



# City of Flint, Michigan

Third Floor, City Hall  
1101 S. Saginaw Street  
Flint, Michigan 48502  
[www.cityofflint.com](http://www.cityofflint.com)

## Meeting Agenda – FINAL Wednesday, March 4, 2026 5:00 PM

### City Council Chambers

### GOVERNMENTAL OPERATIONS COMMITTEE

Dennis Pfeiffer, Chairperson, Ward 8

Leon El-Alamin, Ward 1

Ladel Lewis, Ward 2

LaShawn Johnson, Ward 3

Judy Priestley, Ward 4

Jerri Winfrey-Carter, Ward 5

Tonya Burns, Ward 6

Candice Mushatt, Ward 7

Jonathan Jarrett, Ward 9

Davina Donahue, City Clerk

\*\*\*\*\*

### ROLL CALL

### READING OF DISORDERLY PERSONS CITY CODE SUBSECTION

*Any person that persists in disrupting this meeting will be in violation of Flint City Code Section 31-10, Disorderly Conduct, Assault and Battery, and Disorderly Persons, and will be subject to arrest for a misdemeanor. Any person who prevents the peaceful and orderly conduct of any meeting will be given one warning. If they persist in disrupting the meeting, that individual will be subject to arrest. Violators will be removed from the meetings.*

### REQUEST FOR AGENDA CHANGES/ADDITIONS

### PUBLIC COMMENT

*Members of the public who wish to address the City Council or its committees must register before the meeting begins. A box will be placed at the entrance to the Council Chambers for collection of registrations. No additional speakers or slips will be accepted after the meeting begins.*

*Members of the public shall have no more than three (3) minutes per speaker during public comment, with only one speaking opportunity per speaker.*

## **COUNCIL RESPONSE**

*Councilmembers may respond once to all public speakers only after all public speakers have spoken. An individual Councilmember's response shall be limited to two (2) minutes.*

## **CONSENT AGENDA**

*Per the amended Rules Governing Meetings of the Flint City Council (as adopted by the City Council on Monday, April 22, 2024), the Chair may request the adoption of a "Consent Agenda". After a motion to adopt a Consent Agenda is made and seconded, the Chair shall ask for separations. Any agenda item on a Consent Agenda shall be separated at the request of any Councilmember. After any separations, there is no debate on approving the Consent Agenda – it shall be voted on or adopted without objection.*

## **RESOLUTIONS**

### **260004.2 Amended Resolution/Vacation of Baker Street/Between North and Industrial Streets**

An amended resolution resolving that Baker Street, between North Street and Industrial Street, is hereby vacated and discontinued forever as a public street, alley or public ground, that Baker Street, between North Street and Industrial Street is hereby vacated of all underground utilities, and the same is hereby placed on the assessment rolls for the purpose of taxation, AND, resolving that the City reserves all easements for public utility or public purposes, AND, resolving that City Clerk shall, within thirty (30) days of this action, record a certified copy of this resolution with the Register of Deeds for Genesee County, and forward a certified copy of said resolution to the State Treasurer. [NOTE: Resolution amended to add that the "City reserves all easements for public utility or public purposes," as well as to add Easement Exhibit and Certified Survey attachments.]

**260072** Adoption/Comprehensive Plan Update (MOU)/Flint Planning Commission

Resolution resolving that the appropriate City officials are authorized to do all things necessary to enact the Memorandum of Understanding (MOU) that is being recommended by the Planning Commission from their November 12<sup>th</sup>, 2024, meeting.

**260078** Setting of a Public Hearing/Alley Vacation/Between Leith and McClellan Streets

Resolution resolving that a public hearing to consider the vacation of the alley between Leith Street and McClellan Street will be held on the \_\_\_\_\_ day of \_\_\_\_\_, 2026, at [5:30 PM] in the City Council Chambers, 3<sup>rd</sup> Floor, Flint City Hall, 1101 S. Saginaw Street, Flint, Michigan, AND, resolving that the City Clerk shall cause notice of such hearing to be published in an official paper of general circulation not less than two (2) weeks prior before the said hearing. [NOTE: The owners of the property located at 3009 N. Saginaw Street are requesting the alley vacation for a redevelopment project that will include the addition of gas pumps, a canopy and improvements to the parking lot of the already existing liquor store.]

## **APPOINTMENTS**

**260079** Appointment/Human Relations Commission [HRC]/Roy Fields, Sr.

Resolution resolving that the Flint City Council approves the appointment of Roy Fields, Sr., 2<sup>nd</sup> Ward, Flint, to the Human Relations Commission to fill the remainder of a two-year term expiring October 28, 2026, as recommended by 2<sup>nd</sup> Ward Councilmember Ladel Lewis.

## **ADJOURNMENT**

260004.2

RESOLUTION NO: \_\_\_\_\_

PRESENTED: 3-04-2026

ADOPTED: \_\_\_\_\_

**AMENDED RESOLUTION RECOMMENDING THE VACATION OF BAKER STREET  
BETWEEN NORTH STREET AND INDUSTRIAL STREET**

**BY THE CITY ADMINISTRATOR:**

**WHEREAS**, Due notice has been given to all persons interested as to the time and place of a hearing in respect to the proposed of this body to vacate Baker Street, between North Street and Industrial Street, for the purpose of the Flint Commerce Center’s Development Project, as requested by Ashley Capital; and

**WHEREAS**, Pursuant to the requirements of Section 42-25 of the Flint City Code of Ordinances, a public hearing was held on February 23, 2026, to hear objections to the proposed vacation and discontinuance of Baker Street between Industrial Street and North Street.

**IT IS RESOLVED**, that Baker Street, between North Street and Industrial Street, is hereby vacated and discontinued forever as a public street, alley or public ground, that Baker Street, between North Street and Industrial Street is hereby vacated of all underground utilities, and the same is hereby placed on the assessment rolls for the purpose of taxation.

**IT IS FURTHER RESOLVED**, that the City reserves all easements for public utility or public purposes.

**FURTHER RESOLVED**, that City Clerk shall, within thirty (30) days of this action, record a certified copy of this resolution with the Register of Deeds for Genesee County, and forward a certified copy of said resolution to the State Treasurer.

**APPROVED AS TO FORM:**

**APPROVED AS TO FINANCE:**

\_\_\_\_\_  
JoAnne Gurley, City Attorney

\_\_\_\_\_  
Phillip Moore, Chief Financial Officer

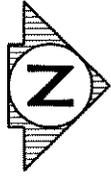
**FOR THE ADMINISTRATION:**

**FOR THE CITY COUNCIL:**

\_\_\_\_\_  
Clyde Edwards, City Administrator

\_\_\_\_\_

# EASEMENT EXHIBIT



PARCEL "A"  
TO REMAIN A PARK

P.O.C.  
SW COR. BLOCK 15,  
OAK PARK SUB

N89°52'37"E 258.90'

S01°22'47"E 10.00'

NORTH STREET (VARIABLE WIDTH)

P.O.B.  
C/L VACATED  
BAKER STREET

S. R.O.W. LINE PLATTED BAKER  
ST. & N. LINE, BLOCK 16 OAK  
PARK SUBDIVISION

BLOCK 15  
OAK PARK SUBDIVISION

PARCEL 18

BLOCK 15  
OAK PARK SUBDIVISION

OAK PARK PARCEL  
TO BE SOLD AND REDEVELOPED

N. R.O.W. LINE PLATTED BAKER  
ST. & S. LINE, BLOCK 15 OAK  
PARK SUBDIVISION

S89°52'37"W 541.54'

N89°52'37"E 541.54'

0.25 ACRE

SEE SHET 4 OF 4

VACATED BAKER STREET (60' WIDE)

W. R.O.W. LINE  
INDUSTRIAL AVE

SE COR. BLOCK 15

30'

S01°22'45"W  
20.00'

INDUSTRIAL AVENUE  
(60' WIDE, PRIVATE)

LEGEND:  
P.O.B. = POINT OF BEGINNING  
R.O.W. = RIGHT OF WAY  
[Hatched Area] = PERMANENT EASEMENT

NOTE:  
THE PORTIONS OF BAKER STREET SHOWN HEREON MAY BE SUBJECT TO PRIVATE ROAD EASEMENT IN FAVOR OF EXISTING SUBDIVISION LOT OWNERS WITHIN OAK PARK SUBDIVISION.

PROPOSED PERMANENT UTILITY EASEMENT  
A PERMANENT EASEMENT, BEING 20 FEET WIDE, FOR THE PURPOSE OF UTILITIES BEING PART OF BLOCK 15 OF OAK PARK SUBDIVISION IN THE CITY OF FLINT, GENESEE COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID BLOCK 15 OF OAK PARK SUBDIVISION; THENCE N89°52'37"E ALONG THE SOUTH LINE OF SAID BLOCK 15, ALSO BEING THE NORTH LINE OF BAKER STREET RIGHT OF WAY AS PLATTED, 258.90 FEET; THENCE S01°22'47"E, 10.00 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING S01°22'47"E, 20.00 FEET TO THE CENTERLINE OF VACATED BAKER STREET; THENCE N89°52'37"E ALONG SAID CENTERLINE, 541.54 FEET; THENCE N01°22'45"W, 20.00 FEET; THENCE S89°52'37"W PARALLEL WITH THE CENTERLINE OF SAID VACATED BAKER STREET, 541.54 FEET TO THE POINT OF BEGINNING, CONTAINING 0.25 ACRE, MORE OR LESS AND SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

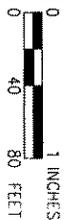


FIELD:	W.S.
DRAWN:	ZPC
CHECKED:	JHR
DATE:	OCTOBER 30, 2024
SCALE:	1" = 80'
REVISED:	

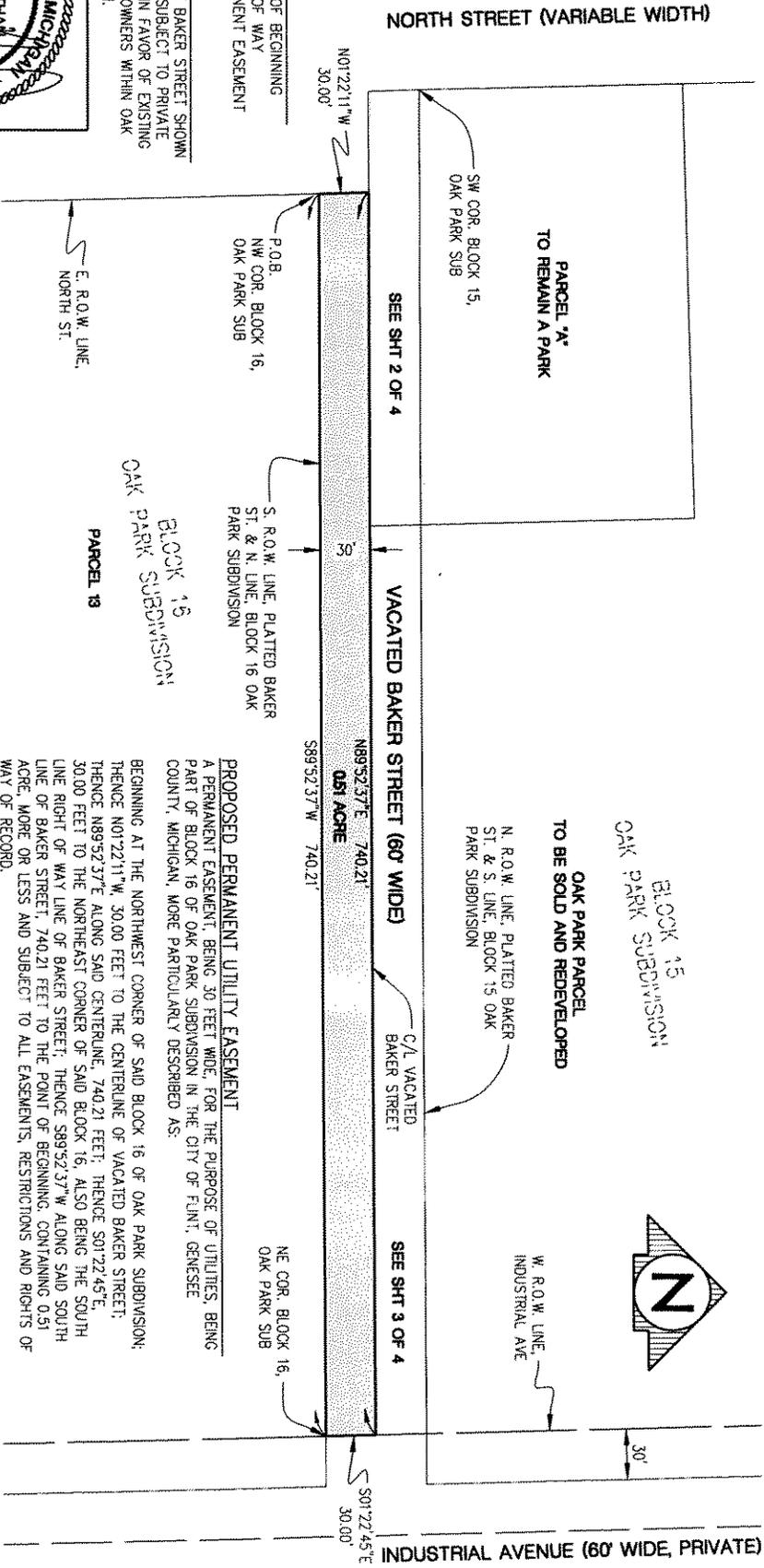
**ASHLEY CAPITAL**  
PART OF OAK PARK SUBDIVISION  
GENESEE COUNTY, MICHIGAN  
CITY OF FLINT

