

AGENDA
CITY COUNCIL STUDY SESSION
NOVEMBER 14, 2022 - 6:00PM
CITY OF FARMINGTON HILLS
CITY HALL – COMMUNITY ROOM
31555 W ELEVEN MILE ROAD
FARMINGTON HILLS, MICHIGAN
Telephone: 248-871-2410 Website: www.fhgov.com

1. Call Study Session to Order
2. Roll Call
3. [Presentation by Great Lakes Water Authority](#)
4. [Presentation by Oakland County Water Resources Commissioner's Office](#)
5. Adjourn Study Session

Respectfully submitted,

Pamela B. Smith, City Clerk

Reviewed by:

Gary Mekjian, City Manager

NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the City Clerk's Office at 248-871-2410 at least two (2) business days prior to the meeting, wherein necessary arrangements/accommodations will be made. Thank you.



INTEROFFICE CORRESPONDENCE

DATE: November 14, 2022
TO: Mayor and City Council
FROM: Karen Mondora, Director of Public Services
SUBJECT: Great Lakes Water Authority Updates

Representatives from the Great Lakes Water Authority will be in attendance at this evening's City Council Study Session to provide a number of updates. They will provide information regarding the following:

- The current 14 Mile Rd water main looping project
- Future plans to complete the rehabilitation of the existing 14 Mile Rd main.
- State of the assets in the system, emergency response, and contingency planning
- Update on Highland Park litigation

We are expecting several members of GLWA's top executive leadership to be present.



GLWA

Great Lakes Water Authority

Farmington Hills City Council Meeting

November 14, 2022

Agenda



Opening Remarks



**State of the Assets, Emergency Response,
Contingency Planning & Pipeline Renewals**



**Improving the Cost of Borrowing
& Leveraging Rates**



Highland Park Update



Other Topics of Interest?



Suzanne Coffey, Chief Executive Officer

Water System

5 

Treatment Plants



816 miles of
transmission main



3.8 MILLION
PEOPLE SERVED



88 Member Partners
across **112** communities



Treatment capacity of **1,720**
million gallons per day



3 Water
Intakes



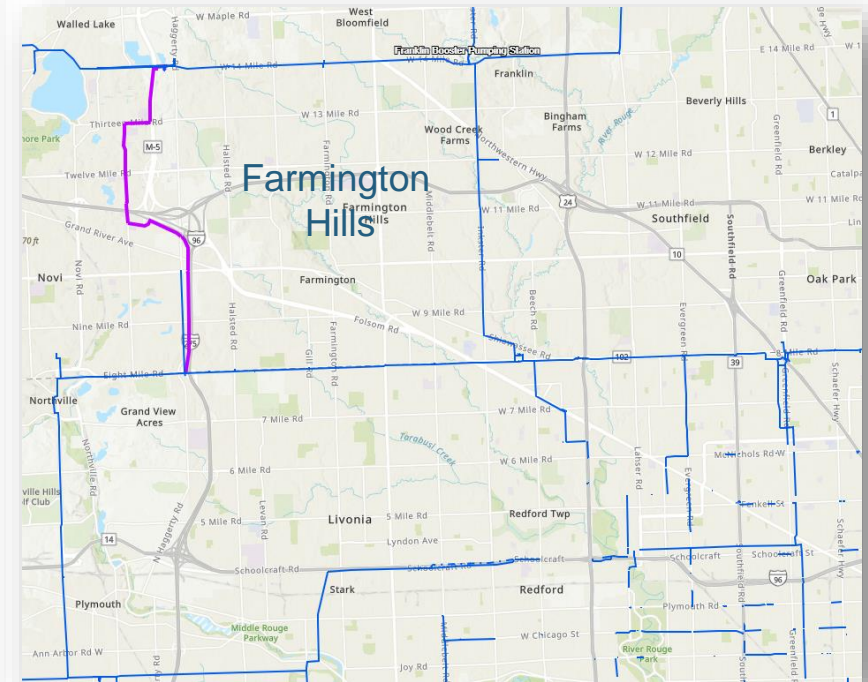
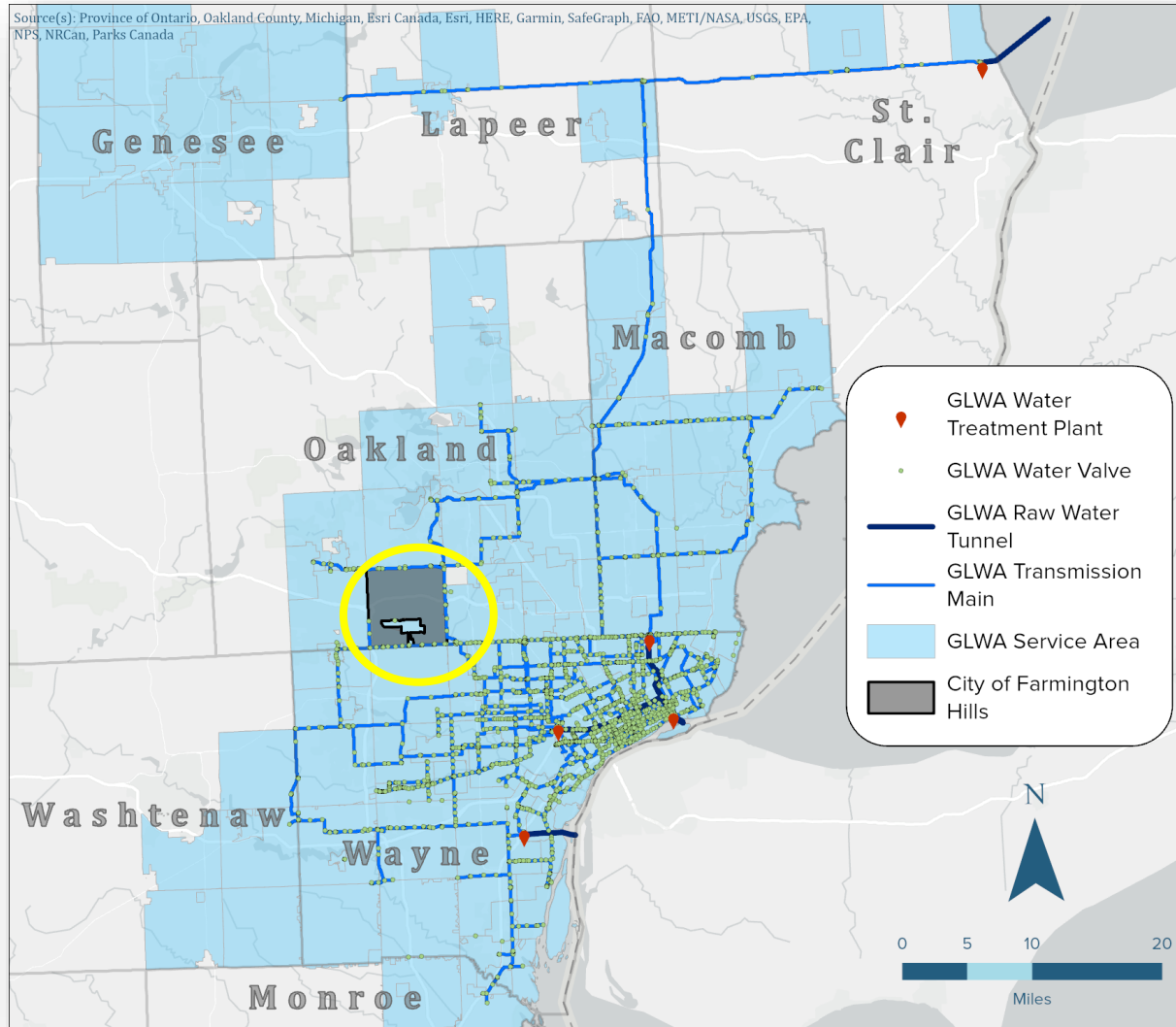
19 BOOSTER
PUMP STATIONS



1,698 SQ. MILE
service area

MISSION: *To exceed our customer's expectations by utilizing best practices in the treatment and transmission of water and wastewater, while promoting health communities and economic growth.*

Water System Map

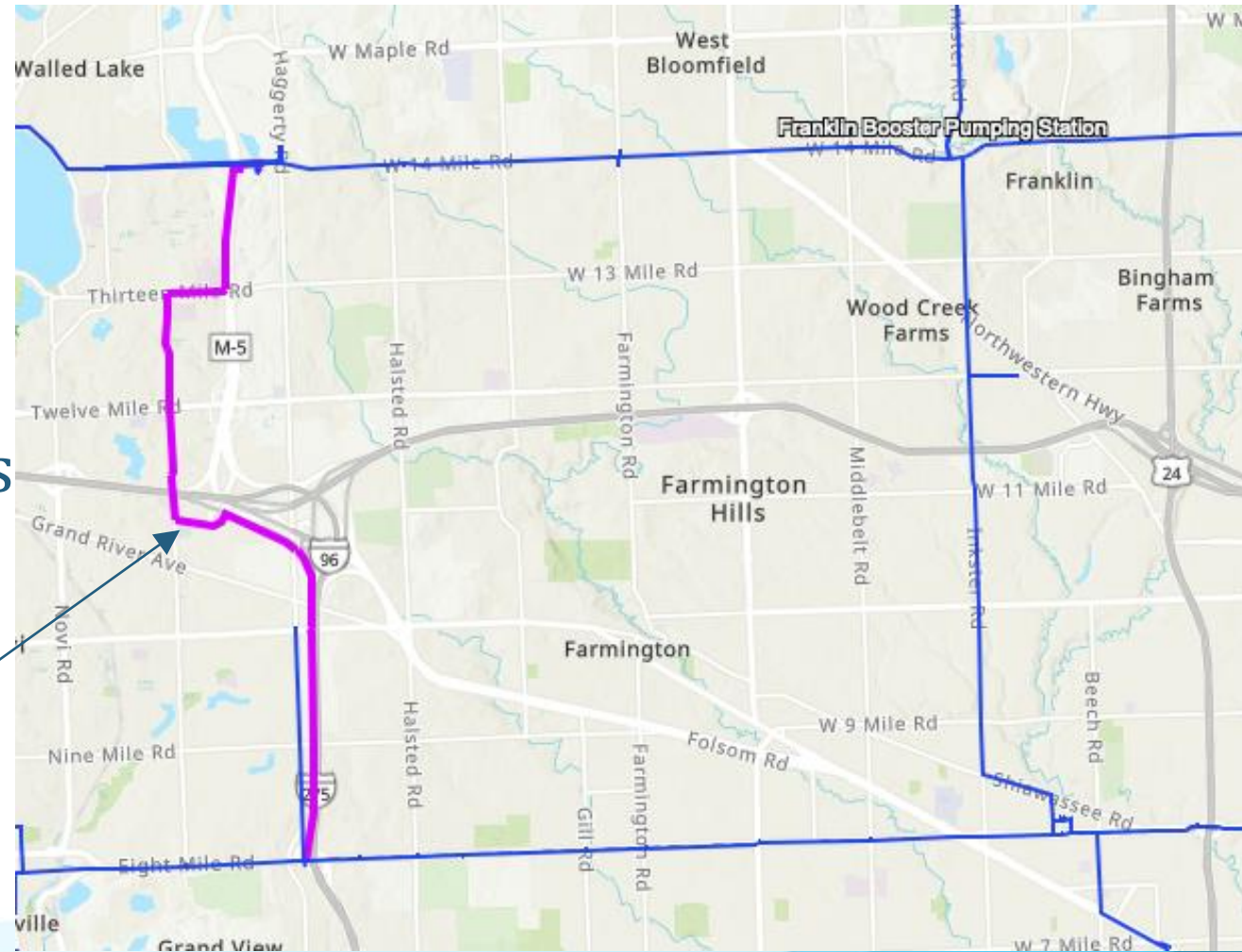




State of the Assets, Emergency Response, Contingency Planning & Pipeline Renewals
Jody Caldwell, Chief Planning Officer

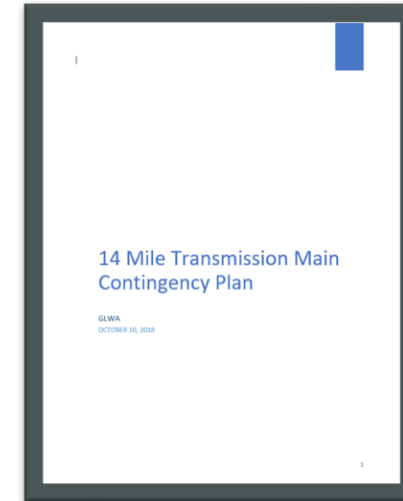
Assets Serving Farmington Hills

- 💧 Large diameter transmission mains serve three side of Farmington Hills
- 💧 Pre-stressed Concrete Cylindrical Pipe (PCCP) constructed in 1960's & 1970's
- 💧 8 to 14 Mile Road loop will completely surround city and provide redundancy
- 💧 Expected completion 2023-24



Contingency Planning, Condition Assessment & Renewal

- ◆ Fall 2017: 14 Mile Road transmission main disruption
 - ◆ 2018: Contingency Plan developed in collaboration with Member Partners
 - ◆ Contingency Plan developed back-up operations to maintain service under multiple break scenarios
 - ◆ 2019: Pipeline leak detection and condition assessment performed
 - ◆ Expedited the 14 Mile Transmission Main Loop Project



GLWA Office of Emergency Preparedness

- 💧 Emergency Notification
- 💧 Confirm the need to activate GLWA Emergency Command Center (ECC) (virtual/in-person)
- 💧 Identify affected jurisdictions
- 💧 Direct contact with Emergency Managers of affected jurisdiction
- 💧 Direct contact with Michigan State Police, District Coordinator



Contingency Planning, Condition Assessment & Renewal

- ◆ Fall 2021: 14 Mile Road transmission main disruption
 - ◆ Stopping flow was problematic
 - ◆ Valve inspection program had yet to reach a critical valve
 - ◆ Two isolation valves were necessary to isolation main
 - ◆ Within the shutdown area:
 - ◆ Performed additional condition assessment and physical inspection
 - ◆ Renewed segments of main using Carbon Fiber Reinforced Polymer (CFRP)
 - ◆ Installed two new valves to enhance future isolation and expand flexibility
 - ◆ Expedited planning and design for additional pipeline renewal along 14 Mile Road



