



CITY OF AUBURN HILLS
REGULAR CITY COUNCIL MEETING
MINUTES

FEBRUARY 3, 2025

CALL TO ORDER & Mayor Marzolf at 7:00 PM.

PLEDGE OF ALLEGIANCE:

LOCATION: Council Chamber, 1827 N. Squirrel Road, Auburn Hills MI

ROLL CALL: Present: Council Members Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, and Verbeke

Absent: None

Also Present: City Manager Tanghe, Assistant City Manager Skopek, City Attorney Beckerleg, City Clerk Pierce, Chief of Police Gagnon, Fire Chief Massingill, Economic Development Mgr Carroll, Deputy Treasurer Jones, DPW Director Baldante, Assistant to the Mgr Hagge, Engineer Juidici

4 Guests

A workshop session was held prior to the regular City Council meeting at 5:30 PM. Workshop Topic: E-mobility.

4. APPROVAL OF MINUTES

4a. City Council Regular Meeting Minutes, January 20, 2025

Moved by Knight, Seconded by Ferguson.

RESOLVED: To approve the City Council Regular Meeting Minutes of January 20, 2025.

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.023

Motion Carried (7 - 0)

5. APPOINTMENTS AND PRESENTATIONS

6. PUBLIC COMMENT

There was no public comment.

7. CONSENT AGENDA

7a. Board and Commission Minutes

7a1. Downtown Development Authority Information Meeting, January 13, 2025.

7a2. Downtown Development Authority Regular Meeting, January 13, 2025.

7a3. Tax Increment Finance Authority Meeting, January 14, 2025.

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

7b. Motion – To receive and file the Mariner Consulting 4th quarter Cash Management Investment Performance Review.

RESOLVED: To receive and file the Mariner Consulting 4th quarter Cash Management Investment Performance Review.

7c. Motion – To adopt the annual Arbor Day Proclamation.

RESOLVED: To adopt the annual Arbor Day proclamation designating Friday, April 25, 2025 as Arbor Day in the City of Auburn Hills. (Attachment A)

Moved by Fletcher, Seconded by Ferguson.

RESOLVED: To approve the Consent Agenda.

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.024

Motion Carried (7 - 0)

8. UNFINISHED BUSINESS

9. NEW BUSINESS

9a. Motion – To approve a resolution for the sale and transfer of management of Michigan By The Bottle.

Ms. Carroll presented the sale and transfer of management of Michigan By The Bottle, LLC to Michigan By The Bottle 2025, LLC. It was shared that the new LLC will continue to enhance the downtown area with this new ownership.

Mr. Hamelin of Chaso Vinters and a member of the new ownership of Michigan By The Bottle 2025 shared that he is looking forward to sharing his wines in the downtown district of Auburn Hills.

Moved by Ferguson, Seconded by Verbeke.

RESOLVED: To approve the attached resolution for the sale and transfer of management from Michigan by the Bottle, LLC to Michigan by the Bottle 2025 LLC. (Attachment B)

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.025

Motion Carried (7 - 0)

9b. Motion - To approve a request from Michigan By The Bottle 2025 for Additional Joint Off-Premises Tasting Room Licenses.

Ms. Carroll presented the request for the approval of eleven new wineries to Michigan By The Bottle 2025 Auburn Hills location. The wines showcased are amongst the best Michigan has to offer with representation of over 60% of the top award-winning wineries in the State.

Moved by Knight, Seconded by Ferguson.

RESOLVED: To adopt the attached resolutions approving a request from Michigan By the Bottle 2025, LLC for new Joint Off-Premises Tasting Room Permits for Verterra, Good Harbor, Aurora Cellars, Rove Estates, Peninsula Cellars, Domain Berrien Winery, Bonobo Winery, Modales Winery, Dablon Winery, Sandhill Crane Vineyards, and Blustone Winery. (Attachment C)

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.026

Motion Carried (7 - 0)

10. COMMENTS AND MOTIONS FROM COUNCIL

Mr. Knight complimented the Police Department for clearing up the parking concerns on Waukegan Street.

Mr. McDaniel followed up on an issue regarding a potential light at Squirrel and Simmons Roads. Mr. Baldante commented that this item will be brought before City Council at the next meeting.

Dr. Fletcher questioned if there had even been discussions regarding a sports complex for the City of Auburn Hills. Mr. Tanghe commented on options for doing so and the funding that would need to be involved.

Mr. Ferguson stated that he appreciated the discussion on e-mobility at the workshop.

Mayor Marzolf thanked the Chamber of Commerce for holding the State of the Community address.

11. CITY ATTORNEY REPORT

12. CITY MANAGER REPORT

13. CLOSED SESSION

13a. Motion – To meet in closed session to discuss Attorney’s Opinion letter, pursuant to MCL 15.268(1)(h) of the Open Meetings Act.

Moved by Hawkins, Seconded by Verbeke.

RESOLVED: To meet in closed session to discuss Attorney’s Opinion letter, pursuant to MCL 15.268(1)(h) of the Open Meetings Act.

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.027

Motion Carried (7 - 0)

The meeting was recessed to Closed Session at 7:19 PM.