**ROWE PROFESSIONAL SERVICES COMPANY**  
The Rowe Building  
540 S. Saginaw St., Suite 200  
Flint, MI 48902  
O: (810) 341-7500  
www.rowepscc.com

SHEET:	1 OF 1
JOB NO.:	2400194

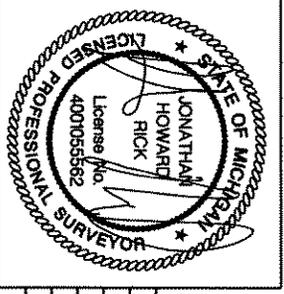


# EASEMENT EXHIBIT



**LEGEND:**  
 P.O.B. = POINT OF BEGINNING  
 R.O.W. = RIGHT OF WAY  
 = PERMANENT EASEMENT

**NOTE:**  
 THE PORTIONS OF BAKER STREET SHOWN HEREON MAY BE SUBJECT TO PRIVATE ROAD EASEMENT IN FAVOR OF EXISTING SUBDIVISION LOT OWNERS WITHIN OAK PARK SUBDIVISION.



FIELD:	W.S
DRAWN:	ZPC
CHECKED:	JHR
DATE:	OCTOBER 30, 2024
SCALE:	1" = 80'
REVISED:	

**ASHLEY CAPITAL**  
 PART OF OAK PARK SUBDIVISION  
 GENESEE COUNTY, MICHIGAN  
 CITY OF FLINT

**ROWE PROFESSIONAL SERVICES COMPANY**  
 The Rowe Building  
 540 S. Saginaw St., Suite 200  
 Flint, MI 48902  
 O: (810) 341-7500  
 www.rowepscc.com

0	40	80	1 INCHES
FEEET			
SHEET:	1	OF 1	
JOB NO.:	2400194		

**PROPOSED PERMANENT UTILITY EASEMENT**  
 A PERMANENT EASEMENT, BEING 30 FEET WIDE, FOR THE PURPOSE OF UTILITIES, BEING PART OF BLOCK 16 OF OAK PARK SUBDIVISION IN THE CITY OF FLINT, GENESEE COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS:  
 BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 16 OF OAK PARK SUBDIVISION; THENCE N01°22'11"W, 30.00 FEET TO THE CENTERLINE OF VACATED BAKER STREET; THENCE N89°52'37"E, 740.21 FEET; THENCE S01°22'45"E, 30.00 FEET TO THE NORTHEAST CORNER OF SAID BLOCK 16, ALSO BEING THE SOUTH LINE RIGHT OF WAY LINE OF BAKER STREET; THENCE S89°52'37"W ALONG SAID SOUTH LINE OF BAKER STREET, 740.21 FEET TO THE POINT OF BEGINNING, CONTAINING 0.51 ACRE, MORE OR LESS AND SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

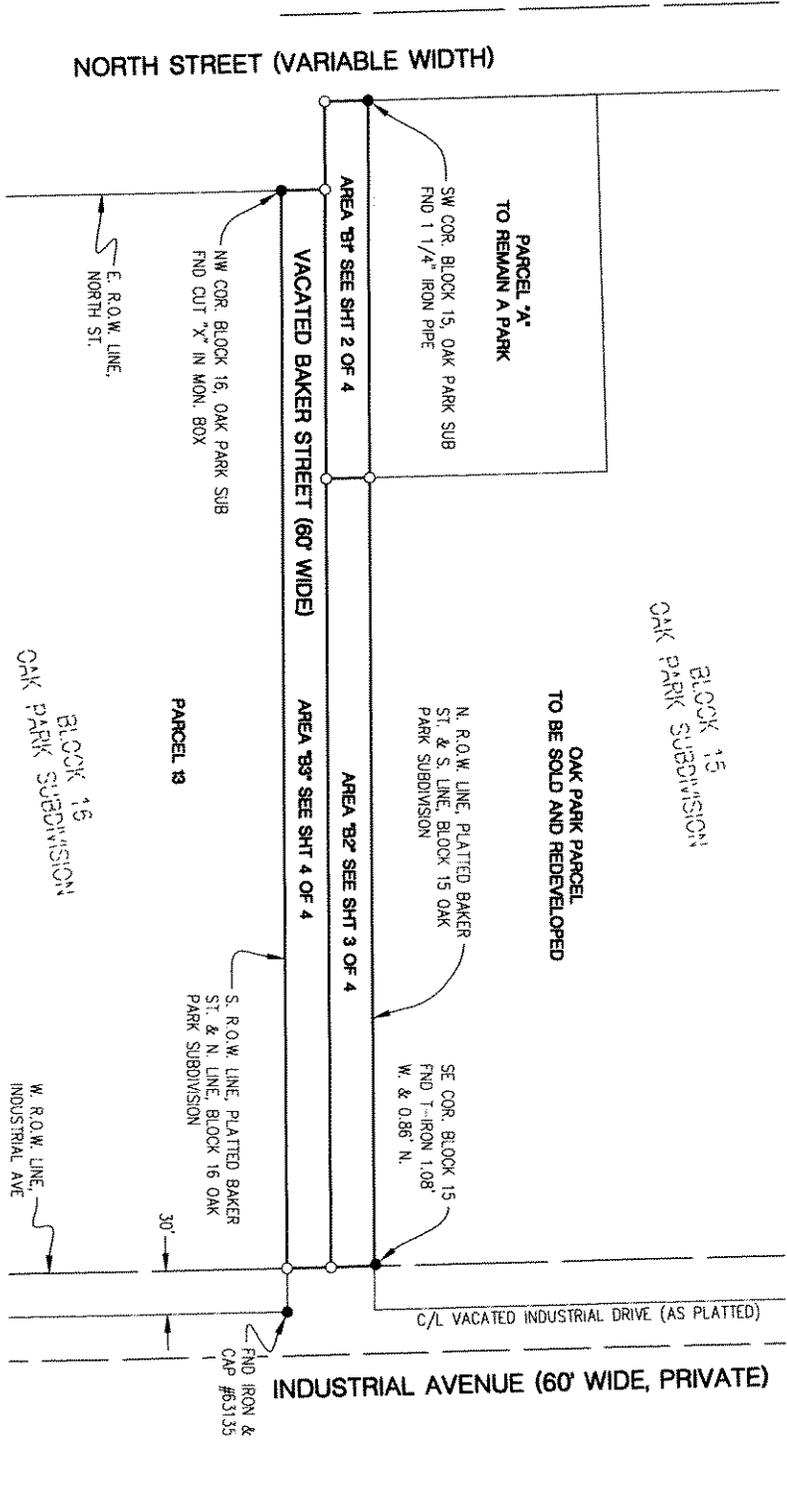
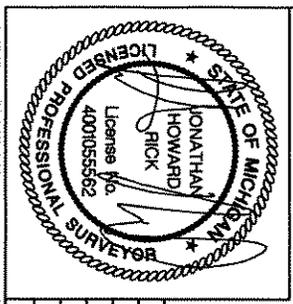
I, JONATHAN H. RICK, BEING A SURVEYOR LICENSED IN THE STATE OF MICHIGAN, HEREBY CERTIFY THAT THIS SURVEY HAS BEEN COMPLETED IN ACCORDANCE WITH PUBLIC ACT 132 OF 1970, AS AMENDED.

# CERTIFIED SURVEY



**LEGEND:**  
 ○ = SET IRON AND CAP #555962  
 ● = FOUND IRON AS NOTED  
 R.O.W. = RIGHT OF WAY

**NOTE:**  
 THE PORTIONS OF BAKER STREET SHOWN HEREON MAY BE SUBJECT TO PRIVATE ROAD EASEMENT IN FAVOR OF EXISTING SUBDIVISION LOT OWNERS WITHIN OAK PARK SUBDIVISION.



BEARINGS ARE REFERENCED TO MICHIGAN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NORTH AMERICAN DATUM 1983 (NAD83) 2011

FIELD:	W.S.
DRAWN:	ZPC
CHECKED:	JHR
DATE:	OCTOBER 30, 2024
SCALE:	1" = 100'
REVISED:	JANUARY 16, 2025

**ASHLEY CAPITAL**  
 CITY OF FLINT  
 PART OF OAK PARK SUBDIVISION  
 GENESEE COUNTY, MICHIGAN

**ROWE PROFESSIONAL SERVICES COMPANY**  
 The Rowe Building  
 540 S. Saginaw St., Suite 200  
 Flint, MI 48902  
 O: (810) 341-7500  
 www.rowepsc.com

SHEET:	1 OF 4
JOB NO.:	2400194

I, JONATHAN H. RICK, BEING A SURVEYOR LICENSED IN THE STATE OF MICHIGAN, HEREBY CERTIFY THAT THIS SURVEY HAS BEEN COMPLETED IN ACCORDANCE WITH PUBLIC ACT 132 OF 1970, AS AMENDED.

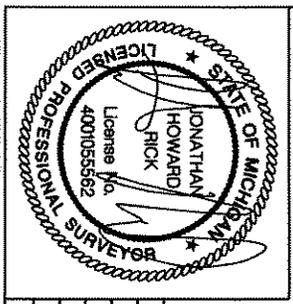
### CERTIFIED SURVEY



**LEGEND:**  
 ○ = SET IRON AND CAP #55562  
 ● = FOUND IRON AS NOTED  
 P.O.B. = POINT OF BEGINNING  
 R.O.W. = RIGHT OF WAY

**PROPOSED AREA "B1" AS SURVEYED**  
 PART OF BLOCK 15 OF OAK PARK SUBDIVISION  
 IN THE CITY OF FLINT, GENEESE COUNTY,  
 MICHIGAN, MORE PARTICULARLY DESCRIBED AS:

BEGINNING AT THE SOUTHWEST CORNER OF SAID BLOCK 15 OF OAK PARK SUBDIVISION; THENCE N89°52'37"E ALONG THE SOUTH LINE OF SAID BLOCK 15, ALSO BEING THE NORTH LINE OF BAKER STREET RIGHT OF WAY AS PLATTED, 258.90 FEET; THENCE S01°22'47"E, 30.00 FEET TO THE CENTERLINE OF VACATED BAKER STREET; THENCE S89°52'37"W ALONG SAID CENTERLINE, 258.91 FEET TO THE EAST RIGHT OF WAY LINE OF NORTH STREET, ALSO BEING THE SOUTHERLY EXTENSION OF THE WEST LINE OF BLOCK 15 OF SAID SUBDIVISION; THENCE N01°21'34"W ALONG SAID WEST LINE, 30.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.19 ACRE, MORE OR LESS AND SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.