Contingency Planning

💧 Contingency Plan deployed for October 2021 Main Break

💧 Pressures restored within 6 hours of pipe break using contingency plan

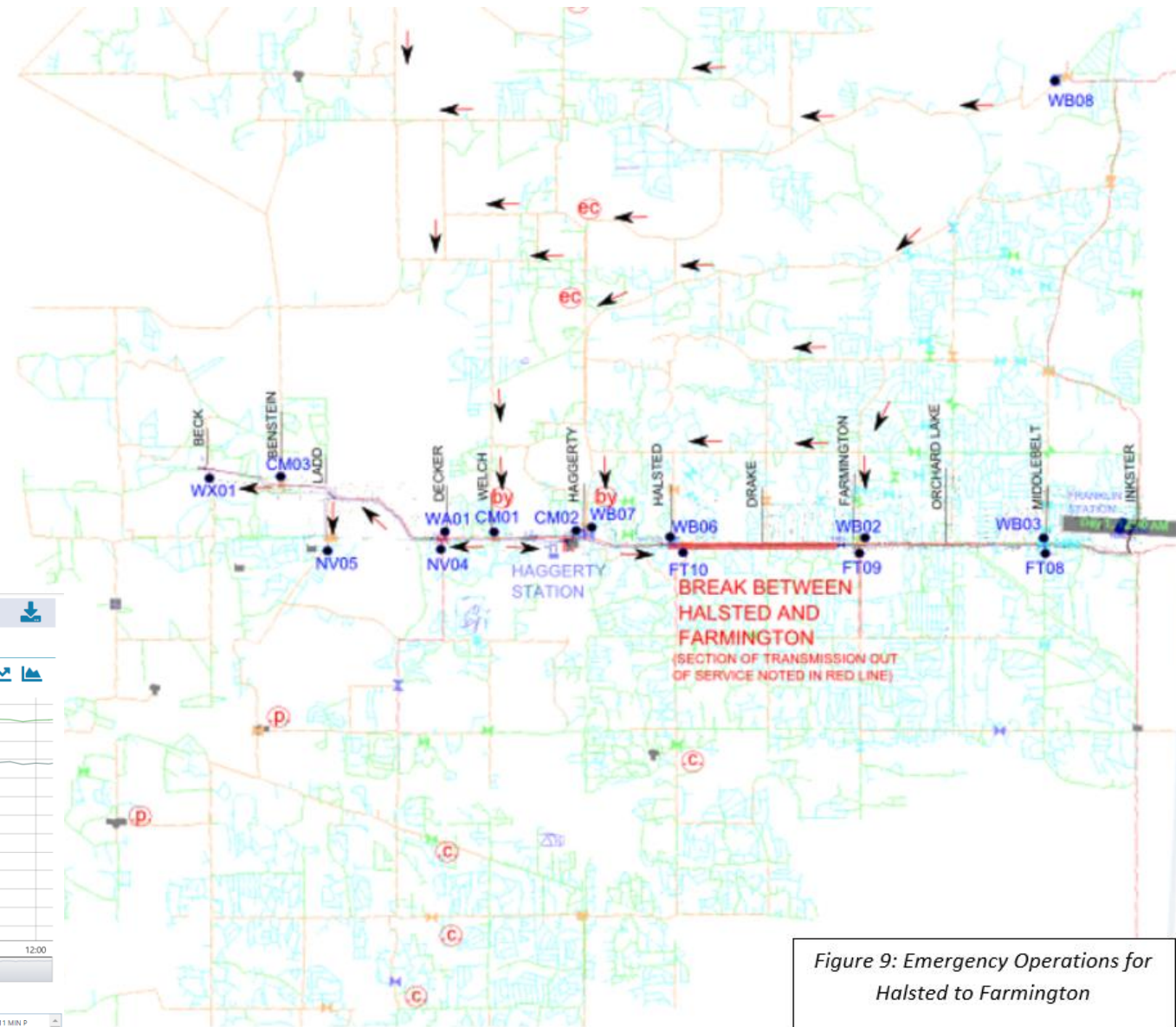
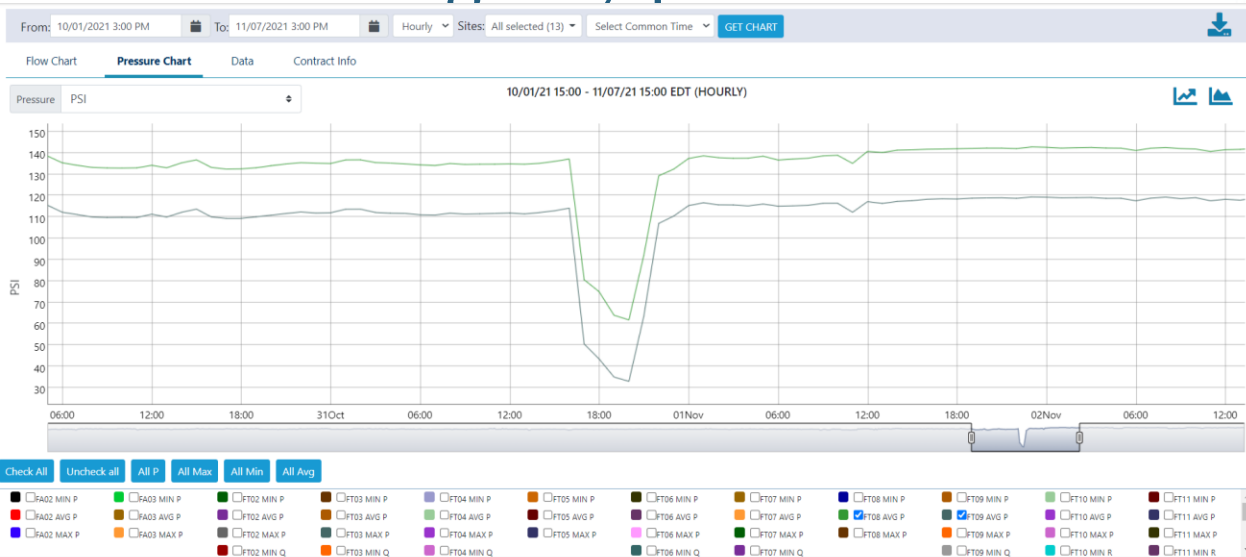
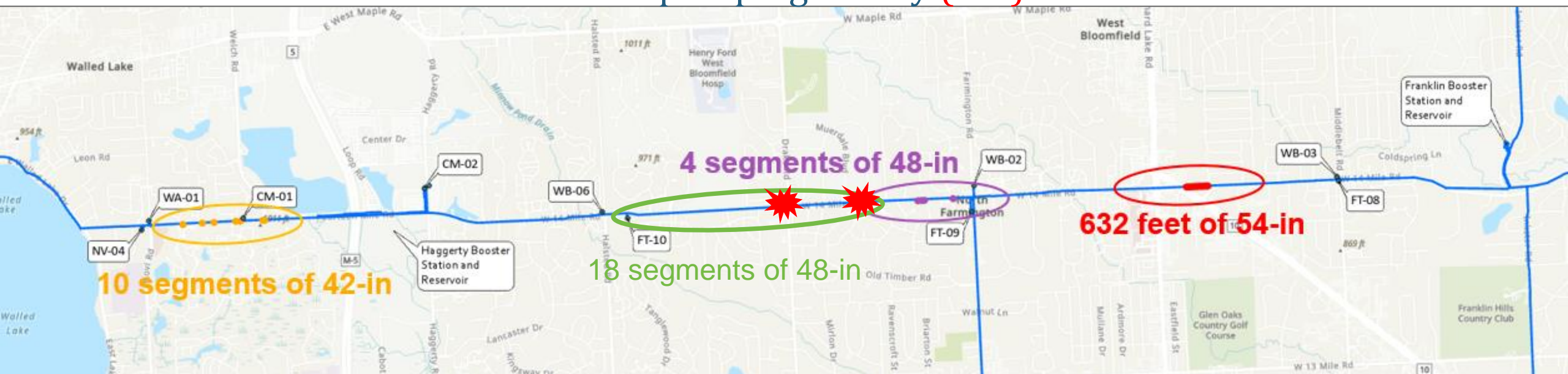


Figure 9: Emergency Operations for Halsted to Farmington

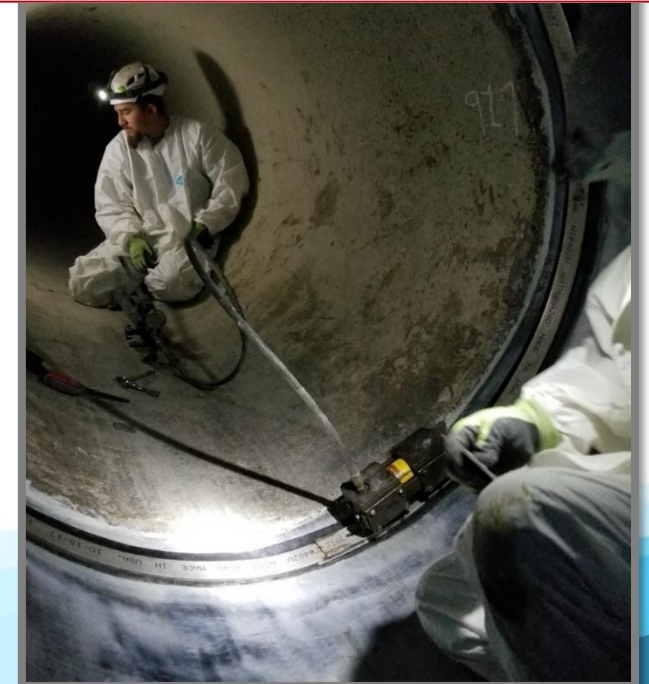
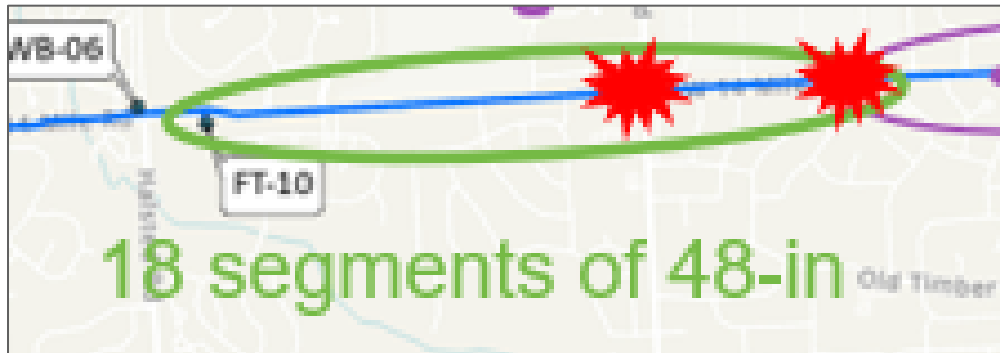
14 Mile Transmission Main Renewals

- 🔹 Completed - 18 segments of 48-inch (green)
- 🔹 In Progress – 10 segments of 42-inch (yellow)
- 🔹 Future Planned – January 2023
 - 🔹 4 segments of 48-inch (purple)
 - 🔹 632 feet of 54-inch at DTE pumping facility (red)



14 Mile Opportunistic Renewal Completed

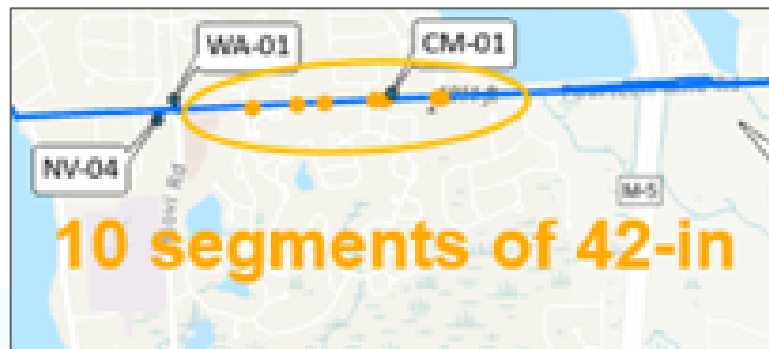
- 💧 Completed in Fall 2021
 - 💧 18 segments of 48-inch Renewed
- 💧 Completed during the pipeline disruption in fall of 2021
- 💧 Renewal using Carbon Fiber Reinforced Polymer (CFRP)



14 Mile Coordinated Renewal In-Progress

💧 In-Progress:

- 💧 10 segments renewed using Carbon Fiber Reinforced Polymer (CFRP)
- 💧 Coordinated effort with the completion of the 14 Mile Phase 1 Looping Project
 - 💧 42-inch pipeline required closure for several valve repairs
- 💧 Planned completion by Thanksgiving



Future Planned Renewals Along 14 Mile Road

Future Planned (Winter 2023):

- 4 segments of 48-inch and
 - 632 feet of 54-inch renewed
 - Using Carbon Fiber Reinforced Polymer (CFRP)
- ## Transmission main is planned to be taken out of service from Franklin Road Booster Pump Station to west of Farmington Road
- ## Permitting and coordination with member partners is underway
- ## Requires:
- Modification of GLWA and member partner operations (emergency connections and redistricting)
 - Temporary booster pump station within Farmington Hills



Improving the Cost of Borrowing & Leveraging Rates

Nicolette Bateson, CPA
Chief Financial Officer & Treasurer

Executive Summary – August 2022 Bond Sale

Recent bond transactions for the Water System and Sewer System achieved favorable outcomes for GLWA

- ◆ Long-term funding procured at fixed interest rates for approximately \$225 million of regional Capital Improvement Program projects for each of the Water and the Sewer systems
- ◆ Achieved low all-in cost of funds during a period of increasing interest rates and market uncertainty: **4.44% for the Water System and 4.57% for the Sewer System**
 - Despite challenging overall market conditions, the financing team was able to adapt and generate a positive result for GLWA
 - Municipal benchmark yields nearly 0.30% higher than on the date of pricing; 30 days later – and continue to rise
- ◆ **Rating agency outlook upgrades** from Stable to Positive were achieved with both Moody's (Water and Sewer) and Fitch (Sewer), continuing the Authority's positive rating trajectory and creating positive rating momentum
- ◆ **Extensive investor outreach** achieved positive results and included an electronic investor roadshow and 9 one-on-one investor calls between the Authority and major institutional investors
 - Orders from 37 unique institutional investors totaling \$574 million, including **14 new investors that did not participate in GLWA's 2020 transactions**
- ◆ The overall GLWA Series 2022 bond structures were intricate and intertwined, with two separate credits (Water and Sewer), and a Senior Lien and Second Lien Series on each, all priced simultaneously and with overlapping maturities
 - Small opportunistic current refunding takes advantage of larger transaction timing and generates net cashflow savings of \$1.96 million to the Sewer System

Goals Set... Goals Met

The goals for the Series 2022 financings were achieved and provide the Authority with a strong base with which to weather the current inflation and supply chain stresses while still achieving future financial goals.



Acquire Capital Funding At Favorable Levels



Highlight Continued Strong Financial Results and Expand the Investor Base for GLWA Credits



Secure Continued Positive Ratings Trend



Enhance GLWA's Financial Flexibility



Capture Available Debt Service Savings

Outlook Upgrades Achieved

- ◆ GLWA and the finance team conducted an aggressive rating agency strategy that resulted in additional outlook upgrades by Moody's and Fitch in advance of pricing, **better positioning the Authority for future upgrades**
 - **Water System:** Moody's outlook upgrade from Stable to Positive on Senior and Second Liens
 - **Sewer System:** Moody's and Fitch outlook upgrades from Stable to Positive on Senior and Second Liens

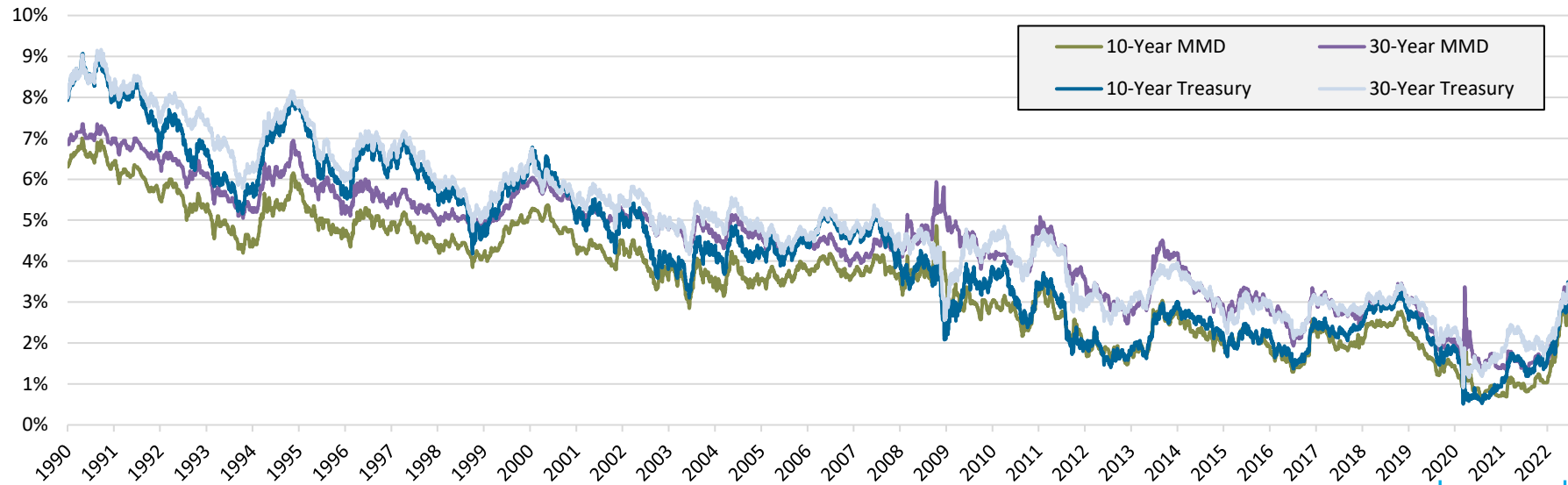
Water System	S&P	Fitch	Moody's
Senior Lien	AA- (stable)	A+ (stable)	A1 (positive)
Second Lien	A+ (stable)	A (stable)	A2 (positive)

Sewer System	S&P	Fitch	Moody's
Senior Lien	AA- (stable)	A+ (positive)	A1 (positive)
Second Lien	A+ (stable)	A (positive)	A2 (positive)