The meeting was reconvened in Open Session at 7:37 PM.

Moved by Verbeke, Seconded by Knight.

RESOLVED: To authorize the sale of city property located at 3180 Auburn Road to Hampton South LLC, under the terms and conditions contained within the purchase agreement and authorize the City Manager to execute the Agreement on behalf of the City, as well as all documents up to and including those required at closing.

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.028

Motion Carried (7 - 0)

14. ADJOURNMENT

Moved by Verbeke, Seconded by Fletcher.

RESOLVED: To adjourn the meeting.

VOTE: Yes: Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke

No: None

Resolution No. 25.02.029

Motion Carried (7 - 0)

The meeting was adjourned at 7:39 PM.

ATTACHMENT A

**CITY OF AUBURN HILLS
PROCLAMATION**

**Designation of Friday, April 25, 2025 as Arbor Day
in The City of Auburn Hills**

WHEREAS, In 1872, J. Sterling Morton proposed to the Nebraska Board of Agriculture that a special day be set aside for the planting of trees; and

WHEREAS, this holiday, called Arbor Day, was first observed with the planting of more than a million trees in Nebraska; and

WHEREAS, Arbor Day is now observed throughout the nation and the world; and

WHEREAS, trees can reduce the erosion of our precious topsoil by wind and water, cut heating and cooling costs, moderate the temperature, clean the air, produce life-giving oxygen, and provide habitat for wildlife; and

WHEREAS, trees are a renewable resource giving us paper, wood for our homes, fuel for our fires and countless other wood products; and

WHEREAS, trees in our city increase property values, enhance the economic vitality of business areas, and beautify our community; and

WHEREAS, trees, wherever they are planted, are a source of joy and spiritual renewal.

NOW THEREFORE, the Auburn Hills City Council does hereby proclaim April 25, 2025 as Arbor Day in the City of Auburn Hills, and urges all citizens to celebrate Arbor Day and to support efforts to protect our trees and woodlands, and

FURTHER, the Auburn Hills City Council urges all citizens to plant trees to gladden the heart and promote the well-being of this and future generations.

Signed this 3rd day of February, 2025, at the City of Auburn Hills

Mayor Brian Marzolf



ATTACHMENT B

CITY OF AUBURN HILLS
1827 N. SQUIRREL ROAD
AUBURN HILLS, MI 48326
248.370.9402
WWW.AUBURNHILLS.ORG

**RESOLUTION
FOR THE SALE AND TRANSFER OF MANAGEMENT FROM MICHIGAN BY THE BOTTLE, LLC
TO MICHIGAN BY THE BOTTLE 2025, LLC.**

At a regular meeting of the City Council of the City of Auburn Hills, Oakland County, Michigan, held in the City Council Chamber at 1827 N. Squirrel Road, Auburn Hills, MI 48326, at 7:00 PM, on the 3RD day of February 2025, the following resolution was offered by Council Member Ferguson and seconded by Council Member Verbeke:

WHEREAS, In 2016, Michigan By the Bottle, located at 3384 Auburn Road, was opened in Downtown Auburn Hills and

WHEREAS, Michigan By The Bottle has sold the management and business to Michigan By the Bottle 2025, LLC, and

WHEREAS, the Auburn Hills Police Department has completed a formal investigation of Michigan by Bottle 2025, LLC, and recommends approval.

NOW, THEREFORE, BE IT RESOLVED that the Auburn Hills City Council approves the sale and transfer of management from Michigan By the Bottle, LLC to Michigan By the Bottle 2025, LLC.

AYES: 7 (Ferguson, Fletcher, Hawkins, Knight, Marzolf, McDaniel, Verbeke)
NAYES: None
ABSENT: None
ABSTENTIONS: None

RESOLUTION ADOPTED
Resolution #25.02.025

STATE OF MICHIGAN)
COUNTY OF OAKLAND)

I, the undersigned, the duly appointed City Clerk for the City of Auburn Hills, Oakland County, Michigan do hereby certify that the foregoing is a true and complete copy of a resolution adopted at a regular meeting of the Auburn Hills City Council held on the 3rd day of February 2025.

IN WITNESS WHEREOF, I have hereunto affixed my official signature on this ____ day of February 2025.

Laura M. Pierce, City Clerk

ATTACHMENT C



Michigan Department of Licensing and Regulatory Affairs
Liquor Control Commission (MLCC)
Toll Free: 866-813-0011 • www.michigan.gov/lcc

Business ID: _____
Request ID: _____
(For MLCC use only)

Local Government Approval For Off-Premises Tasting Room License (Authorized by MCL 436.1536)

Instructions for Applicants:

- You must obtain a recommendation from the local legislative body for a new Off-Premises Tasting Room License application.

Instructions for Local Legislative Body:

- Complete this resolution or provide a resolution, along with certification from the clerk or adopted minutes from the meeting at which this request was considered.

