street, Birmingham, MI
City Commission Room 205

1. CALL TO ORDER AND PLEDGE OF ALLEGIANCE

Clinton Baller, Mayor

2. ROLL CALL

Alexandria Bingham, City Clerk

3. PROCLAMATIONS, CONGRATULATORY RESOLUTIONS, AWARDS, APPOINTMENTS, RESIGNATIONS AND CONFIRMATIONS, ADMINISTRATION OF OATHS, INTRODUCTION OF GUESTS AND ANNOUNCEMENTS.

ANNOUNCEMENTS

- A. Happy Birthday Commissioner Host!
- B. Join your Friends, Jim Nash, Oakland County Water Resources Commissioner, and the City Government of Birmingham, MI for an afternoon of education and bug fun. See how stormwater moves through our community and why it matters. Friends of the Rouge monitoring team will be leading a bug hunt where you will see some of these important Rouge River Critters up close and learn why we look for them.

Date: Saturday, August 29

Time: 12 PM - 3 PM

Where: Linden Park, Birmingham

APPOINTMENTS

- A. Advisory Parking Committee
 - 1. Brian Haines

To appoint _____ to the Advisory Parking Committee as a regular member, a retail representative, to serve a three-year term expiring September 4, 2029.

To appoint _____ to the Advisory Parking Committee as a regular member, a resident shopper, to serve the remainder of a three-year term expiring September 1, 2028.

To appoint _____ to the Advisory Parking Committee as an alternate member who owns property, owns a business or works in the parking assessment district to serve a three-year term expiring September 4, 2029.

To appoint _____ to the Advisory Parking Committee as an alternate member who owns property, owns a business or works in the parking assessment district to serve a three-year

term expiring September 4, 2029.

- B. Parks and Recreation Board
 - 1. Luke Joseph

To appoint _____ as a regular member to serve the remainder of a three-year term to expire March 13, 2029.

To appoint _____ as an alternate member to serve the remainder of a three-year term to expire March 13, 2028.

- C. Public Arts Board
 - 1. Anne Ritchie

To appoint _____ as an alternate member to the Public Arts Board to serve a three-year term to expire January 28, 2029.

- D. City of Birmingham Community House Foundation
 - 1. Deborah Jerzy

To appoint _____ as a regular member to the City of Birmingham Community House Foundation to serve the remainder of a two-year term to expire June 19, 2028.

4. OPEN TO THE PUBLIC FOR MATTERS NOT ON THE AGENDA

The City of Birmingham welcomes public comment which may be limited to a certain number of minutes per person speaking, announced at the Mayor's discretion at the beginning of the public comment portion of the agenda, on items or discussions that do not appear anywhere else in the printed agenda. The Commission will not participate in a question and answer session and will take no action on any item not appearing on the posted agenda. The public can also speak to agenda items as they occur when the presiding officer opens the floor to the public. When recognized by the presiding officer, please state your name for the record, and direct all comments or questions to the presiding officer.

5. CONSENT AGENDA

All items listed on the consent agenda are considered to be routine and will be enacted by one motion and approved by a roll call vote. There will be no separate discussion of the items unless a Commissioner or citizen so requests, in which event the item will be removed from the general order of business and considered under the last item of new business.

- A. Resolution to approve the workshop City Commission meeting minutes of Monday, August 10, 2026.
- B. Resolution to approve the regular City Commission meeting minutes of Monday, August 10, 2026.
- C. Resolution to approve the warrant list, including Automated Clearing House payments, dated August 12, 2026, in the amount of \$11,149,213.99.
- D. Resolution to approve the warrant list, including Automated Clearing House payments, dated August 19, 2026, in the amount of \$1,389,548.15.
- E. Resolution to extend the existing Master Services Agreement with OpenGov for a three-year term at a flat annual amount of \$37,734.93, for a total contract cost of \$113,204.79 over the next three years, and authorize the Finance Director to sign the Order Form.