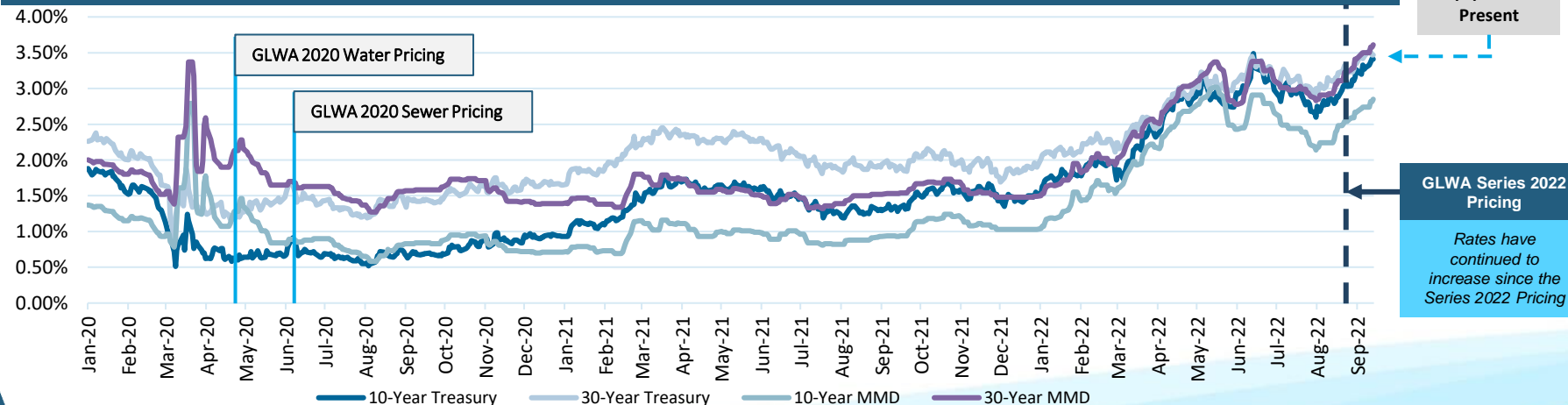
- ◆ **Moody's:** "The outlook is positive because the authority has strong management and stable operations and its underlying service area continues to improve, particularly in the City of Detroit, as well as across Wayne (A1 stable), Oakland (Aaa stable) and Macomb (Aa1 stable) counties"
- ◆ **Fitch (Sewer):** "The rating outlook revision to Positive is based on the system's recent decline in leverage, which was above 10.0x prior to fiscal 2019"

10-Year and 30-Year MMD and Treasury Yields

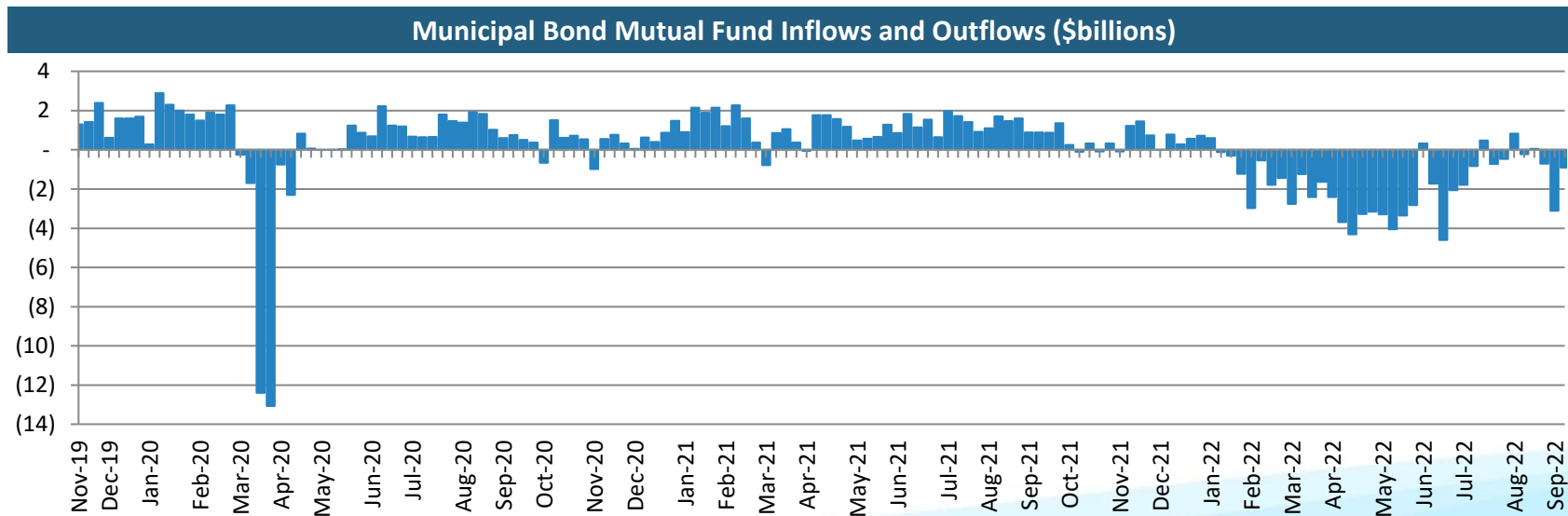
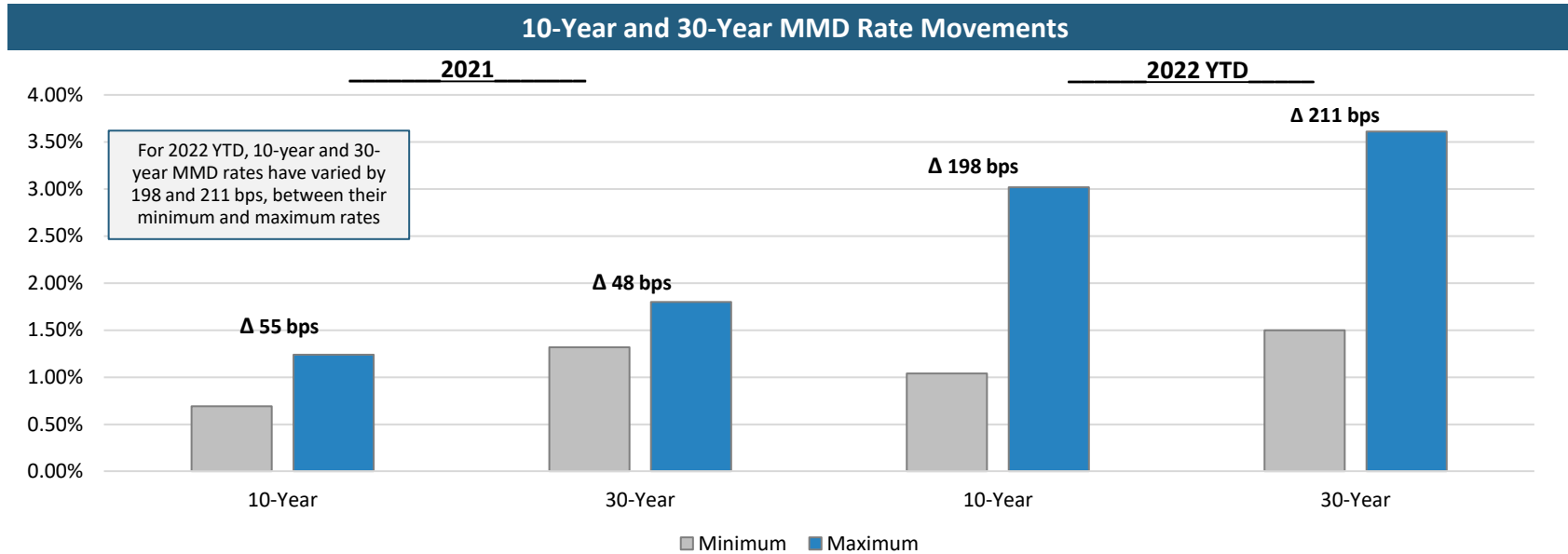
Long Term Interest Rate Landscape Over 30 Years: 10-Year and 30-Year MMD and UST Rates



10-Year and 30-Year MMD and UST Rates from 1/1/2020 to Present



Changing Market Fundamentals and Volatility



Note: All rates, analyses, and commentary are as of September 15, 2022
Sources: Bloomberg and TM3

Comprehensive Marketing Outreach

- ◆ An extensive premarketing effort in the days leading up to the sale led to demand from a wide variety of institutional accounts
 - Marketing outreach efforts included 9 one-on-one investor calls and 82 unique views of the POS and Roadshows by potential investors
- ◆ **Institutional Orders:**
 - **Water System** transaction was well received attracting \$343 million in priority orders
 - 31 unique investors participated, including 11 institutional investors that did not participate in GLWA's 2020 transactions
 - **Sewer System** transaction was well received attracting \$231 million in priority orders
 - 18 unique investors participated, including 5 institutional investors that did not participate in GLWA's 2020 transactions
- ◆ **Subscriptions:**
 - Orders were received from a mix of investors including insurance companies, bond funds, separately managed accounts (“SMA”), and bank portfolios
 - **Water System:** Subscription levels (excluding stock) ranged from 0.0x to a high of 6.2x for the Senior Lien and 0.0x to 1.2x for the Second Lien
 - **Sewer System:** Subscription levels (excluding stock) ranged from 0.0x to a high of 3.6x for the Senior Lien and 0.0x to 2.2x for the Second Lien
 - At the end of the order period, there were approximately \$100 million of unsold balances; the financing team restructured certain maturities and the underwriting syndicate led by Siebert Williams Shank & Co., LLC underwrote \$37.05 million of Bonds

Financing Results

The Series 2022 Bonds were sold at an attractive all-in interest rate and will allow the Authority to fund Regional System projects efficiently

- ◆ Issued \$417.7 million of total bonds including \$207.2 million of bonds for the Water System and \$210.5 million of bonds for the Sewer System
 - All-in interest rate of 4.44% for Water System bonds
 - All-in interest rate of 4.57% for the Sewer System bonds
- ◆ Issued \$207.2 million of new money bonds for the Water System and \$198.0 million for the Sewer System, each meeting the project funding target of \$225 million
- ◆ Issued \$12.5 million refunding bonds for the Sewer System
- ◆ Generates cashflow savings of \$1.96 million in FY2023 to balance expectation of increased debt service related to Sewer Senior Series 2006D (variable rate bonds)
- ◆ Released \$8.9 million from the Sewer Bond Reserve Fund to reduce the amount of bonds issued
 - \$1.6 million released from Senior Lien Bond Reserve Fund to augment savings in FY2023
 - \$7.3 million released from Second Lien Bond Reserve Fund to Project Fund to reduce overall borrowing amount
- ◆ Debt service structured to create generally level debt service in combination with the existing debt
 - Structuring objectives were designed with the board approved debt policy in mind

Highland Park Update

Randal Brown, General Counsel

Key Litigation Actions in 2022

2014 Case

- ◆ Michigan Court of Appeals reinstated the \$21 million judgment against Highland Park
 - ◆ Highland Park appealed the decision to the Michigan Supreme Court

2020 Case

- ◆ Wayne County Circuit Court Judge ordered Highland Park to resume paying at least 65% of its water and sewer receipts to GLWA
- ◆ The Judge also ordered the parties to a confidential mediation

Thank You!



INTEROFFICE CORRESPONDENCE

DATE: November 14, 2022
TO: Mayor and City Council
FROM: Karen Mondora, Director of Public Services
SUBJECT: Oakland County Water Resources Commissioner's Office Updates

WRC's Chief Legal Officer Kelsey Cooke and Commissioner Jim Nash will be attending Monday evening's City Council Study Session to provide an update of water and sewer affordability programs. They will also provide an update on the number of customers that likely need assistance as well as statistics on the numbers that are currently utilizing assistance programs.

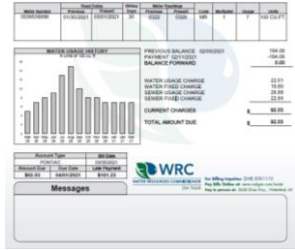
Water Affordability Planning

City of Farmington Hills

November 14, 2022



Path of a City Water and Sewer Bill



Quarterly Bill Delivery
WRC sends quarterly water and sewer bills to 23,908 accounts

Bill Payment Options
Approximately 80% of accounts are paid on time



Past Due Balance
Customers are provided with resources to assist with past due balances or affordability challenges

Shutoff Notification
Notices of potential service interruption are annually delivered to certain past due accounts (*21 accounts shut off in 2022*)



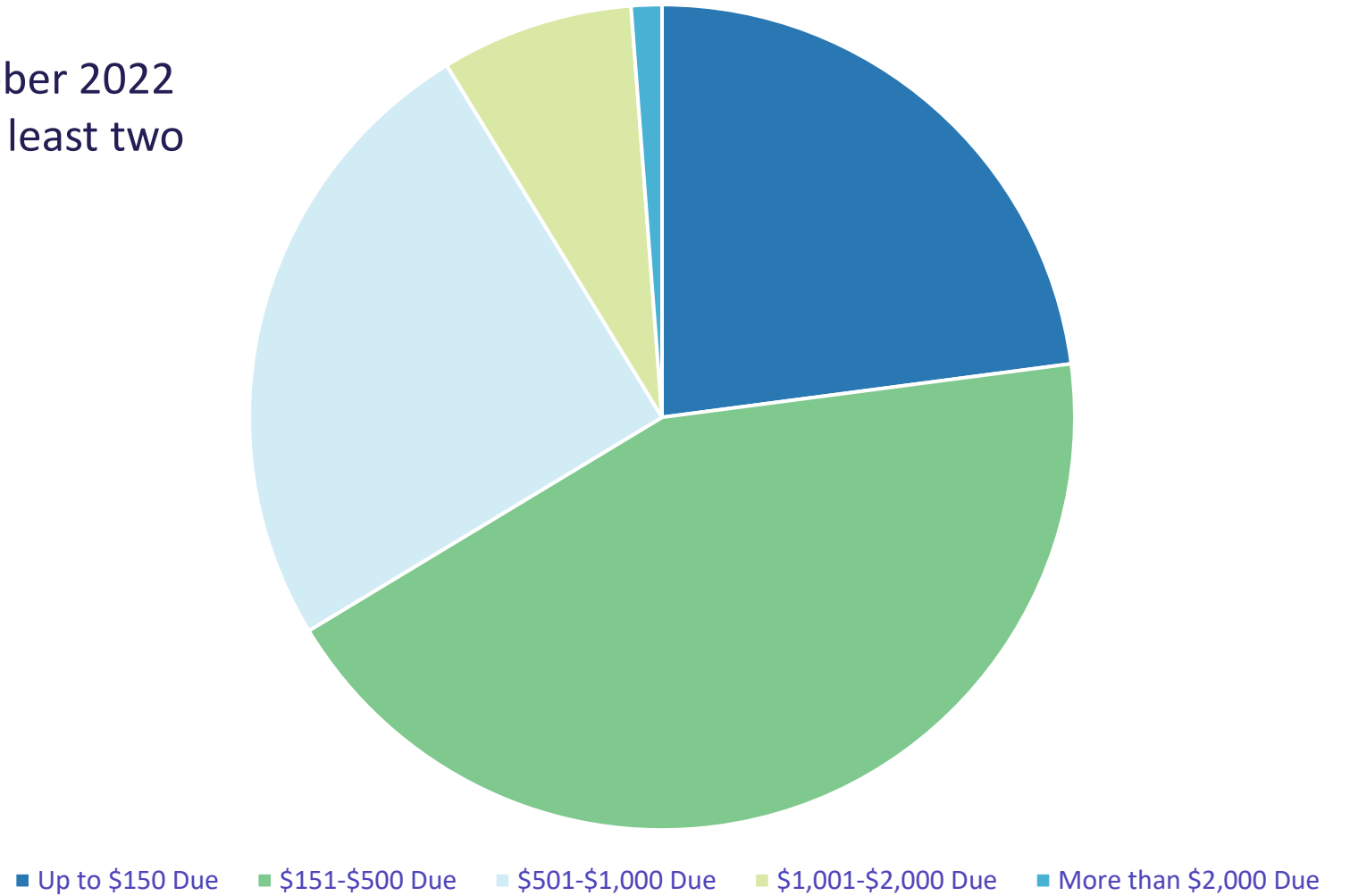
Tax Certification
Certain past due balances on accounts are annually certified to the tax roll for collection (*361 accounts in 2022*)