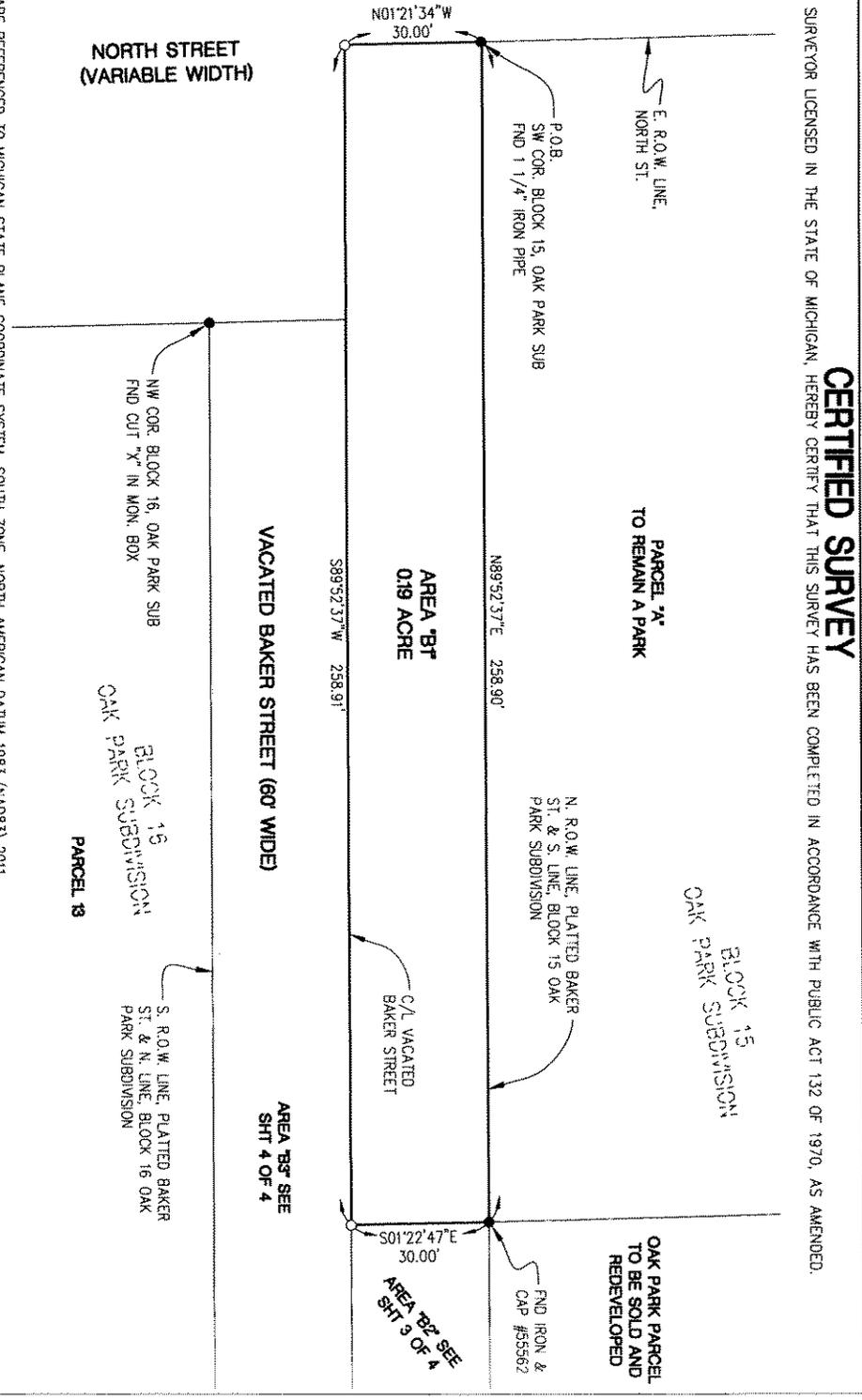
BEARINGS ARE REFERENCED TO MICHIGAN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NORTH AMERICAN DATUM 1983 (NAD83) 2011

FIELD:	W.S.
DRAWN:	ZPC
CHECKED:	JHR
DATE:	OCTOBER 30, 2024
SCALE:	1" = 30'
REVISED:	JANUARY 16, 2025

**ASHLEY CAPITAL**  
 CITY OF FLINT  
 PART OF OAK PARK SUBDIVISION  
 GENEESE COUNTY, MICHIGAN

**ROWE PROFESSIONAL SERVICES COMPANY**  
 The Rowe Building  
 540 S. Saginaw St., Suite 200  
 Flint, MI 48902  
 O: (810) 341-7500  
 www.rowepsc.com

0 15 30 1 INCHES  
 SHEET: 2 OF 4  
 JOB NO.: 2400194



# CERTIFIED SURVEY

I, JONATHAN H. RICK, BEING A SURVEYOR LICENSED IN THE STATE OF MICHIGAN, HEREBY CERTIFY THAT THIS SURVEY HAS BEEN COMPLETED IN ACCORDANCE WITH PUBLIC ACT 132 OF 1970, AS AMENDED.



**PARCEL "A"**  
TO REMAIN A PARK

**PARCEL "B"**  
TO BE SOLD AND REDEVELOPED

BLOCK 15  
OAK PARK SUBDIVISION

N. R.O.W. LINE, PLATTED BAKER ST. & S. LINE, BLOCK 15 OAK PARK SUBDIVISION

W. R.O.W. LINE, INDUSTRIAL AVE

SE COR. BLOCK 15  
FND T-IRON 1.08' W. & 0.86' N.

INDUSTRIAL AVENUE  
(60' WIDE, PRIVATE)

P.O.C.  
SW COR. BLOCK 15,  
OAK PARK SUB  
FND 1 1/4" IRON PIPE  
N89°52'37"E 258.90'

P.O.B.  
FND IRON &  
CAP #55562

N89°52'37"E 541.54'

AREA "B1"  
30.00'

AREA "B2"  
0.37 ACRE

VACATED BAKER STREET (60' WIDE)

S01°22'45"E 30.00'

NORTH STREET (VARIABLE WIDTH)

C/L VACATED  
BAKER STREET

S. R.O.W. LINE, PLATTED BAKER ST. & N. LINE, BLOCK 16 OAK PARK SUBDIVISION

BLOCK 15  
OAK PARK SUBDIVISION

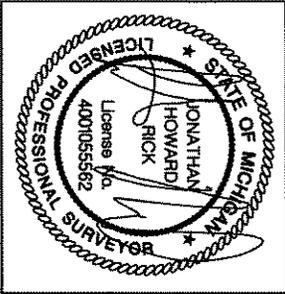
PARCEL 13

**LEGEND:**

- = SET IRON AND CAP #55562
- = FOUND IRON AS NOTED
- P.O.B. = POINT OF BEGINNING
- P.O.C. = POINT OF COMMENCEMENT
- R.O.W. = RIGHT OF WAY

**PROPOSED AREA "B2" AS SURVEYED**  
PART OF BLOCK 15 OF OAK PARK SUBDIVISION IN THE CITY OF FLINT, GENESEE COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS:  
COMMENCING AT THE SOUTHWEST CORNER OF SAID BLOCK 15 OF OAK PARK SUBDIVISION; THENCE N89°52'37"E ALONG THE SOUTH LINE OF SAID BLOCK 15, ALSO BEING THE NORTH LINE OF BAKER STREET RIGHT OF WAY AS PLATTED, 258.90 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING N89°52'37"E ALONG SAID NORTH LINE OF BAKER STREET, 541.54 FEET TO THE SOUTHEAST CORNER OF SAID BLOCK 15; THENCE S01°22'45"E, 30.00 FEET TO THE CENTERLINE OF VACATED BAKER STREET; THENCE S89°52'37"W ALONG SAID CENTERLINE, 541.54 FEET; THENCE N01°22'47"W, 30.00 FEET TO THE POINT OF BEGINNING, CONTAINING 0.37 ACRE, MORE OR LESS AND SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.

BEARINGS ARE REFERENCED TO MICHIGAN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NORTH AMERICAN DATUM, 1983 (NAD83) 2011



FIELD:	W.S.
DRAWN:	ZPC
CHECKED:	JHR
DATE:	OCTOBER 30, 2024
SCALE:	1" = 60'
REVISED:	JANUARY 16, 2025

**ASHLEY CAPITAL**

PART OF OAK PARK SUBDIVISION  
GENESEE COUNTY, MICHIGAN  
CITY OF FLINT

**ROWE PROFESSIONAL SERVICES COMPANY**

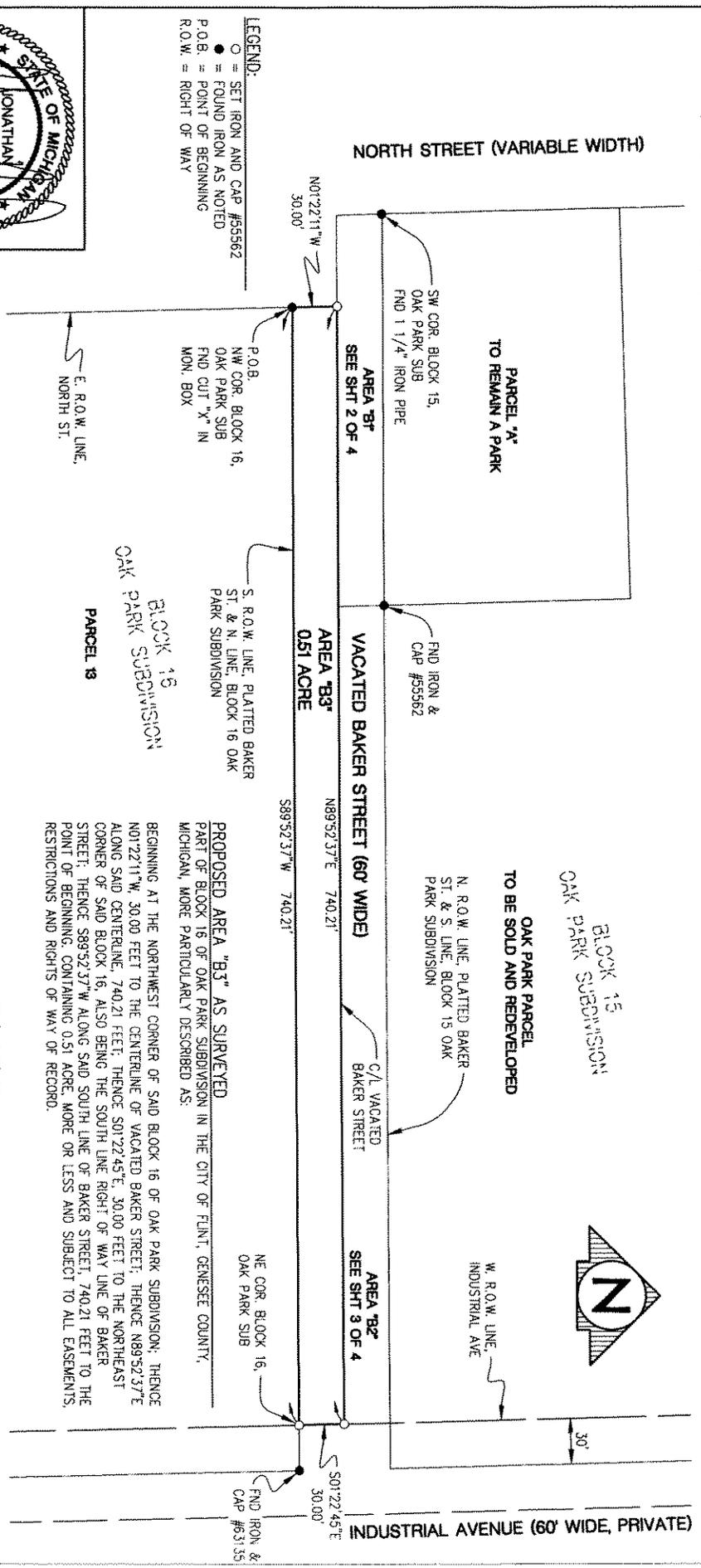
The Rowe Building  
540 S. Saginaw St., Suite 200  
Flint, MI 48502

O: (810) 341-7500  
www.rowepsc.com

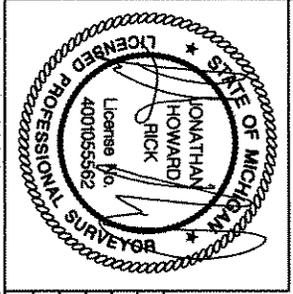
0	30	60	1 INCHES
SHEET: 3 OF 4			
JOB NO.: 2400194			

I, JONATHAN H. RICK, BEING A SURVEYOR LICENSED IN THE STATE OF MICHIGAN, HEREBY CERTIFY THAT THIS SURVEY HAS BEEN COMPLETED IN ACCORDANCE WITH PUBLIC ACT 132 OF 1970, AS AMENDED.

