



BOARD OF DIRECTORS MEETING

March 14, 2023

4:00 P.M.

Auburn Hills City Hall, Council Conference Room • 1827 N. Squirrel Road, Auburn Hills, MI
Minutes of the TIFA Board Meeting will be on file in the City Clerk's Office • 248-370-9402

MEETING CALLED TO ORDER

1) ROLL CALL

2) PERSONS WISHING TO BE HEARD

3) APPROVAL OF MINUTES

- a) TIFA Regular Meeting Minutes – February 14, 2023

4) CORRESPONDENCE & PRESENTATIONS

5) CONSENT AGENDA

All items listed are considered to be routine by the Tax Increment Finance Authority and will be enacted by one motion. There will be no separate discussion of these items unless a Board Member so requests, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

- a) FY 2023 Adopted Budget and YTD Summary – February 28, 2023
- b) Construction Staging Area Extension – Detroit Riverside Capital (Riverside 2, LLC)

6) UNFINISHED BUSINESS

7) NEW BUSINESS

- a) Proposal to Purchase Mobile Vehicle Mitigation Barriers

8) EXECUTIVE DIRECTOR REPORT

9) BOARD MEMBER COMMENTS

10) ADJOURNMENT

Next Meeting is Scheduled for April 11, 2023 at 4:00 p.m.



CITY OF AUBURN HILLS CITY COUNCIL AGENDA

MEETING DATE: FEBRUARY 20, 2023

AGENDA ITEM NO. _____

TAX INCREMENT FINANCE AUTHORITY

“Not Yet Approved”
**CITY OF AUBURN HILLS
TAX INCREMENT FINANCE AUTHORITY MEETING**

February 14, 2023

CALL TO ORDER: Chairman Kneffel called the meeting to order at 4:00 PM.

ROLL CALL: Present: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge
Absent: Waltenspiel, Dolly
Also Present: Brandon Skopek, Assistant City Manager / TIFA Executive Director; Andrew Hagge, Management Assistant; Tim Wisser, Manager of Municipal Properties; Jason Hefner, Manager of Fleet & Roads
Guests: None

LOCATION: Auburn Hills City Hall, Administrative Conference Room, 1827 N. Squirrel Road, Auburn Hills, MI 48326

PERSONS WISHING TO BE HEARD

None.

APPROVAL OF MINUTES

A. TIFA Regular Meeting Minutes – January 10, 2023

There was no discussion on the approval of the minutes.

Moved by Mr. Goodhall to approve the TIFA Regular Meeting Minutes from January 10, 2023 as presented.

Seconded by Mr. Carrier

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge
No: none

Motion carried

CORRESPONDENCE & PRESENTATIONS

None.

CONSENT AGENDA

Mr. Skopek explained that a consent agenda is utilized for items that are considered to be routine by the Tax Increment Finance Authority and that the approval of these items will be enacted in one motion. If a Board member wishes to discuss an item on the consent agenda, it may be removed and then considered under new business.

A. FY 2023 Adopted Budget and YTD Summary – January 31, 2023

RESOLVED: To receive and file the financial report for the period ending January 31, 2023.

B. Receive and File the 2022 TIFA Annual Report

RESOLVED: To receive and file the 2022 TIFA Annual Report

Moved by Mr. Goodhall to approve the Consent Agenda

Seconded by Mr. Carrier

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge

No: none

Motion carried

UNFINISHED BUSINESS

None.

NEW BUSINESS

A. Installation of Flashing Crosswalk Sign Upfit Kits

Mr. Hagge presented a memo dated February 2, 2023. He noted that the TIFA Board had expressed interest in installing flashing crosswalk signs in select areas of downtown. He noted that staff has identified several locations in and around downtown where crosswalks currently exist, but do not feature the flashing light, street crossing indicators. Two of these locations are within TIF District A and include the crosswalk on Parkways Boulevard near Riverside Park and N. Squirrel Road at the Skate Park. Carrier & Gable supplied the City with the signs that are currently installed elsewhere in the City and are the sole Michigan distributor of these kits. The total cost for these kits is \$18,345, however, shipping costs are not yet determined, so a \$20,000 approval is recommended to cover any shipping costs. Staff recommends approval of this purchase and the associated budget amendment.

Vice Chairman Moniz asked if the crosswalk at the Clinton River Trail on S. Squirrel Road was being considered.

Mr. Hagge noted that this crosswalk is proposed for upgrades, however, that is outside of the TIFA District and is proposed to be purchased by the Downtown Development Authority (DDA) as that crosswalk is within their district. He added that the crosswalk at Juniper and Auburn will also be considered by the DDA. Lastly, he noted that the Cliton River Trail crosswalk on Adams Road is also being considered, but because this is an Oakland County road, the County will need to sign off on any enhancements.

Moved by Mr. Moniz to authorize a budget amendment to provide funding to purchase solar-powered flashing sign upfit kits from Carrier & Gable, Inc. at 24110 Research Drive, Farmington Hills, MI 48335 at the not to exceed amount of \$20,000.
Seconded by Mr. Carrier

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge

No: none

Motion carried

B. Contract Extension for Mowing and Guardrail Services

Mr. Wisser presented a memo dated February 7, 2023. He noted that the original contract with Green Meadows Landscape had a duration of three (3) years, but provided for two one-year extensions. The first extension was approved by the TIFA and City Council in 2022. Green Meadows Landscaping has agreed to honor their original contract pricing and a budget amendment will not be required as these funds are already budgeted in the respective TIFA and General Fund accounts. Staff is recommending a one-year extension to the contract with Green Meadows Landscaping.

Chairman Kneffel asked if South Boulevard was included in this contract.

Mr. Wisser noted that South Boulevard is not included in this contract as that is an Oakland County road and property owners are responsible for mowing and other maintenance items located within the right-of-way in front of their property.

Secretary Goodhall asked if the contract will be bid out for the 2024 season.

Mr. Wisser confirmed that this contract would be bid in late 2023 for the 2024 season.