Past Due Balance Data

Penalties Applied May through October 2022

- 2,918 residential accounts had at least two penalties

>120 Days Past Due



How Farmington Hills Customers Pay (Q3 2022)

Payment Method	Number of Accounts	Percentage
Pre-authorized Payment (pulled from bank)	3,034	13%
Paper Check	6,708	29%
Cash (CVS, Family Dollar, 7-Eleven)	125	1%
EFT (via customer bank bill pay system)	4,073	18%
Debit Card	2,905	13%
Credit Card	3,553	15%
E-Check	1,872	8%
Google Pay	73	0%
Apple Pay	308	1%
PayPal	464	2%
Venmo	54	0%
Total	23,169	100%

Payment Programs and Data 2019-2022

Program Name	Details	Impact
Low Income Housing Water Assistance Program (LIHWAP)	Arrearage assistance for two years ending September 2023; \$650 per year	3 payments made
Water Residential Assistance Program (WRAP)	Income-based starting October 2022 providing bill credits; arrearage assistance of \$600 per year for two years (2-year limit unless senior or disabled)	24 accounts currently enrolled
The Heat and Warmth Fund (THAW)	Enbridge grants first come, first served bill assistance and arrearage relief; \$1,200	4 payments made
Covid Emergency Rental Assistance (CERA)	American Rescue Plan Act funding for rental and utility assistance for renters; \$2,500	12 payments made
Michigan Homeowner Assistance Fund (MIHAF)	American Rescue Plan Act funding for homeowners to avoid foreclosure with was assistance component; up to \$25,000 in total assistance	3 payments made
State Emergency Relief (SER)	Bill assistance and service restoration costs	4 payments made
CARES Act	Arrearage assistance from Michigan's share of CARES Act funding providing up to \$700 for water and \$700 for sewer	8 payments made
MDHHS SB 690	One-time federal relief funds from American Rescue Plan	72 accounts credited (\$21,213.66; \$290 avg)

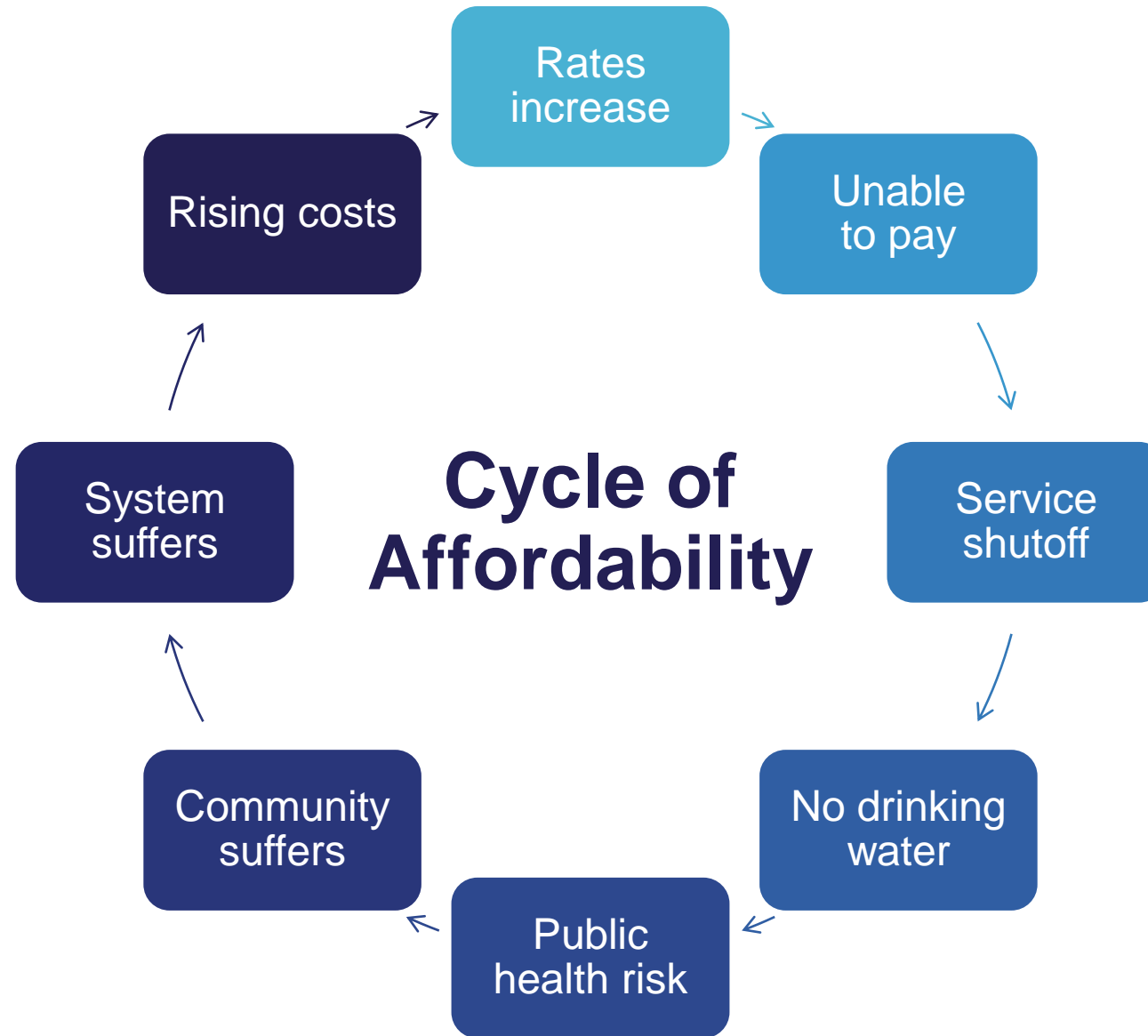
Affordability vs Assistance

Affordability

- A **household** can pay for water and sewer without undue hardship.
- A **community** can support their system's operations and maintenance in order to deliver safe, reliable water.
- **Goal:** Long-term and sustainable ability to pay for services and operate systems based on economic realities.

Assistance

- Limited and temporary financial aid or resources, such as debt forgiveness or plumbing repairs. Usually tied to emergency need or unexpected circumstances.
- **Goal:** Short-term relief that provides a stopgap to loss of service. Not intended as permanent fix or solution to chronic issues related to poverty.



Grant Research, Methodology and Analysis



Research
Collaborated
and met with **31**
organizations
for project
research

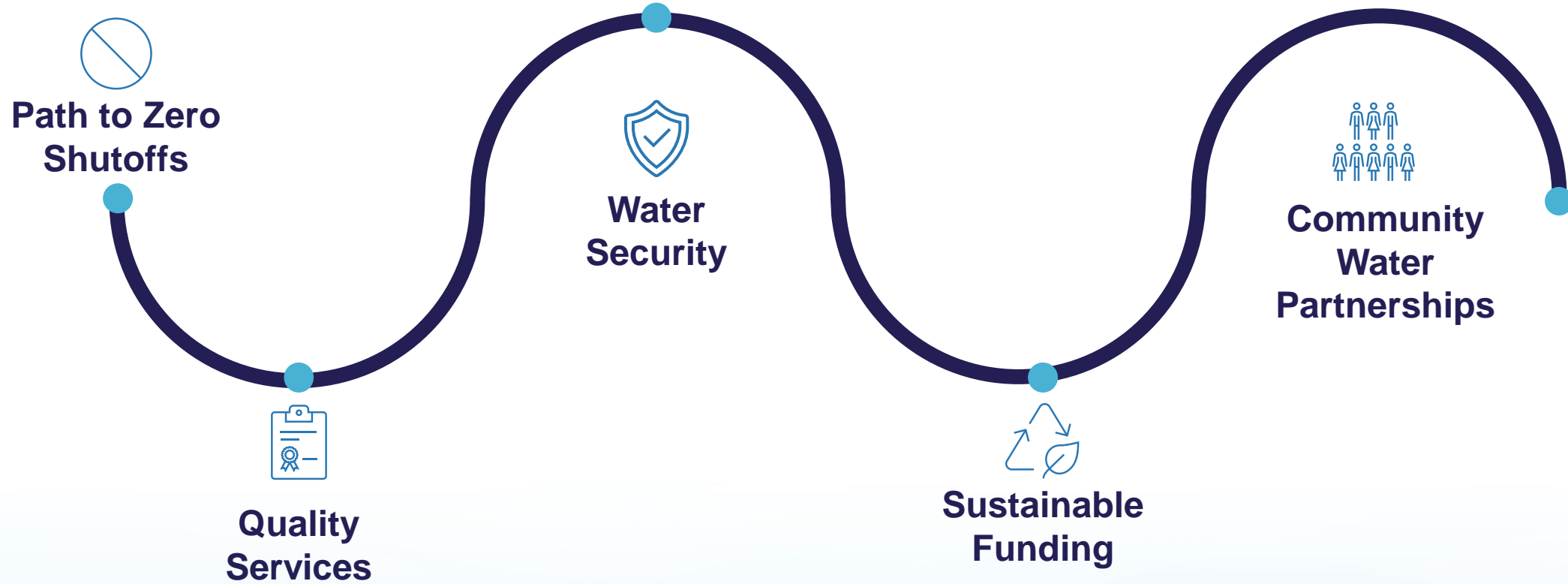


Methodology
Organized with
MSU Extension
a focus group
with **20** resident
interviews



Analysis
Worked for **13**
months to
review data &
information for
the final report

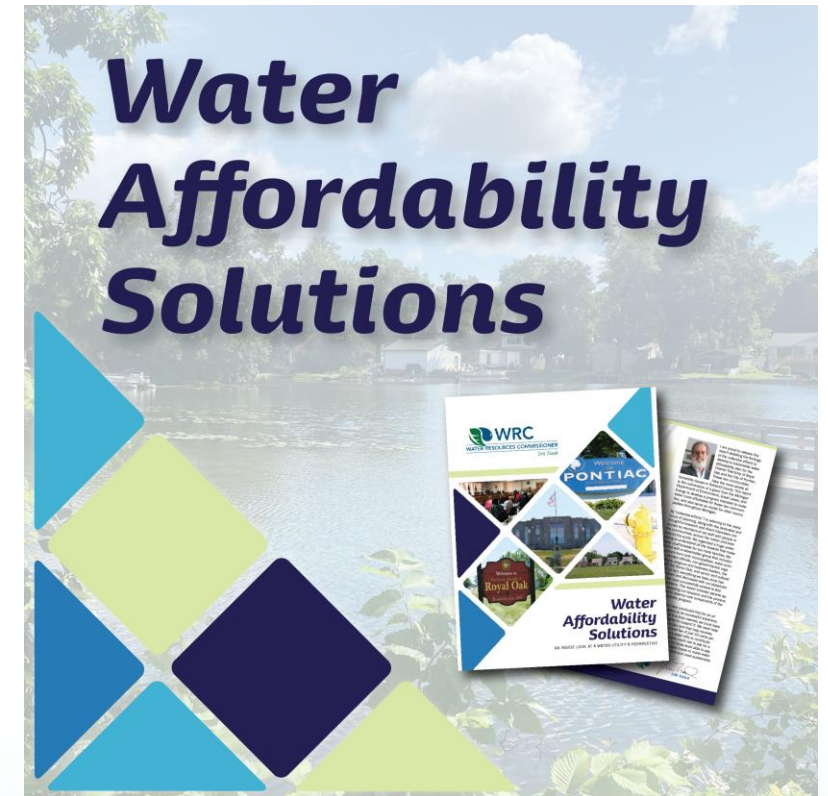
Affordability Plan Development



Overview of Water Affordability Solutions Report

- Chapter 1: Water Affordability Solutions
- Chapter 2: Key Findings
- Chapter 3: Existing Challenges to Water Affordability
- Chapter 4: Affordability Planning Goals and Objectives
- Chapter 5: Project and Report Overview
- Chapter 6: Creating Community Water Partnerships
- Chapter 7: A Path to Resolving Water Affordability
- Chapter 8: Broad-Based Institutional Support
- Chapter 9: Summary of Findings and Proposed Solutions
- Chapter 10: Framework and Gap Analysis
- Chapter 11: Affordability Plan Summary and Implementation
- Chapter 12: Step-by-Step Guide for Utilities to Develop a Water Affordability Plan
- Chapter 13: Water Terms Glossary

- Appendix A: Pontiac Background and Affordability Plan
- Appendix B: Charter Township of Royal Oak Background and Affordability Plan⁴⁵
- Appendix C: Research and Findings
- Appendix D: Legal Analysis and Mitigation Measures
- Appendix E: Community Water Partnerships, Public Outreach and Communication
- Appendix F: People-First Policies
- Appendix G: Landlord-Tenant Relationships
- Appendix H: Rate Structures and Affordability Planning
- Appendix I: Gap Analysis
- Appendix J: Michigan AWWA MI-ACE 2022 Presentation

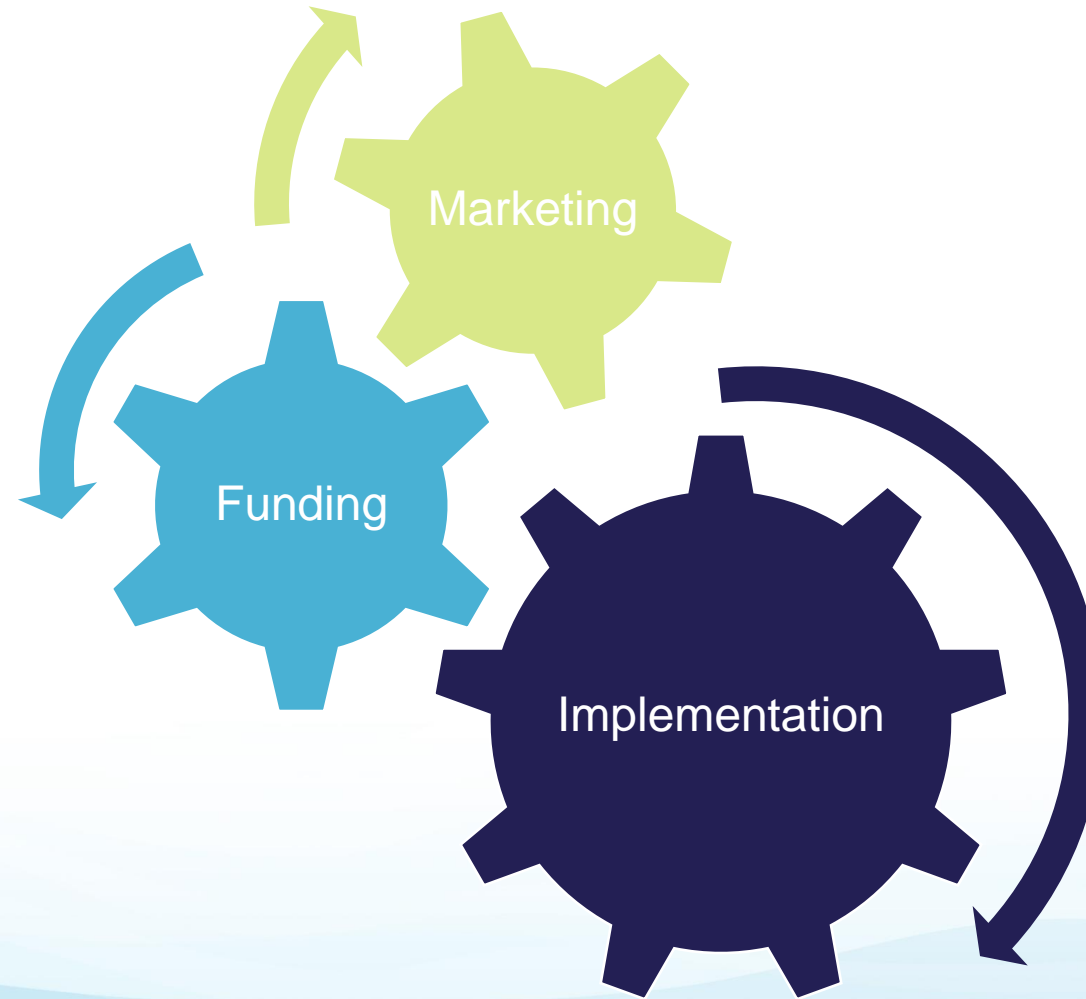


www.oakgov.com/affordability

Affordability Plan Objectives

Key Objective	Program Considerations
Reduce Arrearages	There are existing programs that provide arrearage assistance to customers, but program enrollment is low and program funding is not fully utilized. Communication and outreach efforts should be increased to promote enrollment and leverage existing programs to help reduce or eliminate arrearages. Eliminating past water debt provides a foundation to help customers manage current water bills.
Work to Eliminate Intentional Service Interruption	Water equity requires the elimination of water shutoffs based on an inability to pay. Maintaining continuous access to water services is essential for the health and safety of customers and the community. Uninterrupted access provides water security to customers and reduces costs to the utility. The utilization of threats of terminating service to force payment does not make water more affordable. Other methods must be implemented to help connect customers with assistance.
Provide Fixed Monthly Bills Based on Income	Providing low-income customers fixed monthly bills that are based on household income prioritizes sustained affordability over short-term assistance. The WRC designed an affordability program that would provide tiered discounts based on federal poverty levels to reduce water bills to a fixed amount that is not more than approximately 4% of household income. A funding source is needed to recover this discount and implement this plan.
Utilize a Partner to Administer Programs	Outsourcing program administrative tasks can reduce utility costs and resources, while increasing the level of services to customers. Utilizing existing community action agencies that administer other affordability programs, will result in greater customer convenience and expand program enrollment.
Provide a Conservation and Household Plumbing Repair Program	If mandatory minimum bill requirements are not in place, water conservation may help customers reduce monthly bills. A plumbing repair program can also provide technical knowledge and resources to find and repair household leaks.
Identify and Obtain External Funding Sources	Restrictions on utility rate revenue and absent or insufficient local funding necessitate securing permanent and sustainable funding from sources outside of the utility.

