



CITY OF AUBURN HILLS

Regular City Council Meeting

April 19, 2021

CALL TO ORDER: Mayor McDaniel at 7:00 p.m.

LOCATION: Virtual Meeting through Microsoft Teams, <https://bit.ly/AH-Apr19-CC>

Present: Mayor McDaniel (Auburn Hills, MI), Council Members Burmeister (Auburn Hills, MI), Kittle (Auburn Hills, MI), Knight (Auburn Hills, MI), Marzolf (Auburn Hills, MI), Moniz (Auburn Hills, MI), and Verbeke (Auburn Hills, MI)

Absent: None

Also Present: City Manager Tanghe, Assistant City Manager Grice, City Attorney Beckerleg, City Clerk Pierce, Assistant to the City Manager Skopek, Fire Chief Taylor, Police Chief Baker, Deputy DPW Director Stahly, Mgr of Roads & Fleet Michling, City Planner Keenan, Engineer Juidici

4. APPROVAL OF MINUTES

4a. City Council Meeting Minutes, April 5, 2021

Moved by Knight, Seconded by Burmeister.

RESOLVED: To approve the City Council Minutes of April 5, 2021.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.055

Motion Carried (7 - 0)

5. APPOINTMENTS AND PRESENTATIONS

6. PUBLIC COMMENT

Senator Rosemary Bayer and Representative Brenda Carter recognized Mr. Knight's 90th birthday.

7. CONSENT AGENDA

Mr. Kittle removed Item 7c (Yatooma Foundation Charitable Gaming Resolution) from the Consent Agenda.

7a. Board and Commission Minutes

7a1. Planning Commission, April 7, 2021

7a2. Zoning Board of Appeals, April 8, 2021

RESOLVED: To receive and file the Board and Commission Minutes.

7b. Motion – To authorize the City Manager to request reimbursement of eligible mosquito control activities under Oakland County's West Nile Virus Fund Program.

RESOLVED: To adopt the resolution, AUTHORIZING WEST NILE VIRUS FUND EXPENSE REIMBURSEMENT REQUEST, and authorize and direct the City Manager, as agent for the City of Auburn Hills, to request reimbursement of eligible mosquito control activity under Oakland County's West Nile Virus Fund Program. (Attachment A)

Moved by Moniz, Seconded by Marzolf.

RESOLVED: To approve the Consent Agenda.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.056

Motion Carried (7 - 0)

7c. Motion - To approve the resolution recognizing Yatooma's Foundation For The Kids as a nonprofit organization for the purpose of obtaining a charitable gaming license.

Faith Abrahamian shared that this organization helps children that have lost one or both parents. The organization has relocated to the City. The organization is planning a fundraising event and has yet to finalize all the details.

Moved by Kittle, Seconded by Knight.

RESOLVED: To approve the attached resolution recognizing Yatooma's Foundation For The Kids as a nonprofit organization, operating in the community, for the purpose of obtaining a charitable gaming license. (Attachment B)

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.057

Motion Carried (7 - 0)

8. OLD BUSINESS

9. NEW BUSINESS

9a. Motion – To approve the combined PUD Step One – Qualification / Step Two – Site Plan and Tree Removal Permit / Clover Senior Housing.

Mr. Keenan presented the Clover Senior Housing project. He shared that this development is requesting PUD approval to construct a four-story, 124-unit independent senior living apartment building. The density of the project will be 16.67 units per acre, which is consistent with other senior living developments within the City. The 7.57-acre site is located at the northwest corner of Lapeer Road and Taylor Road and is zoned B-2, General Business District. This project would entail a four-story apartment building tailored towards the 55 and older community consisting of both one and two bedroom units. This project will donate 0.13 acres of land to the City and this will provide frontage to the Fieldstone Golf Course grounds maintenance facility with improved road frontage along Taylor Road. This project will preserve approximately 1.5 acres of woodlands which will provide refuge and habitat for the existing wildlife in the area with a 125 foot wide woodland buffer along Lapeer Road. This project is located at Taylor and Lapeer Roads and due to the challenging topography along Taylor Road, the developer has agreed to install the non-motorized pathway off-site along the eastern edge of the Fieldstone Golf Course property. Mr. Keenan stated that the development is following the appropriate setbacks and that the parking exceeds the zoning ordinance. The width of the green belt is less than what is required by ordinance however the applicant is providing trees within the buffer and shrubbery will be planted for stabilization of the banks. There will be 133 parking spaces, five of which will be electric charging stations, with 40 spaces in a parking garage. Construction is anticipated to begin November 2021 with completion in July 2023.

Ms. Beth Erna, Development Director, Clover Development was present in the virtual meeting as well as John Ackerman of Atwell Hicks, Matt Roland, Director of Development, Clover Development and Rick Diamond, Executive Vice President of Construction, Clover Development.

Ms. Verbeke and Mr. Moniz shared their concerns for citizens while pulling out of the complex onto Taylor Road. Mr. Keenan shared that this concern was also shared at the Planning Commission meeting on April 7, 2021 and that the Police Department and OHM reviewed the concerns and found that the traffic conditions will be acceptable. Mr. Moniz stated that he would like to see signage in the area to slow traffic down in that intersection.