Moved by Mr. Carrier to award a one-year contract extension for the General Mowing and Guardrail Trimming Contract to Green Meadows Landscape, Inc. at a rate of \$44 per acre for mowing services and \$0.065 per linear foot for guardrail maintenance. Funding was approved by the Tax Increment Finance Authority as part of the 2023 Adopted Annual Budget. Approval of this service extension is contingent upon finding approval from the Auburn Hills City Council for the respective General Fund budget line items.

Seconded by Dr. Eldredge

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge

No: none

Motion carried

C. Decorative Streetlight Replacements

Mr. Wisser presented a memo dated February 8, 2023. He noted that in 2015 the downtown decorative streetlights were converted from metal-halide to LED using a retrofit replacement light that is no longer available as of 2019. Since that time, the Department of Public Works has been using inventory to conduct replacements. The Department of Public Works has explored options to replace these lights as they reach the end of their service life or are in need of replacement due to other failures. Beginning in 2022, the TIFA has budgeted to begin the replacement of these streetlights in downtown and along Opdyke Road. In 2022, the TIFA approved the purchase of 102 streetlights of which the Department of Public Works were able to install with much success. The TIFA has budgeted for these replacements through 2025. In 2023, the replacement of 96 lights is proposed. 56 of these lights are located downtown, whereas the remaining 40 are for Opdyke Road.

Vice Chairman Moniz asked if the TIFA could purchase all these lights at one time before pricing increases in future years.

Mr. Skopek stated that a phased approach is recommended as the cost to replace all the remaining lights would be approximately \$533,000 if purchased at one time. Further, a phased approach is recommended for future maintenance and installation.

Moved by Mr. Moniz to approve the procurement of 96 Amerlux Decorative light heads and parts from Graybar Electric, Inc., Belleville, Michigan under the MiDEAL contract #180000000463 for the replacement of decorative street lighting in the amount of \$144,653.76.

Seconded by Mr. Goodhall

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge

No: none

Motion carried

D. Community Center Kitchen Renovation Project

Mr. Skopek presented a memo dated February 6, 2023. He noted that City staff have been interested in modifying the Community Center kitchen not just to be a warming kitchen, but also one in which food can be prepared. The benefit of doing so would give us broader use of our community center and help us fill in the gaps for the senior meals program. Having the capabilities to prepare food in our own facility opens up many options for both senior services and recreation through healthy eating classes and nutritional education for our community. The Board will recall that this has been a budgeted item for the last few years as Senior Services Director Adcock had attempted to partner with Oakland University to create a teaching kitchen for the Master of Nutrition program. Unfortunately, that program did not materialize as hoped. Therefore, Director Adcock

applied for a grant through Oakland County for half of the project cost with the idea that the other half could be funded by the TIFA since \$100,000 is already budgeted in fiscal year 2023 for this endeavor. The total project cost is estimated to be \$250,000, so staff submitted and was awarded a grant in the amount of \$125,000. As a result, staff has begun to work on bidding out the project. Because this project is already budgeted in the 2023 TIF District D budget, it would be appropriate for the TIFA to amend the 2023 budget to cover the remaining \$25,000 budget. One item worth noting is that stamped drawings will be required for this project. Therefore, staff recommends adding an additional \$10,000 to the budget for these drawings.

Ms. Adcock provided some history on the project and noted that the Community Center was constructed with a future kitchen renovation in mind. Therefore, no additional duct work or fire suppression would be required.

Chairman Kneffel had suggested procuring a new coffee maker and espresso machine for visitors to learn how to brew coffee and other hot beverages. He compared this to the program supported by Avondale Schools.

Mr. Skopek recommended that the Board focus on the kitchen renovation at this time and explore additional amenities at a later date if deemed necessary.

Moved by Mr. Moniz to approve a budget amendment increasing appropriations by \$35,000 in TIF District D in support of the Community Center Kitchen Renovation Project.

Seconded by Mr. Goodhall.

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge
No: none

Motion carried

E. Site Improvement Grant Application – 2 Gather

Mr. Skopek presented a memo dated February 6, 2023. He noted that the Board had an opportunity to review the grant application at the January 10 TIFA Board of Directors meeting. Following a review of the application materials for new signage at 2 Gather, the Board assigned Secretary Goodhall, Dr. Eldredge, and Mr. Gudmundsen to the Grant Review Committee to work with staff to review the grant application and provide a recommendation to the Board. The Grant Review Committee met on January 31 to review the application and found the application materials satisfactory. Therefore, the Grant Review Committee is recommending approval of a grant award to 2 Gather for the installation of signage on their building following a favorable review of the materials submitted. A grant award in the amount of \$9,827.24 for the wall-mounted signage is recommended. This amount is a 50% match for the actual cost of the two illuminated wall signs. As a reminder, labor costs are not eligible for grant funding. Furthermore, a budget amendment is required to fund this grant award.

Moved by Mr. Carrier to award a Site Improvement Grant in the not-to-exceed amount of \$9,827.24 to 2 Gather for the proposed sign installation at their building located at 3391 Cross Creek Parkway, Auburn Hills, Michigan 48326. Funding for this grant award shall be approved by way of a budget amendment, increasing appropriations in the 2023 TIF-D budget. Furthermore, authorize the Executive Director to execute all necessary documents and verify grant compliance. Approval of grant award shall be contingent upon the execution of a final Grant Agreement that shall be reviewed and approved by the City Attorney.

Seconded by Dr. Eldredge.

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge
No: none

Motion carried

EXECUTIVE DIRECTOR UPDATE

Mr. Skopek reminded the Board of the Robert's Rules of Order and Open Meetings Act training being held on March 15 at City Hall. He encouraged the attendance of all Board members.

Mr. Skopek updated the Board that Dr. Dolly will not be seeking reappointment to the TIFA Board of Directors.

BOARD MEMBER COMMENTS

None.

ANNOUNCEMENT OF NEXT MEETING

The next regularly scheduled TIFA Board of Directors meeting is scheduled for Tuesday, March 14, 2023 at 4:00 p.m. at City Hall in the Administrative Conference Room, 1827 N. Squirrel Road, Auburn Hills, Michigan 48326.