Next Steps to Sustainability



Questions?

 **Jim Nash**

Water Resources Commissioner

248-842-6185

nashj@oakgov.com

 **Kelsey Cooke**

Manager and Chief Legal Officer

248-296-1406

cookek@oakgov.com

 **Sara B. Rubino**

Attorney

248-410-9968

rubinos@oakgov.com

 **Demar Byas**

Affordability Coordinator

248-214-2838

byasd@oakgov.com

 **Julia Ruffin**

Community Liaison

248-791-4367

ruffinj@oakgov.com

 **Mike Kasanic**

WRC Billing Supervisor

248-858-0330

kasanicm@oakgov.com

 **Email:** affordability@oakgov.com

AGENDA
CITY COUNCIL MEETING
NOVEMBER 14, 2022 – 7:30PM
CITY OF FARMINGTON HILLS
31555 W ELEVEN MILE ROAD
FARMINGTON HILLS, MICHIGAN
Telephone: 248-871-2410 Website: www.fhgov.com
Cable TV: Spectrum – Channel 203; AT&T – Channel 99
YouTube Channel: <https://www.youtube.com/user/FHChannel8>

REQUESTS TO SPEAK: Anyone requesting to speak before Council on any agenda item other than an advertised public hearing issue must complete and turn in to the City Clerk a blue, Public Participation Registration Form (located in the wall rack by the south door entering the council chambers).

REGULAR SESSION MEETING BEGINS AT 7:30P.M. IN THE CITY COUNCIL CHAMBER

STUDY SESSION (6:00 P.M. Community Room – See Separate Agenda)

REGULAR SESSION MEETING

CALL REGULAR SESSION MEETING TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

1. Approval of regular session meeting agenda
2. Administration of Oath of Office to Mayor Pro-Tem Randy Bruce
3. Introduction of New Communications Director Vickie Sullen-Winn
4. Proclamation recognizing November 26, 2022 as [Small Business Saturday](#)
5. Proclamation recognizing November 2022 as [Native American Heritage Month](#)

CORRESPONDENCE

CONSENT AGENDA - (See Items No. 7 - 14)

All items listed under Consent Agenda are considered routine, administrative, or non-controversial by the City Council and will be enacted by one motion. There will be no separate discussion of these items, unless a Council Member or citizen so requests, in which event the items may be removed from the Consent Agenda for consideration.

CONSENT AGENDA ITEMS FOR DISCUSSION

PUBLIC QUESTIONS AND COMMENTS

Limited to five (5) minutes for any item of City business not on the agenda.

COUNCIL MEMBERS COMMENTS AND ANNOUNCEMENTS

CITY MANAGER UPDATE

NEW BUSINESS:

6. Consideration of approval of [Amendment to Consent Judgment](#) No. 54 for the property located at the southwest corner of 14 Mile Road and Farmington Road.

CONSENT AGENDA:

7. Recommended approval of award of bid for fireworks display for the July 6, 2023 celebration to Pyrotecnico Fireworks in the amount of \$35,000.00. [CMR 11-22-104](#)
8. Recommended approval of award of proposals for as needed city office furnishings to Smart Business Source for one year; with extensions. [CMR 11-22-105](#)
9. Recommended approval of award of bid for firefighter personal protective equipment for a period of one year to Phoenix Safety Outfitters and Conway Shield; with extensions. [CMR 11-22-106](#)
10. Recommended approval of agreement for police vehicle accessories to Winder Police Equipment in the amount of \$37,660.75. [CMR 11-22-107](#)
11. Recommended approval of crisis communications services with Lambert Global in an amount not to exceed \$40,000. [CMR 11-22-108](#)
12. Recommended approval of City Council [study session meeting minutes](#) of October 24, 2022
13. Recommended approval of City Council [regular session meeting minutes](#) of October 24, 2022.
14. Recommended approval of City Council [special meeting minutes](#) of October 27, 2022.

ADDITIONS TO AGENDA

15. Attorney Report

ADJOURNMENT

Respectfully submitted,

Pamela B. Smith, City Clerk

Reviewed by:

Gary Mekjian, City Manager

NOTE: Anyone planning to attend the meeting who has need of special assistance under the Americans with Disabilities Act (ADA) is asked to contact the City Clerk's Office at 248-871-2410 at least two (2) business days prior to the meeting, wherein necessary arrangements/ accommodations will be made.



PROCLAMATION
Small Business Saturday®
November 26, 2022

- WHEREAS,** the City of Farmington Hills celebrates our local small businesses and recognizes that they create jobs, boost the local economy, and help to preserve our community; and
- WHEREAS,** according to the U.S. Small Business Administration, there are 32.5 million small businesses in the United States that represent 99% of all firms with paid employees, are responsible for 64% of net new jobs, and create 1.5 million new jobs annually; and
- WHEREAS,** small business sales have reached 80% of pre-pandemic levels, but as our lives have largely returned to normal, the economic effects among the smallest of small businesses still linger; and
- WHEREAS,** consumers who shop on Small Business Saturday® are making a conscious commitment to support small, independently owned businesses and make purchases with a positive social, economic, and environmental impact; and
- WHEREAS,** for every dollar spent at local small businesses, an average of 67 cents stays in the community, so consumers should shop or eat at independently owned businesses and purchase gift cards for local businesses, not just during the holiday season but year-round.

NOW, THEREFORE, BE IT RESOLVED, that I, Vicki Barnett, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby proclaim November 26, 2022 as **Small Business Saturday®** and urge our residents to support small businesses annually on the Saturday after Thanksgiving and throughout the entire year.

A handwritten signature in black ink that reads "Vicki Barnett".

Vicki Barnett, Mayor



PROCLAMATION
Native American Heritage Month
November 2022

- WHEREAS,** Native Americans are a diverse group of people with a rich and multifaceted system of governments, languages, religions, values, and traditions; and
- WHEREAS,** Michigan is home to 12 federally recognized Indian tribes, which are sovereign governments that exercise their own direct jurisdiction over their members and their territory; and
- WHEREAS,** Michigan has several significant Native American cultural sites including the Ziiibiwing Center of Anishinabe Culture and Lifeways in Mount Pleasant, the Besser Museum for Northwest Michigan in Alpena, the Andrew J. Blackbird Museum in Harbor Springs, and the Potawatomi Heritage Center in Wilson; and
- WHEREAS,** we have a rich past and a bright future thanks to the varied contributions of the many tribes who have lived in Michigan, including our state's three largest tribes - the Ojibwe (also called Chippewa), the Odawa (also called Ottawa), and the Potawatomi (also called the Bode'wadmi); and
- WHEREAS,** Native Americans continue to be influential in all areas of life in Michigan including government, business, the arts, medicine, education, law enforcement, and the military; and
- WHEREAS,** Farmington Hills represents a place where diverse people from all backgrounds live and work together, giving us opportunities to honor our differences and celebrate our similarities.

NOW, THEREFORE, BE IT RESOLVED that I, Vicki Barnett, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby proclaim November 2022 as **Native American Heritage Month** in Farmington Hills and urge all citizens to learn about Native American heritage and culture and to celebrate the vast contributions of the first Americans.

A handwritten signature in black ink that reads "Vicki Barnett".

Vicki Barnett, Mayor



Inter-Office Correspondence

DATE: November 4, 2022

TO: Gary Mekjian, City Manager

FROM: Charmaine Kettler-Schmult, Director of Planning and Community Development

SUBJECT: Amendment to Consent Judgment No. 54

Request: Approval of an amendment to Consent Judgment No. 54 to allow for the construction of a seven-foot high vinyl fence in lieu of a masonry wall

Owner: Pineview Office Center Association

Sidwell: 22-23-04-228-001

Zoning: RA-1 (Single-Family Residential) and OS-1 (Office Service District)

Location: Southwest corner of Fourteen Mile and Farmington Roads

Background:

In 1972 a consent judgment was entered into agreement with the Township of Farmington and the prior owner of the site, Robert and Carol Chapa, for the Southwest corner of Fourteen Mile and Farmington Roads. The agreement was established in order to develop and use the site as an OS-1, Office Service District instead of RA-1 Single-Family Residential as it was zoned.

The consent judgment required a 6' masonry wall, with one gate, be built no less than 40' North of the Southernmost boundary and extending in an East/West direction across the entire width of the property. A green belt consisting of a combination of mature evergreen plantings, deciduous trees, and plant materials; and, if desired, lawn areas, was also required. All the planted materials were required to be maintained as part of this consent agreement.

Over the years, the required masonry wall has become damaged and fallen down in several large sections. The current owner is seeking relief from replacing the masonry wall. They would like to replace the wall with a seven-foot high, commercial-grade vinyl fence, with a matching gate. This new fence would match the eight-foot high vinyl fence, which was built and extends along the Westernmost property boundary.

The Heritage Hills Homeowners Association was contacted by Scott J. Marcus on behalf of RSM Management, LLC and Pineview Office Center Association. The Heritage Hills Homeowners Association does not contest a 7' vinyl fence, matching the one which extends along the Westernmost boundary being installed in lieu of the masonry wall. An electronic letter signed by Joseph Babcock, President of the Heritage Hills Homeowners Association, is attached, which indicates as such.

The City Attorney has participated in the preparation of the proposed amended Consent Judgment and has no legal objections to City Council proceeding with approval.

Proposal Overview:

- Remove all remaining existing masonry wall
- Replace masonry wall with 7' commercial grade vinyl fence
- A matching gate shall be added to access and maintain the required green belt
- All permits and future maintenance of said fencing are at the expense of the owner of the property and any subsequent successors of this property
- The green belt is to remain and be maintained in accordance with all prior agreements and development plans

Suggested Motion

MOVE to approve and authorize the City Manager and City Attorney to sign on behalf of the City the Stipulation and Order to Amend Consent Judgment and submit same to the Court for entry in the case of *Pineview Office Center Association, Successor to Robert and Carol Chapa vs. City of Farmington Hills, Successor to Township of Farmington*, Oakland County Circuit Court Case No. 72-83546.

Attachments:

- **Consent Judgment No. 54, dated July 10, 1972**
- **Proposed Amended Consent Judgment No. 54**
- **Letter from Heritage Hills Homeowners Association President Joseph Babcock**

STATE OF MICHIGAN

IN THE CIRCUIT COURT FOR THE COUNTY OF OAKLAND

ROBERT CHAPA and CAROL CHAPA,

Plaintiffs,

vs

NO: 72-83546

TOWNSHIP OF FARMINGTON, ET AL,

Defendants

CONSENT JUDGMENT

At a session of said Court held
in the Court House Towers, Pontiac,
Oakland County, Michigan on the ____
day of July, A.D., 1972

PRESENT: HONORABLE Arthur E. Moore
Circuit Judge

This matter having come on to be heard upon the pleadings
filed herein and upon the Stipulations of Counsel, and the Court being
fully informed in these premises,

The following are hereby determined by this Court to con-
stitute the facts applicable hereto.

1. Plaintiffs reside in the County of Oakland, State of
Michigan.
2. Defendant is a Municipal Corporation located in Oakland
County, Michigan.
3. Plaintiff owns certain property located in the City of
Farmington, Oakland County, Michigan and described as follows:

West 192.06 feet of East 406 feet of North 660 feet
of the Northeast quarter of the Northeast quarter of
Section 4, Town 1 North, Range 9 East, Farmington
Township, Oakland County, Michigan, ~~that part of the~~
~~South 10 feet of Lot 549 lying within the vacated~~
~~alley and being North of Lots 550 through 554~~
inclusive.

*This is a typo
not part of judgment
AK*

4. Defendant has in effect a zoning ordinance which classifies the properties owned by the Plaintiff and described above in the R-1A, Single Residential District classification.

5. Plaintiff's property measures 192.06 feet in width and approximately 660 feet in depth. The property fronts on Fourteen Mile Road West of Farmington Road and all said property is vacant and undeveloped.

6. Fourteen Mile Road is an arterial highway, part of the major road of Oakland County. The road presently carries a high volume of traffic and the trend of traffic volumes in this area is upward.

7. Property abutting on Fourteen Mile Road East of the Plaintiff's property and West of Farmington Road is zoned for office purposes and a parcel of property on the North side of Fourteen Mile Road directly across from Plaintiff's property is zoned for general business purposes.

8. Because of its size, width, and orientation toward Fourteen Mile Road it is difficult to develop Plaintiff's lots in compliance with the requirements of the R-1A zoning classification.

9. In July of 1971, the Plaintiff petitioned the Defendant for a rezoning of their property from residential to office uses.

10. A Public Hearing was held by the Planning Commission, at which time Defendant's City Planner recommended rezoning the Plaintiff's property from the R-1A classification to the O-1, office district classification. At the conclusion of the Public Hearing the Planning Commission denied this request.

11. The Plaintiff asserts that the present zoning of property described above is unreasonable, discriminatory, confiscatory,

unnecessary, and deprives them of their property without due process of law. This the Defendant denies. Both parties are conscious of the risks of litigation and the problems involved with trial and possible appeal. For the purpose of eliminating such contingencies, of affording relief to the Plaintiff and at the same time, upholding the basic principles of the Farmington Township Zoning Ordinance, each of the parties hereto have compromised and modified their respective positions and have agreed to the entry of the following Consent Judgment.

IT IS HEREBY ORDERED AND ADJUDGED:

1. That land in the Township of Farmington, Oakland County, Michigan, specifically described as the West 192.06 ft. of the East 406 ft. of the North 660 ft. of the Northeast 1/4 of the Northeast 1/4 of Section 4, T1N, R9E, including the reversionary interest of the Plaintiffs in the East 70 ft. of the South 220 ft. thereof may hereafter be used for any purpose permitted by and subject to the conditions applicable to the "O" Office Building District as set forth in Article X of the Farmington Township Zoning Ordinance.

2. That it shall be the obligation of the Plaintiff, with reasonable dispatch, to secure a boundary surbey of said property by a registered land surveyor or civil engineer and that copies of such survey when secured shall be supplied by the Plaintiffs to both the assessor of the Township of Farmington, its clerk and building department.

3. That such "O" zoning classification shall be subject to the following expressed restrictions imposed by the terms of this Judgment which shall be binding upon the Plaintiffs as well as any and all successors-in-title to all or any portion of said land affected by the terms of this Judgment.

refer to

(a) That the Southern most 75 ft. of said land above described across its entire width shall be established and maintained by the Plaintiffs, their successors and assigns as a green belt in perpetuity or so long as such land above described, or any portion thereof, is used for any purpose other than single residential use.

