



City of Detroit ~ Detroit City Council
Coleman A. Young II
Councilman At Large #1

MEMO

TO: Sandra Yu Stahl, Chief Procurement Officer
Office of Contracting and Procurement

Gabriela Santiago-Romero, Chairperson
Public Health and Safety Standing Committee

FROM: COLEMAN A. YOUNG II, COUNCIL MEMBER AT LARGE #1

THRU: Mary Sheffield, Detroit City Council President

CC: Towing Rate Commission

David Whitaker, Director
Legislative Policy Division

DATE: February 13, 2025

RE: Proposed Tow Rates Questions

Dear Ms. Stahl:

Please respond to the following questions:

1. Please explain how private vehicles and City owned vehicles are assigned to tow companies.
2. How many different tow contracts does the city have? What is the current amount and length of each contract?
3. Which City departments administer the contracts and under what circumstances?
4. Will there be special discounts for senior citizens and for Detroiters on fixed incomes?
5. How are the fee schedules determined for each new contract?
6. Will there be a cap on the new tow rates?

7. The chart below is from the detroitmi.gov website at [AMI Chart-converted.pdf](#).

Was the AMI of Detroiters considered when the tow rates were determined for the Detroit community?

Without consideration of AMI, would the rates become more punitive for Detroiters than corrective?

Because the Census Bureau has determined that:

% of Area Median Income	Income Limits by Family Size							
	1	2	3	4	5	6	7	8+
30%	16,500	18,850	21,720	26,200	30,680	35,160	39,640	44,120
40%	22,000	25,133	28,960	34,933	40,907	46,880	52,853	58,827
50%	27,500	31,417	36,200	43,667	51,133	58,600	66,067	73,533
60%	33,000	37,700	43,440	52,400	61,360	70,320	79,280	88,240
70%	38,500	43,983	50,680	61,133	71,587	82,040	92,493	102,947
80%	44,000	50,267	57,920	69,867	81,813	93,760	105,707	117,653

8. The Chart below is from MSHDA and can be found at the link below. It provides further evidence of the Detroit AMI for an individual.

Is there consideration of AMI when balancing tow rates with average median income for Detroit residents so that the tow rates are corrective, rather than punitive?

Chrono-extensive://efraidnbmnnnibpcaipcgltclefindmkaj/https://www.michigan.gov/mshda/-/media/Project/Websites/mshda/rental/Property-Managers/Compliance-for-Rental-Housing/Income-

04/01/2024 INCOME AND RENT LIMITS

County: 82 Wayne		Effective Date: 4/1/2024						
Income	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
20%	13,440	15,360	17,280	19,180	20,720	22,260	23,800	25,320
25%	16,800	19,200	21,600	23,975	25,900	27,825	29,750	31,660
30%	20,160	23,040	25,820	28,770	31,080	33,390	35,700	37,960
35%	23,520	26,880	30,240	33,565	36,260	38,955	41,650	44,310
40%	26,880	30,720	34,560	38,360	41,440	44,520	47,600	50,640
45%	30,240	34,560	38,880	43,155	46,620	50,085	53,550	56,970
50%	33,600	38,400	43,200	47,950	51,800	55,650	59,500	63,300
55%	36,960	42,240	47,520	52,745	56,980	61,215	65,450	69,630
60%	40,320	46,080	51,840	57,540	62,160	66,780	71,400	75,960
70%	47,040	53,760	60,480	67,130	72,520	77,910	83,300	88,620
80%	53,760	61,440	68,120	76,720	82,880	89,040	95,200	101,280
100%	67,200	78,800	86,400	95,900	103,800	111,300	119,000	126,600
120%	80,640	92,160	103,680	115,080	124,320	133,560	142,800	151,920
125%	84,000	96,000	108,000	119,875	129,500	139,125	148,750	158,250
140%	94,080	107,520	120,960	134,260	145,040	155,820	166,600	177,240
150%	100,800	115,200	129,600	143,650	155,400	168,950	178,500	189,900
Rent By Person	1 Person	2 Person	3 Person	4 Person	5 Person	6 Person	7 Person	8 Person
20%	336	384	432	479	518	556	595	633
25%	420	480	540	590	647	695	743	791
30%	504	576	648	719	777	834	892	949
35%	588	672	756	839	906	973	1,041	1,107
40%	672	768	864	959	1,036	1,113	1,190	1,266
45%	756	864	972	1,078	1,165	1,252	1,338	1,424
50%	840	960	1,080	1,198	1,295	1,391	1,487	1,582
55%	924	1,056	1,188	1,318	1,424	1,530	1,636	1,740
60%	1,008	1,152	1,296	1,438	1,554	1,669	1,785	1,899
70%	1,344	1,536	1,728	1,918	2,072	2,226	2,380	2,532
80%	1,680	1,920	2,160	2,397	2,590	2,782	2,975	3,165
100%	2,016	2,304	2,592	2,877	3,108	3,339	3,570	3,798
120%	2,400	2,880	3,360	3,840	4,320	4,800	5,280	5,760
125%	2,520	3,024	3,528	4,032	4,536	5,040	5,544	6,048
140%	2,856	3,427	4,000	4,571	5,142	5,713	6,284	6,855
150%	3,024	3,629	4,234	4,839	5,444	6,049	6,654	7,259
Rent By Bedroom	0 Bedroom	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom	5 Bedroom		
20%	336	360	432	498	556	614		
25%	420	450	540	623	695	767		
30%	504	540	648	748	834	921		
35%	588	630	756	872	973	1,074		
40%	672	720	864	997	1,113	1,228		
45%	756	810	972	1,122	1,252	1,381		
50%	840	900	1,080	1,246	1,391	1,535		
55%	924	990	1,188	1,371	1,530	1,688		
60%	1,008	1,080	1,296	1,498	1,669	1,842		
70%	1,344	1,440	1,728	1,995	2,226	2,456		
80%	1,680	1,800	2,160	2,493	2,782	3,070		
100%	2,016	2,160	2,592	2,992	3,339	3,684		
120%	2,400	2,520	3,024	3,424	3,824	4,224		
125%	2,520	2,640	3,144	3,544	3,944	4,344		
140%	2,856	3,024	3,528	4,032	4,536	5,040		
150%	3,024	3,240	3,840	4,344	4,848	5,352		