ADJOURNMENT

Moved by Mr. Moniz to adjourn the TIFA Board meeting.

Seconded by Mr. Goodhall

Yes: Kneffel, Moniz, Goodhall, Carrier, Gudmundsen, Eldredge

No: none

Motion carried

The TIFA Board of Directors meeting adjourned at 5:00 p.m.

Respectfully submitted,

Steve Goodhall
Secretary of the Board

Brandon Skopek
Assistant City Manager / TIFA Executive Director



TO: Chairman Kneffel and Members of the TIFA Board of Directors

FROM: Brandon Skopek, Assistant City Manager, TIFA Executive Director

DATE: March 3, 2023

SUBJECT: FY 2023 Adopted Budget and YTD Summary – February 28, 2023

STATEMENT OF NET POSITION

- TIF-A Cash \$2.2 million
- \$1.2 million invested TIF-A
 - \$439,317 – Investment Pooling
 - \$318,561 – Insight
 - \$540,867 – MiClass
- TIF-B Cash \$2.5 million
- \$10.8 million invested in TIF-B
 - \$7.8 million – Insight
 - \$3 million – MiClass
- TIF-D Cash \$1.9 million
- \$1.3 million invested TIF-D – Insight

TIFA 85-A STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 27% of budgeted revenues have been received for TIF-A in fiscal year 2023.

Property Taxes:	\$354,428
Building Rental:	\$3,320
Interest:	\$11,298
EV Charging Fees:	\$59
	\$369,105
- Approximately 21% of budgeted expenditures have been utilized for fiscal year 2023.

TIFA 85-B STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 34% of budgeted revenues for have been received for TIF-B in fiscal year 2023.

Property Taxes:	\$492,915
Interest:	\$73,265
	\$566,180
- Approximately 3% of budgeted expenditures have been utilized for fiscal year 2023.

TIFA 86-D STATEMENT OF REVENUES AND EXPENDITURES

- Approximately 2% of budgeted revenues have been received for TIF-D in fiscal year 2023.

Interest:	\$16,109
EV Charging Fees:	\$53
	\$16,162
- Approximately 4% of budgeted expenditures have been utilized for fiscal year 2023.

An appropriate motion is:

Move to receive and file the TIFA Financial Report for period ending February 28, 2023

BALANCE SHEET REPORT FOR CITY OF AUBURN HILLS
Balance As of 02/28/2023

GL Number	Description	YTD Balance 02/28/2023
Fund: 251 TIFA A		
*** Assets ***		
251-000-001.000	CASH	2,248,226.71
251-000-017.000	CASH - INVESTMENT POOLING	439,316.52
251-000-017.002	INVESTMENT MANAGER - CUTWATER	318,560.52
251-000-017.004	CASH - MICCLASS	540,867.21
251-000-130.000	LAND	6,120,355.86
251-000-132.000	LAND IMPROVEMENTS	4,434,070.58
251-000-133.000	ACCUM DEPREC-LAND & IMPROV	(1,996,421.43)
251-000-136.000	BLDGS, BLDG ADDITIONS AND	7,379,087.93
251-000-137.000	ACCUM DEPREC-BLDGS & ADDS & IMPROVEMNTS	(1,616,452.14)
251-000-146.000	OFFICE EQUIPMENT AND FURN	265,384.78
251-000-147.000	ACC. DEPR. - OFFICE EQUIP	(265,385.07)
251-000-158.000	CONSTRUCTION-IN-PROGRESS	25,491.76
251-000-159.000	MACHINERY & EQUIPMENT	163,402.38
251-000-160.000	ACCUM DEPREC-MACH & EQUIP	(75,737.84)
251-000-163.000	ROADS & INFRASTRUCTURE	17,713,486.23
251-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(8,743,989.94)
Total Assets		26,950,264.06
*** Liabilities ***		
251-000-202.000	ACCOUNTS PAYABLE	7,018.10
251-000-275.000	DUE TO TAXPAYERS	(8,334.12)
Total Liabilities		(1,316.02)
*** Fund Equity ***		
251-000-390.000	FUND BALANCE	26,424,919.26
Total Fund Equity		26,424,919.26
Total Fund 251:		
TOTAL ASSETS		26,950,264.06
BEG. FUND BALANCE - 2022		26,424,919.26
+ NET OF REVENUES/EXPENDITURES - 2022		335,415.19
+ NET OF REVENUES & EXPENDITURES		191,245.63
= ENDING FUND BALANCE		26,951,580.08
+ LIABILITIES		(1,316.02)
= TOTAL LIABILITIES AND FUND BALANCE		26,950,264.06

BALANCE SHEET REPORT FOR CITY OF AUBURN HILLS
Balance As of 02/28/2023

GL Number	Description	YTD Balance 02/28/2023
Fund: 252 TIFA B		
*** Assets ***		
252-000-001.000	CASH	2,509,502.40
252-000-017.002	INVESTMENT MANAGER - CUTWATER	7,821,765.52
252-000-017.005	CASH - MICLASS EDGE	3,017,473.17
252-000-132.000	LAND IMPROVEMENTS	1,415,205.92
252-000-133.000	ACCUM DEPREC-LAND & IMPROV	(916,812.00)
252-000-163.000	ROADS & INFRASTRUCTURE	9,772,855.05
252-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(2,758,482.39)
252-000-193.248	ADVANCES TO DDA	41,790.60
Total Assets		20,903,298.27
*** Liabilities ***		
252-000-202.000	ACCOUNTS PAYABLE	415.58
252-000-275.000	DUE TO TAXPAYERS	(784.88)
Total Liabilities		(369.30)
*** Fund Equity ***		
252-000-390.000	FUND BALANCE	19,541,908.25
Total Fund Equity		19,541,908.25
Total Fund 252:		
TOTAL ASSETS		20,903,298.27
BEG. FUND BALANCE - 2022		19,541,908.25
+ NET OF REVENUES/EXPENDITURES - 2022		857,235.73
+ NET OF REVENUES & EXPENDITURES		504,523.59
= ENDING FUND BALANCE		20,903,667.57
+ LIABILITIES		(369.30)
= TOTAL LIABILITIES AND FUND BALANCE		20,903,298.27