(b) That not less than 40 ft. North of the Southern most boundary extending in an East/West direction of such green belt there shall be erected by the Plaintiff and maintained a clay brick masonry wall six (6) feet in height which shall extend across the entire width of the property above described at the point of construction. Said clay brick masonry wall may contain not more than one (1) completely opaque, double hinged gateway of wood, steel or other similar material to be approved by the Township of Farmington which shall be not more than eight (8) feet in width; which gate is to provide maintenance access by the Plaintiff, their successors and assigns, to the Southern most 40 ft. of green belt described herein above.

(c) That such green belt shall consist of a combination of mature Evergreen plantings, deciduous trees and plant materials; and, if desired by Plaintiffs, lawn area. Sketches or landscape renderings of such green belt on both sides of the masonry wall herein required, shall be submitted to and approved by appropriate officials of the Township of Farmington as a condition precedent to site plan approval.

(d) That such green belt and masonry wall shall be commenced within sixty (60) days after final site plan approval by the Township of Farmington and completed prior to the commencement of construction of all or any part of the office structure or structures

(e) That the masonry wall bisecting the green belt in an East/West direction and the exterior wall surfaces of any and all office building shall be of clay brick and that cement or cinder block shall in no event be used as an exterior finish surfacing for either the six (6) foot wall or the buildings to be erected. This provision shall not be construed to prevent the use of cinder block or cement block as base construction material or of wood, glass, or any approved stone or other finish exterior material, either as trim or as finish wall surfacing over any and all of such building walls or over concrete or any other approved building material over which veneers of materials approved by the Township may be permitted.

(f) The foregoing restrictions and conditions implemented by this Judgment, shall not in any sense be construed as limiting any and all lawful requirements of the building code of the Township of Farmington, nor of circumventing any official of any department relative to the enforcement of any lawful ordinance, rule or regulation of the Township of Farmington; but the foregoing are additional guarantees and restrictions imposed for the protection and benefit of the residential sub-division to the South and West of the property, subject of this action.

4. A justiciable controversy is specifically found to be existant upon which this Judgment is predicated.

5. Upon the entry of this Judgment, no further action shall be required of the Township Board or of any officer, commission or body thereof, and this Judgment shall take immediate effect. This provision shall relate to the effective zoning limitations upon the subject property only and not to any law, regulation or requirement relative to the sub-

mission of site plans, construction plans, the obtaining of any and all necessary permits, the payment of any fees incident to construction and the like.


ARTHUR E. MOORE

Circuit Judge

APPROVED AS TO FORM
AND SUBSTANCE BY THE
UNDERSIGNED AS TOWNSHIP
ATTORNEY OF THE TOWNSHIP
OF FARMINGTON, PURSUANT
TO AFFIRMATIVE ACTION BY
THE TOWNSHIP BOARD OF THE
TOWNSHIP OF FARMINGTON,
TAKEN ON MONDAY, JULY 10,
1972.



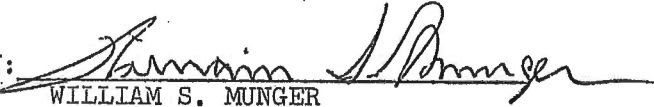
JOSEPH T. BRENNAN, Township Attorney

A TRUE COPY
LYNN
County
By  Deputy
St. Charles

APPROVED AS TO FORM AND SUBSTANCE:

MUNGER, EBEL, REAGAN AND CRUM, P.C.

BY:


WILLIAM S. MUNGER
Attorneys for Plaintiffs
27600 Farmington Rd.
Farmington, Michigan
474-3188

STATE OF MICHIGAN
IN THE CIRCUIT COURT FOR THE COUNTY OF OAKLAND

PINEVIEW OFFICE CENTER ASSOCIATION, a Michigan
nonprofit corporation, successor to ROBERT CHAPA
AND CAROL CHAPA,

Plaintiffs,

vs.

Case No. 72-83546
Hon.

CITY OF FARMINGTON HILLS, a Michigan municipal
corporation, successor to TOWNSHIP OF
FARMINGTON, ET. AL.,

Defendant.

MADDIN HAUSER ROTH & HELLER, PC
Jordan B. Segal (P79897)
Attorneys for Successor Plaintiff
28400 Northwestern Highway
Suite 200-Essex Centre
Southfield MI 48034
(248) 359-7539
jsegal@maddinhauser.com

ROSATI, SCHULTZ, JOPPICH
& AMTSBUECHLER, P.C.
Steven P. Joppich (P46097)
Debra Walling (P37067)
Attorneys for Successor Defendant
27555 Executive Drive, Suite 250
Farmington Hills, MI 48331
(248) 489-4100
sjoppich@rsjalaw.com

FIRST AMENDMENT TO CONSENT JUDGMENT

Upon stipulation of the parties, and the Court being otherwise advised of the premises,

IT IS HEREBY ORDERED as follows:

1. Pineview Office Center Association is the successor in interest to the property that is the subject of the Consent Judgment entered in the above case by this Court on July 10, 1972 1975 ("Original Consent Judgment") and is hereby substituted in the place of Robert and Carol Chapa as the Plaintiff.

2. The City of Farmington Hills is a successor in interest to the Township of Farmington by virtue of its incorporation and annexation of the property governed by the Original Consent Judgment in 1973, and is hereby substituted in place of the Township of Farmington.

3. Section 3(b) of the Original Consent Judgment is hereby amended to read as follows:

That not less than 40 ft. North of the Southern most boundary extending in an East/West Direction of such green belt, Plaintiff shall construct and thereafter maintain, at all times, a high-quality commercial vinyl fence that is seven (7) feet in height and of a color that matches the existing vinyl Fence on the west property line in compliance with this Consent Judgment, as amended, and consistent with the aesthetics of the area and all municipal zoning ordinances (the "Fence"). The Fence shall extend across the entire width of the property above described and replace the existing masonry wall. The Fence shall be installed so that the most aesthetically pleasing side of the Fence shall face the residentially-zoned subdivision property. The back of the Fence and required posts and supports shall face the Pineview Office Center. The Fence shall contain not more than one (1) gate which matches the color and material of the fence, to provide maintenance access by the Pineview Office Center Association, its successors, and assigns, to the Southern most 40 ft. of green belt described herein above. The gate shall require approval by the City of Farmington Hills. Said work will be performed as follows: Plaintiff shall immediately remove the existing masonry wall, including any debris, restore the area, and construct the Fence. The Fence shall be installed in a workmanlike manner and Plaintiff shall obtain all required permits. The debris removal, site restoration, and Fence installation shall be completed by December 31, 2022, and, once commenced, Plaintiff shall diligently pursue the required work until completion. The Fence must be maintained, at all times, in good repair and good condition, and all repairs and replacements, as needed, must be completed within 30 days of damage. Plaintiff will observe and obtain all permits required under municipal law for each such replacement.

4. All further references to the "masonry wall" in the Original Consent Judgment shall be replaced with "Fence."

5. All other provisions of the Consent Judgment except Section 3(b) shall remain unchanged.

IT IS SO ORDERED.

Circuit Court Judge

APPROVED AS TO FORM, CONTENT AND FOR ENTRY:

Jordan B. Segal, Attorney for Pineview Office Center

Steven P. Joppich, Attorney for City of Farmington Hills

February 14, 2022

Sent via email: heritagehills48331@gmail.com

Joseph B. Babcock
Heritage Hills Homeowners Association
34240 Commons Drive
Farmington Hills, MI., 48331

Re:

***Heritage Hills Subdivision
Pineview Office Park – Wall Replacement***

Dear Mr. Babcock:

This letter is a follow up to the email sent to you on January 24, 2022. I received your name from my Aunt, Paula Sampson, who lives in the Heritage Hills subdivision. We own the Pineview Office Park at the corner of Farmington and 14 Mile Road. Since the project was built in the 80's (before my time), there was a brick wall that separated Pineview from the Heritage Hills subdivision. The brick was a requirement of the City in order for the office park to be originally built. The brick wall subsequently deteriorated and toppled over. The City of Farmington Hills is now requiring that this brick wall be rebuilt. They have tentatively agreed that we could, instead, build an attractive 7' fence instead upon approval of the Heritage Hills Association. Our idea is to construct a fence identical to the one that separates Pineview from the residential subdivision to our West. I am writing to ask for the Associations approval to construct the fence instead of the brick wall.

Please let me know your suggestion on how we could obtain the approval required. We are happy to present the finish material via zoom if you think that would help.

Thanks for your consideration.

Very truly yours,

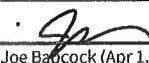
R S M M A N A G E M E N T , L L C
P I N E V I E W O F F I C E C E N T E R A S S O C I A T I O N



Scott J. Marcus

I, Joe Babcock, President of the Heritage Hills Homeowners Association, hereby approves to permit Pineview Office Center Association to install a 7ft vinyl fence between 30798 Hitching Post Ct, Farmington Hills, Michigan 48331 and Pineview Office Park located at 33469, 33481, 33493, 33505 W. 14 Mile Road in Farmington Hills Michigan, 48331.

Print Name Joe Babcock

Signature 
Joe Babcock (Apr 1, 2022 13:06 EDT)

Date Apr 1, 2022






Heritage Hills Association Wall Letter

Final Audit Report

2022-04-01

Created:	2022-04-01
By:	Rachele Brabeau (rachele@rsmdevelopment.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAA5VB02I_LKpfiK9Nmf1WydbVVlqW5C0rY

"Heritage Hills Association Wall Letter" History

-  Document created by Rachele Brabeau (rachele@rsmdevelopment.com)
2022-04-01 - 5:00:56 PM GMT- IP address: 98.243.227.51
-  Document emailed to Joe Babcock (heritagehills48331@gmail.com) for signature
2022-04-01 - 5:02:48 PM GMT
-  Email viewed by Joe Babcock (heritagehills48331@gmail.com)
2022-04-01 - 5:04:58 PM GMT- IP address: 74.125.210.37
-  Document e-signed by Joe Babcock (heritagehills48331@gmail.com)
Signature Date: 2022-04-01 - 5:06:07 PM GMT - Time Source: server- IP address: 97.70.78.140
-  Agreement completed.
2022-04-01 - 5:06:07 PM GMT

**REPORT FROM THE CITY MANAGER TO CITY COUNCIL
NOVEMBER 14, 2022**

SUBJECT: AWARD OF BID FOR FIREWORKS DISPLAY

ADMINISTRATIVE SUMMARY

- Requests for Proposal were advertised, available on the MITN e-procurement site, and after a postponement to try to get additional responses, publicly opened and read aloud on Wednesday, October 12, 2022 for a fireworks display at Founder’s Sports Park, celebrating the City’s Golden Jubilee (50th Anniversary) planned for July 6, 2023. Notification was sent to fifty-one (51) vendors with two(2) responding.
- The specifications required contractors to design a program, provide fireworks and furnish licensed pyrotechnician to electronically set-off the display based on budgets of \$30,000 and \$35,000. The recommended contractor was chosen based on references, style and quantity as well as size of display shells proposed choreography of the show. Special consideration was given to shows that provide larger shells to add to the magnificence of the event.
- The recommended contractor, Pyrotecnico Fireworks has been in business for 125 years and safely performed this service for cities around the county as well as several Michigan communities including Grand Haven, Huntington Woods and South Haven. Staff has reviewed all proposals, checked references and is comfortable with the contractor’s ability to exceed standards in safety and showmanship. In fact, their show design includes coordination with an individualized music set-list. Pyrotecnico Fireworks has met all insurance requirements suggested by our representative from MMRMA and will conduct the show in accordance with the latest NFPA standard as required by the Fire Marshall.
- Funding of this project is proposed in the 2023/2024 Public Relations budget.

TABULATION – BASED ON A \$35,000 PROGRAM

Company Name	City	3" Shells	4" Shells	5" Shells	6" Shells	8" Shells	10" Shells	Total
Pyrotecnico	New Castle, PA (with local office in Rockford, MI)	968	77	112	48	4	3	1,212
American Fireworks	Hudson, OH	936	468	252	186	0	0	1,764

RECOMMENDATION

In view of the above, it is recommended that City Council authorize the City Manager to issue a purchase order to Pyrotecnico Fireworks for the July 6, 2023 celebration for \$35,000.

Prepared by: Michelle Aranowski, Senior Buyer
 Reviewed by: Kelly Monico, Director of Central Services
 Reviewed by: Ellen Schnackel, Director of Special Services
 Reviewed by: Jason Baloga, Fire Marshall
 Reviewed by: Jon Unruh, Fire Chief
 Approved by: Gary Mekjian, City Manager

**REPORT FROM THE CITY MANAGER TO CITY COUNCIL
November 14, 2022**

SUBJECT: AWARD OF PROPOSALS FOR AS NEEDED CITY OFFICE FURNISHINGS

ADMINISTRATIVE SUMMARY

- Sealed proposals were advertised, available on the MITN e-procurement website, and after one postponement to encourage additional response, publicly opened read aloud on October 25, 2022, for office furnishings. Request for Proposals (RFP’s) were sent to seventy-six (76) vendors (including nineteen (19) vendors that hold the classification of minority owned, woman owned, veteran owned, disabled, disadvantaged or service disabled) with four (4) responding. Once the award has been made it will be extendable to all MITN members. The past awarded agreement was also extendable and was utilized by multiple agencies throughout Michigan.
- Various office furnishings are required for departments at different times during the year. The agreement provides contract pricing for one (1) year from the date of award and four (4) additional one (1) year extensions through mutual consent under the same terms and conditions. The request for proposals requires vendors to quote a percentage off list price to design workstations, provide, deliver and install office furnishings from specified manufacturers. The specified manufacturers chosen are for products that have been standards for several years and are proven to be of superior quality.
- Central Services staff evaluated the responses and checked references and is recommending awarding to Smart Business Source. They offered very competitive pricing; they have in-house designers & installers and they have excellent references. In fact, the City has ordered several items from them in the past six (6) month’s and received excellent service. Staff is confident that both companies understand the scope of the agreement and will provide satisfactory service. As with all similar agreements the City reserves the right to contract outside this agreement if the need arises.
- A minimum two (2) year warranty for all furnishings purchased was included as part of the specifications.
- All purchases are budgeted in department capital and operating accounts.

PRICING TABULATION

	LB Office Supply Madison Heights, MI	Resource Office Interiors Novi, MI	Smart Business Source Troy, MI	Nexttrnsk Corp. dba NextTech Professional Services Southfield, MI
MANUFACTURER	PERCENT OFF LIST PRICE	PERCENT OFF LIST PRICE	PERCENT OFF LIST PRICE	PERCENT OFF LIST PRICE
Hon Furniture	50%	N/A	53%	N/A
Intelligent Office Furniture (IOF)	50%	N/A	56%	N/A
Trendway Furniture	50%	*Omnia contract pricing	55%	N/A
Lacasse Furniture	50%	51%	50%	N/A
Great Openings	50%	58%	N/A	N/A
United Chair	50%	53%	53%	N/A
9-5 Seating	50%	53%	50%	48%
Lorell Furniture	50%	N/A	50%	N/A
LazyBoy	50%	N/A	50%	N/A
Seating Incorporated	N/A	N/A	50%	47%

RECOMMENDATION

In view of the above, it is recommended that City Council authorize the City Manager to approve all budgeted purchase orders for office furnishings to Smart Business Source for one (1) year with one or more administration-approved extensions not to exceed a total of four (4) additional years, under the same terms and conditions, through mutual consent by the City of Farmington Hills and each awarded vendor.

Prepared by: Michelle Aranowski, Senior Buyer
 Reviewed by: Kelly Monico, Director of Central Services
 Approved by: Gary Mekjian, City Manager

REPORT FROM THE CITY MANAGER TO CITY COUNCIL
November 14, 2022

SUBJECT: AWARD OF BID FIRE FIGHTER PERSONAL PROTECTIVE EQUIPMENT

ADMINISTRATIVE SUMMARY

- Invitations to bid were advertised, available on the MITN e-procurement site, publicly opened and read aloud on Thursday, October 6, 2022, for fire fighter personal protective equipment including gloves, boots and helmets. Bid notification was sent to over one hundred (100+) vendors (including thirty-three (33) vendors that hold the classification of minority owned, woman owned, veteran owned, disabled, disadvantaged or service disabled) with four (4) responding.
- Bid specifications require the awarded vendor to provide and deliver protective equipment for fire fighters. The protective equipment will be purchased to replace expired equipment and outfit new fire fighters. The recommendation calls for purchase of gloves for fire fighters (to meet current safety standards). In addition, the recommendation calls for purchase of some helmets which are old and in disrepair or do not meet current safety standards.
- Fire Department and Central Services personnel reviewed all bids for compliance to specification requested and is recommending the lowest, qualified bid for all gear. The City has opted not to award the boot line items as a recent change in specification requires a re-bid.
- All protective wear will be fully warranted for one (1) year.
- The Fire Department spends approximately \$15,000 per year on fire fighter personal protective equipment. Funding for this purchase is budgeted and available in the Fire Department general fund equipment budget.