- F. Resolution to set a public hearing date of September 28, 2026, to consider the Special Land Use Permit application for 211 S. Old Woodward — Birmingham 8 Movie Theater — to transfer ownership and update the Special Land Use Permit with the new owner, Bloomfield 14, LLC.
- G. Resolution to set a public hearing date of September 28, 2026, to consider the Special Land Use Permit application for 209 Hamilton Row — The Emagine Palladium — to transfer ownership and update the Special Land Use Permit with the new owner, Bloomfield 14, LLC.
- H. Resolution to set a public hearing date of September 28, 2026 to consider amendments to the Zoning Ordinance and Birmingham Code of Ordinances as follows:
 - 1. Article 2, Sections 2.03 through 2.45 to modify the permitted uses to add “rental unit” to the list of residential permitted uses, to remove “renting of rooms” from the list of accessory permitted uses, and to add “residential amenities” to the list of accessory permitted uses.
 - 2. Article 3, Section 3.07 Permitted Uses and Special Uses, to add “Rental Unit” and “Residential Amenities” land use categories to the Triangle Overlay District Land Use Matrix.
 - 3. Article 4, Section 4.46, Pk-02 Off-Street Parking Spaces Required, Table A, To Add Required Off-Street Parking for Rental Unit Land Use Category.
 - 4. Article 5, Sections 5.02 through 5.15 to add use specific standards for “rental unit” and to remove use specific standards for “renting of rooms.”
 - 5. Article 9, Section 9.02 to add definitions for rental unit, short-term rental, medium-term rental, long-term rental, owner-occupied rental, hosted rental, and residential amenities.
 - 6. Part II of the City Code, Chapter 22 – Community Development Regulations, Article VI. – Property Maintenance Code, to Modify Division 4. – License for Rented, Leased Premises to remove on-site parking requirements with the intent of relocating parking requirements to the Zoning Ordinance, and to modify terminology to be consistent with the Zoning Ordinance.

6. CITY MANAGER’S REPORT

The City Manager’s Report regularly occurs on the second City Commission meeting of the month. Additionally, reports from prior months can be viewed on the City’s website.

- A. August 2026 City Manager's Report

7. UNFINISHED BUSINESS

8. NEW BUSINESS

- A. Resolution to approve a Design/Build Agreement with DMC Consultants, Inc. for the final design and renovation of the first floor of 400 E. Lincoln to house Next senior services in the amount not to exceed \$3,150,000. In addition, to authorize the Mayor and City Clerk to sign the agreement on behalf of the City. Funding for this project has been budgeted in account #233.0-673.000-811.0000.
- B. Resolution to approve the draft Request for Proposals for the Infrastructure Master Plan and to authorize posting the Request for Proposals on the Michigan Intergovernmental Trade Network.
- C. Resolution to approve the appointment of a fourth magistrate for the 48th District Court as

required by MCL 600.8501(2).

- D. Commission Items for Future Discussion. A motion is required to bring up the item for future discussion at the next reasonable agenda, no discussion on the topic will happen tonight.
- E. Commission discussion on items from a prior meeting.

9. REMOVED FROM CONSENT AGENDA

10. COMMUNICATIONS

- A. Communications regarding public safety
- B. Communication regarding Wimbledon

11. REPORTS

- A. Commissioner Reports
- B. Commissioner Comments
- C. Advisory Boards, Committees, Commissions' Report
- D. Legislation
- E. City Staff
 - 1. Wimbledon Phase 1 Project Updates
 - 2. Short Term Rental Report
- F. Information Only

12. ADJOURN

***This agenda was amended on August 21, 2026, at 11:20 a.m. to include new business item C regarding an additional magistrate for the 48th District Court.**

City boards and committees meet in person, and most have a virtual option available to the public. Members of the public may attend the City Commission meeting in person at Birmingham City Hall or attend virtually.

Link to Access Virtual Meeting: <https://zoom.us/j/655079760>

Telephone Meeting Access: 877 853 5247 US Toll-free

Meeting ID Code: **655 079 760**

City Hall is open to the public during regular business hours, Monday through Friday from 8 a.m. – 5 p.m. The Police Department lobby entrance on the east side of City Hall on Pierce Street operates as the after-hours public entrance.

Individuals requiring assistance to enter the building should request aid via the intercom system at the parking lot entrance gate on Henrietta Street.

Persons who require mobility, visual, hearing, or other assistance for effective participation in this public meeting should contact the City Clerk's Office at (248) 530-1880, or (248) 644-3405 (TDD) at least one day before the meeting to request help.

Las personas con incapacidad que requieren algún tipo de ayuda para la participación en esta sesión pública

deben ponerse en contacto con la oficina del escribano de la ciudad en el número (248) 530-1800 o al (248) 644-3405 (para las personas con incapacidad auditiva) por lo menos un día antes de la reunión para solicitar ayuda a la movilidad, visual, auditiva, o de otras asistencias. (Title VI of the Civil Rights Act of 1964)