BALANCE SHEET REPORT FOR CITY OF AUBURN HILLS
Balance As of 02/28/2023

GL Number	Description	YTD Balance 02/28/2023
Fund: 253 TIFA D		
*** Assets ***		
253-000-001.000	CASH	1,931,991.22
253-000-017.002	INVESTMENT MANAGER - CUTWATER	1,356,880.83
253-000-130.000	LAND	2,017,211.00
253-000-132.000	LAND IMPROVEMENTS	3,384,086.43
253-000-133.000	ACCUM DEPREC-LAND & IMPROV	(1,171,145.72)
253-000-136.000	BLDGS, BLDG ADDITIONS AND	20,418,257.57
253-000-137.000	ACCUM DEPREC-BLDGS & ADDS & IMPROVEMNTS	(8,907,285.61)
253-000-147.000	ACC. DEPR. - OFFICE EQUIP	0.68
253-000-158.000	CONSTRUCTION-IN-PROGRESS	197,443.35
253-000-159.000	MACHINERY & EQUIPMENT	32,836.29
253-000-160.000	ACCUM DEPREC-MACH & EQUIP	(32,836.29)
253-000-163.000	ROADS & INFRASTRUCTURE	8,984,067.60
253-000-164.000	ACCUM DEPREC-ROAD & INFRASTURE	(2,307,687.55)
Total Assets		25,903,819.80
*** Liabilities ***		
253-000-202.000	ACCOUNTS PAYABLE	10,146.29
253-000-211.000	RETAINAGE PAYABLE	9,054.97
253-000-275.000	DUE TO TAXPAYERS	18,625.00
Total Liabilities		37,826.26
*** Fund Equity ***		
253-000-390.000	FUND BALANCE	25,695,500.48
Total Fund Equity		25,695,500.48
Total Fund 253:		
TOTAL ASSETS		25,903,819.80
BEG. FUND BALANCE - 2022		25,695,500.48
+ NET OF REVENUES/EXPENDITURES - 2022		208,590.74
+ NET OF REVENUES & EXPENDITURES		(38,097.68)
= ENDING FUND BALANCE		25,865,993.54
+ LIABILITIES		37,826.26
= TOTAL LIABILITIES AND FUND BALANCE		25,903,819.80

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As of 02/28/2023

GL Number	Description	2023 Amended Budget	YTD Balance 02/28/2023	Activity For 02/28/2023	Available Balance 02/28/2023	% Bdgt Used
Fund: 251 TIFA A						
Account Category: Revenues						
Department: 735 TIFA A						
251-735-402.000	AD VALOREM	1,103,139.00	354,428.20	255,916.69	748,710.80	32.13
251-735-412.000	DELINQUENT PERSONAL PROPERTY	4,200.00	0.00	0.00	4,200.00	0.00
251-735-414.000	MTT YE ACCRUAL	(4,000.00)	0.00	0.00	(4,000.00)	0.00
251-735-573.000	LOCAL COMMUNITY STABILIZATION SHAR	226,970.00	0.00	0.00	226,970.00	0.00
251-735-651.400	U&A FEES - ELECTRIC VEHICLE CHARGI	300.00	59.04	0.00	240.96	19.68
251-735-665.000	INTEREST REVENUE	0.00	8,923.55	3,275.48	(8,923.55)	100.00
251-735-667.000-CHAMBER_3395	BUILDING RENTAL - EXTERNAL	20,255.00	3,320.00	1,660.00	16,935.00	16.39
251-735-667.000-PKSTRUC_3381	BUILDING RENTAL - EXTERNAL	39,539.00	0.00	0.00	39,539.00	0.00
251-735-669.001	INTEREST REV EXT MANAGERS	0.00	2,374.00	0.00	(2,374.00)	100.00
Total Dept 735 - TIFA A		1,390,403.00	369,104.79	260,852.17	1,021,298.21	26.55
Revenues		1,390,403.00	369,104.79	260,852.17	1,021,298.21	26.55
Account Category: Expenditures						
Department: 735 TIFA A						
251-735-722.000	WORKERS COMPENSATION	0.00	36.50	18.25	(36.50)	100.00
251-735-729.000	PRINTING	1,500.00	0.00	0.00	1,500.00	0.00
251-735-730.000	POSTAGE	250.00	0.00	0.00	250.00	0.00
251-735-732.000	SOFTWARE & LICENSES SUBSCRIPTIONS	0.00	9,565.00	0.00	(9,565.00)	100.00
251-735-757.000-THEDEN__3388	OPERATING SUPPLIES	500.00	0.00	0.00	500.00	0.00
251-735-800.199	LANDSCAPE/GEN MAINT	129,200.00	1,333.00	0.00	127,867.00	1.03
251-735-802.000	CONTRACTED SERVICES	23,000.00	(433.94)	(433.94)	23,433.94	(1.89)
251-735-802.000-CHAMBER_3395	CONTRACTED SERVICES	6,250.00	359.70	359.70	5,890.30	5.76
251-735-802.000-THEDEN__3388	CONTRACTED SERVICES	6,250.00	359.70	359.70	5,890.30	5.76
251-735-810.000	INVESTMENT MANAGEMENT FEES	410.00	31.79	18.10	378.21	7.75
251-735-817.000	CONSULTANT SERVICES	5,000.00	0.00	0.00	5,000.00	0.00
251-735-851.000-PKSTRUC_3381	TELEPHONE	1,160.00	129.32	0.00	1,030.68	11.15
251-735-851.000-THEDEN__3388	TELEPHONE	0.00	71.32	0.00	(71.32)	100.00
251-735-885.000	COMMUNITY RELATIONS	5,000.00	3,000.00	3,000.00	2,000.00	60.00
251-735-885.000-TREELIGHTING	COMMUNITY RELATIONS	10,000.00	0.00	0.00	10,000.00	0.00
251-735-901.000	ADVERTISING/MARKETING	5,000.00	0.00	0.00	5,000.00	0.00
251-735-921.000-CHAMBER_3395	ELECTRIC	2,086.00	112.31	0.00	1,973.69	5.38
251-735-921.000-PKSTRUC_3381	ELECTRIC	25,000.00	3,794.99	0.00	21,205.01	15.18
251-735-921.000-THEDEN__3388	ELECTRIC	2,260.00	88.61	0.00	2,171.39	3.92
251-735-922.000	STREET LIGHTING	41,000.00	4,277.50	0.00	36,722.50	10.43
251-735-922.000-RIVERSD_3311	STREET LIGHTING	6,000.00	676.09	0.00	5,323.91	11.27
251-735-922.000-SKATEPRK_202	STREET LIGHTING	300.00	21.98	0.00	278.02	7.33
251-735-923.000-CHAMBER_3395	HEAT	1,600.00	302.43	0.00	1,297.57	18.90
251-735-923.000-PKSTRUC_3381	HEAT	250.00	16.00	0.00	234.00	6.40
251-735-923.000-THEDEN__3388	HEAT	1,500.00	306.59	0.00	1,193.41	20.44
251-735-924.000-CHAMBER_3395	CABLE TV SERVICES	1,455.00	115.46	0.00	1,339.54	7.94
251-735-924.000-THEDEN__3388	CABLE TV SERVICES	2,139.00	246.25	0.00	1,892.75	11.51
251-735-927.000-CHAMBER_3395	WATER CONSUMPTION	1,000.00	0.00	0.00	1,000.00	0.00
251-735-927.000-FIREST1_3483	WATER CONSUMPTION	3,300.00	122.17	122.17	3,177.83	3.70
251-735-927.000-PKSTRUC_3381	WATER CONSUMPTION	670.00	8.95	8.95	661.05	1.34
251-735-927.000-RIVERSD_3311	WATER CONSUMPTION	42,800.00	105.50	105.50	42,694.50	0.25
251-735-927.000-RIVERWDS_300	WATER CONSUMPTION	1,000.00	0.00	0.00	1,000.00	0.00
251-735-927.000-THEDEN__3388	WATER CONSUMPTION	800.00	15.92	15.92	784.08	1.99
251-735-929.000	IRRIGATION WATER AND MAINT.	20,000.00	35.47	0.00	19,964.53	0.18