BID TABULATION

See attached

RECOMMENDATION

In view of the above, it is recommended that City Council authorize the City Manager to approve all budgeted purchases for fire fighter personal protective equipment for a period of one (1) year with one or more administration-approved extensions not to exceed a total of four (4) additional one year periods to the following companies:

1. Phoenix Safety Outfitters for Dragon Fire Alpha X Gloves, FireCraft Phoenix Structural Gloves
2. Conway Shield for Cairns 880, 1044 Helmet and Cairns 664 Invader with Tuff Shield

Prepared by: Michelle Aranowski, Senior Buyer
Reviewed by: Kelly Monico, Director of Central Services
Reviewed by: Jon Unruh, Fire Chief
Approved by: Gary Mekjian, City Manager

CITY OF FARMINGTON HILLS
 BID TABULATION
 itb-fl-22-23-2347
 Fire Fighter Boots, Helmets, and Gloves
 Opened 10/06/2022

RECOMMEND FOR
AWARD

ITEM	Conway Shield New Berlin, WI					Phoenix Safety Outfitters Freeland, MI					Municipal Emergency Services Sanford, MI					Allied Fire Sales and Service Spring Lake, MI				
	UNIT PRICE 1-25	UNIT PRICE 26-50	UNIT PRICE 51-75	UNIT PRICE 76-100	UNIT PRICE 100+	UNIT PRICE 1-25	UNIT PRICE 26-50	UNIT PRICE 51-75	UNIT PRICE 76-100	UNIT PRICE 100+	UNIT PRICE 1-25	UNIT PRICE 26-50	UNIT PRICE 51-75	UNIT PRICE 76-100	UNIT PRICE 100+	UNIT PRICE 1-25	UNIT PRICE 26-50	UNIT PRICE 51-75	UNIT PRICE 76-100	UNIT PRICE 100+
GLOVES - OPTION 1 - PHOENIX STRUCTURAL FC-P5000 GLOVE OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$95.00	\$95.00	\$95.00	\$95.00	\$95.00	\$82.76	\$82.76	\$82.76	\$82.76	\$82.76	\$83.34	\$83.34	\$83.34	\$83.34	\$83.34	\$87.00	\$86.00	\$85.00	\$84.00	\$83.00
	<i>Holik Brenna Gauntlet</i>					<i>Fire Craft FC-P5000</i>					<i>HexArmor 8180</i>					<i>Phoenix Firecraft FC-P5000</i>				
GLOVES *ALTERNATE* - PHOENIX STRUCTURAL FC-P5000 GLOVE OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$105.00	\$105.00	\$105.00	\$105.00	\$105.00															
	<i>Holik Brenna Wristlet</i>																			
BOOTS OPTION 1 - GLOBE (SHADOW XF14) BOOTS OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$438.75	\$438.75	\$438.75	\$438.75	\$438.75	\$375.00	\$375.00	\$375.00	\$375.00	\$375.00	No bid	No bid	No bid	No bid	No bid	\$355.00	\$350.00	\$340.00	\$335.00	\$330.00
	<i>Lion KnockDown Elite Leather</i>					<i>Haix #507502 Fire Eagle Air</i>										<i>Black Diamond Leather Fire Boots</i>				
BOOTS *ALTERNATE* GLOBE (SHADOW XF14) BOOTS OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$359.00	\$359.00	\$359.00	\$359.00	\$359.00															
	<i>Lion QR14 Leather Boot</i>																			
BOOTS OPTION 2 - WARRINGTON 5007 BOOTS OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$345.00	\$345.00	\$345.00	\$345.00	\$345.00	\$335.00	\$335.00	\$335.00	\$335.00	\$335.00	\$560.99	\$560.99	\$560.99	\$560.99	\$560.99	No bid	No bid	No bid	No bid	No bid
	<i>Lion USA Oblique leather boot</i>					<i>Thorogood #804-6369 QR14</i>					<i>Honeywell Pro 5007</i>									
HELMETS OPTION 1 - MSA CAIRNS TRADITIONAL HELMET 880 OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$328.25	\$328.25	\$328.25	\$328.25	\$328.25	\$338.00	\$338.00	\$338.00	\$338.00	\$338.00	\$352.68	\$352.68	\$352.68	\$352.68	\$352.68	\$395.00	\$388.00	\$383.00	\$378.00	\$372.00
	<i>Cairns 880</i>					<i>Cairns 880</i>					<i>Bullard Lightweight</i>					<i>Cairns Fire Helmets 880</i>				
HELMETS *ALTERNATE* - MSA CAIRNS TRADITIONAL HELMET 880 OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>																\$370.00	\$367.00	\$360.00	\$357.00	\$354.00
																<i>TC-1 with flip down eye shield</i>				
HELMETS OPTION 2 - MSA CAIRNS 1044 HELMET OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$272.00	\$272.00	\$272.00	\$272.00	\$272.00	\$327.00	\$327.00	\$327.00	\$327.00	\$327.00	No bid	No bid	No bid	No bid	No bid	\$385.00	\$378.00	\$373.00	\$368.00	\$362.00
	<i>Cairns 1044</i>					<i>Cairns 1044</i>										<i>Cairns Fire Helmets 1044</i>				
HELMETS OPTION 3 - CAIRNS 664 INVADER WITH TUFFSHIELD OR APPROVED EQUIVALENT <i>MFG NAME & MODEL</i>	\$299.00	\$299.00	\$299.00	\$299.00	\$299.00	\$289.00	\$289.00	\$289.00	\$289.00	\$289.00	No bid	No bid	No bid	No bid	No bid	\$368.00	\$361.00	\$356.00	\$350.00	\$332.00
	<i>Cairns 664 Invader</i>					<i>Cairns 664 Invader</i>										<i>Cairns Fire Helmets 664</i>				
% price increase per year beginning at 1st year anniversary of award	5%					7%					0%					5%				
Extend to MITN Cooperative	Yes					Yes					Yes					Yes				

Bid notification was sent to 104 vendors.
 REJECTING ALL RESPONSES FOR THE BOOTS AT THIS TIME

REPORT FROM THE CITY MANAGER TO CITY COUNCIL
November 14, 2022

SUBJECT: AWARD OF AGREEMENT FOR POLICE VEHICLE ACCESSORIES

ADMINISTRATIVE SUMMARY

- The Farmington Hills Police Department purchases equipment for installation in new vehicles to convert them from civilian to police use. Equipment purchased includes light bars, sirens, partition screens, transport seats, push bumpers and miscellaneous mounting racks for Police gear.
- Once delivered, the equipment will be installed by Oakland County as part of our service agreement with them; approved by City Council in June 2022.
- Sealed bids were solicited by Oakland County for the purchase of various police vehicle accessories on an “as needed basis” in July of 2018. The existing contract with Oakland County is for two (2) years with two (2) additional one (1) year options. Winder Police Equipment Inc. was awarded the contract for said bid. The awarded contract is offered to the City by extension as part of the MITN Purchasing Cooperative. Participating in a cooperative purchase provides cost savings for the City of Farmington Hills due to the buying power of the cooperative.
- Winder Equipment Inc. has provided excellent service this past year and staff is confident that they can supply all items specified in a timely manner.
- The equipment is provided with varying lengths of warrantee periods, but all carry a minimum of one (1) year.
- Funding for the equipment is provided in the 2022/2023 Automotive & Auto Equipment Fund.

RECOMMENDATION

In view of the above, it is recommended that City Council waive the formal bid requirements and authorize the City Manager to issue a purchase order for Police Vehicle Equipment in the amount of \$37,660.75 to Winder Police Equipment with all the terms and conditions of previously awarded bid from Oakland County contract.

Prepared by: Michelle Aranowski, Senior Buyer
Reviewed by: Mark Kelley, Sergeant, Police Department
Reviewed by: Jeff King, Chief of Police
Reviewed by: Kelly Monico, Director of Central Services
Approved by: Gary Mekjian, City Manager

REPORT FROM THE CITY MANAGER TO CITY COUNCIL
November 14, 2022

SUBJECT: APPROVAL OF CRISIS COMMUNICATIONS SERVICES

ADMINISTRATIVE SUMMARY

- In June of 2022 , the City’s police department was publicly criticized by a local attorney for images used as part of the department’s situational awareness training. Due to the sensitive nature of the situation and the associated media coverage, administration made the decision to hire a public relations firm to assist the City with its crisis communication efforts. Upon the recommendation of our DEI Consultant, the City entered into an emergency professional services agreement with Lambert Global to assist with its communication efforts
- The City again utilized the services of Lambert Global to assist in October of 2022, when the same attorney filed a federal lawsuit against the City, again publicly criticizing the City through a press conference that generated media coverage.
- Employing the strategy of utilizing an experienced crisis communications firm to assist with messaging was important to ensure information reached City Council, staff, residents and media in a timely, honest, clear and effective manner.
- Lambert Global was recommended because of their extensive experience with crisis communications. Their team includes professionals from global agencies & fortune 500 companies and they have performed similar services for the Michigan Economic Development Corporation, Detroit Housing Authority and The Flint Community Schools. Their staff is committed to supporting their clients, communities, and all individuals they counsel.
- The total cost for these services (for both to the situational awareness training situation and the recent lawsuit) to date is \$19,500. In accordance with the purchasing guidelines, all emergency purchases exceeding the \$10,000 are reported to City Council. Funding for this service was allocated from the general fund.
- Future expenditures for these services will be greatly mitigated due to the City’s hiring of a full time Director of Communications and Community Engagement.

RECOMMENDATION

In view of the above, it is recommended that City Council authorize the City Manager to approve all invoices for Lambert Global, for Crisis Communications Services in an amount not to exceed \$40,000.

Prepared by: Kelly Monico, Director of Central Services
Reviewed by: Thomas Skrobola, Director of Finance
Reviewed by: Jeff King, Chief of Police
Reviewed by: Joseph Valentine, Assistant City Manager
Approved by: Gary Mekjian, City Manager

MINUTES
CITY OF FARMINGTON HILLS
FARMINGTON HILLS CITY COUNCIL
CITY HALL - COMMUNITY ROOM
OCTOBER 24, 2022 – 6:00PM

The study session meeting of the Farmington Hills City Council was called to order by Mayor Barnett at 6:00pm.

Council Members Present: Barnett, Boleware, Bridges, Bruce, Knol, Massey and Newlin

Council Members Absent: None

Others Present: City Manager Mekjian, City Clerk Smith, Assistant City Manager Valentine, Director Brockway, Kettler-Schmult and Mondora, Police Chief Unruh and City Attorney Saarela

MDOT I-696 RECONSTRUCTION PROJECT OVERVIEW AND DISCUSSION

Brian Travis and Jeffrey Pitt, representing Michigan Department of Transportation (MDOT) provided an overview of the I-696 reconstruction project between I-275 and Lahser Road including closures and how traffic flow would be maintained.

Council comments/suggestions included:

- Review of re-routing NB Orchard Lake Road traffic to 12 Mile Road EB as that could be problematic
- Improving the median area between I-696 and 12 Mile Road
- Consider allowing the bike lane on Northwestern Highway to be used as an extra lane for traffic during construction
- Inquired if there would be improvements to the Orchard Lake Road bridge
- Increasing police presence during construction and use of temporary signage
- Right hand turns only into the Hawk from 12 Mile Road if traffic will be re-routed down 12 Mile Road from Orchard Lake Road

Karen Mondora, Director of Public Services, stated that the city has made the Oakland County Road Commission aware of their concerns over the median area and with regard to work on the Orchard Lake Road bridge, the city is working with a consultant on renderings and cost estimates and with MDOT to determine if the plans could be permitted. She added that a placeholder has been including the Capital Improvement Plan budget and would occur at the end of the MDOT project with also some landscape improvements.

Brian Travis reviewed contract hours, evening work and noise impact. He noted that there would be a 24/7 phone number available for the project ombudsman.

Other suggestions for reaching out to residents included the city and school newsletters.

Mr. Travis further discussed road closures required for the bridge work that was part of the MDOT project.

Mr. Pitt noted that they will continue to communicate with the city as project impacts arise and they will listen to any community concerns. He appreciated any assistance in helping to get project information out to residents.

In response to Council, Mr. Pitt indicated that they would not be upgrading pumping stations but there are projects coming up for emergency generators for pumping stations.

A suggestion was made for vegetation other than grass on the expressway embankments.

Fire Chief Unruh suggested a meeting with MDOT to address response time concerns and gaining access during road closures.

THE EMERSON COMMERCIAL REHABILITATION DISTRICT REQUEST

Cristia Brockway, Director of Economic Development, discussed the proposed Emerson project for which Council approved a PUD in January 2022. She mentioned that staff also has discussed with the developer a request for a Commercial Rehabilitation District that appears to be appropriate within the designated boundaries.

Some concern was expressed that Council was seeing this request for the Commercial Rehabilitation District for the first time at study session and then are being asked to approve the Resolution to establish the District at the regular meeting.

It was clarified that the public hearing would be held this evening at the regular meeting and the resolution would come back to City Council for consideration at a subsequent meeting.

ADJOURNMENT:

The study session meeting adjourned at 7:17pm

Respectfully submitted,



Pamela B. Smith, City Clerk

MINUTES
CITY OF FARMINGTON HILLS
CITY COUNCIL MEETING
CITY HALL – COUNCIL CHAMBER
OCTOBER 24, 2022 – 7:30 PM

The regular session meeting of the Farmington Hills City Council was called to order by Mayor Barnett at 7:30pm.

Council Members Present: Barnett, Boleware, Bridges, Bruce, Knol, Massey, and Newlin

Council Members Absent: None

Others Present: City Manager Mekjian, City Clerk Smith, Assistant City Manager Valentine, Directors Brockway, Kettler-Schmult, Mondora, Monico and Skrobola, Police Chief King and City Attorney Saarela

PLEDGE OF ALLEGIANCE

Mayor Barnett led the pledge of allegiance.

APPROVAL OF REGULAR SESSION MEETING AGENDA

MOTION by Massey, support by Bridges, to approve the agenda as published.

MOTION CARRIED 7-0.

PROCLAMATION RECOGNIZING NOVEMBER 2022 AS LUNG CANCER AWARENESS MONTH

The following Proclamation was read by Councilmember Newlin and accepted by Bryan and Debbie Pickworth:

**PROCLAMATION
Lung Cancer Awareness Month
November 2022**

WHEREAS, the American Cancer Society estimates that there will be 236,740 new cases of lung cancer in 2022, and that 1 in 15 men and 1 in 17 women will be diagnosed with lung cancer in their lifetime; and

WHEREAS, lung cancer is the second most common form of cancer in both men and women (not counting skin cancer) and every year more people die of lung cancer than of colon, breast, and prostate cancers combined; and

WHEREAS, smoking is associated with about 80% of lung cancer deaths nationwide, but fortunately the number of new lung cancer cases and deaths continue to decrease due to smoking cessation and advances in screening, early detection, and treatment; and

WHEREAS, people who have never smoked account for 20% of deaths from lung cancer, which can be caused by exposure to radon, secondhand smoke, air pollution, or a family history of lung cancer, and can also develop in people with no known risk factors for the disease; and

WHEREAS, according to a multi-year study by the National Institute for Occupational Safety and Health, firefighters have a higher risk of lung cancer than the general population due to occupational exposure, and therefore the Farmington Hills Fire Department stresses the importance of using approved respiratory protection during all phases of firefighting; and

WHEREAS, educating people at risk for lung cancer and increasing awareness among healthcare providers about the importance of annual lung cancer screenings is vital to reducing the impact of this devastating disease.

NOW, THEREFORE, BE IT RESOLVED that I, Vicki Barnett, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby proclaim November 2022 as **Lung Cancer Awareness Month** in the City of Farmington Hills, and urge all citizens to learn about risk factors, talk to their physicians about early screening, and if diagnosed, become aware of ways to improve their chances for survival.