At a regular meeting of the Auburn Hills City Council council/board
(regular or special) (name of township, city, village)
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Chaos Vintners LLC, dba Verterra Winery 224840
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

I hereby certify that the foregoing is true and is a complete copy of the resolution offered and adopted by the Auburn Hills
council/board at a regular meeting held on February 3, 2025
(regular or special) (date) (name of township, city, village)

Laura M. Pierce February 4, 2025
Print Name of Clerk Signature of Clerk Date

Under Article IV, Section 40, of the Constitution of Michigan (1963), the Commission shall exercise complete control of the alcoholic beverage traffic within this state, including the retail sales thereof, subject to statutory limitations. Further, the Commission shall have the sole right, power, and duty to control the alcoholic beverage traffic and traffic in other alcoholic liquor within this state, including the licensure of businesses and individuals.

Please return this completed form along with any corresponding documents to:

Michigan Liquor Control Commission
Mailing address: P.O. Box 30005, Lansing, MI 48909
Fax to: 517-763-0059



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Instructions for Local Legislative Body:

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At a regular (regular or special) meeting of the Auburn Hills City Council (name of township, city, village) council/board
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Harbor Hill Fruit Farms LLC, dba Good Harbor Vineyards, 18794
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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council/board at a regular (regular or special) meeting held on February 3, 2025 (date) (name of township, city, village)

Laura M. Pierce February 4, 2025
Print Name of Clerk Signature of Clerk Date

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Local Government Approval For Off-Premises Tasting Room License
(Authorized by MCL 436.1536)

Instructions for Applicants:

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Instructions for Local Legislative Body:

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At a regular meeting of the Auburn Hills City Council council/board
(regular or special) (name of township, city, village)
called to order by Mayor Marzolf on _____ at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Aurora Cellars LLC, dba Aurora Cellars, 244593
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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Laura M. Pierce February 4, 2025
Print Name of Clerk Signature of Clerk Date

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At a regular meeting of the Auburn Hills City Council council/board
(regular or special) (name of township, city, village)
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Gallaghers Vineyard and Winery Corp. dba Rove Estate Vineyard and Winery 238065
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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Instructions for Local Legislative Body:

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At a regular (regular or special) meeting of the Auburn Hills City Council (name of township, city, village) council/board
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Grape Harbor Inc. dba Peninsula Cellars 18807
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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Local Government Approval For Off-Premises Tasting Room License
(Authorized by MCL 436.1536)

Instructions for Applicants:

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Instructions for Local Legislative Body:

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called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Domaine Berrien Cellars, Inc. dba Domaine Barrien Winery 138398
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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At a regular meeting of the Auburn Hills City Council council/board
(regular or special) (name of township, city, village)
called to order by _____ on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from OV The Farm LLC, dba Bonobo Winery 236032
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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(regular or special) (name of township, city, village)
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(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Glenn Vineyards LLC, dba Modales Winery 262913
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Dablon Vineyards LLC, dba Dablon Winery 227087
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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Michigan Liquor Control Commission
Mailing address: P.O. Box 30005, Lansing, MI 48909
Fax to: 517-763-0059



Michigan Department of Licensing and Regulatory Affairs
Liquor Control Commission (MLCC)
Toll Free: 866-813-0011 • www.michigan.gov/lcc

Business ID: _____
Request ID: _____
(For MLCC use only)

Local Government Approval For Off-Premises Tasting Room License
(Authorized by MCL 436.1536)

Instructions for Applicants:

- You must obtain a recommendation from the local legislative body for a new Off-Premises Tasting Room License application.

Instructions for Local Legislative Body:

- Complete this resolution or provide a resolution, along with certification from the clerk or adopted minutes from the meeting at which this request was considered.

At a regular meeting of the Auburn Hills City Council council/board
(regular or special) (name of township, city, village)
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from SandHill Crane Vineyards LLC, dba SandHill Crane Vineyards 150432
(name of applicant - if a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

I hereby certify that the foregoing is true and is a complete copy of the resolution offered and adopted by the Auburn Hills
council/board at a regular meeting held on February 3, 2025
(regular or special) (date) (name of township, city, village)

Laura M. Pierce February 4, 2025
Print Name of Clerk Signature of Clerk Date

Under Article IV, Section 40, of the Constitution of Michigan (1963), the Commission shall exercise complete control of the alcoholic beverage traffic within this state, including the retail sales thereof, subject to statutory limitations. Further, the Commission shall have the sole right, power, and duty to control the alcoholic beverage traffic and traffic in other alcoholic liquor within this state, including the licensure of businesses and individuals.

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(regular or special) (name of township, city, village)
called to order by Mayor Marzolf on February 3, 2025 at 7:00 PM
(date) (time)
the following resolution was offered:
Moved by Council Member Knight and supported by Council Member Ferguson
that the application from Blustone Partners LLC dba Blustone Vineyards 225761
(name of applicant - If a corporation or limited liability company, please state the company name)

for a NEW OFF-PREMISES TASTING ROOM LICENSE

to be located at: 3384 Auburn Road, Auburn Hills, MI 48326

It is the consensus of this body that it recommends this application be considered for
(recommends/does not recommend)
approval by the Michigan Liquor Control Commission.

If disapproved, the reasons for disapproval are _____

Vote

Yeas: 7

Nays: None

Absent: None

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