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As of 02/28/2023

GL Number	Description	2023 Amended Budget	YTD Balance 02/28/2023	Activity For 02/28/2023	Available Balance 02/28/2023	% Bdg Used
Fund: 251 TIFA A						
Account Category: Expenditures						
Department: 735 TIFA A						
251-735-931.000-CHAMBER_3395	BLDG. MAINTENANCE	6,253.00	3,752.64	0.00	2,500.36	60.01
251-735-931.000-PKSTRUC_3381	BLDG. MAINTENANCE	5,000.00	16,971.25	9,971.25	(11,971.25)	339.43
251-735-931.000-THE DEN_3388	BLDG. MAINTENANCE	2,000.00	8.07	0.00	1,991.93	0.40
251-735-937.000	PARKING LOT MAINTENANCE	2,500.00	0.00	0.00	2,500.00	0.00
251-735-937.001	PATHWAY MAINTENANCE	10,000.00	0.00	0.00	10,000.00	0.00
251-735-937.003	SIDEWALK MAINTENANCE	10,000.00	0.00	0.00	10,000.00	0.00
251-735-957.000	MISC/CONTINGENCY	100.00	0.00	0.00	100.00	0.00
251-735-957.002	LIABILITY INSURANCE	4,851.00	7,527.59	0.00	(2,676.59)	155.18
251-735-959.000	PROPERTY TAXES	5,500.00	0.00	0.00	5,500.00	0.00
251-735-967.100	SITE IMPROVEMENT GRANTS	190,000.00	0.00	0.00	190,000.00	0.00
251-735-972.000	LAND AND IMPROVEMENTS	150,000.00	0.00	0.00	150,000.00	0.00
251-735-995.004	ADMINISTRATIVE CHARGES	51,949.00	51,949.00	0.00	0.00	100.00
251-735-995.007	INTERFUND SERVICES	72,952.00	72,952.00	0.00	0.00	100.00
Total Dept 735 - TIFA A		857,785.00	177,859.16	13,545.60	679,925.84	20.73
Expenditures		857,785.00	177,859.16	13,545.60	679,925.84	20.73
Fund 251 - TIFA A:						
TOTAL REVENUES		1,390,403.00	369,104.79	260,852.17	1,021,298.21	
TOTAL EXPENDITURES		857,785.00	177,859.16	13,545.60	679,925.84	
NET OF REVENUES & EXPENDITURES:		532,618.00	191,245.63	247,306.57	341,372.37	