PROCLAMATION RECOGNIZING NOVEMBER 1, 2022 AS EXTRA MILE DAY

The following Proclamation was read by Councilmember Bruce:

**PROCLAMATION
Extra Mile Day
November 1, 2022**

WHEREAS, Farmington Hills is a city which acknowledges that a special vibrancy exists within the entire community when its individual citizens collectively “go the extra mile” in personal effort, volunteerism, and service; and

WHEREAS, the City of Farmington Hills encourages its citizens to maximize their personal contributions to society by giving of themselves wholeheartedly and with total effort, commitment, and conviction to their individual ambitions, family, friends, and community; and

WHEREAS, Farmington Hills chooses to shine a light on and celebrate individuals and organizations who “go the extra mile” in order to make a difference and lift up fellow members of their community; and

WHEREAS, the City of Farmington Hills acknowledges the mission of Extra Mile America to create more than 550 Extra Mile cities in our country and is proud to support “Extra Mile Day” on November 1, 2022.

NOW, THEREFORE, BE IT RESOLVED, that I, Vicki Barnett, Mayor of the City of Farmington Hills, on behalf of the City Council, do hereby proclaim November 1, 2022 to be **Extra Mile Day** and urge all members of the community to not only “go the extra mile” in their own lives, but also to acknowledge those individuals who are inspirational in their efforts and commitment to make their organizations, families, communities, country or world a better place.

RETIREMENT OF POLICE CANINE DOZER

Chief King introduced retired Police Canine Dozer and his handler Officer Ryan Yudt and spoke to their success with the Department. Officer Yudt thanked Council for their support of the Department and in particular the canine unit.

SELECTION OF MAYOR PRO-TEM

MOTION by Knol, support by Massey, that the City Council of Farmington Hills hereby selects Randy Bruce as Mayor Pro-Tem.

MOTION CARRIED 7-0.

CORRESPONDENCE

There was no correspondence acknowledged.

CONSENT AGENDA

MOTION by Massey, support by Bruce, to approve consent agenda items #9-12, 14 and 15, as read.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

MOTION by Bruce, support by Boleware, to approve consent agenda item 13 as read.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, AND MASSEY
Nays: NONE
Absent: NONE
Abstentions: BRUCE, KNOL AND NEWLIN

MOTION CARRIED 4-3.

PUBLIC QUESTIONS AND COMMENTS:

Dixon Tyson, resident, stated that he had been before Council previously about his water bill and just received his new bill that increased and he is on a well.

City Manager Mekjian explained how water usage is determined and that this is the current policy of the city and many other communities but that is certainly something that Council can review.

Mayor Barnett suggested a study session meeting with the Water Resource Commission on the issue of minimum billing. Other Council members concurred that there should be a more equitable formula for residents on wells and this was worth reviewing.

It was suggested that the Charmaine Kettler-Schultz, Director of Planning and Community Development, speak with Mr. Tyson to determine if he would qualify for any assistance programs in the meantime.

Edwin Green, resident, spoke of downed power lines and a fire in the city and expressed concern with the lack of response by public safety. Mayor Barnett suggested that Police Chief King who was present could speak with Mr. Green to get more details on his complaint.

COUNCIL MEMBERS COMMENTS AND ANNOUNCEMENTS

Council made the following comments or acknowledged the following events:

- Reminders for the November 8, 2022 Election
- Congratulations to The HAWK and staff for their presentation on The HAWK project at the National League of Cities
- Recognition of the Hindu community celebration Diwali
- Maxwell Training Center is providing mentorship for homework assistance for youth grades 1-12
- CARES Trunk or Treat event
- Condolences to Norene Yuskowatz for her son's passing
- CARES kick-off dinner to help feed the needy
- Police Department ceremony for the hiring of 8 new Police Officers
- Passing of Vincent Gregory and condolences to his family

CITY MANAGER UPDATE

City Manager Mekjian made the following comments:

- Oakland County Community Deer Coalition deer survey is still underway and there is a link to the survey on the city's home page of the city website
- Election information can also be found on from the home page of the city's website
- City Hall will be open for election-related business only on November 7th and 8th
- Annual Beautification Awards Ceremony will be held October 27th at the Costick Activities Center
- Acknowledged The HAWK project was up for the Community Excellence Award at the MML Fall Convention and he thanked staff for their presentation and representation of the facility at this convention

PUBLIC HEARING

PUBLIC HEARING AND CONSIDERATION OF REVISED PLANNED UNIT DEVELOPMENT PLAN 3, 2021 LOCATED AT 32680 NORTHWESTERN HIGHWAY.

Charmaine Kettler-Schmult, Director of Planning and Community Development, provided an overview of the proposed revised PUD plan and noted that the Planning Commission held their public hearing on this plan and unanimously recommended approval to City Council.

Councilmember Bruce disclosed that when he was not sitting on Council he had met with Mr. Asmar as an adviser for no monetary exchange and also spoke at the Planning Commission meeting as a resident on behalf of the project. He added that he spoke with the City Attorney to make sure there was no conflict of interest with him voting on this issue this evening and the City Attorney indicated that because there was not monetary consideration and he was a private citizen at the time of the consultation, there was no conflict of interest.

Councilmember Bridges stated that he felt Dr. Bruce should recuse himself from voting on this project.

Beth Saarela, City Attorney, spoke to the standards of a conflict of interest that included monetary exchange and it had been confirmed there was no monetary exchange

Jim Butler, representing NWH Holdings, LLC, and project architect provided an overview of the revised PUD plan that included a 4-story 217 unit luxury apartment building 55 feet in height with 365 parking spaces. He noted that 264 spaces would be under the building. The design of the project was an interpretation of what is happening along Northwestern Highway and will have common courtyards, high-intensity roofing and they feel will be the “greenest” building in the community. They are also providing for electric vehicle (EV) parking and additional spots for future EV parking if needed. The amenities were discussed that included walking/biking areas.

Deviations from the ordinance requirements included:

- Height of the building is proposed at 55 feet where 50 feet is the maximum height permitted
- East side setback requirement – 54.47 feet is proposed where 75 feet is the minimum required
- Density of the project – a density of 543 rooms is proposed where 230 rooms is the maximum density permitted
- Parking requirements – 365 spaces proposed where 436 spaces would be required

Council asked questions of the developer and architect with regard to the height, square footage of the units and units per acre and how this project compares to The Emerson project across the street. In the discussions, the following concerns were mentioned:

- The request is for development of apartments and owner-occupied condominiums would be preferred
- Lack of parking spaces and the desire to add additional parking by decreasing the density of the project rather than eliminating green space/landscape
- The height of the building dwarfing what is seen going north on Northwestern Highway
- The project having a negative impact on condominiums and schools in the area

It was noted that additional parking could be provided; however, the developer took direction from the Planning Commission to instead increase landscaping. Mr. Butler added that reducing the number of rooms would not work economically for the project and with the market he believes they could only reduce the number of units to 210.

Council also mentioned that the developer has been before the Planning Commission several times where the Commission required many concessions to the original plan and all of the changes were based on feedback from the Planning Commission. It was pointed out the developer could increase parking and reduce landscaping on the site and there would still be sufficient landscaping for the project.

Mayor Barnett opened the public hearing. There being no public comments, Mayor Barnett closed the public hearing.

MOTION by Massey, support by Boleware, that the application for approval of revised PUD Plan 3, 2021, dated July 18, 2022, is denied because it does not meet all provisions set forth in Section 34-3.20 of the Zoning Ordinance and the proposed development will adversely affect the public health, welfare, and safety for the following reasons:

- It is not in the best interest of the City
- The close proximity to the owner-occupied units to the east based on the setback deviation that would impact those condominiums
- The density of the project
- Preference for owner-occupied condominiums

MOTION by Bridges, support by Knol, that the City Council of Farmington Hills hereby tables the Revised Planned Unit Development Plan 3, 2021 located at 32680 Northwestern Highway.

Mayor Barnett clarified that a motion to table takes precedent and is not debatable.

MOTION CARRIED 4-3 (Barnett, Bruce and Massey opposed)

It was suggested to the developer that they consider the following revisions to their plan to bring back to City Council for consideration:

- Step down the eastern portion of the development to 3-stories that would reduce density and there would be no need to include more parking
- Include owner-occupied condominiums in the development

The architect expressed concern over the process and time they have already spent revising their plan based on feedback from the Planning Commission.

Mayor Barnett explained the PUD approval process and suggested the developer and architect communicate with the Director of Planning and Community Development on their next steps.

PUBLIC HEARING AND CONSIDERATION OF ADOPTION OF A RESOLUTION TO ESTABLISH A COMMERCIAL REHABILITATION DISTRICT FOR ALDEN DEVELOPMENT GROUP, LLC (THE EMERSON LOFTS COMMERCIAL REHABILITATION DISTRICT NO. 1). CMR 10-22-100

Mayor Barnett explained that the request before City Council is from Alden Development Group, LLC to establish a Commercial Rehabilitation District. A public hearing is required and the hearing will be opened this evening and comments will be taken for the next 10 days and persons not present tonight can send comments to the city. The resolution to establish the district will come back to City Council for consideration.

Cristia Brockway, Director of Economic Development, provide an overview of the proposed project, location and current conditions and community benefits.

Mayor Barnett opened the public hearing. There being no public comments, Mayor Barnett closed the public hearing.

NEW BUSINESS

CONSIDERATION OF APPROVAL OF AMENDING THE SITE PLAN APPROVAL REQUIREMENT THAT PREVENTS LEFT TURNS FROM ARBORETUM DRIVE APPROACH (27500 DRAKE ROAD) TO SOUTHBOUND DRAKE ROAD, AND RESCINDING TRAFFIC CONTROL ORDER TM-55-1989 THAT PROHIBITS LEFT TURNS FROM THE ARBORETUM DRIVE APPROACH TO SOUTHBOUND DRAKE ROAD. CMR 10-22-101

Mark Saksewski, City Senior Traffic Engineer, explained that the Drake Road drive approach of the Arboretum property in question is located on the east side of Drake Road south of 12 Mile Road and dates back to the Arboretum site plan approval process in 1988. At that time, the residents along the Drake Road corridor between 11 Mile and 12 Mile Roads petitioned to have the Drake Road approach removed. Based on concerns of residents, an evaluation of on-site operations was conducted by a professional traffic engineering and it was determined that the Drake Road approach was necessary for reasonable access to the site as the 12 Mile drive near White Plains was not sufficient to handle the capacity. As a

compromise, the city approved a Traffic Control Order to prohibit left turns from the Drake Road approach to southbound Drake Road and required that the approach was constructed so as to eliminate left turns at that location. There is now a request from the Arboretum for the city to remove this turn restriction. He noted several changes in the area that have improved traffic flow and encouraged use of the 12 Mile approach since this restriction was established. It is the city's expectation that removing this restriction will not have a significant impact on Drake Road and it is recommended that the restriction is rescinded conditioned upon the Drake Road approach being reconstructed to allow for left turns.

MOTION by Massey, support by Boleware, that the City Council of Farmington Hills hereby approves the amendment of site plan approval requirements for the Arboretum property located at 27500 Drake by removing the left turn restriction for egress from the Drake Road drive approach to southbound Drake Road, conditional on the existing access point being reconstructed to accommodate left turns by the owner per City of Farmington Hills Engineering Standards; and

IT IS FURTHER RESOLVED, that the City Council approves rescinding Traffic Control Order TM-55-1989 that prohibits left turns from the Arboretum drive approach to southbound Drake Road.

MOTION CARRIED 7-0.

CONSENT AGENDA

ACKNOWLEDGEMENT OF FIRST AND FOURTH QUARTER FINANCIAL SUMMARY REPORTS AND QUARTERLY INVESTMENT REPORT.

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby acknowledges first and fourth quarter financial summary reports and quarterly investment report.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

RECOMMENDED APPROVAL OF AWARD OF CONTRACT FOR THE 2022 AS-NEEDED CONSTRUCTION SERVICES TO VARIOUS QUALIFIED CONTRACTORS FOR A PERIOD OF ONE YEAR; WITH EXTENSIONS. CMR 10-22-102

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby authorizes the City Manager and the City Clerk to approve the list of qualified construction companies to provide As-Needed Construction Services for a period of one year with one or more administration-approved extension not to exceed a total of four (4) additional one-year extensions under the same terms and conditions upon mutual consent by the City and vendor; and

IT IS FURTHER RESOLVED, that the City Council authorizes City staff to enter into an agreement with the most qualified company as projects become available.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

RECOMMENDED APPROVAL OF PURCHASE OF POLICE VEHICLE WITH SIGNATURE FORD IN THE AMOUNT OF \$31,616. CMR 10-22-103

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby authorizes the City Manager to issue purchase order to Signature Ford for one (1) Ford Escape in the amount of \$31,616.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

RECOMMENDED APPROVAL OF CITY COUNCIL SPECIAL MEETING MINUTES OF OCTOBER 3, 2022.

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby approves the special meeting minutes of October 3, 2022.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

RECOMMENDED APPROVAL OF CITY COUNCIL SPECIAL MEETING MINUTES OF OCTOBER 4, 2022.

MOTION by Bruce, support by Boleware, that the City Council of Farmington Hills hereby approves the special meeting minutes of October 4, 2022.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, AND MASSEY
Nays: NONE
Absent: NONE
Abstentions: BRUCE, KNOL AND NEWLIN

MOTION CARRIED 4-0-0-3.

RECOMMENDED APPROVAL OF CITY COUNCIL STUDY SESSION MEETING MINUTES OF OCTOBER 10, 2022.

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby approves the study session meeting minutes of October 10, 2022.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

RECOMMENDED APPROVAL OF CITY COUNCIL REGULAR SESSION MEETING MINUTES OF OCTOBER 10, 2022.

MOTION by Massey, support by Bruce, that the City Council of Farmington Hills hereby approves the regular session meeting minutes of October 10, 2022.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY, AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

ADDITIONS TO AGENDA

There were no additions to the agenda.

ADJOURNMENT

MOTION by Bridges, support by Bruce, to adjourn the regular session City Council meeting at 10:02pm.

MOTION CARRIED 7-0.

Respectfully submitted,



Pamela B. Smith, City Clerk

MINUTES
CITY OF FARMINGTON HILLS
CITY COUNCIL SPECIAL MEETING
CITY HALL – COMMUNITY ROOM
OCTOBER 27, 2022 – 10:00AM

The special meeting of the Farmington Hills City Council was called to order by Mayor Barnett at 10:04am.

Council Members Present: Barnett, Boleware, Bridges, Bruce, Knol, Massey and Newlin

Council Members Absent: None

Others Present: City Manager Mekjian, Deputy City Clerk Lindahl, Assistant City Manager Valentine, Police Chief King, City Attorneys Young and Battersby

CLOSED SESSION

CONSIDERATION OF APPROVAL TO ENTER INTO A CLOSED SESSION REGARDING PENDING LITIGATION UNDER SECTION 8(E) OF THE OPEN MEETINGS ACT (HURLEY V CITY OF FARMINGTON HILLS, ET AL.) (NOTE: COUNCIL WILL RETURN TO OPEN SESSION IMMEDIATELY FOLLOWING THE CLOSED SESSION TO TAKE ACTION IF NEEDED AND TO CLOSE THE MEETING)

Mayor Barnett announced that City Council will return to regular session immediately following the closed session to take action if needed and to close the meeting.

MOTION by Bridges, support by Massey, that the City Council of Farmington Hills hereby moves to enter into a closed session, pursuant to Subsections 8(e) of the Michigan Open Meetings Act, for purposes of discussing and consulting with the City’s attorneys regarding trial or settlement strategies in connection with the pending case of *Hurley v City of Farmington Hills, et al.*, Federal District Court Case No. 20-cv-12869, because an open session meeting discussion of such matters would have a detrimental financial effect on the litigating and settlement position of the City in that case.

Roll Call Vote:

Yeas: BARNETT, BOLEWARE, BRIDGES, BRUCE, KNOL, MASSEY AND NEWLIN
Nays: NONE
Absent: NONE
Abstentions: NONE

MOTION CARRIED 7-0.

Council entered back into regular session immediately following the closed session at 11:33am.

Councilmembers Bridges, Knol and Massey left prior to entering back into regular session.

ADJOURNMENT

MOTION by Bruce, support by Boleware, to adjourn the special City Council meeting at 11:33am.

MOTION CARRIED 4-0.

Respectfully submitted,

Pamela B. Smith, City Clerk