### CERTIFIED SURVEY



**LEGEND:**  
 ○ = SET IRON AND CAP #55562  
 ● = FOUND IRON AS NOTED  
 P.O.B. = POINT OF BEGINNING  
 R.O.W. = RIGHT OF WAY



BEARINGS ARE REFERENCED TO MICHIGAN STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NORTH AMERICAN DATUM, 1983 (NAD83) 2011

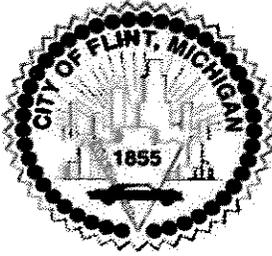
FIELD: W.S.  
 DRAWN: ZPC  
 CHECKED: JHR  
 DATE: OCTOBER 30, 2024  
 SCALE: 1" = 80'  
 REVISED: JANUARY 16, 2025

**ASHLEY CAPITAL**  
 CITY OF FLINT  
 PART OF OAK PARK SUBDIVISION  
 GENESEE COUNTY, MICHIGAN

**ROME PROFESSIONAL SERVICES COMPANY**  
 The Rowe Building  
 540 S. Saginaw St., Suite 200  
 Flint, MI 48902  
 O: (810) 341-7500  
 www.romepsc.com

SHEET: 4 OF 4  
 JOB NO.: 2400194

**PROPOSED AREA "B3" AS SURVEYED**  
 PART OF BLOCK 16 OF OAK PARK SUBDIVISION IN THE CITY OF FLINT, GENESEE COUNTY, MICHIGAN, MORE PARTICULARLY DESCRIBED AS:  
 BEGINNING AT THE NORTHWEST CORNER OF SAID BLOCK 16 OF OAK PARK SUBDIVISION, THENCE N01°22'11"W, 30.00 FEET TO THE CENTERLINE OF VACATED BAKER STREET; THENCE N89°52'37"E ALONG SAID CENTERLINE, 740.21 FEET; THENCE S01°22'45"E, 30.00 FEET TO THE NORTHEAST CORNER OF SAID BLOCK 16, ALSO BEING THE SOUTH LINE, RIGHT OF WAY LINE OF BAKER STREET; THENCE S89°52'37"W ALONG SAID SOUTH LINE OF BAKER STREET, 740.21 FEET TO THE POINT OF BEGINNING, CONTAINING 0.51 ACRE, MORE OR LESS AND SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAY OF RECORD.



260072

RESOLUTION NO.: \_\_\_\_\_  
PRESENTED: 3-4-2026  
ADOPTED: \_\_\_\_\_

**RESOLUTION FOR FLINT CITY COUNCIL TO ADOPT COMPREHENSIVE PLAN UPDATE MOU  
(version 2.0) WITH CITY OF FLINT PLANNING COMMISSION**

The Imagine Flint Comprehensive Plan ("the Plan"), adopted on October 28, 2013, was reviewed by the Planning Commission per the Michigan Planning Enabling Act, being P.A. 33 of 2008, as amended, M.C.L. 125.3801 *et seq.*, and the determination was made that an update was needed at the February 13<sup>th</sup>, 2024, regular meeting. Part of the creation of the plan included a Memorandum of Understanding (MOU) between the City of Flint, City of Flint Planning Commission, and City Council for City of Flint, signed March 28, 2011, to define roles and responsibilities between the partnering entities. Now the Administration would like to enact an updated MOU to define the roles of the Planning Commission, Steering Committee, Department of Business and Community Services, City Administration, and the City Council in the Comprehensive Plan update process.

**IT IS RESOLVED** that the appropriate City officials are authorized to do all things necessary to enact the Memorandum of Understanding that is being recommended by the Planning Commission from their November 12<sup>th</sup>, 2024, meeting.

**For the City:**

**For the City Council:**

  
\_\_\_\_\_  
Clyde D. Edwards / A0607 (Feb 12, 2026 10:57:10 EST)

\_\_\_\_\_

**Clyde D. Edwards, City Administrator**

**Approved as to Form:**

  
\_\_\_\_\_  
JoAnne Gurley (Feb 11, 2026 17:40:43 EST)

  
\_\_\_\_\_  
Phillip Moore (Feb 11, 2026 09:20:35 EST)

**Joanne Gurley, City Attorney**

**Phillip Moore, Chief Financial Officer**



**CITY OF FLINT**

**\*\* STAFF REVIEW FORM \*\***

*Effective: November 14, 2025*

*(Do Not Alter or modify this form without written permission from the City Administrator)*

**TODAY'S DATE:** 02/06/2026

**BID/PROPOSAL#** N/A

**AGENDA ITEM TITLE:** RESOLUTION FOR THE FLINT CITY COUNCIL TO ADOPT THE COMPREHENSIVE PLAN UPDATE MOU WITH CITY OF FLINT PLANNING COMMISSION

**PREPARED BY:** Mikesha Loring

**VENDOR NAME:** N/A

**Section I: BACKGROUND/SUMMARY OF PROPOSED ACTION:**

**Vendor Compliance (This vendor has been properly vetted and the responses are below):**

Federal government	(All documentation current, no violations)	<input type="checkbox"/> YES	<input type="checkbox"/> NO
State government	(All documentation current, no violations)	<input type="checkbox"/> YES	<input type="checkbox"/> NO
City of Flint	(All documentation current, no violations)	<input type="checkbox"/> YES	<input type="checkbox"/> NO

**The requesting authority is validating that this vendor has been in full compliance with all past contract provisions and has not violated the terms of any contract with the City of Flint.**

**NOTE: Preparer MUST include a response to the conditions below:**

- **Did we do an assessment of first consideration to internal City of Flint staff and resources (explain)?**
- **Why was this vendor chosen?**
- **What history does this vendor have with the City of Flint?**
- **What steps will be taken to do a post-performance of the vendor?**

Not applicable

**\*\*\*\*\* BELOW DESCRIBE THE VENDOR REVIEW PROCESS (VENDOR EVALUATION METHOD)**

Not applicable

**PROCUREMENT (MUST BE SPECIFIED)**

**Please specify how this vendor was identified: (Check one)**

- Sole Source (Please attach sole source statement to requisition)
- Competitive Bid Process (Please attach bid tabulation/documents to requisition)
- Cooperative Contract (MIDeal, Sourcewell, GSA, or other municipality)



## CITY OF FLINT

### \*\* STAFF REVIEW FORM \*\*

Effective: November 14, 2025

(Do Not Alter or modify this form without written permission from the City Administrator)

\*Contract must be attached to your requisition and contract must appear on the vendor's quote for goods/services

[ ] (3) Quotes (please attach all quotes to your requisition)

#### Section II. PREVIOUS ALLOCATIONS (INCLUDE ALL ACCOUNTS USED FOR THIS PURPOSE)/ PROVIDE RESOLUTION OR CONTRACT INFORMATION THAT APPLIES

Fiscal Year	Account	PO Number	FY PO Amount	FY Expensed	Resolution

#### Section III.

#### POSSIBLE BENEFIT TO THE CITY OF FLINT (RESIDENTS AND/OR CITY OPERATIONS) INCLUDE PARTNERSHIPS AND COLLABORATIONS:

The MOU to update the City of Flint's Comprehensive Plan benefits residents by ensuring community voices guide the city's long-term growth and investment decisions. The updated plan will reflect current conditions and priorities related to housing, neighborhoods, public safety, parks, transportation, and economic opportunity, while promoting equity by directing resources to underserved areas. Residents gain greater transparency, predictability, and trust in how decisions are made, resulting in policies and investments that better support quality of life and neighborhood stability.

For City operations and partnerships, the MOU provides a coordinated framework that aligns departments, improves efficiency, and strengthens decision-making. A current Comprehensive Plan enhances Flint's competitiveness for state and federal funding, supports legally sound zoning and development decisions, and clarifies priorities for capital investments. It also strengthens collaboration with regional agencies, nonprofits, and private partners by establishing a shared vision and clear expectations, encouraging strategic partnerships that advance Flint's long-term resilience and economic growth.



# CITY OF FLINT

## \*\* STAFF REVIEW FORM \*\*

Effective: November 14, 2025

(Do Not Alter or modify this form without written permission from the City Administrator)

### Section IV: FINANCIAL IMPLICATIONS:

IF ARPA related Expenditure:

Has this request been reviewed by E&Y Firm: YES  NO  IF NO, PLEASE EXPLAIN: N/A

**NOTE: Accountant MUST include the following information:**

- What is the total amount budgeted for this purpose?
- What percentage is being spent with this vendor?
- What is the justification for spending this amount of money with this vendor?
- What percentage is being spent out of each line item used in this request?
- List all the known budgeted funds from that line item.

N/A

BUDGETED EXPENDITURE? YES  NO  IF NO, PLEASE EXPLAIN:

Dept.	Name of Account	Account Number	Grant Code	Amount
<b>FY26 GRAND TOTAL</b>				

WHEN APPLICABLE, IF MORE THAN ONE (1) YEAR, PLEASE ESTIMATE TOTAL AMOUNT FOR EACH BUDGET YEAR: (This will depend on the term of the bid proposal)

BUDGET YEAR 1 \_\_\_\_\_

BUDGET YEAR 2 \_\_\_\_\_



**CITY OF FLINT**

**\*\* STAFF REVIEW FORM \*\***

Effective: November 14, 2025

(Do Not Alter or modify this form without written permission from the City Administrator)

BUDGET YEAR 3 \_\_\_\_\_

OTHER IMPLICATIONS (i.e., collective bargaining):

PRE-ENCUMBERED? YES  NO  REQUISITION NO:

ACCOUNTING APPROVAL: Carissa Dotson no financials Date: \_\_\_\_\_  
Carissa Dotson no financials (Feb 10, 2026 09:55:24 EST)

WILL YOUR DEPARTMENT NEED A CONTRACT? YES  NO

**Section V: RESOLUTION DEFENSE TEAM:**

(Place the names of those who can defend this resolution at City Council)

	<u>NAME</u>	<u>PHONE NUMBER</u>
1	Roderick Slaughter	Ext. 3019
2	Mikeshia Loring	810-237-2004
3	Dequan Allen	Ext. 3006

STAFF RECOMMENDATION: (PLEASE SELECT):  APPROVED  NOT APPROVED

DEPARTMENT HEAD SIGNATURE: Seamus Bannon  
Seamus Bannon (Feb 10, 2026 11:09:40 EST)  
(Name, Title)

ADMINISTRATION APPROVAL: CDE  
Clyde D Edwards (Feb 10, 2026 11:44:08 EST)  
\$20,000 or above spending authorizations)



RESOLUTION NO.: 260078  
PRESENTED: 3-04-2026  
ADOPTED: \_\_\_\_\_

**RESOLUTION TO APPROVE HOLDING A PUBLIC HEARING FOR THE  
VACATION OF THE ALLEY BETWEEN  
LEITH STREET AND MCCLELLAN STREET**

AO619

**BY THE CITY ADMINISTRATOR:**

The City of Flint desires to provide due notice to all persons interested as to the time and place of a hearing in respect to the proposed action of the Flint City Council to vacate the alley between Leith and McClellan Streets while reserving easements for public utility or other public purposes, in accordance with Chapter 42 of the Flint City Code.

The owners of the property located at 3009 N. Saginaw Street are requesting the vacation of the alley for a redevelopment project that will include the addition of gas pumps, a canopy and improvements to the parking lot of the already existing liquor store.

The Planning Commission held a public hearing on March 11, 2025, and recommended approval therewith.

Pursuant to Section 42-25 of the Flint City Code, City Council shall hold a public hearing to hear any objections to the proposed vacation and discontinuance of the above-described alley, for a time not less than four weeks on when objections are to be heard.

The Planning and Development Department requests that this Honorable Body approve holding a public hearing for the vacation of the alley between Leith Street and McClellan Street while reserving easements for public utility or other public purposes, as requested by the property owners of 3009 N. Saginaw Street.

**THEREFORE, IT IS RESOLVED** that a public hearing to consider the vacation of the alley between Leith Street and McClellan Street shall be held on the \_\_\_\_\_ day of \_\_\_\_\_, 2026 at \_\_\_\_\_ in the City Council Chambers, 3rd Floor, City Hall, 1101 S. Saginaw St., Flint, Michigan.

**IT IS FURTHER RESOLVED** that the City Clerk shall cause notice of such hearing to be published in an official paper of general circulation not less than two (2) weeks prior before the said hearing.

**APPROVED AS TO FORM:**

JoAnne Gurley  
JoAnne Gurley, Chief Legal Officer

**APPROVED AS TO FINANCE:**

\_\_\_\_\_  
Phillip Moore, Chief Financial Officer



**FOR THE CITY OF FLINT:**

*Clyde D. Edwards*  
Clyde Edwards, City Administrator

**RESOLUTION NO.:** \_\_\_\_\_

**PRESENTED:** \_\_\_\_\_

**ADOPTED:** \_\_\_\_\_

**APPROVED BY CITY COUNCIL:**

\_\_\_\_\_

**CITY OF FLINT**  
**DEPT. OF BUSINESS AND COMMUNITY SERVICES**  
Planning & Zoning Division

**Memorandum**

**To:** Clyde Edwards, City Administrator  
Flint City Council

**From:** Montel Menifee, Deputy Director of Business Services

**Subject:** Alley Vacation Petition Regarding 3009 N. Saginaw St

Applicant Vito Pampalona on behalf of property owner Amar Shango petitioned to vacate a section of City of Flint right-of-way (alley) which is bound by the following properties:

- 3009 N. Saginaw St
- 3017 N. Saginaw St
- 630 E McClellan St
- 40-01-232-026 Leith St

On March 11<sup>th</sup>, 2025, the Planning Commission recommended approval of the proposed vacation petition and further certified their findings in the Final Report on April 22<sup>nd</sup>, 2025.