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As of 02/28/2023

GL Number	Description	2023 Amended Budget	YTD Balance 02/28/2023	Activity For 02/28/2023	Available Balance 02/28/2023	% Bdg Used
Fund: 252 TIFA B						
Account Category: Revenues						
Department: 736 TIFA B						
252-736-402.000	AD VALOREM	1,614,688.00	492,915.22	294,022.77	1,121,772.78	30.53
252-736-412.000	DELINQUENT PERSONAL PROPERTY	3,600.00	0.00	0.00	3,600.00	0.00
252-736-414.000	MTT YE ACCRUAL	(1,000.00)	0.00	0.00	(1,000.00)	0.00
252-736-665.000	INTEREST REVENUE	1,254.00	18,751.67	3,656.14	(17,497.67)	1,495.35
252-736-669.001	INTEREST REV EXT MANAGERS	0.00	54,513.00	0.00	(54,513.00)	100.00
252-736-676.001	REIMBURSED EXPENSES	41,791.00	0.00	0.00	41,791.00	0.00
Total Dept 736 - TIFA B		1,660,333.00	566,179.89	297,678.91	1,094,153.11	34.10
Revenues		1,660,333.00	566,179.89	297,678.91	1,094,153.11	34.10
Account Category: Expenditures						
Department: 736 TIFA B						
252-736-702.000	SALARIES/WAGES	55,640.00	0.00	0.00	55,640.00	0.00
252-736-713.000	CLOTHING ALLOWANCE	225.00	0.00	0.00	225.00	0.00
252-736-715.000	SOCIAL SECURITY	4,274.00	0.00	0.00	4,274.00	0.00
252-736-716.000	MEDICAL INSURANCE	15,392.00	219.82	0.00	15,172.18	1.43
252-736-716.001	MEDICAL INSURANCE EMPLOYEE PREMIUM	(770.00)	0.00	0.00	(770.00)	0.00
252-736-717.000	LIFE INSURANCE	258.00	10.92	0.00	247.08	4.23
252-736-719.000	EYE/DENTAL INSURANCE	1,714.00	43.97	0.00	1,670.03	2.57
252-736-720.000	PENSION DC	9,126.00	0.00	0.00	9,126.00	0.00
252-736-724.000	DISABILITY INSURANCE	1,115.00	73.67	0.00	1,041.33	6.61
252-736-725.000	PRESCRIPTION DRUGS	2,494.00	33.73	0.00	2,460.27	1.35
252-736-725.001	PRESCRIPTION EMPLOYEE PREMIUM	(125.00)	0.00	0.00	(125.00)	0.00
252-736-799.000	EQUIPMENT UNDER \$5,000	30,000.00	0.00	0.00	30,000.00	0.00
252-736-800.199	LANDSCAPE/GEN MAINT	196,000.00	0.00	0.00	196,000.00	0.00
252-736-810.000	INVESTMENT MANAGEMENT FEES	6,500.00	415.58	415.58	6,084.42	6.39
252-736-885.000	COMMUNITY RELATIONS	16,000.00	0.00	0.00	16,000.00	0.00
252-736-901.000	ADVERTISING/MARKETING	1,000.00	0.00	0.00	1,000.00	0.00
252-736-922.000	STREET LIGHTING	6,700.00	589.23	0.00	6,110.77	8.79
252-736-929.000	IRRIGATION WATER AND MAINT.	40,000.00	34.38	0.00	39,965.62	0.09
252-736-957.000	MISC/CONTINGENCY	600.00	0.00	0.00	600.00	0.00
252-736-967.100	SITE IMPROVEMENT GRANTS	100,000.00	0.00	0.00	100,000.00	0.00
252-736-972.000	LAND AND IMPROVEMENTS	1,500,000.00	0.00	0.00	1,500,000.00	0.00
252-736-973.005	NON MOTORIZED PATHWAYS	10,000.00	0.00	0.00	10,000.00	0.00
252-736-995.004	ADMINISTRATIVE CHARGES	29,543.00	29,543.00	0.00	0.00	100.00
252-736-995.007	INTERFUND SERVICES	30,692.00	30,692.00	0.00	0.00	100.00
Total Dept 736 - TIFA B		2,056,378.00	61,656.30	415.58	1,994,721.70	3.00
Expenditures		2,056,378.00	61,656.30	415.58	1,994,721.70	3.00
Fund 252 - TIFA B:						
TOTAL REVENUES		1,660,333.00	566,179.89	297,678.91	1,094,153.11	
TOTAL EXPENDITURES		2,056,378.00	61,656.30	415.58	1,994,721.70	
NET OF REVENUES & EXPENDITURES:		(396,045.00)	504,523.59	297,263.33	(900,568.59)	

REVENUE AND EXPENDITURE REPORT FOR CITY OF AUBURN HILLS

Balance As of 02/28/2023

GL Number	Description	2023 Amended Budget	YTD Balance 02/28/2023	Activity For 02/28/2023	Available Balance 02/28/2023	% Bdg't Used
Fund: 253 TIFA D						
Account Category: Revenues						
Department: 737 TIFA D						
253-737-573.000	LOCAL COMMUNITY STABILIZATION SHAR	708,036.00	0.00	0.00	708,036.00	0.00
253-737-651.400	U&A FEES - ELECTRIC VEHICLE CHARGI	250.00	52.63	0.00	197.37	21.05
253-737-665.000	INTEREST REVENUE	0.00	5,998.03	2,814.75	(5,998.03)	100.00
253-737-669.001	INTEREST REV EXT MANAGERS	0.00	10,111.00	0.00	(10,111.00)	100.00
Total Dept 737 - TIFA D		708,286.00	16,161.66	2,814.75	692,124.34	2.28
Revenues		708,286.00	16,161.66	2,814.75	692,124.34	2.28
Account Category: Expenditures						
Department: 737 TIFA D						
253-737-800.199	LANDSCAPE/GEN MAINT	44,000.00	0.00	0.00	44,000.00	0.00
253-737-810.000	INVESTMENT MANAGEMENT FEES	1,200.00	77.08	77.08	1,122.92	6.42
253-737-885.000	COMMUNITY RELATIONS	1,500.00	0.00	0.00	1,500.00	0.00
253-737-922.000	STREET LIGHTING	52,000.00	6,303.92	0.00	45,696.08	12.12
253-737-927.000	WATER CONSUMPTION	100.00	0.00	0.00	100.00	0.00
253-737-927.000-2424SEYBURNX	WATER CONSUMPTION	400.00	0.00	0.00	400.00	0.00
253-737-927.000-2458ESEYBURN	WATER CONSUMPTION	0.00	5.90	5.90	(5.90)	100.00
253-737-927.000-ADMBLDG_1827	WATER CONSUMPTION	6,000.00	227.67	227.67	5,772.33	3.79
253-737-927.000-FIREADM_3410	WATER CONSUMPTION	0.00	10.34	10.34	(10.34)	100.00
253-737-927.000-LIBRARY_3400	WATER CONSUMPTION	4,000.00	167.53	167.53	3,832.47	4.19
253-737-927.000-SPORTFD_1800	WATER CONSUMPTION	12,000.00	9.18	9.18	11,990.82	0.08
253-737-929.000	IRRIGATION WATER AND MAINT.	76,000.00	0.00	0.00	76,000.00	0.00
253-737-931.000-ADMBLDG_1827	BLDG. MAINTENANCE	20,000.00	0.00	0.00	20,000.00	0.00
253-737-937.000	PARKING LOT MAINTENANCE	112,500.00	0.00	0.00	112,500.00	0.00
253-737-937.003	SIDEWALK MAINTENANCE	5,000.00	0.00	0.00	5,000.00	0.00
253-737-957.000	MISC/CONTINGENCY	100.00	0.00	0.00	100.00	0.00
253-737-967.100	SITE IMPROVEMENT GRANTS	9,828.00	0.00	0.00	9,828.00	0.00
253-737-972.000-CAMPUSSIGNXX	LAND AND IMPROVEMENTS	125,000.00	0.00	0.00	125,000.00	0.00
253-737-975.000	BLDG. ADDITIONS & IMPROVEMENTS	170,000.00	13,447.29	12,689.29	156,552.71	7.91
253-737-975.000-COMMCTRKITCH	BLDG. ADDITIONS & IMPROVEMENTS	25,000.00	0.00	0.00	25,000.00	0.00
253-737-975.000-FIREADM_3410	BLDG. ADDITIONS & IMPROVEMENTS	0.00	12,111.43	11,391.43	(12,111.43)	100.00
253-737-975.000-FIRESTATION2	BLDG. ADDITIONS & IMPROVEMENTS	580,000.00	0.00	0.00	580,000.00	0.00
253-737-995.004	ADMINISTRATIVE CHARGES	16,150.00	16,150.00	0.00	0.00	100.00
253-737-995.007	INTERFUND SERVICES	5,749.00	5,749.00	0.00	0.00	100.00
Total Dept 737 - TIFA D		1,266,527.00	54,259.34	24,578.42	1,212,267.66	4.28
Expenditures		1,266,527.00	54,259.34	24,578.42	1,212,267.66	4.28
Fund 253 - TIFA D:						
TOTAL REVENUES		708,286.00	16,161.66	2,814.75	692,124.34	
TOTAL EXPENDITURES		1,266,527.00	54,259.34	24,578.42	1,212,267.66	
NET OF REVENUES & EXPENDITURES:		(558,241.00)	(38,097.68)	(21,763.67)	(520,143.32)	
Report Totals:						
TOTAL REVENUES - ALL FUNDS		3,759,022.00	951,446.34	561,345.83	2,807,575.66	
TOTAL EXPENDITURES - ALL FUNDS		4,180,690.00	293,774.80	38,539.60	3,886,915.20	
NET OF REVENUES & EXPENDITURES:		(421,668.00)	657,671.54	522,806.23	(1,079,339.54)	