Mr. Juidici commented that the intersection at Lapeer and Taylor Roads are not ideal. OHM has been involved in many studies regarding this intersection and stated that there are limitations on spacing between the intersection and the bridge. There is no space available for a deceleration lane or a turn lane

but stated there is an additional auxiliary lane that becomes a right turn lane as you approach Walton. He shared that at this time, MDOT is not interested in widening out Lapeer Road. There has been discussion regarding a potential advanced warning, flashing light, prior to the bridge warning of an intersection ahead that will need to be revisited.

In response to the idea of a driveway out of the development onto Lapeer Road, Mr. Ackerman of Atwell Hicks, LLC shared there are barriers to providing a secondary connection point onto Lapeer Road including slope issues, wetlands as well as a powerline. He also stated MDOT tries to eliminate any unnecessary curb cuts to the road.

Ms. Ernat stated that this is a senior living business and they are aware and understand the constraints of Lapeer Road. Studies show that residents do not leave the facility at peak times of the business traffic flow hours and that the residents are not a heavy traffic users.

OHM will reopen this issue to see if there are any ancillary things that can be done to improve the safety of the area. The traffic generated from this location will be significantly less and will have less of an impact on that intersection than other potential developments. OHM is familiar with the position MDOT and RCOC take with this location because of other discussions that have taken place.

Mr. Kittle and Mr. Burmeister asked for clarification regarding the fencing and the easement for the golf course maintenance barn. Mr. Keenan shared that currently the driveway for the golf maintenance building is on private property so having the parcel donated to the City will guarantee road access to the site. Attorney Beckerleg stated that by the land being conveyed to the City, it allows the City to make improvements upon it, if so wanted. The fence will be between the pathway and the golf course on golf course property.

Ms. Ernat explained that they are excited to be in the area and are looking forward to working with Ms. Adcock. The average age of the residents in this development is generally 72, and is a healthy and mobile community that does not need medical assistance. Ms. Ernat explained that 55 is the age allowed by HUD so that is why it is a 55 and older home. They are not HUD financed however they do operate under HUD rules. Most residents stay 10 years and then go into a facility that provides medical care. This is not a medical facility so there is not a high call volume for medical care but they do have pull cords in the apartments, which are hard wired to emergency services.

Moved by Marzolf, Seconded by Knight.

RESOLVED: To accept the Planning Commission’s recommendation and approve the combined PUD Step One – Qualification and Step Two – Site Plan and Tree Removal Permit to construct the Clover Senior Housing Apartments subject to the conditions of the City’s Administrative Review Team.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz

No: Verbeke

Resolution No. 21.04.058

Motion Carried (6 - 1)

9b. Motion - To authorize the Public Safety Building Security Fencing Project.

Mr. Stahly presented the joint effort between DPW, PD and FD to increase the security at the Public Safety Building. The TIFA board has budgeted \$200,000.00 in 2021 to support this initiative. This item did go out for bid and the lowest bid came in at \$125,000.00 and was awarded to Michigan Fence Outlet of Macomb.

Moved by Knight, Seconded by Verbeke.

RESOLVED: To authorize the public safety building security fencing project to proceed in accordance with the plans and specifications in the bid awarded by the TIFA Board on April 13, 2021.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.059

Motion Carried (7 - 0)

9c. Motion – To approve a Change Order to the 2020-2021 Concrete Maintenance Contract, the OHM Scope of Services & G2 Material Testing Services for Parking Lot Improvements at Fire Station 1.

Mr. Michling presented the change order to the 2020-2021 Concrete Maintenance Contract. This would allow improvements to replace several failing concrete panels in the northern part of the parking lot for Fire Station Number 1. Since the contract has been awarded already to Dilisio Contracting, for a 2-year concrete maintenance program, Dilisio has agreed to hold their unit prices included in the original bid to complete the additional work.

Moved by Moniz, Seconded by Burmeister.

RESOLVED: To approve the change order to the 2020-2021 concrete maintenance contract in the amount of \$45,475.00, the OHM construction services in the not-to-exceed amount of \$8,240.00 and the G2 material testing services for the approximate amount of \$2,000.00 for a total of \$55,715.00 for parking lot improvements at Fire Station 1.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.060

Motion Carried (7 - 0)

9d. Motion - To acknowledge the modifications made to the contract with Miller Landscape, Inc. for Horticulture and Landscape Services.

Mr. Stahly provided an update regarding the current contract. There have been changes made to this agreement. In October 2019 the contract was awarded to Miller Landscape in the amount of \$142,000.00. The contract has been changed to add the Riverside Park bed maintenance, the new entryway signs, as well as a couple of beds at the Municipal Campus and Department of Public Works. The cost of that change was \$23,630, bringing the total contract award to \$165,630. This does not include any trees, those are covered by DPW.

Moved by Knight, Seconded by Marzolf.