The vacation petition was requested in order for the property owner to eventually combine the vacant parcel of land located at 40-01-232-026 Leith St with 3009 N. Saginaw St, so that they may expand their parking area in regard to a future addition of fuel pumps and a canopy on the property.

It should be noted that there are no public utilities within the proposed area to be vacated, therefore no easement is required.



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Nealey,**  
Mayor

## Staff Report

<b>Board / Commission:</b>	City of Flint Planning Commission
<b>Meeting Date:</b>	Tuesday, March 11th, 2025
<b>Location:</b>	1101 S Saginaw St, Flint, MI 48502
<b>File Number:</b>	PC 25-01
<b>Petition Type:</b>	Alley Vacation
<b>Applicant:</b>	Vito Pampalona ( <i>on behalf of Amar Shango</i> )
<b>Location:</b>	Alley adjoining lots 542, 543, 544, 545, 546, 547 & 548 of Hillcrest Subdivision
<b>Parcel ID (PID)</b>	N/A
<b>Ward:</b>	2
<b>Current Zoning:</b>	No currently zoned, is currently Public Right-of-Way (ROW)
<b>Future Zoning:</b>	CC, City Corridor

### **Request:**

The applicant Vito Pampalona on behalf of 3009 N Saginaw Investments, LLC is seeking a positive recommendation from the City of Flint Planning Commission to the City of Flint, City Council for approval by resolution to vacate the subject public right-of-way (*alley*) located between Leith St and E. McClellan St and which adjoins lots 542, 543, 544, 545, 546, 547 & 548 of Hillcrest Subdivision.

### **Property Background:**

The subject alley being vacated was platted as part of the Hillcrest Subdivision (1910). The area west of the alley was comprised of residential homes many of which have been demolished and are now vacant parcels of land, and the area to the east of the alley was and is still comprised of the commercial businesses which front N. Saginaw St.

### **Project Background:**

The subject vacation petition regards the redevelopment of an existing and operational liquor store; the redevelopment will include the addition of gas pumps, a canopy, and expansion and improvements to the parking lot.



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Neeley,**  
Mayor

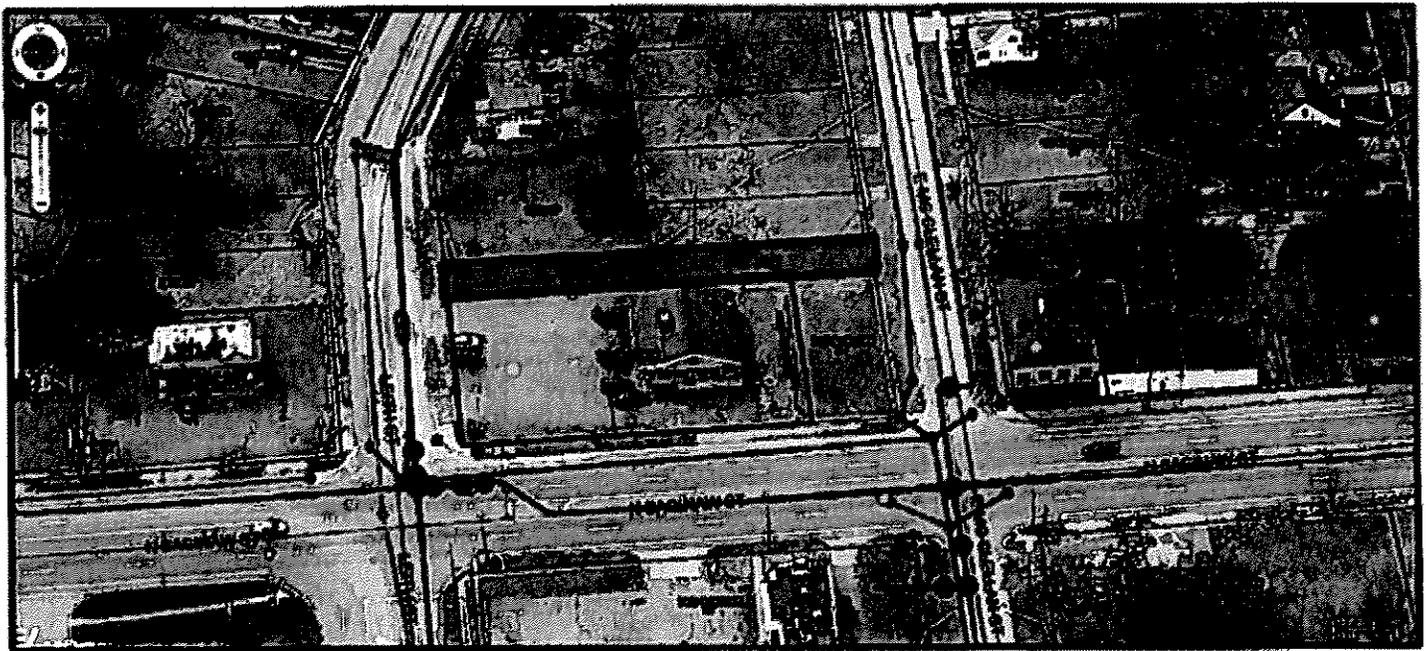
**Utility Infrastructure**

**Public & Private Infrastructure**

No utility infrastructure exists within the subject alley.

**Department Reviews:**

Department	Status	Comments
Water Department	Approved	None
Sewer Department	Approved	None
Traffic Engineering	Approved	None
City Engineering	Approved	None



The purple box in the figure above is a generalized delineation of the area of interest regarding the subject vacation petition.

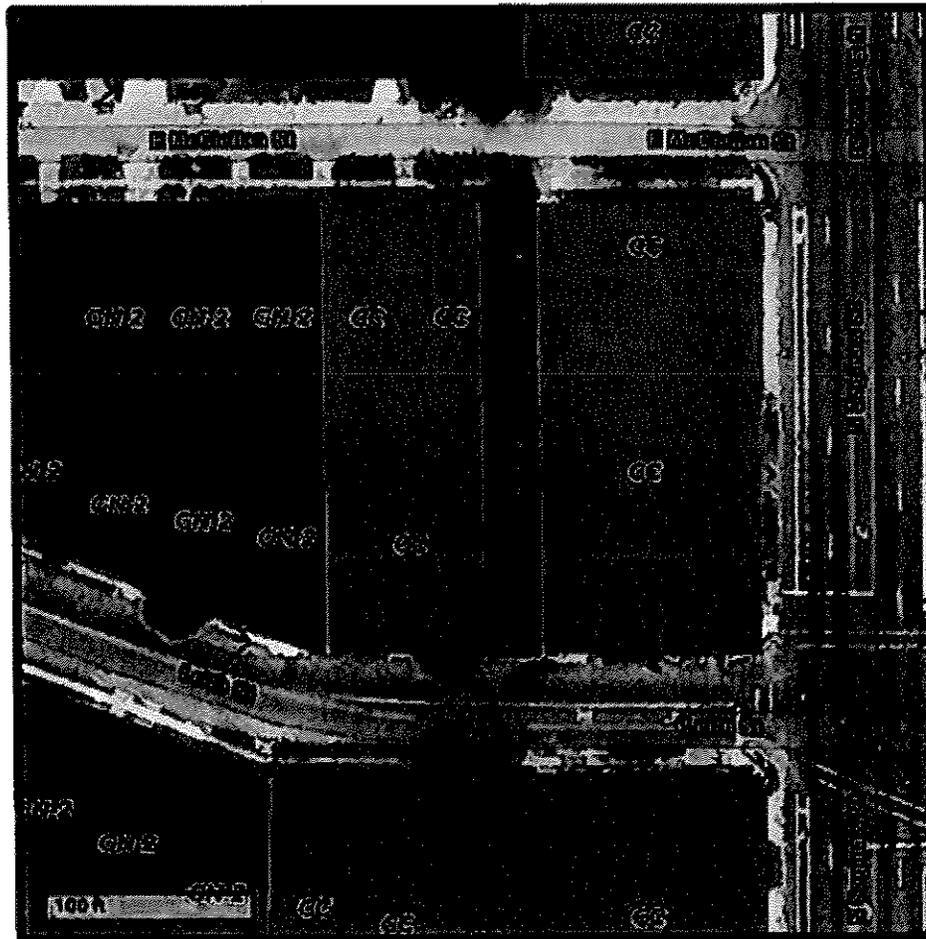


**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
 Planning & Zoning Division

**Sheldon Nesley,**  
 Mayor

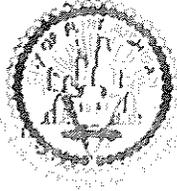
**Land Use/Compatibility:** The property is currently City of Flint owned public right-of-way and is surrounded by the following zoning districts:

Direction	Existing Zoning	Comprehensive Plan Land Use
North	Right-of-Way (E McClellan St)	Right-of-Way (E McClellan St)
South	Right-of-Way (Leith St)	Right-of-Way (Leith St)
East	CC, City Corridor	CC, City Corridor
West	CC, City Corridor	CC, City Corridor



The purple box in the figure above is a generalized delineation of the area of interest regarding the subject vacation petition.

CITY OF FLINT 1101 SOUTH SAGINAW ST. ROOM S105 FLINT, MICHIGAN 48502  
 OFFICE: 810-766-7355 WEBSITE: [www.cityofflint.com](http://www.cityofflint.com)



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Neeley,**  
Mayor

**Exhibits Attached to this Report:**

- Exhibit A – PC 25-01 Vacation Application
- Exhibit B – Vacated Right-of-Way Survey
- Exhibit C – Department Review Forms
- Exhibit D – Hillcrest Subdivision

**Recommendation**

The Planning Commission's duty on a street vacation is to make a recommendation to City Council for approval or denial of the petition by resolution based on the merits of the application, planning principles, input from various City departments, utility companies, and transportation agencies.

Staff finds that the petition to vacate, the City of Flint Right-of-Way (*alley*) between Leith St and E. McClellan St, PC 25-01, has satisfied the applicable review criteria to make a positive recommendation to City Council for approval by resolution

**[this space intentionally left blank]**



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Neeley,**  
Mayor

**Plan Commission Action PC 25-01 | City of Flint Alley Vacation**

---

The City of Flint Planning Commission is hereby making a positive recommendation  
to the City of Flint, City Council, to ~~recommend~~ approve, petition PC 25-01, to vacate, the City  
of Flint right-of-way (*alley*) adjoining lots 542, 543, 544, 545, 546, 547, & 548 of the Hillcrest Subdivision  
regarding proposed improvements and expansion to the parking lot for the property located at 3009 N.  
Saginaw St on this 11 day of March 2025.

  
\_\_\_\_\_  
Robert Wesley  
Plan Commission President

  
\_\_\_\_\_  
Brian Achell  
Zoning Coordinator



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Neeley,**  
Mayor

**PC 25-01 Sample Motions**

**Positive Recommendation:**

I motion to make a positive recommendation to City Council for approval by resolution regarding the subject vacation petition PC 25-01, to vacate the City owned alley located between Leith St and E. McClellan St, as the subject vacation petition, **has satisfied** the applicable review criteria.

**Positive Recommendation with Condition:**

I motion to make a positive recommendation with condition(s) to City Council for approval by resolution regarding the subject vacation petition PC 25-01, to vacate the City owned alley located between Leith St and E. McClellan St, as the subject vacation petition, **has satisfied** the applicable review criteria; the recommended condition of approval is as follows:

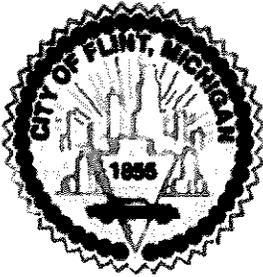
**Negative Recommendation:**

I motion to make a negative recommendation to City Council to deny the subject vacation petition PC 25-01, to vacate the City owned alley located between Leith St and E. McClellan St, as the subject vacation petition, **has not satisfied** the applicable review criteria; the Commission findings supporting its' negative recommendation is(are) as follows:

**Postponement:**

I motion to postpone the hearing of the subject alley vacation petition, PC 25-01, the proposed vacation of the City owned alley located between Leith St and E. McClellan St till the next regularly scheduled meeting as the subject vacation petition, PC 25-01, **has not satisfied** the applicable review criteria and further information is needed as follows:

1. ...
2. ...
3. ...
4. ...



# Exhibit A

City of Flint

Department of Business and Community Services

1101 S Saginaw Street Room 8106, Flint, MI 48602

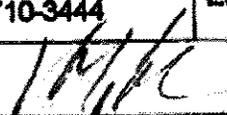
Phone: (810)796-7426

<https://www.cityofflint.com/departments/bcs/>

Fee: \$1002
Date Rec'd: _____
Application #: _____
Meeting Date: _____

Application for Street, Alley, or Other Public Ground Vacation		
<input type="checkbox"/> Street Vacation	<input checked="" type="checkbox"/> Alley Vacation	<input type="checkbox"/> Other Public Ground Vacation
Property Information	Street/Alley/Other Public Ground to be Vacated:	
	Alley	
	Nearest Cross Streets:	
	Located between:	Saginaw St & Leith St. <small>(street) (street)</small>
	Legal Description:	
	Alley adjoining Lots 542, 543, 544, 545, 546, 547 & 548. Hillcrest Subdivision according to the plat thereof as recorded in Liber 4, Page 23, Genesee County Records. (See attached survey)	
	Acreage:	
	0.074 acres	
Address(es) & Parcel I.D. Number(s) (if applicable):		
Alley adjoining the following parcels:		
3009 N. Saginaw St., Parcel #40-01-232-027 (Lots 544, 545, 546, 547 & 548)		
Vacant Lot Leith St., Parcel #40-01-232-027 (Lots 540 & 542)		
Zoning District (if applicable): CC- City Corridor		
Reason for Vacation	Improvements to parking lot and addition of gas canopy.	

# Exhibit A

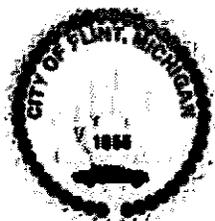
Applicant Information				
Applicant	Name:	Vito Pampalona		
	Firm:	Pampalona Companies		
	Address:	850 W. University Dr., Suite D		
	City:	Rochester		
	State:	MI	Zip Code:	48307
	Phone:	(248) 710-3444	Email:	vito@pampalonaco.com
	Applicant Signature:			
	Applicant Notarization			
The above information and attached exhibits, to my knowledge and belief, are true and correct.				
<u>Vito m Pampalona</u> Printed Name of Applicant	 Signature of Applicant			
<u>Sarah Head</u> Notary Public's Name (printed)	 Signature of Notary			
<u>9/11/29</u> My Commission Expires	<u>Michigan, Oakland County</u> State; County			
Subscribed and sworn to before me this <u>14</u> day of <u>JANUARY</u> (Day) (Month)				
<u>2025</u> (Year)	<small>BRANDIE NOTARY PUBLIC, STATE OF MI COUNTY OF OAKLAND MY COMMISSION EXPIRES 09/11/2025 ACTING IN COUNTY OF <u>Oakland</u></small>			

# Exhibit A

Owner Information				
<b>Property Owner</b> <input checked="" type="checkbox"/> Same as applicant	Name:	AMAR SHANGO		
	Firm:	3009 Seginaw Investments, LLC		
	Address:	3009 Seginaw St.		
	City:	Flint		
	State:	MI	Zip Code:	48505
	Phone:		Email:	
	Designee of Agency Authorizing Vacation:			
	Designee Signature:			

**Please note:**  
The non-refundable fee made payable to the City of Flint must accompany your application.  
For fees, please reference the City of Flint Master Fee Schedule.

[this space intentionally left blank]



# Exhibit A

**City of Flint**  
**Department of Business and Community Services**  
**1101 S Saginaw Street Room 6106, Flint, MI 48802**  
**Phone: (810)766-7438**  
<https://www.cityofflint.com/departments/bcs/>

## Affidavit & Consent of Owner

Project \_\_\_\_\_

Docket \_\_\_\_\_  
(If Applicable)

**Complete and submit if applicant is different from the property owner.**

I (we) Amur Group (13009 Saginaw Investments, LLC)  
(NAME(S))

After being first duly sworn, depose and say:

1. That I/we are the owner(s) of the real estate located at 3109 N Saginaw St, Parcel #10-01-2 & 2-02.7  
(Please include the Address(es) and Parcel Identification Number(s) (PID))  
(For requests that pertain to multiple parcels of real property attach (s) notarized exhibit(s) to this affidavit)
2. That I/we have read and examined the Application, and are familiar with its contents.
3. That I/we have no objection to, and consent to such request as set forth in the application.
4. Such request being made by the applicant  is  is not) a condition to the sale or lease of the above reference property.

*[Signature]*  
(AFFIDANT)

LISA K COUPE  
 NOTARY PUBLIC, MICHIGAN  
 COUNTY OF SAINT CLAIR  
 My Commission Expires August 19, 2026  
 Acting In the County of Genessee

STATE OF MICHIGAN

COUNTY OF Genessee ) SS:

Subscribed and sworn to before me this 22 day of January, 2023  
(Day) (Month) (Year)

Lisa K Coupe Seal:  
 (Print)  
Lisa K Coupe, Notary Public  
 (Signature)

My Commission expires: August 19, 2026

County of Residence: St Clair

# Exhibit A



**March 3, 2025**

**RE: PC 25-01**

**Planning Commission  
City of Flint  
1101 S. Saginaw Street  
Flint, MI 48502**

**Subject: Planning Commission Meeting Representation**

**Dear Planning Commission,**

**At the behest of Brian Aceff, Zoning Coordinator, please consider this letter serving as authorization for Jason Fleis, PE, of the Umlor Group, to join in the representation of Pampalona Companies as the applicant for the Alley Vacation application known as PC 25-01 at the March 11<sup>th</sup>, 2025, meeting. I, Vito Pampalona, will also be in attendance.**

**Thank you for your consideration.**

**Sincerely,**

A handwritten signature in black ink, appearing to read "Vito M. Pampalona", is written over a faint, larger version of the same signature.

**Vito M. Pampalona**

**President**

**Pampalona Companies**





Sheldon Neasey,  
Mayor

# Exhibit C

**CITY OF FLINT**  
DEPARTMENT OF BUSINESS AND COMMUNITY SERVICES  
Zoning Division

PLAN REVIEW & COMPLIANCE ROUTING FORM	
Project Information	
Project Number	PC 25-01
Project Name	Alley Vacation (Saginaw St Gas Canopy and Pumps)
Address of Project:	3009 N Saginaw St
Routing Date:	1/29/2025
Project Contact:	Vito Pampalona   vito@pampalonaco.com   (248) 710-3444
Instructions:	<p>Plan Review: After the attached application and submitted plans have been reviewed, please complete the Reviewing Agency Comments section of the form, and submit a copy to the City of Flint Zoning Coordinator</p> <p>For city departments: complete this form as a fillable PDF. Add label to the end of file name as APPROVED, APPROVED W/CONDITIONS, or PENDING.</p>
Reviewing Agency Comments	
Agency Name:	CITY ENGINEERING - CITY OF FLINT
Reviewed By (Name & Title):	ABDUL A. KHANOKER, Ph.D., P.E. - CITY ENGINEER
Review Type: (Check all that apply)	<input type="checkbox"/> Water <input type="checkbox"/> Sanitary Sewer <input type="checkbox"/> Stormwater <input type="checkbox"/> Fire <input type="checkbox"/> Traffic / Right-of-Way
	<input type="checkbox"/> Zoning <input checked="" type="checkbox"/> City Engineering <input type="checkbox"/> Building
Agency Review Decision:	<input checked="" type="checkbox"/> Approved as Submitted <input type="checkbox"/> Approved with Conditions (List conditions in the comments) <input type="checkbox"/> Pending (List items to be addressed by applicant)
Date & Time of Decision:	01/29/2025 1:30 PM <i>A. A. Khanoker</i>
Comments:	Final Design should be submitted.

# Exhibit C



Sheldon Neasey,  
Mayor

**CITY OF FLINT**  
DEPARTMENT OF BUSINESS AND COMMUNITY SERVICES  
Zoning Division

**PLAN REVIEW & COMPLIANCE ROUTING FORM**  
Project Information

Project Number	PC 25-02
Project Name	Alley Creation
Address of Project:	Alley bet. Keith St + McClellan St
Routing Date:	1-24-25
Project Contact:	
Instructions:	<p>Plan Review: After the attached application and submitted plans have been reviewed, please complete the Reviewing Agency Comments section of the form, and submit a copy to the City of Flint Zoning Coordinator</p> <p>For city departments, complete this form as a fileable PDF. Add label to the end of file name as APPROVED, APPROVED W/CONDITIONS, or PENDING.</p>

**Reviewing Agency Comments**

Agency Name:	Transportation
Reviewed By (Name & Title):	Rod M'heka Director
Review Type: (Check all that apply)	<input type="checkbox"/> Water <input type="checkbox"/> Sanitary Sewer <input type="checkbox"/> Stormwater <input type="checkbox"/> Fire <input checked="" type="checkbox"/> Traffic / Right-of-Way <input type="checkbox"/> Zoning <input type="checkbox"/> City Engineering <input type="checkbox"/> Building
Agency Review Decision:	<input checked="" type="checkbox"/> Approved as Submitted <input type="checkbox"/> Approved with Conditions (List conditions in the comments) <input type="checkbox"/> Pending (List items to be addressed by applicant)
Date & Time of Decision:	1-24-25 @ 12:30 pm
Comments:	



**Sheldon Nealey,**  
Mayor

**CITY OF FLINT**  
DEPARTMENT OF BUSINESS AND COMMUNITY SERVICES  
Zoning Division

# Exhibit C

PLAN REVIEW & COMPLIANCE ROUTING FORM				
Project Information				
Project Number	PC 25-01			
Project Name	Alley Vacation (Saginaw St Gas Canopy and Pumps)			
Address of Project:	3009 N Saginaw St			
Routing Date:	1/29/2025			
Project Contact:	Vito Pampalona   vito@pampalonaco.com   (248) 710-3444			
Instructions:	<p>Plan Review: After the attached application and submitted plans have been reviewed, please complete the Reviewing Agency Comments section of the form, and submit a copy to the City of Flint Zoning Coordinator</p> <p>For city departments: complete this form as a fillable PDF. Add label to the end of file name as APPROVED, APPROVED WCONDITIONS, or PENDING.</p>			
Reviewing Agency Comments				
Agency Name:	City of Flint			
Reviewed By (Name & Title):	Brian Aceff - Zoning Coordinator (On behalf of DPW)			
Review Type: (Check all that apply)	<input checked="" type="checkbox"/> Water	<input checked="" type="checkbox"/> Sanitary Sewer	<input checked="" type="checkbox"/> Stormwater	<input type="checkbox"/> Fire
	<input type="checkbox"/> Zoning	<input type="checkbox"/> City Engineering	<input type="checkbox"/> Building	
Agency Review Decision:	<input checked="" type="checkbox"/> Approved as Submitted		<input type="checkbox"/> Approved with Conditions (List conditions in the comments)	<input type="checkbox"/> Pending (List items to be addressed by applicant)
Date & Time of Decision:	2/27/2025			
Comments:	No comments.			

# HILLCREST

SECTION 1, TOWNSHIP OF PLANTY, COUNTY OF WINDHAM, N.Y.

**DESCRIPTION**

... of ...

**DESCRIPTION**

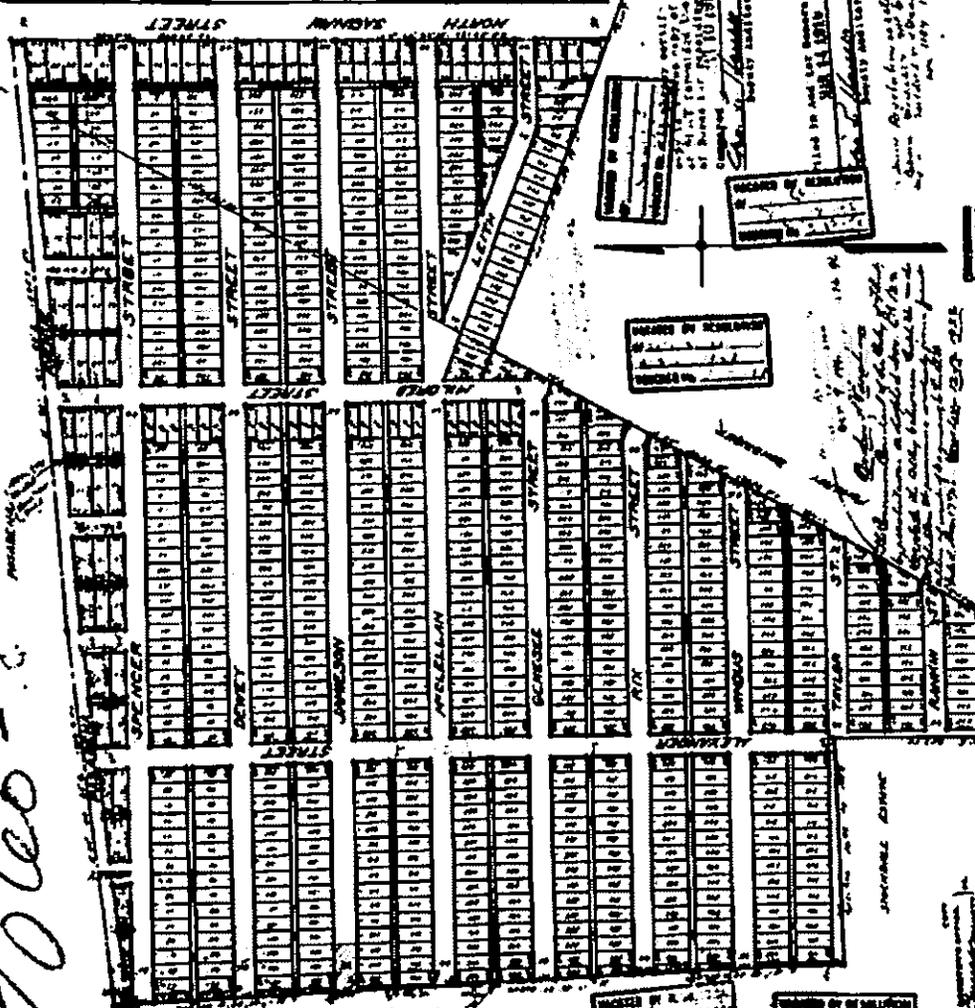
...

### CUSTOMERS CERTIFICATE

I hereby certify that the ...

...

7060-6



RECORDED BY REGISTERED ...

RECORDED BY REGISTERED ...

RECORDED BY REGISTERED ...

...

...



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Nealey,**  
Mayor

**Final Report**

**April 7, 2025**

**To:**  
City of Flint Planning Commission

**From:**  
Brian Acheff – Zoning Coordinator

**RE: PC 25-01 Final Report**

PC 25-01, a petition to vacate the alley located between Leith St and E. McClellan St and which adjoins lots 542, 543, 544, 545, 546, 547 & 548 of Hillcrest Subdivision was heard and evaluated before the Planning Commission (Commission) at its March 11, 2025, meeting. The Commission found that the petition satisfied the applicable review criteria to make a final recommendation to City Council to approve PC 25-01 by resolution. As a result, the Commission shall certify its findings and the Commission Chair affix their signature to this final report as required per §42-25(b)<sup>1</sup> of Flint City Code, certifying the Commission's positive recommendation to City Council to vacate and discontinue by resolution the subject City of Flint alley.

*[this space intentionally left blank]*

*§42-25(b) of Flint City Code states that "after completion of the hearing before the Planning Commission, the Planning Commission shall prep its final report and recommendation and submit it to the City Council within 15 days following the meeting of the Planning Commission at which the report is made final. The receipt of the final report shall be noticed in the minutes of the City Council."*

CITY OF FLINT 1101 SOUTH SAGINAW ST. ROOM S105 FLINT, MICHIGAN 48502  
OFFICE: 810-766-7355 WEBSITE: [www.cityofflint.com](http://www.cityofflint.com)

FLINT CITY CLERK'S OFFICE  
RECEIVED 2025 APR 23 PM 12:58



**CITY OF FLINT**  
**DEPARTMENT OF BUSINESS & COMMUNITY SERVICES**  
Planning & Zoning Division

**Sheldon Neeley,**  
Mayor

**Plan Commission Action PC 25-01 | City of Flint Right-of-Way Vacation**

The City of Flint Planning Commission (Commission) at its meeting on March 11, 2025, moved to positively recommend to City of Flint, City Council (City Council) to approve by resolution the petition PC 25-01, a petition to vacate the alley located between Leith St and E. McClellan St, and which adjoins lots 542, 543, 544, 545, 546, 547 & 548 of Hillcrest Subdivision. Based on the above findings the Commission hereby certifies its findings as the final report to City Council on this 22 day of April of 2025, satisfying §42-25(b) of City of Flint City Code.

Robert Wesley  
Plan Commission President

Brian Acheff  
Zoning Coordinator



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

**Meeting Minutes**  
**March 11th, 2025**

---

#### **Commissioners Present**

Robert Wesley, Chair  
Carol-Anne Blower, Vice-Chair  
Lynn Sorenson, Secretary  
Robert Jewell  
Rodrick Green  
Edquan Dantzler  
Mona Munroe-Younis

#### **Staff Present**

Zach Huckabay Assistant City Attorney  
Brian Acheff, Zoning Coordinator  
Dalton Castle, Planner I

#### ***Absent:***

Nadia Rodriguez  
Jeffrey Curtis Horton

#### **ROLL CALL:**

Chairperson Wesley called the meeting to order at 5:41 p.m. Roll was taken, and a quorum was present.

The meeting was held both in-person in the Dome Auditorium and via Zoom conferencing as approved.

#### **Roll Call:**

Commissioner Dantzler: Present  
Commissioner Blower: Present  
Commissioner Jewell: Present  
Commissioner Rodriguez: Absent  
Commissioner Green: Present

Commissioner Sorenson: Present  
Commissioner Munroe-Younis: Present  
Commissioner Horton: Absent  
Chairperson Wesley: Present

#### **ADDITIONS/CHANGES TO THE AGENDA:**

No additions or changes to the agenda were requested.

#### **ADOPTION OF THE AGENDA:**

Commissioner Wesley asked for a motion to approve the agenda. Commissioner Sorenson motioned to accept the agenda as presented. Commissioner Blower seconded the motion.

#### ***M/S – Sorenson/Blower***

***Unanimously carried by voice vote***



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

#### **MINUTES OF PREVIOUS MEETINGS:**

*The minutes of February 11<sup>th</sup>, 2025, were presented*

Commissioner Jewell made a motion to approve the minutes of February 11th, 2025, as presented.  
Commissioner Munroe-Younis seconded the motion.

#### **Roll Call:**

Commissioner Dantzler: Abstain  
Commissioner Blower: Abstain  
Commissioner Jewell: Yes  
Commissioner Rodriguez: Absent  
Commissioner Green: Abstain

Commissioner Sorenson: Yes  
Commissioner Munroe-Younis: Yes  
Commissioner Horton: Absent  
Chairperson Wesley: Yes

#### ***M/S – Jewell/Munroe-Younis***

*4 yes – 0 no – 3 abstain*

*Unanimously carried by voice vote*

#### **PUBLIC FORUM:**

Chairperson Wesley opened the floor for public forum. No one spoke.

#### **PUBLIC HEARINGS:**

**PC 25-1:** Vito Pampalona on behalf of 3009 Saginaw Investments, LLC is seeking a positive recommendation from the City of Flint Planning Commission to Flint City Council to vacate the alley that is adjacent to 3009 N. Saginaw St and located between Leith St and E. McClellan St.

Brian read the staff report. Commissioner Jewell asked for clarification that all parcels adjacent to the subject alley are owned by the applicant. Brian confirmed Commissioner Jewell's statement was correct. Commissioner Green asked for clarification of what would happen to the alley if vacated. Brian explained the alley would be split down the middle and combined with the four adjacent parcels.

Jason Fleis and Vito Pampalona presented their application. They explained the alley vacation is part of a larger plan to renovate the existing party store to be converted into a gas station. They then described the need for the additional area to allow for proper and safe ingress and egress onto the property once gas pumps and their associated canopy have been developed.

Commissioner Sorenson asked if they intend to have 18-wheeler fuel trucks be able to access the site. Mr. Fleis explained that no, there would not be enough space for an 18-wheeler, however smaller fuel trucks would have the space necessary for access.

Chairperson Wesley opened the floor for public comment on PC 25-01. Richard Jones, a resident of the 3rd Ward and a candidate for its associated City Council seat, stated he had spoken with nearby residents who expressed no opposition to PC 25-01. Mr. Jones expressed support for PC 25-01.



**Sheldon Neeley  
Mayor**

## CITY OF FLINT FLINT PLANNING COMMISSION

Commissioner Jewell asked staff if there had been any additional communications regarding PC 25-01. Brian stated there had not been any additional communications regarding PC 25-01.

Commissioner Blower made a motion to submit a positive recommendation to City Council for the vacation of the alley that is adjacent to 3009 N. Saginaw St and located between Leith St and E. McClellan St. Commissioner Sorenson seconded the motion.

Commissioner Jewell asked Commissioner Green as the representative of the 3rd Ward if he had any concerns regarding the application. Commissioner Green stated he had no concerns regarding PC 25-01.

**Roll Call:**

Commissioner Dantzler: Yes  
Commissioner Blower: Yes  
Commissioner Jewell: Yes  
Commissioner Rodriguez: Absent  
Commissioner Green: Yes

Commissioner Sorenson: Yes  
Commissioner Munroe-Younis: Yes  
Commissioner Horton: Absent  
Chairperson Wesley: Yes

***M/S – Jewell/Munroe-Younis***  
7 yes – 0 no – 0 abstain  
***Unanimously carried by voice vote***

**SITE PLAN REVIEW:**

No Site Plan Review applications were seen at this time.

**CASE REVIEW:**

**Applicant Case Review**

Brian presented the following updates to the Planning Commission:

**SPR 23-05: 529 ML King Blvd – Marian Hall Conditionally Approved on 11/28/2023**

- Pending Water Department, and City Engineering approval.
- Six-month extension of approval granted; approval will expire on May 28, 2025.
- Site Plan Approval Expired Tuesday, January 23, 2025; no extension requested.

**SPR 24-03: 2112 Davison Rd – Asbury Farms Kitchen and Produce Distribution | Conditionally Approved on 1/23/2024**

- Pending Water Department approval and receipt of parcel combination.
- *Potential changes to the project may occur; the Commission will be notified if any formal action needs to be taken.*



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

**SPR 24-01:** 1720 E. Carpenter Rd – New Gas Station and Convenience Store | Conditionally Approved on 2/27/2024

- Pending City Engineering approval.
- Six-month extension of approval granted; approval will expire on August 25, 2025

**PC 24-08:** 1420 E. Pierson Rd – Priority Waste Planned Sign Program | Conditionally Approved on 7/9/2024

- Submittal of plans showing the specifications and method of construction, illumination, sign supports and any applicable client, manufacturing and/or installation notes.

**SPR 24-08:** 1420 E. Pierson Rd – Priority Waste Site Plan Review | Conditionally Approved on 7/9/2024

- The vacation of City of Flint owned right-of-way, needed for site control; the Commission made a positive recommendation with conditions to City Council for adoption by resolution.
- The applicant shall provide copies of all Environmental and Michigan Department of Transportation (MDOT) permits before final site plan approval.
- Conveyance and combination of the MDOT properties along E. Pierson Rd shall occur before final site plan approval is granted.
- Dedication of .039 acres of parcel 47-31-226-005 shall occur before issuance of the final certificate of occupancy.
- Before issuance of the final Certificate of Occupancy, the final parcel boundaries of the subject development shall be conveyed on the final submittal of revised plans that will be approved and signed by the Planning Commission President.

**PC 24-06:** 4221 James P Cole Blvd – Commercial Marihuana Growing and Processing Facility

- Pending receipt of Certificate of Occupancy for final Marihuana Permit Application approval.

**SPR 24-06:** 4221 James P Cole Blvd – Commercial Marihuana Growing and Processing Facility

- Site Plan approval will expire 4/9/2025 unless substantial progress has been made / building permits issued.

**PC 24-14:** 1227 James P Cole Blvd – Boutique Cannabis / Leaf & Bud Marihuana Facilities License Transfer

- Further information is needed from the City of Flint Law Department, and the Grantor party and Grantee party of the subject Transfer of Ownership & Marihuana Facilities License application.
- The applicant has been required to complete a parks plan or must seek a variance due to the proximity to the Iron Bell Trail.

Commissioner Jewell asked if the applicants of SPR 24-06 may seek an extension for their Site Plan approval. Brian clarified that they may.



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

Commissioner Blower asked for clarification on PC 24-14 if a new application would be needed for them to obtain their license due to the license that was to be transferred having lapsed. Brian confirmed that yes, a new application with a new associated case number would be required.

Commissioner Sorenson asked if staff knows how many marihuana facilities approved by the Planning Commission are still active. Brian said that a list could be provided and he would correspond with Montel.

#### **City Council Action on Planning Commission Recommendations**

Brian presented the following updates to the Planning Commission:

#### **TXT 24-01 Child Care and Other Group Living Zoning Ordinance Text Amendments**

- Ordinance #240459-T, Articles 3, 4, 5, 6, 9, & 16, is pending second reading by City Council; the language was to be heard at the January 13, 2025, City Council meeting though no action was taken. *(Was recommended by Planning Commission on 8/13/2024)*

#### **TXT 25-01 Housing Readiness Text Amendments – Articles 3, 11, 12**

- Was accepted and recommended for approval by City Council at the February 11, 2025, Planning Commission meeting. The commission will be updated upon action taken by City Council.

#### **PC 24-15 Roberts St Vacation – City of Flint Fire Department and Police Department Training Center Annex**

- The Commission will be notified regarding City Council's action taken on the Positive Recommendation with Condition to approve PC 24-15; proof of City site control will also be provided to the Commission if the recommended condition is regarded in Council's decision. *(Was recommended by Planning Commission on 7/9/2024 and approved by City Council on 2/10,2025)*

#### **PC 24-15 Thetford Rd Vacation – Priority Waste Solid Waste Transfer Station and Materials Recovery Facility**

- The Commission made a positive recommendation with conditions to City Council to adopt PC 24-15 by resolution at the November 12, 2024, Planning Commission meeting; the Commission will be updated upon action taken by City Council.

#### **PC 24-26 Baker St Vacation | Flint Commerce Center – Building #2**

- The Commission made a positive recommendation to City Council to adopt PC 24-26 by resolution at the November 12, 2024, Planning Commission meeting; the Commission will be updated upon action taken by City Council.



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

#### **RZ 24-01 2525 Industrial Ave Rezoning | Flint Commerce Center – Building #2**

- The Commission approved and positively recommend to City Council to adopt RZ 24-01 by ordinance at the November 12, 2024, Planning Commission meeting; the Commission will be updated upon action taken by City Council.

#### **RZ 24-02 Latinx District Parcels Rezoning**

- The Commission approved and positively recommended to City Council to adopt RZ 24-02 by ordinance at the November 12, 2024, Planning Commission meeting; the Commission will be updated upon action taken by City Council.

**PC 24-18, 3420 St John St: A Marihuana Additionally Regulated Use application regarding two (2) "Group F, Class C" Commercial Marihuana Growing Center Additionally Regulated Use Permit Licenses were approved at the January 13, 2025, City Council meeting. (*Was recommended at by Planning Commission on 7/23/24*)**

#### **Zoning Board of Appeals (ZBA)**

Brian announced that the March 18<sup>th</sup>, 2025, regular ZBA meeting will be held, and the following cases will be heard:

**ZBA 25-01:** Consumers Energy, represented by Amy Gilpin of Contract Land Staff, requests two Non-Use Variances to provide relief from Article 8, §50-63(B)(3) and §50-63(C), to allow an eight (8) ft. tall chain-link fence in the front yard area for the property located at 2802 Leith St., (PID # 41-04-153-016).

**ZBA 25-02a:** Larry Moon of Lawrence E. Moon Funeral Home, represented by Charles Sawdon of AMAG LLC, requests a Use Variance to allow an expansion of the existing 'Funeral Home' use in a GN-1 Green Neighborhood Low Density zone for the property located at 906 West Flint Park Blvd., (PID # 46-35-277-030).

**ZBA 25-02b:** Larry Moon of Lawrence E. Moon Funeral Home, represented by Charles Sawdon of AMAG LLC, requests a Non-Use Variance to provide relief from Article 3, Table 50-24(A), to allow an expansion within 6ft-5in. of the rear lot line for the property located at 906 West Flint Park Blvd., (PID # 46-35-277-030).

**ZBA 25-03:** James Collins of NAIS LLC, represented by Nicholas Buzzetta of NAIS LLC, requests a Use Variance to allow for a new 'Vehicle Import and Sales' use in a GI-2 Green Innovation High Intensity zone for the property located at 2525 S. Dort Hwy., (PID # 41-21-151-016).

Brian informed the Planning Commission that Commissioner Blower's appointment as the Planning Commission Liaison to the Zoning Board of Appeals has lapsed and a new appointment must be made.



**Sheldon Neelley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

Commissioner Sorenson made a motion to nominate Commissioner Blower as the Planning Commission Liaison to the Zoning Board of Appeals for the February 2025 to February 2026 term and that it be forwarded to City Council for approval. Commissioner Munroe-Younis seconded the motion. Commissioner Blower accepted the nomination.

#### **Roll Call:**

Commissioner Dantzler: Yes  
Commissioner Blower: Yes  
Commissioner Jewell: Yes  
Commissioner Rodriguez: Absent  
Commissioner Green: Yes

Commissioner Sorenson: Yes  
Commissioner Munroe-Younis: Yes  
Commissioner Horton: Absent  
Chairperson Wesley: Yes

#### ***M/S – Jewell/Munroe-Younis***

7 yes – 0 no – 0 abstain

***Unanimously carried by voice vote***

#### **REPORTS:**

##### **Redevelopment Ready Communities (RRC)**

Brian presented the following updates on RRC certification.

The remaining items for certification include:

- (1.1) Master Plan – Update In-Progress
- (1.3) Capital Improvement Plan – To be completed during the Comprehensive Plan update process.

##### **5-Year City of Flint Comprehensive Plan Review**

Brian presented the following updates to the Planning Commission.

##### **Memorandum of Understanding (MOU):**

- Draft language regarding the City of Flint Planning Commission – City of Flint Memorandum of Understanding (MOU):
  - o The MOU presented to City Council was denied at the March 5<sup>th</sup>, 2025, meeting.
  - o The Commission will be responsible for selecting two (2) members of the Steering Committee; these two (2) members will be co-chairs that are responsible for selecting the duties and scope of the other Steering Committee members.

Chairperson Wesley asked that his fellow Planning Commissioners reach out to their respective City Council representatives to explain the intent and purpose of the Memorandum of Understanding.



**Sheldon Neeley**  
Mayor

## **CITY OF FLINT**

### **FLINT PLANNING COMMISSION**

Commissioner Dantzler commented that to his recollection, City Council's concern is that the proposed MOU gave the Mayor too much power. Commissioner Blower discussed the MOU's importance and the checks and balances of power it provides.

#### **Text Amendment Updates (Have not been recommended to City Council)**

Brian presented the following update to the Planning Commission:

Article 19 Floodplain Development and Flood Hazard Management language was presented at the August 13, 2024, Planning Commission meeting for review, a public hearing was not scheduled; this proposed ordinance amendment is on hold until further notice. (*Tabled Indefinitely*)

Commissioner Jewell asked if it was a need to continue having the Article 19 text amendments included in Planning Commission materials as it was tabled indefinitely. Brian explained that it could be brought back before the Planning Commission, and it would be better to have it included.

#### **RESOLUTIONS:**

No resolutions were discussed at this time.

#### **OLD BUSINESS:**

No old business was discussed at this time.

#### **NEW BUSINESS:**

Chairperson Wesley welcomed Commissioners Green and Dantzler to the Planning Commission and thanked them for their service to the community.

#### **ADJOURNMENT:**

*M – Sorenson*

*Unanimously carried by voice vote.*

Meeting adjourned at 6:31 PM.

**Signature:**

**Email:**

260079

RESOLUTION NO: \_\_\_\_\_

PRESENTED: 3-04-2026

ADOPTED: \_\_\_\_\_

**RESOLUTION APPROVING THE APPOINTMENT OF ROY FIELDS SR.  
TO THE HUMAN RELATIONS COMMISSION**

**BY THE CITY CLERK:**

2<sup>nd</sup> Ward Councilmember Ladel Lewis is recommending the appointment of Roy Fields, Sr. to the Human Relations Commission to fill the remainder of a vacant term ending October 28, 2026.

Per Flint City Charter Section 3-512, the Human Relation Commission (HRC) shall be comprised of nine members, one from each ward in the city, as appointed by City Councilmembers.

Per City Charter, the Human Relations Commission has the responsibility of "reducing unlawful discrimination and increasing mutual understanding among the residents of the community."

**IT IS RESOLVED**, that the Flint City Council approves the appointment of Roy Fields, Sr., 2<sup>nd</sup> Ward, Flint, to the Human Relations Commission, to fill the remainder of a two year term expiring on October 28, 2026.

**APPROVED AS TO FORM:**

**APPROVED BY CITY COUNCIL:**

\_\_\_\_\_  
JoAnne Gurley, City Attorney

\_\_\_\_\_

# Roy Fields

Cell: 810-938-5371 | Email: 3rs.urbanreality@gmail.com

## Professional Summary

- Over 7 years as a **Bricklayer** (IU# 540497) and certified welder (AWS #21106894W) with expertise in masonry, stonework, and historical preservation.
- Certified in Mine Safety and Health Administration (MSHA), OSHA, Cathodic Protection Welding, and Michigan MUST Safety.
- Experienced in residential, commercial, and institutional construction projects, including Soaring Eagle, Flint School of Choice, Lake Lansing Middle, Hilton Garden Inn, Woodside Church, and Washtenaw ISD.
- Solutions-driven, highly motivated, detail-oriented professional with strong analytical skills and the ability to manage multiple projects efficiently.
- Excellent collaborator and team player, skilled at working with diverse teams to achieve project goals.

## Professional Experience

### **Stone Mason / Journeyman – Local 2 Bricklayer LACraftWorkers (BAC)**

*Lansing, MI | 06/2013 – Present*

- Read and interpret structural blueprints to determine material and equipment requirements.
- Mix grout and cement; cut and shape stones to precise dimensions.
- Lay stones according to construction plans and specifications.
- Operate cranes, hoists, and heavy machinery for stone placement.
- Smooth, polish, and repair stones; replace defective or missing stones in walls and structures.

### **Facilitator – Genesee County Land Bank**

*Flint, MI | 05/1995 – Present*

- Managed the Clean and Green Program, supervising production and assembly workers.
- Monitored quality and output of completed projects.
- Assessed lawn, tree, and shrub health to determine maintenance requirements.

### **Iron Worker – Quality Re-Steel**

*Brighton, MI | 09/2011 – 05/2012*

- Positioned and secured steel bars and mesh to reinforce concrete (rebar work).
- Operated rod-bending machines, blowtorches, and hand tools.
- Assisted in the construction of bridges, buildings, and other structures.

## **Maintenance Technician – Flint Housing Commission**

*Flint, MI | 02/2009 – 09/2013*

- Performed preventive maintenance on electrical, structural, plumbing, and equipment systems.
- Repaired windows, doors, locks, walls, and painted interiors/exterior.
- Conducted routine plumbing repairs and managed supplies and materials.

## **Community Activities & Affiliations**

- Owner/Operator – 3RS Refine, Reform, Rebuild (Community Activist, Since 10/2012)
- Lead Contractor/Supervisor Certification – MI Dept. of Community Health (03/2013)
- Construction Safety and Health Certification – OSHA (01/2012)
- Section 3 Certification – Flint Housing Commission/Mott Community College (03/2009)

## **Education & Training**

### **Education:**

- Certificate: ISP Program – Wayne State University, MI
- College Coursework: Marketing & Sales – Northwood University, MI
- High School Diploma: College Preparatory – Flint Central High School, MI

### **Training & Certifications**

- Section 3 Certification – Flint Housing Commission/Mott Community College (03/2009)
- Hydro Mobile Scaffold Operator – 07/2015
- Bricklayer Pre-Job Program – 02/2016
- Grout Certification – 02/2018
- Flashing for BAC Craft Workers – 02/2018
- Blueprint Reading (Basic) – 01/2018
- Sexual Harassment Training – 02/2018
- Foreman Training – 01/2021
- Rigging and Signaling – 01/2021
- CPWR ICRA/COVID-19 Awareness Training (Online) – 04/2020
- Historic Masonry Preservation Certificate (HMPC) – 01/2020
- AWS IMI Training Facility – 04/2022
- Refractory/Gunite Application – IMI Training Facility – 04/2022
- Mine Safety and Health Administration (MSHA) – US Dept. of Labor (04/2022)
- Concrete Repair Training – To be completed: 02/2026

## **Skills & Competencies**

- Masonry & Stone Restoration
- Welding & Cathodic Protection
- Residential & Commercial Construction
- Blueprint Interpretation & Project Planning
- OSHA & Safety Compliance
- Preventive Maintenance & Repairs
- Team Collaboration & Leadership
- Sustainable Construction Practices