TO: Chairman Kneffel and Members of the TIFA Board of Directors

FROM: Brandon Skopek, Assistant City Manager, TIFA Executive Director

DATE: March 1, 2023

SUBJECT: Construction Staging Area Extension Request for The Brunswick

INTRODUCTION AND HISTORY

In March 2022, Detroit Riverside Capital (Riverside 2, LLC) received approval from the TIFA Board to utilize a portion of the TIFA-owned surface parking lot directly east of 27 S. Squirrel Road for staging of equipment and construction materials during construction of The Brunswick. The original agreement is set to expire on March 15, 2023; however, Detroit Riverside Capital does not anticipate construction on The Brunswick to be completed by that time. Therefore, Detroit Riverside Capital is requesting to extend their use of the property until May 15, 2023. Due to construction staging needs for The Webster, which is set to begin construction mid-spring, and construction staging needs for the contractor responsible for performing parking structure maintenance, Detroit Riverside Capital has been informed that their use of the property would need to conclude no later than May 15, 2023. Further, Detroit Riverside Capital is responsible for the restoration of the parking lot and associated landscaped areas, with said restoration items to be completed by May 31, 2023.

Staff has worked with City Attorney Beckerleg to draft an amendment to the original agreement, which extends Detroit Riverside Capital's use of the property to May 15, 2023. All other language, terms and conditions in the existing agreement shall remain in full force and effect, except as specifically amended in the attached amendment to the April 6, 2022 agreement.

STAFF RECOMMENDATION

Staff recommends approval of the request by Detroit Riverside Capital to extend their use of the TIFA-owned surface parking lot for construction staging until May 15, 2023. The attached amendment to the original agreement dated April 6, 2022 has been reviewed and approved by City Attorney Beckerleg.

An appropriate motion is:

Move to approve the amendment to the April 6, 2022 agreement with Detroit Riverside Capital (Riverside 2, LLC) to extend the use of the Tax Increment Finance Authority owned property located at Parcel Identification Number 14-36-126-027 until May 15, 2023. Furthermore, authorize the Executive Director to sign the amendment to the April 6, 2022 agreement.

AMENDMENT TO APRIL 6, 2022 AGREEMENT

This Amendment to the April 6, 2022 Agreement is entered into this ____ day of _____, 2023 between Riverside 2, LLC (“Riverside 2”), a Michigan limited liability company and Auburn Hills Tax Increment Finance Authority (“the TIFA”), a public body corporate for the use and restoration of the property described below.

RECITALS

1. The Auburn Hills Tax Increment Finance Authority is the owner of the property located at parcel identification number 14-36-126-027 (“Property”).
2. Riverside 2 has been permitted by the TIFA to use a portion of the Property for staging of material and equipment in accordance with the Agreement (“Agreement”) dated April 6, 2022.
3. The parties to the Agreement have herein by mutual agreement, determined that a modification to the Agreement is necessary to effectuate a request by Riverside 2 to extend the term of the Agreement to May 15, 2023.

AGREEMENT

Now, therefore, for good and valuable consideration given, the receipt of which is acknowledged by the parties, the parties hereto agree as follows:

1. The Auburn Hills Tax Increment Finance Authority is granting and Riverside 2 is accepting an extension of the Agreement to May 15, 2023.
2. After May 15, 2023, Riverside 2 shall not be permitted to use the Property for staging of material and equipment.
3. Riverside 2 shall restore and improve the Property in accordance with Section 3. Condition and Maintenance of the Agreement, at its own cost by May 31, 2023.
4. All other language, terms and conditions in the existing Agreement shall remain in full force and effect, except as specifically amended herein.

Signed on this ____ day of _____, 2023.