RESOLVED: To acknowledge the modifications made to the contract with Miller Landscape, Inc., which increased the scope of the work as well as the cost of the original agreement, and to receive and file this acknowledgement.

VOTE: Yes: Burmeister, Kittle, Knight, Marzolf, McDaniel, Moniz, Verbeke

No: None

Resolution No. 21.04.061

Motion Carried (7 - 0)

10. COMMENTS AND MOTIONS FROM COUNCIL

Mr. Knight – He provided an update to the Veteran’s Memorial. They are still collecting funds but is pleased with the progress this project is taking. He publically thanked Mr. Stahly and his outstanding job with this project. He commented that he is pleased to see the soccer fields going strong. Finally, he urged Council to consider meeting in person. He commented that most people are leaving their cameras off, making this

a telephone meeting rather than a virtual meeting. He pointed out that the virtual meetings are requiring extra work for the City Clerk that could be avoided with in person meetings.

Mr. Moniz – He shared that there is a meeting that has been set up with the low bidder for the single waste hauler. If anyone has any questions or concerns with this issue to email him so it can be resolved.

Mr. Kittle – He asked for an update from the workshop regarding changes to the Charter. Mr. Tanghe reported that Attorney Beckerleg and the City Clerk prepared the document however the State asked for revisions. Attorney Beckerleg explained that there are two types of changes that can be made to the Charter, revisions, which require a Charter Commission, or an amendment which still needs to go to the voters, but doesn't require a Charter Commission. The suggestions from Council were charter amendments, but approval from the Attorney General is still needed as well as the voters.

Ms. Verbeke – She thanked Mr. Cohen for the quick clean up that took place on Taylor Road the other day. She stated that the perennial exchange will be taking place on May 15, 2021 from 9:00 – 11:00 AM.

Mr. Marzolf – He commented on the progress of the ad hoc committee for sidewalks and pathways. He stated that the goal is to conduct a comprehensive assessment of pathways and sidewalks throughout the City and identify the gaps. He commented that Mr. Skopek is doing a very nice job with it and is expecting to see something coming from this group soon. He also took time to ask about the Auburn Road project. Mr. Juidici shared that the project is going very well. The contractors are on schedule with the water main installation, most of the main line from Opdyke to the Downtown has been installed and as soon as the water main is in service then they will begin the road work and are still on schedule.

11. CITY ATTORNEY REPORT

12. CITY MANAGER REPORT

Mr. Tanghe – He commented that the police officers are collaborating with DPW to pick up signs that are blocking intersections. He stated that this is the time of the year when signs pop up in the right of way.

13. ADJOURNMENT

Hearing no objections, the Mayor adjourned the meeting at 8:33 PM.

Kevin R. McDaniel, Mayor

Laura M. Pierce, City Clerk

ATTACHMENT B



State of Michigan
Michigan Gaming Control Board
Millionaire Party Licensing
3062 W. Grand Blvd., Suite L-700
Detroit, MI 48202-6062
Phone: (313) 466-4940
Fax: (313) 466-3405
Email: Millionaireparty@michigan.gov
www.michigan.gov/mgcb

LOCAL GOVERNING BODY RESOLUTION FOR CHARITABLE GAMING LICENSES

(Required by MCL 432.103(k)(ii))

At a regular meeting of the City Council
REGULAR OR SPECIAL TOWNSHIP, CITY, OR VILLAGE COUNCIL/BOARD

called to order by Mayor McDaniel on April 19, 2021
DATE

at 7:00 ~~am~~ (p.m.) the following resolution was offered:
TIME

Moved by Council Member Kittle and supported by Council Member Knight

that the request from Yatooma's Foundation For The Kids of Auburn Hills
NAME OF ORGANIZATION CITY

county of Oakland, asking that they be recognized as a nonprofit
COUNTY

organization operating in the community, for the purpose of obtaining charitable gaming licenses, be

considered for approval
APPROVAL/DISAPPROVAL

<u>APPROVAL:</u>	Yeas: <u>7</u>	<u>DISAPPROVAL:</u>	Yeas: _____
	Nays: <u>None</u>		Nays: _____
	Absent: <u>None</u>		Absent: _____

I hereby certify that the foregoing is a true and complete copy of a resolution offered and adopted by the Auburn Hills City Council at a regular meeting held on April 19, 2021
TOWNSHIP, CITY, OR VILLAGE COUNCIL/BOARD REGULAR OR SPECIAL DATE

SIGNED:

TOWNSHIP, CITY, OR VILLAGE CLERK
Laura M. Pierce, City Clerk

PRINTED NAME AND TITLE
1827 N. Squirrel Rd, Auburn Hills, MI 48326

ADDRESS

Organization Information: 2393 Pontiac Road, Auburn Hills, MI 48326
ORGANIZATION'S MAILING ADDRESS, STREET, CITY, ZIP
Norman Yatooma, President (888)987-5437
ORGANIZATION'S PRINCIPAL OFFICER NAME AND TITLE PHONE NUMBER