AUBURN HILLS TAX INCREMENT
FINANCE AUTHORITY

RIVERSIDE 2, LLC

/s/: _____

/s/: _____

By: Brandon Skopek

By: _____

Its: Executive Director

Its: _____



TO: Chairman Kneffel and Members of the TIFA Board of Directors

FROM: Brandon Skopek, Assistant City Manager, TIFA Executive Director; Ryan Gagnon, Chief of Police

DATE: March 7, 2023

SUBJECT: Proposal to Purchase Mobile Vehicle Mitigation Barriers

INTRODUCTION AND HISTORY

The City of Auburn Hills has been steadily increasing the number of special events over the last few years, particularly in the downtown area including the Memorial Day Parade, Summerfest, SeptemBEERfest, Avondale Homecoming Parade, and Tree Lighting event. Private businesses and organizations also host special events such as 5k runs or bike races in the community. These events typically involve the closure of roads to vehicular traffic. Historically DPW staff in coordination with police personnel close roads with either Type III barricades, cones, and/or concrete “Jersey” barriers. While Type III barricades and cones do not stop vehicle attacks or errant drivers from crashing through them, concrete “Jersey” barriers do. The downside to concrete barriers is that it takes significant staff time and equipment to transport and deploy where needed. Once deployed, these barriers are not designed to be moved during times of emergency and/or take significant time/equipment to move.

Unfortunately, there has been a myriad of worldwide incidents where nefarious individuals, terrorists, home-grown extremists, and those with contaminated thought have caused death, casualties, and destruction during events. Vehicle-borne ramming attacks are the most common type of vehicle-borne attack in the United States according to the Joint Counter Terrorism Assessment Team (JCAT). In the last several decades there have been approximately 200 vehicle-borne attacks in the world. Since 2020, there have been over a dozen malicious or intentional vehicle-borne attacks in the United States. The following list includes some of the most recent vehicle-borne incidents:

- January 2018: Charlottesville, Virginia, car rams into a crowd at “Unite the Right” rally killing one person and injuring 19 others.
- November 2021: Waukesha, Wisconsin, driver of SUV intentionally rams into crowd during a Christmas parade killing six people and injuring 62 others.
- May 2022: Lincoln, Nebraska, car crash kills two people and injures 19 others after cars slam into a crowd of people watching the Memorial Day parade.

Over the last several years there have been barrier products developed by companies that can be rapidly deployed, with minimum staffing/equipment needed, that will stop a vehicle-borne ramming attack. These barriers can be easily deployed and moved with one person when needed. The Police Department has identified some solutions to secure our special events when closing roads but were not familiar with all options or companies that provide these types of barriers. For this reason, a request for bids was posted on BidNet Direct to provide a solution to close (4) two lane roads with mobile vehicle mitigation barriers. The solicitation for bids was posted on January 18, 2023. The closing of the bid was February 17, 2023, at 1:00 p.m. at the City Clerk’s Office. Three (3) vendors responded with sealed bids:

Vendor	Location	Equipment	Shipping	Total
Rologard Global Company	Bottineau, North Dakota	\$89,200.00	Included	\$89,200.00
Advanced Security Technologies	Closter, New Jersey	\$136,132.00	\$4,450.00	\$140,582.00
Meridian Rapid Defense Group	Pasadena, California	\$148,097.88	\$9,565.00	\$157,662.88

Staff have evaluated the three products that were bid to determine which one would be the best solution to meet our needs. Priorities were established to compare products based on protection capabilities, efficiency of deployment, ease of use in the field, durability, and cost. (Photographs of each solution are provided in Appendix A.)

Rologard provided a bid for (2) flatbed trailers containing six K2600 base units per trailer with transport kits. These units will already be assembled on the trailer with tie-downs and can be deployed rather quickly.

AST provided a bid for the AST3X-60 barriers with trailer system. These 60 units are stored in a trailer and assembled on site with locking arms and pins.

Meridian provided a bid for the Archer 1200 barriers that are stored on a flatbed trailer with hydraulic floor that lowers to roll off the barriers in the field. There is no assembly required on site.

The department's recommendation is to purchase the Archer 1200 barriers and trailer from Meridian Rapid Defense Group. The Archer 1200 barriers weigh 700 lbs. each and can be easily deployed from the trailer with a manual hauler by one person and within minutes. The barriers require no assembly in the field and cannot be moved by a person without access to the manual hauler. These barriers have received the highest recognition and are on the approved product list for the US Department of Homeland Security designating it as qualified anti-terrorism technology. These barriers are 100% reusable after impact and have a lifetime warranty. The barriers are deployed four feet apart, which allow for pedestrian movement between barriers, while effectively protecting people from a vehicle-borne attack or crash. The barriers are also aesthetically pleasing for special events in the community. The Archer 1200 is utilized by communities and sports stadiums throughout the United States. In Michigan they are being utilized by Farmington Hills, Ferndale, Holland, Grand Haven, and Zeeland.

Currently, there are no funds available in the Police Department 2023 budget. However, the Police Department recommends converting \$113,420.00 in cash that was found in a stolen vehicle with a large quantity of narcotics in 2021, to department use to assist in purchasing these barriers. The Police Department is requesting the support of TIFA to cover the remaining balance of \$44,242.88 to purchase the barriers and trailer system. The proposal was presented to the Public Safety Advisory Committee (PSAC) on February 28, 2023. PSAC recommended the purchase of the Archer 1200 barriers, with the understanding that the proposal would also be presented to TIFA for consideration. The proposal will also be presented to the City Council on March 20, 2023 for consideration.

STAFF RECOMMENDATION

Approve the purchase of Archer 1200 barriers and trailer system from Meridian Rapid Defense Group.

MOTION

Move to approve the purchase of the Archer 1200 barriers and trailer system utilizing \$44,242.88 in TIFA funds. Furthermore, approve a budget amendment to the TIF-A budget to increase appropriations in support of this purchase. Approval of this purchase is contingent upon funding approval from the City Council.

Appendix A:

Rologard K2600 Barriers:



Advanced Security Technologies ASTX-3 Barriers:



